

**Robinson Township**  
Board of Supervisors  
Regular Monthly Meeting and Public Hearings  
October 10, 2022  
6:00 p.m.

CALL TO ORDER and PLEDGE OF ALLEGIANCE

The Robinson Township Board of Supervisors met on Monday, October 10, 2022 at 6:00 p.m. for ordinary business and public hearings. Pledge of Allegiance to the flag was conducted.

Present at the meeting were Chair Mary Donaldson, Vice-Chair Dave Foley, Supervisor Chris Amodeo, Solicitor Alan Shuckrow, Township Engineer Duncan Nickles, Township Manager Crystal Brown and Zoning Officer Mark Dorsey.

ANNOUNCEMENT OF EXECUTIVE SESSION

Chair Donaldson made announcement of executive sessions on September 19, 2022, and October 5, 2022 for the purpose of personnel discussions.

**PUBLIC DISCUSSION** Chair Donaldson asked for public comment on agenda items only. There were no comments.

**MINUTES** Foley made a **motion** to approve the minutes of the Regular Meeting of September 12, 2022. Seconded by Amodeo.  
RCV: Donaldson- Yes, Foley- Yes, Amodeo-Yes

**BILLS AND PAYROLL** Foley made a **motion** to authorize payment of the September bills and payroll. Seconded by Amodeo.  
RCV: Donaldson- Yes, Foley- Yes, Amodeo-Yes

**CORRESPONDENCE** Foley made a **motion** to accept correspondence for September. Seconded by Amodeo.  
RCV: Donaldson- Yes, Foley – Yes, Amodeo-Yes

**REPORTS**

- Fire Department-** Midway 17 calls, McDonald 5 calls.
- Police-** 72 calls.
- Zoning-** report on file and briefly described by Zoning Assistant Gail Matus.
- Animal Control-** Dane Culley patrols township, 4 call this month.
- Supervisors-**Foley reported on activities of the Midway Sewage Authority, Amodeo noted ongoing problems with heavy truck traffic, and Donaldson described intersection of Ft. Cherry Connector and Noblestown as remaining property of the PA Turnpike, and not Mt. Pleasant Township, as previously believed. She further noted the special donation to Heritage Library during WCCF Gives day, which matches donations.
- Solicitor-** Shuckrow made an announcement of the township’s plan to grant a permanent easement to the Aloe Family for a portion of land along Lot 1 in the Ft. Cherry Development District. This item will be actively considered at the next Board of Supervisor’s meeting on November 14, 2022.
- Public Works-** public works employee Christian Illig was present and gave a verbal report of activity of the road crew
- Engineer-** Duncan Nickles report on file and briefly explained the many matters he is reviewing for the township.
- Manager-** noted several dates and times of upcoming public meetings, explained some budgetary expenditures and plans for 2023, and provided explanation of a large garbage dumping incident on Beagle Club Road. Manager asked Heritage Library Director Nikki Sarchet to speak about an

upcoming Book Walk on the Montour Trail, on October 26, 2022. Sarchet expressed gratitude for the ongoing support of Robinson Township for the Library.

Foley made a **motion** to accept reports. Seconded by Amodeo.  
RCV: Donaldson- Yes, Foley- Yes, Amodeo- Yes

ADJOURNMENT FOR PUBLIC HEARINGS at 6:20 p.m.

Court Reporter Kim Strnisa swore in all attendees who would possibly speak on any public hearing of the evening.

COMMENCEMENT OF PUBLIC HEARING ON:

**Burns and Scalo Equities, LLC** for Lot 1 in the Fort Cherry Development District – Land Development and Conditional Use (Multiple Commercial Users on One Lot). John Heyl, of LSSE, presented both applications and described each. Duncan Nickles provided clarification to a condition. Upon inquiry from Shuckrow, Manager Brown affirmed that the public notification process was properly followed and proof is on file with court reporter. With no questions from the board, staff, or public, the hearing on these subjects was closed at 6:25 p.m.

