

Warwick Township Board of Supervisors
Special Meeting Minutes
August 28, 2023

Chairman Cameron called the Special Meeting of the Board of Supervisors to order at 10:00 am at the Township Municipal Building. Supervisors Sydlosky and Brand, Solicitor Crotty and Mr. Boulanger were present.

Mr. Crotty announced that the Special Meeting was being held to discuss the Minor Subdivision application and waiver request submitted by Mr. Eli Kahn for 61 Morningside Drive LLC.

Mr. Peter Cokonis, the applicant's engineer, explained that in an effort to repurpose the Church on the current lot, an easement for septic disposal for Lot One on to Lot Two is necessary. Mr. Kahn expressed his eagerness to move forward as the property is in disrepair and is an avenue for vandalism.

Supervisor Cameron shared the letter from the Planning Commission that recommended denial of the waiver request as the Church is only there by Special Exception.

Supervisor Brand questioned the cemetery on Lot Two and the status of the Church easement moving forward.

Mr. Sean McCauley, the Property Manager for the Episcopal Church, explained that all of the cemetery lots are defined on the master plan and that the cemetery is active with future interments a possibility. The Church will always remain responsible to maintain the cemetery and will never abandon the property.

Mr. Cokonis further elaborated on the need for both in ground septic systems to be contained on Lot Two with the future homeowner of Lot Two to maintain the property.

Olga Karkalas, Planning Commission Secretary, raised the concern that granting this waiver will set precedent for this situation to occur on other properties in the future. Mr. Kahn rebutted and explained that this is a redevelopment situation and not raw development. Mr. Cokonis presented two additional drawings of proposed subdivisions that were potential alternatives but had not been formally submitted for review in the original application.

Mrs. Cameron commented that clean lot lines are preferred with no easements so as to avoid issues in the future.

An Executive Session was called at 10:46; the Board and returned at 11:01.

Mr. Brand made a motion to approve the waiver request and the Subdivision plans provided they are compliant with conditional review to be outlined in Solicitor Crotty's letter. Mr. Sydlosky second; two ayes; Mrs. Cameron nay; the motion passed.

The Board of Supervisors also heard Mr. Daniel Iya, on behalf of Mr. Merle Stoltzfus, with the Nantmeal-Warwick Water Works. They have applied for USDA grant for a proposed solar array installation to independently run the sewage system. The array would not be visible from the road and all plans would be submitted for permit review after approval; Mrs. Cameron made a motion for a letter of no objection; Mr. Brand second; all ayes.

Personnel matters were discussed. Mrs. Cameron made a motion to increase the Secretary / Treasurer salary to \$60,000 effective September 1, 2023; Mr. Brand second; all ayes.

Retirement plans will be discussed at the September meeting; details on the Township matching contribution will be reassessed after the budget for 2024 is established.

Mrs. Cameron made a motion to adjourn at 11:37 am; Mr. Sydlosky second; all ayes.

Respectfully Submitted,

Colleen M. Patton
Administrator