

**Gregg Township Board of Supervisors
Regular Meeting Minutes
August 8, 2024**

The regularly scheduled Board of Supervisors (BOS) meeting for Gregg Township, Centre County, was held on August 8, 2024, at 106 School Street, Suite 203, Spring Mills, PA with Chair Charles Stover, Ben Haupt, and Vicky Vanada. Others in attendance: John Lhota, Solicitor.

Chair Stover called the meeting to order at 6:30 pm., followed by the pledge of allegiance.

Chair Stover announced that an executive session was held prior to the meeting to discuss employee related business.

PUBLIC COMMENTS

1. Kylie Topeka spoke about the Auman property and questioned what DEP was doing and stated that the Auman's dumpster has been removed
Kylie's 2nd concern was that the minutes are very vague. John Lhota explained that the minutes are a summary and is not a dictation of the meeting and that anyone can come to the meetings
2. Dan Hall – Said that he would like an update on processes being put in place so that what happened with the past secretary doesn't happen again. John Lhota stated that he was filling in for David Gaines and that we are working with the auditors and that protocols are being put into place. John stated that we cannot speak about specifics. John said that in the past, we had requested, but were not provided, with bank statements and credit card statements. Now, the BOS are seeing the bank statements and credit card statements monthly. Chair Stover said that there will be a full, complete report after the investigation is over.
Dan's second questions was "does this township pay taxes to the school"? Donna Miller, Gregg Township Tax Collector was present and stated that the township does not and that the township is exempt. Dan stated that he wanted to know the level of commitment to the school.
3. Donna Miller, Gregg Township Tax Collector – Tax Collection Process is changing. Donna said that there are no firm numbers for them to work with yet. She said that there will be co-billing with other counties and there will be a cost to each county. Donna said that Denise Elbell from RBA Professional Data Systems in State College is planning a meeting for sometime in September, but no specific date was provided to Donna. Donna said that she also received an email from Thomas at GSS and he said that he has received a long list of questions and that he would like to have a meeting.
4. Ken Haupt signed up on speaker sheet but had nothing to say at this time

Charles Stover announced that Vicky Vanada has been hired as the new Township Secretary/Treasurer and asked if anyone had any questions. No questions voiced.

SOLICITOR REPORT

1. John Lhota reported that David Gaines filed a motion regarding the Auman property not being cleaned up. David is waiting on Judge Oliver to schedule a hearing.
2. John Lhota read a statement regarding the past secretary and reported that the audit reveals a theft of \$532,747.67. John stated that this amount is within the bond limit held on the previous secretary.

The meeting was then adjusted to have #3 under new business moved up to Zach Gay representing the John Corman Farm Subdivision. Zach showed the BOS the plans and said that they are requesting that the Sewage Module Component be signed so that the process can keep moving forward. Chair Stover made a motion to approve the Sewage Module Component. Second by Mr. Haupt. No further discussion. The vote in favor was unanimous, 3-0.

EMERGENCY MANAGEMENT

Jim Smith stated that he has been in contact with DEP to get a permit for the issue with the fire hydrant. Jim said that he has a zoom call on August 13, 2024 with Centre County HMP for Gregg Township Risk Assessment regarding municipal critical facilities, community flood vulnerability and the mitigation action progress form.

FIRE COMPANY

Troy Parker, Fire Chief said that there were seven calls in July.

The Gregg Township carnival was held last week, but it was a rainy weekend.

Troy thanked the BOS for donating monies to pay for a band during the carnival.

Troy said that they will be having a gun raffle on September 28, 2024 and that Bingo will begin in October.

OGS ADVISORY BOARD

Carol Gingrich said that the **Ghostly Gallop (Run/Walk)** will be held on October 26, 2024 and will begin at 9 am and the fee is \$25.00 per runner/walker. The Sponsorship fee is \$200.00 and the sponsors name will be placed on the back of the T-shirts that will be given to the runners/walkers. Carol said that they made \$1,000 from the sponsors last year. Carol said that the online payment system is now working.

Carol reported that the Winter Craft Show will be held on December 7, 2024 from 10 am to 2 pm. Vendors can sign up online and the vendor fee is \$25.00.

Carol reported that they are having a hard time getting the flower beds done and that they need volunteers. Carol said that the 4-H kids helped in the spring and the kids did a nice job!

PHYSICAL PLANT MANAGER

Jim Smith said that he has been replacing floor tiles and light bulbs. Jim said that he sanded and painted the gym wall. Jim reported that there was a leak in the gym and the drain line was clogged but is now fixed. The elevator was inspected by two elevator companies (Ross & Port). Jim said that a toilet in the ladies 1st floor bathroom was flushing continuously and he replaced the sticking valve.

Jim said that he called West Penn Power due to power problems in the gym. He said that the voltage in, is 208 and that it kicks off when it hits 207, causing issues with the units shutting off.