**Northpoint Development, LLC for Phase 1 of “Lot 3”** – Land Development (on Lots 3R and 3(2)) and Conditional Use (Multiple Commercial Users on One Lot) for buildings 3 and 4 of this phase. John Heyl, of LSSE, presented both applications and described each. Duncan Nickles recommended approval. Upon inquiry from Shuckrow, Manager Brown affirmed that the public notification process was properly followed and proof is on file with court reporter. With no questions from the board, staff, or public, the hearing on these subjects was closed at 6:30 p.m.

**John and Betty Zirwas** – Conditional Use (Multiple Commercial Users on One Lot) for property at 8620 Noblestown Road. Mr. Zirwas described the indicated use(s) of his property. Duncan Nickles recommended approval. Shuckrow confirmed with Manager that the Planning Commission imposed no conditions on the recommended approval. Manager Brown affirmed that the public notification process was properly followed and proof is on file with court reporter. With no questions from the board, staff, or public, the hearing on these subjects was closed at 6:35 p.m.

**Proposed Solar Ordinance**– Shuckrow described and explained the substance of the proposed ordinance. Manager noted the review of ordinance by multiple parties, and brief comments submitted by the county. Shuckrow confirmed with Manager that the Planning Commission imposed no conditions on the recommended approval. Manager Brown affirmed that the public notification process was properly followed and proof is on file with court reporter. With no questions from the board, staff, or public, the hearing on these subjects was closed at 6:40 p.m.

The public hearing portion of the meeting was closed at 6:40 p.m.

These minutes are not intended to capture the totality of comments on the public hearings. Professional transcription was taken by Kim Strnisa, who can be contacted at: [kstrnisa@comcast.net](mailto:kstrnisa@comcast.net)

RESUME REGULAR BUSINESS MEETING at 6:41 p.m.

UNFINISHED BUSINESS -

Foley made a **motion** to approve revision by subdivision of Lot 1 in the Ft. Cherry Development District, requested by Aloe Family LTD Partners. Seconded by Amodeo.  
RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

## NEW BUSINESS

Foley made a **motion** to approve the Land Development application of Burns and Scalo Equities, LLC on Lot 1 of the Ft. Cherry Development District, pending final execution of Easement Agreement between Robinson Township and the Aloe Family LTD Partnership. A Developer's Agreement and Stormwater Operations and Maintenance Agreement will be required. Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve the Conditional Use application of Burns and Scalo Equities, LLC on Lot 1 of the Ft. Cherry Development District for Multiple Commercial Uses on One Lot. Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve the Land Development application of Northpoint Development, LLC for Lots 3R and 3(2) in the Ft. Cherry Development District. Note: this approval is only for buildings 3 and 4, and Grading and Stormwater Management on Lot 3(2). Approval is further contingent on review and approval by the Midway Sewage Authority. A Developer's Agreement and Stormwater Operations and Maintenance Agreement will be required. Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve the Conditional Use application of Northpoint Development, LLC for Multiple Commercial Uses on One Lot, on buildings 3 and 4 on Lots 3R and 3(2) in the Ft. Cherry Development District. Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve the Conditional Use application of John and Betty Zirwas at 8620 Noblestown Road for Multiple Commercial Uses on One Lot. Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve Ordinance 4-2022, An Amendment to the Zoning Ordinance, "Solar Ordinance". Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve Resolution 13-2022, to Implement Act 57, establishing Tax Waiver Provisions. Manager provided comments on this matter. Seconded by Amodeo.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

Foley made a **motion** to approve an Employment Agreement between Township Manager Crystal Brown and Robinson Township, via Resolution 14-2022. Chair Donaldson provided compliments to manager and explained a desire of the board to reinstate an employment contract that historically existed. Shuckrow noted the term of contract is 2 years. Seconded by Amodeo. Manager thanked the board for their consideration and support. Shuckrow added compliments to the manager, staff and affiliates for smooth operations in the evening's proceedings.

RCV: Donaldson- Yes, Foley- Yes, Amodeo – Yes

PUBLIC DISCUSSION OF OTHER MATTERS – Resident Cathy Lodge clarified the date and nature of an upcoming zoning hearing.

## ADJOURNMENT

With no further business to come before the Board, the Chair adjourned the meeting at 6:54 p.m. which was seconded by Foley.

Respectfully submitted: *Crystal Brown*, Manager and Secretary