



**Lower Paxton Township
Board of Supervisors
Workshop Meeting
Tuesday, April 12, 2022 - 7 pm**

1. Call To Order - Chairman Henry
2. Pledge Of Allegiance
3. Public Comment
4. FIRST PRESENTATION OF ORDINANCE 22-04; AMENDING ORDINANCE 06-01 TO FURTHER PROVIDE FOR THE ENFORCEMENT OF THE INTERNATIONAL FIRE CODE, 2003

Documents:

[FIRST PRESENTATION OF ORDINANCE NO. 22-XX RELATED TO FIRE CODE.PDF](#)

5. ACTION TO APPROVE RESOLUTION 22-15; AUTHORIZING THE TOWNSHIP MANAGER TO EXECUTE ALL SETTLEMENT DOCUMENTS FOR THE SALE OF THE WENRICH STREET PROPERTY

Documents:

[RESOLUTION 22 - 15.PDF](#)

6. Subdivision & Land Development
 - 6.I. Improvement Guarantees

Documents:

[APRIL 12 IGS.PDF](#)

7. Announcements
8. Adjourn

**LOWER PAXTON TOWNSHIP
Dauphin County, Pennsylvania**

ORDINANCE NO. 22-XX

AN ORDINANCE OF LOWER PAXTON TOWNSHIP, DAUPHIN COUNTY, PENNSYLVANIA, FURTHER AMENDING ORDINANCE 06-01, LOCALLY ADOPTING THE INTERNATIONAL FIRE CODE: 2003, AS ADOPTED THROUGH ORDINANCE 04-08 IN THE TOWNSHIP'S SELECTION TO PARTICIPATE IN AND ADMINISTER THE PENNSYLVANIA UNIFORM CONSTRUCTION CODE.

WHEREAS, the purpose of this Ordinance is to promote the general health, safety, and welfare of the citizens of Lower Paxton Township (the "Township"); and

WHEREAS, the Pennsylvania Construction Code Act required the enactment of an appropriate ordinance by municipalities electing to administer and enforce the building code provisions of the Code; and

WHEREAS, the Board of Supervisors authorized the Township's enforcement of the Pennsylvania Uniform Construction Code through the adoption of Ordinance 04-08; and

WHEREAS, the Pennsylvania Uniform Construction Code includes the International Fire Code: 2003; and

WHEREAS, the Board of Supervisors authorized the Township's enforcement of the International Fire Code, 2003 through the adoption of Ordinance 06-01; and

WHEREAS, Section 307 of the International Fire Code: 2003 permits open burning and recreational fires; and

WHEREAS, the Pennsylvania Department of Environmental Protection has required the Township to prohibit the burning of recyclable items, as defined by Pennsylvania Act 101 of 1988, to remain eligible for certain recycling grant funds.

NOW, THEREFORE, BE IT ORDAINED and it is hereby enacted and ordained as follows:

Section 307 of the International Fire Code: 2003 is hereby amended as follows:

307.1 Definition. Burn Container. Any noncombustible container or enclosure used to dispose of materials through burning which does not contain holes greater than one inch and which is covered by a wire mesh or other noncombustible cover to prevent fly ash from escaping into the atmosphere.

307.1.1 General A person shall not kindle or maintain or authorize to be kindled or maintained any open burning.

307.1.2 Prohibited Burning. The burning of garbage, rubbish, rags, bones, leaves, paper and other trash in cans, barrels, outdoor fireplaces, drums or metal containers, incinerators or in the open or where burning of any item is offensive or objectionable because of smoke emissions or when

atmospheric conditions or local circumstances make any fires hazardous are prohibited and such acts pertaining thereto are declared nuisances.

307.1 General. A person shall not kindle or maintain or authorize to be kindled any opening burning unless conducted and approved in accordance with this section. The open burning of refuse and recyclable materials, including leaf waste, as defined in Article 165, Section 2 of the Codified Ordinances of the Township, shall be prohibited.