Jim said that he ordered 2,000 gallons of oil and it was delivered and he ordered another 1,300 gallons of oil that will be delivered on 8/9/2024. Jim said that he needs to order a few things (40 lb. relief valve and fuel filters) to keep the boiler running for the winter. The goal is to have the boiler replaced next spring.

The contract with WGL Energy expires in December. Jim said that he received a phone call from SFE Energy.

PV CODE ENFORCEMENT

Justin Dashem said that building is slow and they have only issued a building, commercial and demolition permit for July.

PVEMS – No July meeting

PVRPC – No July meeting

PLANNING COMMISSION – Discussed short-term rentals

WATER AND SEWER COMMITTEES

Jim Smith said that residents on town water were mailed a letter regarding the need to dig. DEP and EPA need to check that there are no lead pipes. They have papers from 1960 or 1967 and all pipes were copper. Long Street was never updated. May need to get Gutelius Excavating in Mifflinburg, PA in with his truck. He charges \$250.00/hour.

SECRETARY/TREASURER'S REPORT

John Lhota stated that a correction needed to be made to August's agenda – The approval of minutes should read July 11, 2024 BOS Regular Meeting Minutes and also July 22, 2024 BOS Special Meeting Minutes, instead of June.

Mr. Haupt stated that under new business, 2nd paragraph, instead of reading "Mr. Myers private road", it should be Mr. Beiler's private road.

Mr. Stover made a motion to accept the minutes with the above changes. Second by Mr. Haupt. No further discussion. The vote in favor was unanimous, 3-0.

ROADMASTER'S REPORT

Nittany Oil application approved & fuel was delivered.

Discussed culverts that need to be replaced. Had meeting at Bitner Hollow Road with Marty Mallone on Monday, August 5, 2024 @ 2 pm. Will need a hydraulic study for pipes and will need permits.

Mr. Haupt made a motion for the Hydraulic Study and pipes by ATCS Engineering. Second by Mr. Stover. No further discussion. The vote in favor was unanimous, 3-0.

Roadmaster said that if things go right, that the box should go out for bid this fall.

INTERNET UPDATE

Mr. Haupt said that he signed the contract. Needs to be approved by Cisco Financial Company. We will be leasing the equipment for \$285/month for 5 years. This will average about \$30/month per tenant but currently, the tenants are not being charged for the internet.

SHORT-TERM RENTALS – Discussion to be held until a little later in the meeting.

NEW BUSINESS

#2. Elam Beiler's citation – Motion by Mr. Stover to have the citation withdrawn. Second by Mr. Haupt. No further discussion. The vote in favor was unanimous, 3-0.

#1. Short-term rentals – No clear path due to definitions. BOS would like to have planning commission discuss transient short-term rental. Chris Kunes, PC, said that when the ordinance was put together and enacted, Air BnB's were not around, and therefore, not addressed. At that time, there were B&B's (Bed and Breakfast). Chris said that two of the definitions will need to be cleaned up. Chris said that the open space is more clear and the owner would have to reside in the house. Air BnB's are not currently regulated. BOS asked the Planning Commission to come up with not too restrictive measures regarding the Air BnB's. Resident Wes Miller asked if this will include short-term rental venues, like for wedding receptions. Mr. Stover replied that it would need to be decided with the new ordinance. Resident Brandi Stitzer Vanada commented that with COVID-19 changing everything and people moving campers around, would this affect campers? Chris Kunes stated that there is an ordinance for campgrounds.

#4. Bike Race on August 22, 2024 – Use of Decker Valley Road from 9 am to 10 am.

#5. Policy for Supervisor's and Secretary/Treasurer to have PA State Police Background Checks done yearly.

#6 & 7. Dunklebarger & Mount Nittany Medical/PV Clinic CD's were renewed with maturity dates of Oct. 2024.

#8. Ordinance Resolution of 2024 – Mr. Haupt stated that this is a 2-year update to the comprehensive 10-year plan. This is not a law, but merely planning ahead. This discussion has been going on with other municipalities. Motion by Mr. Stover to approve the Ordinance Resolution of 2024. Second by Mr. Haupt. No further discussion. The vote in favor was unanimous, 3-0.

#9. Update on boiler, gym, and electric – Mr. Haupt said that we are waiting to see if we are approved for grant and that we should be informed in September.

#10. Gregg Township town-wide yard sale is on September 13 & 14, 2024.

#11. Food pantry room – they are requesting that the counter/sink/fountain to be removed due to taking up space. Carol Gingerich said that this needs to go through the Advisory Board first.

CORRESPONDANCE: None

ADJOURN

Mr. Stover made a motion to adjourn the regular BOS meeting at 7:22 pm. Second by Mr. Haupt. No further discussion. The vote in favor was unanimous, 3-0. Meeting adjourned.

Respectfully submitted by,

Vicky Vanada, Secretary/Treasurer