

Howe Township
February 2, 2023

The Howe Township Board of Supervisors met in regular session at the Hope Eternal Church at 2 Burd Rd, Newport at 5:30 p.m. on Thursday, February 2, 2023. Present: Chairman Dale Beaver, Vice Chairman Charles Burd, Supervisor Kathy Donahey, Secretary/Treasurer Nancy Cangioli, Joe Burget Jr-Burget and Associates, Doug Berry-Solar Renewable Energy LLC, Nancy Beaver, Christine Campbell, Juanita Zeigler.

Secretary Cangioli called the roll. All Supervisors were present.

A motion was made to approve the minutes for January 5, 2023 organization meeting, January 5, 2023 business meeting and January 10, 2023 public hearing as presented; Burd/Donahey. Motion carried.

A motion was made to approve the Treasurer's Report and pay the bills as presented; Donahey/Burd. Motion carried.

GOOD AND WELFARE

None was offered.

UNFINISHED BUSINESS

Chairman Beaver went over the conditions the Board have for approval of the Conditional Use Application submitted by Solar Renewable Energy LLC with Mr. Burget and Mr. Berry. Mr. Berry questioned the need for a bond since they are purchasing the property instead of leasing it. The matter was tabled until the Solicitor could be reached for his advice on the bonding.

The application for ARPA funds to the Perry County Commissioners- Chairmen Beaver sent an email to Commissioner Brenda Watson inquiring the status of the application. She responded by email that most of the ARPA funds have been mostly earmarked for county projects but she will check with Commissioner Brian Allen what the application was for and why a response was not sent and will get back to Chairman Beaver.

The performance reviews for the road crew and Secretary/Treasurer were completed by Chairman Beaver and, they were positive.

NEW BUSINESS

A motion was made to modify the Fee Schedule of Howe Township set forth in Resolution 23-02 as follows: under the Zoning Fee Schedule: Permits (Fees are based on the construction cost of the project) to the base fee of \$70 and under Additional Permits: Conditional Use Permit/Application \$600. The following fees are in addition to the fees charged by Central Keystone COG and will be collected by Howe Township: Wind Energy Conversion System (WECS-Windmill) Zoning Permit-Residential or Agriculture Use \$150 per structure, Commercial or Industrial Use \$250 per structure. Renewable Energy Resources-Solar Zoning Permit: Building Mounted System-Residential, Non-commercial or Agriculture Use \$50, Ground Mounted System- Residential, Non-commercial or Agriculture Use \$100, Building Mounted System-Commercial or Industrial Use \$150 for up to 25 panels. \$.10 per additional panel over 25 panels. Ground Mounted System-Commercial or Industrial Use \$250 for up to 100 panels. \$.10 per additional panel over 100 panels: Beaver/Burd. The motion was amended to add effective retroactive to January 1, 2023. Motion carried.

The matter of the bonding condition on the Conditional Use application for the solar array was discussed with Solicitor Peter Ruth by phone and he advised that the Township needs this to protect itself.

A motion was made to approve the Conditional Use Application submitted by Solar Renewable Energy, LLC for a Renewable Energy Resource Use, specifically a solar array field for a property currently owned by Newport Real Estate Ventures, identified as Perry County Tax Parcel, 080,043.007, subject to the following conditions:

- 1) Vegetative screening shall be installed across the length of the front yard of the property along Shortcut Road and along the western property line where the property abuts the Burd property only because it is a residential use. The vegetative screening shall be designed, planted, and maintained in accordance with the requirements of the Howe Township Subdivision and Land Development Ordinance and shall be shown on the Land Development Plan to be submitted and approved by Howe Township.
- 2) The applicant may install the high-tension wire or livestock fencing as proposed.
- 3) A sign with the name and contact phone number of the applicant shall be posted conspicuously at the entrance to the solar array field for the reporting of damage, vandalism or other issues that may arise.
- 4) The project shall meet all applicable design and performance standards set forth with regard to stormwater management.
- 5) A bond in the amount of \$200,000 naming Howe Township shall be posted by the applicant at the time of recording an approved Land Development plan for the project. The bond shall cover the costs of replacing screening that may die, to secure the completion and operation of stormwater management improvements and to defray a portion of the costs of removal/decommissioning. This bond shall also satisfy the bonding requirements for the approved Land Development plan, but shall remain in place for the life of the project.

This approval is limited to the use only and, except as be noted above, the applicant shall be required to comply with any other applicable Township Ordinances, including, but not limited to the Township Subdivision and Land Development Ordinance and Building Code/Permit requirements; Beaver/Donahey. Motion carried. Vice Chairman Burd submitted a letter recusing himself from voting on the Conditional Use application for Solar Renewable Energy LLC due to a conflict of interest in being an adjacent property owner.

A motion was made to reduce the financial security release in the amount of \$226,082 for the Red Hill Court project as recommended by HRG leaving a balance of \$131,761; Donahey/Burd. Motion carried.

A motion was made to have Solicitor Dave Jones draft an ordinance for the Board to review at the next meeting to change Table #3 in the Zoning Ordinance to remove Renewable Energy Resource as a Conditional Use in in R-3, Village Center and Commercial zoning districts; Beaver/Burd. Motion carried.

SOLICITOR REPORT

The Zoning Ordinance Sign Provision update is pending. A compilation of prior work efforts needs to be done before proceeding.

MUNICIPAL AUTHORITY

Draft minutes from January 16, 2023 have been submitted. Supervisor Burd reviewed those minutes with the Board. Chairman Beaver relayed to Theresa Moyer that a monthly report on hook ups is no longer needed from her.

JUNIATA SEWAGE COMMITTEE

The January meeting was canceled and has not been rescheduled. Supervisor Burd reported that he spoke with Bob Kratzer regarding the on lot pump out ordinance and that Zone 1 needs to start as soon as possible.

ZONING REPORT

The CK COG issued a permit to the Newport Assembly of God Church for an addition and interior renovations.

PLANNING COMMISSION

There was no meeting in January.

ROAD MASTER

The bid on tar and chipping needs to be advertised soon. The annual inventory of property was completed on January 4, 2023 by Road Master Beaver and Ron Crockett. Kerstetter Scrap picked up the guide rail scrap on January 23, 2023 and payment of \$398.40 was received. Routine maintenance on the Ram dump truck is scheduled for February 10th at Forrer. Dodge, Ram. The missing snow plow skid plate was located on Mountain Rd during a routine road check on January 31st.

OPEN FORUM

Christine Campbell inquired what would need to be done to include noise in the Nuisance Ordinance. The State Police will not do anything. Nancy will give her Tim Moench's number as he has information on how to proceed with a complaint.

An EPREMA meeting has been scheduled by Tim Moench for February 7th at 6:30 p.m. at the Buffalo Township building.

Chairman Beaver adjourned the meeting at 6:57 p.m.

Respectfully submitted,
Nancy Cangioli
Secretary