307.2 Enforcement. The provisions of this ordinance shall be enforced by any Township Police Officer or Fire Official as assigned by the Township.

307.3 Violations and Penalties. Violations of this chapter shall be enforced by action brought before a Magisterial District Judge in the same manner provided for the enforcement of summary offenses under the Pennsylvania Rules of Criminal Procedure. Any person, firm or corporation who or which violates or permits a violation of this Chapter shall, upon conviction in a summary proceeding, be punishable by a fine of not more than \$1,000.00 plus court costs, or in default of payment thereof, shall be subject of imprisonment for a term not exceeding thirty (30) days.

DULY ENACTED AND ORDAINED INTO LAW as Ordinance No. 22-XX this ____ day of _____, 2022 by the Board of Supervisors of Lower Paxton Township.

ATTEST:

**BOARD OF SUPERVISORS
LOWER PAXTON TOWNSHIP**

Chris Judd, Township Secretary

Lowman S. Henry, Chairman

Robin L. Lindsey, Vice Chairman

Chris Judd, Supervisor

Norman C. Zoumas, Supervisor

Paul W. Navarro, Supervisor

**LOWER PAXTON TOWNSHIP
BOARD OF SUPERVISORS**

RESOLUTION 22-15

A RESOLUTION OF THE BOARD OF SUPERVISORS OF LOWER PAXTON TOWNSHIP, A SECOND-CLASS TOWNSHIP OF THE COUNTY OF DAUPHIN, COMMONWEALTH OF PENNSYLVANIA, AUTHORIZING AND DIRECTING THE TOWNSHIP MANAGER TO EXECUTE SETTLEMENT DOCUMENTS RELATIVE TO THE SALE OF TAX PARCELS #35-019-007 AND #35-019-010 (WENRICH STREET PROPERTIES)

BE IT RESOLVED, by the authority of the Board of Supervisors of Lower Paxton Township, Dauphin County, Pennsylvania, and it is hereby resolved and enacted by the authority of the same that the Township Manager be authorized and directed to sign all settlement documents relative to the sale of Tax Parcels #35-019-007 and #35-019-010 (Wenrich Street properties).

ADOPTED this 12th day of April 2022, by the Board of Supervisors.

ATTEST:

**BOARD OF SUPERVISORS
LOWER PAXTON TOWNSHIP:**

Chris Judd, Secretary

Lowman S. Henry, Chairman

IMPROVEMENT GUARANTEES

April 12, 2022

1250 Colonial Rd, SWMP- Established

The Estates of Union Deposit, SWMP – Established

IMPROVEMENT GUARANTEE REQUEST

Name of Subdivision/Development: **1250 COLONIAL ROAD - SWMP**

Name of Owner/Developer: **GRACE BIBLE FELLOWSHIP CHURCH**

Type of Request: Reduction Extension Increase
 Release New

Type of Guarantee: Letter of Credit Bond Escrow

Bank, Bonding Co., Escrow Agreement: **LOWER PAXTON TOWNSHP**

Original Guarantee Amount: **\$16,890.00**

Established:

Reduced to \$ on
 Reduced to \$ on
 Retained to \$ on

Current Amount in Force: \$

Upon inspection by the Township Engineer, it is recommended that the current amount of this guarantee be:

Decreased Increased Established Released Retained
 At / To **\$16,890.00**

New improvement guarantee expiration date: April 12, 2023

Date of Board of Supervisors meeting: April 12, 2022

Action taken by Board of Supervisors: _____



369 East Park Drive
Harrisburg, PA 17111
717.564.1121
www.hrg-inc.com

FINANCIAL SECURITY ESTIMATE

Lower Paxton Township
Attn: Amanda Zerbe, Zoning Officer

1250 Colonial Road - Grace Bible Fellowship Church SWM

APRIL 5, 2022

As requested, Herbert, Rowland & Grubic, Inc. has reviewed the following information for the above-referenced project in order to establish a recommended amount for the Financial Security:

Submission:	Dated:	Last Revised:
Opinion of Probable Construction Cost	July 20, 2021	---
Stormwater Management Plan	August 17, 2021	October 05, 2021

Based upon our review of the submitted information, we recommend that the Financial Security be required in the amount of \$16,890.00, as shown on the attached tabulation.

