

**EAST MANCHESTER TOWNSHIP
BOARD OF SUPERVISORS
MARCH 23, 2005**

Present: Chairman Steven H. Gross, Jr., Supervisor Barry E. Rudisill, Supervisor David L. Naylor, Township Secretary/Treasurer/Manager Terry R. Gingerich, Zoning & Codes Enforcement Officer Katrina Musser, Planning Commission members Blaine Rentzel, Bob Nace, Ed Hewitt, and Mike Scarborough

At a regular meeting held at the East Manchester Township building with a quorum present, Chairman Gross opened the meeting at 7:05pm.
The Pledge of Allegiance was given to the Flag.
The minutes of 2/23/05 were approved as presented.

Two firms were invited to present their proposal for the comprehensive plan.

Hanover Engineering Associates, Inc.

Steve Dellinger of Hanover Engineering Associates, Inc. was given the floor to present his approach. He was the person who accomplished the 1991 comp plan for East Manchester Township through Buchtart Horn. He will be using a 4-phase approach to produce the plan.

1. Community Inventory and Analysis
2. Policy Determinants
3. Comprehensive Plan
4. Implementation Strategy

Recognizing the I83 exit as a big issue, Steve proposes to team with Delta Development Group to assist in facilitating this portion of the update.

The time estimate for the total project schedule would be 12 months.

Based on the proposed Scope of Services, the cost is estimated at \$23,291.00 plus Delta's portion of \$6,000.00 for a total cost not to exceed \$29,291.00. Additional cost to conduct recommended public information/input meetings, 2 surveys, and 3 meetings would be at a price not to exceed \$4,842.00.

Questions and comments were addressed to clarify the presentation.

C. S. Davidson

Dave Davidson, President and John Klinedinst, Sr. Vice President of C.S. Davidson were given the floor to present their proposal.

They expressed how very seriously they are taking this project and would be giving their expertise in both planning and engineering.

The ultimate goal is to assist East Manchester Township with a tailored plan by utilizing a 4-step process.

1. Review Background Data
2. Identify New issues and Goals
3. Propose Solutions and Strategies
4. Review, Hearing and Adoption

They addressed the 5 issues already identified by East Manchester Township at the last meeting.

1. Economic Development issue for I83 exit - look at partnership with Public, Private, and Intermunicipal
2. Encourage/Attract Industrial Growth
3. Define/Evaluate Future of Agriculture
4. Combine/Reduce Residential Zones
5. Increase Recreation/Open Space Opportunities

The project schedule is anticipated to be 9 months from start to adoption.

The cost estimate is based upon hours/time and is estimated at \$42,000.00, which includes the contingency and out-of-pocket expenses. Any In-Kind work would result in a cost savings - the more staff and volunteers can complete, the less hours charged.

They commented that they are a local firm representing many neighboring municipalities. They have an experienced team who will be working on this project. Team meetings will be held every 2 weeks and anyone working on the plan is invited. Mike Scarborough volunteered.

Additional questions and comments were addressed.

After a short break, the meeting reconvened to discuss the presentations and compare the proposals. It was agreed that for future meetings, to accomplish the process of developing the comp plan, clear-cut goals and time limits would be set.

After a vote of 5/2 to recommend awarding the project to C. S. Davidson, Steven H. Gross, Jr. motioned to retain the firm of C.S. Davidson to update the Township's comprehensive plan. David L. Naylor seconded and discussion was held. David L. Naylor had some concerns to address before voting. The vote was: Steven H. Gross, Jr. and David L. Naylor voting yes, Barry E. Rudisill voting no.

Terry R. Gingerich was authorized to contact the firms and inform them of the result. Any lists or information for next meeting is to be distributed the week of 4/12.

Mike Scarborough and Terry R. Gingerich will be attending the team meeting as well as anyone else working on this project that is available.

Next meeting will be April 27, 2005 at 7:00pm.

Motion to adjourn the joint meeting at 9:28pm.

Continuing with the Board of Supervisors meeting.

Supervisor's Comments

Steven H. Gross, Jr. - Asked Terry R. Gingerich if any update on PPL rec area- no

-update of advertising for mowing and maintenance on PPL fields - Terry R. Gingerich is working on this.

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Barry E. Rudisill - asked Terry R. Gingerich to follow up on a copy of the No Parking ordinance along N. George St. for the Northeastern Regional Police Department.

-asked about the street numbering of the Starview MHP - Terry R. Gingerich has completed but is not official through post office

David L. Naylor - asked of progress for sound system - Terry R. Gingerich to get additional bids.

Steven H. Gross, Jr. motioned to adjourn at 9:37pm.

Respectfully submitted,

Terry R. Gingerich
Secretary/Treasurer/Manager