We request that a copy of the Financial Security be provided to HRG for our internal records. Please feel free to contact our office if you need additional information regarding this matter.

This review is based solely on the documents referenced above and does not relieve the design professional of any responsibility, nor does it imply any design responsibility by Herbert, Rowland & Grubic, Inc.

Please note that future Financial Security recommendations may include a 10% annual increase for each one-year period from the establishment of said security per PAMPC 509(h); this may lead to increases in security totals from previous adjustment recommendations if sufficient project progress has not been achieved.

HERBERT, ROWLAND & GRUBIC, INC.

Jason R. Hinz, P.E.
Group Manager | Civil

ILU/JRH/LB

P:\0001\000184_0002\Admin\4731 - 1250 Colonial Road - Grace Bible Fellowship Church SWM\C - FINANCIAL SECURITY\F5 - PH.docx

- c: Nick Gehret (ngehret@lowerpaxton-pa.gov)
- Shirley Hepschmidt (shepschmidt@lowerpaxton-pa.gov)
- Randy Allen (ralen@lowerpaxton-pa.gov)
- Grant Marshall (grant.marshall@comcast.net)

LOWER PAXTON TOWNSHIP
FINANCIAL SECURITY (FS) ESTIMATE
 1250 COLONIAL ROAD - GRACE BIBLE FELLOWSHIP CHURCH INC.

INITIAL FS RECOMMENDATION DATE: 04/04/22
 PREVIOUS FS REDUCTION DATE: _____
 CURRENT FS REDUCTION DATE: _____

HRG NO.: R000184.0002 PH 4731
 PLAN DATE: 08/17/21
 LAST PLAN REVISION DATE: 10/05/21



Description	Units	Standard Quantity	Dedicated Quantity	Unit Cost	Item Total	Financial Security Reduction			Financial Security Remaining After Reduction			Notes			
						Standard	Dedicated	Total (\$)	Standard	Dedicated	Total (\$)		Standard	Dedicated	Total (\$)
EROSION & SEDIMENTATION CONTROL															
12" Silt Sock (INSTALLED)	LF	110		\$ 5	\$ 550			\$ -			\$ -	110		\$ 550	
12" Silt Sock (REMOVED)	LF	110		\$ 5	\$ 550			\$ -			\$ -	110		\$ 550	
Seeding and mulching	SF	17019		\$ 0	\$ 4,255			\$ -			\$ -	17019		\$ 4,255	
Erosion & Sedimentation Control Total:					\$ 5,355			\$ -			\$ -			\$ 5,355	
STORMWATER MANAGEMENT															
Infiltration Bed (inclusive of excavation, stone, geotextile fabric, piping, etc.)	LS	2		\$ 5,000	\$ 10,000			\$ -			\$ -	2		\$ 10,000	
Stormwater Management Total:					\$ 10,000			\$ -			\$ -			\$ 10,000	
Note: All totals (item, sub, final, etc.) rounded to nearest dollar.					Sub-Total:	\$ 15,355		\$ -			\$ -			\$ 15,355	
Note: 10% of remaining estimate as of 02.01.2022					10% Contingency:	\$ 1,535	>>	>>	>>	>>	>>	>>	>>	\$ 1,535	
Note: For every year beyond the establishment of the initial financial security, the required amount of financial security will be increased by 10%.					10% Annual Increase:	>>	>>	>>	>>	>>	>>	Number of Years		\$ -	
Total:					\$ 16,890									\$ 16,890	
											Items Proposed for Dedication Total				
											No Items Proposed for Dedication				
											15% for Post-Dedication Security				
											N/A				

IMPROVEMENT GUARANTEE REQUEST

Name of Subdivision/Development: **THE ESTATES OF UNION DEPOSIT, Stormwater Management Plan**

Name of Owner/Developer: **Fishing Creek Valley Associates LP**

Type of Request: Reduction Extension Increase
 Release New

Type of Guarantee: Letter of Credit Bond Escrow

Bank, Bonding Co., Escrow Agreement: **Capital Indemnity Corporation**

Bond # CIC1924428

Original Guarantee Amount: **\$243,795.00**

Established:

Reduced to \$ on
Reduced to \$ on
Retained to \$ on

Current Amount in Force: \$

Upon inspection by the Township Engineer, it is recommended that the current amount of this guarantee be:

Decreased Increased Established Released Retained
 At / To **\$243,795.00**

New improvement guarantee expiration date: April 12, 2023

Date of Board of Supervisors meeting: April 12, 2022

Action taken by Board of Supervisors: _____



369 East Park Drive
Harrisburg, PA 17111
717.564.1121
www.hrg-inc.com



FINANCIAL SECURITY ESTIMATE

Lower Paxton Township
Attn: Amanda Zerbe, Zoning Officer
Estates of Union Deposit SWM

FEBRUARY 28, 2022

As requested, Herbert, Rowland & Grubic, Inc. has reviewed the following information for the above-referenced project in order to establish a recommended amount for the Financial Security:

Submission:	Dated:	Last Revised:
Opinion of Probable Construction Cost	February 10, 2022	---
Stormwater Management Plan	August 11, 2021	February 11, 2022

Based upon our review of the submitted information, we recommend that the Financial Security be required in the amount of \$243,795.00, as shown on the attached tabulation.

We request that a copy of the Financial Security be provided to HRG for our internal records. Please feel free to contact our office if you need additional information regarding this matter.

This review is based solely on the documents referenced above and does not relieve the design professional of any responsibility, nor does it imply any design responsibility by Herbert, Rowland & Grubic, Inc.

Please note that future Financial Security recommendations may include a 10% annual increase for each one-year period from the establishment of said security per PAMPC 509(h); this may lead to increases in security totals from previous adjustment recommendations if sufficient project progress has not been achieved.

HERBERT, ROWLAND & GRUBIC, INC.

Jason R. Hinz

Jason R. Hinz, P.E.
Group Manager | Civil

ILU/JRH/LB

R000184.0002 (Phase 4726)

P:\0001\000184_0002\Admin\4726 - Estates of Union Deposit SWM\A - PLAN REVIEW\PR1.docx

c: Shirley Hepschmidt (SHepschmidt@lowerpaxton-pa.gov)
Randy Allen (rallen@lowerpaxton-pa.gov)
Tim Mellott (mellotteng@comcast.net)

**LOWER PAXTON TOWNSHIP
FINANCIAL SECURITY (FS) ESTIMATE
ESTATES AT UNION DEPOSIT**

INITIAL FS RECOMMENDATION DATE: 02/28/22
 PREVIOUS FS REDUCTION DATE: _____
 CURRENT FS REDUCTION DATE: _____

HRG NO.: R000184.0002 PH 4726
 PLAN DATE: 08/11/22
 LAST PLAN REVISION DATE: 02/11/22



Description	Units	Standard Quantity	Dedicated Quantity	Unit Cost	Item Total	Financial Security Reduction			Financial Security Remaining After Reduction			Notes		
						Previous Quantity Reduced		Current Quantity Reduced	Remaining Quantity		Total (\$)			
						Standard	Dedicated	Total (\$)	Standard	Dedicated	Total (\$)			
SITE WORK														
Topsail/Seed/Mulch	SY	8500		\$ 2	\$ 17,000			\$ -			8500	\$ 17,000		
Cleaning and Grubbing	LS	1		\$ 2,000	\$ 2,000			\$ -			1	\$ 2,000		
Site Work Total:					\$ 19,000			\$ -				\$ 19,000		
EROSION & SEDIMENTATION CONTROL														
Stabilized Construction Entrance (INSTALLED)	EA	3		\$ 1,150	\$ 3,450			\$ -			3	\$ 3,450		
Stabilized Construction Entrance (REMOVED)	EA	3		\$ 1,150	\$ 3,450			\$ -			3	\$ 3,450		
12" Silt Sock (INSTALLED)	LF	1050		\$ 4	\$ 4,200			\$ -			1050	\$ 4,200		
12" Silt Sock (REMOVED)	LF	1050		\$ 4	\$ 4,200			\$ -			1050	\$ 4,200		
18" Silt Sock (INSTALLED)	LF	2335		\$ 5	\$ 11,675			\$ -			2335	\$ 11,675		
18" Silt Sock (REMOVED)	LF	2335		\$ 5	\$ 11,675			\$ -			2335	\$ 11,675		
Rock Apron (Rip-Rap) (PERMANENT)	SY	92		\$ 120	\$ 11,040			\$ -			92	\$ 11,040		
Basin Conversion (includes amended soils and seeding)	SY	1100		\$ 51	\$ 56,100			\$ -			1100	\$ 56,100		
Waterbar (INSTALLED)	EA	3		\$ 25	\$ 75			\$ -			3	\$ 75		
Waterbar (REMOVED)	EA	3		\$ 25	\$ 75			\$ -			3	\$ 75		
North American Green (SC-250)	SY	135		\$ 20	\$ 2,700			\$ -			135	\$ 2,700		
Sediment Trap (Installed)	CY	2100		\$ 11	\$ 23,100			\$ -			2100	\$ 23,100		
Individual Driveway Stabilized Construction Entrance (INSTALLED)	EA	9		\$ 400	\$ 3,600			\$ -			9	\$ 3,600		
Individual Driveway Stabilized Construction Entrance (Removed)	EA	9		\$ 400	\$ 3,600			\$ -			9	\$ 3,600		
Temporary Stabilization	SF	15000		\$ 0	\$ 1,500			\$ -			15000	\$ 1,500		
Erosion & Sedimentation Control Total:					\$ 140,440			\$ -				\$ 140,440		
STORMWATER MANAGEMENT														
Swale	CY	70		\$ 150	\$ 10,500			\$ -			70	\$ 10,500		
Flared End Section	EA	8		\$ 350	\$ 2,800			\$ -			8	\$ 2,800		
Yard Drain	EA	6		\$ 500	\$ 3,000			\$ -			6	\$ 3,000		
12" HDPEP (includes excavation and backfill)	LF	317		\$ 38	\$ 12,046			\$ -			317	\$ 12,046		
15" HDPEP (includes excavation and backfill)	LF	135		\$ 66	\$ 8,910			\$ -			135	\$ 8,910		
18" HDPEP (includes excavation and backfill)	LF	102		\$ 88	\$ 6,936			\$ -			102	\$ 6,936		
Outlet Structure	EA	3		\$ 5,000	\$ 15,000			\$ -			3	\$ 15,000		
Level Spreader (Stone, Geotextile Fabric, and Excavation)	EA	3		\$ 1,000	\$ 3,000			\$ -			3	\$ 3,000		
Stormwater Management Total:					\$ 62,192			\$ -				\$ 62,192		
<small>Note: All totals (item, sub, final, etc.) rounded to nearest dollar.</small>						Past FS Reductions		Current FS Reduction						
Sub-Total:					\$ 221,632			\$ -					\$ 221,632	Items Proposed for Dedication Total
<small>Note: 10% of remaining estimate as of 02.01.2022</small>					10% Contingency:	\$ 22,163	>>	>>	>>	>>	>>	>>	\$ 22,163	No Items Proposed for Dedication
<small>Note: For every year beyond the establishment of the initial financial security, the required amount of financial security will be increased by 10%.</small>					10% Annual Increase:	>>	>>	>>	>>	>>	Number of Years	\$ -	15% for Post-Dedication Security	
Total:					\$ 243,795							\$ 243,795	N/A	