

HICKORY TOWNSHIP  
BOARD OF SUPERVISORS  
REGULAR MONTHLY MEETING  
**September 5, 2023**

The regular monthly meeting of the Hickory Township Board of Supervisors held at the Hickory Township Municipal Building was called to order at 7:00 p.m. by Chairman, Michael E. Hall.

Supervisors Present: Michael E. Hall  
William W. Dean  
Christopher J. Fabian

Staff Present: Jason Medure, Esquire – Solicitor  
Lisa Schlemmer - Secretary/Treasurer

Other Attendees: Jim Greene  
Josh Brenize  
Robert Burry  
Michael Mansour  
Renee Dean  
Ricky Trinidad  
Jim Litwinowicz  
Tom Houston  
Bruce Leidy

Supervisor Dean made a motion to accept the August 7th regular meeting minutes without correction. Motion was seconded by Supervisor Fabian. All in favor. Motion carried.

The August Treasurer's Report was read. Supervisor Dean made a motion to pay all regular, incoming bills and payroll. Motion was seconded by Supervisor Fabian. All in favor. Motion carried.

Report of Police Activities for the month of August: Not available.

**Building Permits:**

Applicant	Address	Proposed Improvement
Fred Eppinger	624 Moffatt Road	12' x 16' storage shed
JB Select, LLC	2851 Eastbrook Volant	3, 870 sq. ft building for cold storage for wood products (60x60x28.9)
John J. Byler	916 Hartzell Road	80' x 56' agricultural bldg. (corn crib, hay storage)

**Public Comments:** None.

**Old Business:** Supervisor Fabian made a motion to adopt Ordinance No. 1 of 2023 referred to as the Grass Cutting Ordinance. Motion was seconded by Supervisor Dean. All in favor. Motion carried. Supervisor Hall provided insight about the purpose and intended use of this Ordinance. Tom Houston had some questions which were addressed. There was a brief discussion about a small lot on S.R. 108 having high grass. Solicitor Medure explained that said lot was in the County Repository but is actually owned by Penn Power. There is pending litigation to correct ownership records on this property.

**New Business:** Supervisor Dean made a motion to approve the tax exoneration of Robert and Deborah Burry concerning property located at 3176 State Road. According to Lawrence County Tax Assessment Resolution #37319 dated August 2, 2023 the property was split and a building was removed. Motion was seconded by Supervisor Fabian. All in favor. Motion carried.

*A Bid Acceptance Form for Repository Property* concerning a 0.10 acre vacant lot on E. Maitland Lane identified as Parcel #22-037600 was received from the Lawrence County Tax Claim Bureau. Current owners of record are Linda Ridge and Earl Williams, et al. The Tax Claim Bureau received a bid of \$500.00 from Phillip Douglass to purchase the property. Supervisor Dean made a motion to execute said form. Motion was seconded by Supervisor Fabian. All in favor. Motion carried.

Supervisor Fabian made a motion to schedule Halloween trick-or-treat hours on Tuesday, October 31, 2023 from 5:30 P.M. – 7:00 P.M. Motion was seconded by Supervisor Hall. All in favor. Motion carried.

The Kingdom Place subdivision plan was before the Board after approval by the Hickory Township Planning Commission on August 17, 2023. The Planning Commission approved said subdivision plan contingent on a list of conditions, namely receipt of various documents and approvals required for any development. There was a discussion about the process and the materials required for a development review. Solicitor Medure provided explanation and comment. Conditions of approval remain outstanding. No action was taken by the Board on this measure given that the Supervisors await receipt of a comprehensive package for this development.

Metrovitalization, LLC, acting in its capacity as the developer for the Kingdom Place development, submitted an Act 14 form to the Township requesting completion and signature. The Act 14 form is a component of the NDPES permit packet to be submitted to DEP for approval. Supervisor Dean made a motion to complete and sign the Act 14 form. Motion was seconded by Supervisor Fabian. All in favor. Motion carried. Josh Brenize provided further comment on the NDPES permit status stating that the completed packet had been submitted to the Lawrence County Conservation District and was "in motion". The typical review and approval time for an NDPES permit is 3-6 months, but he expects to receive approval sooner.

Supervisor Dean asked Mr. Trinidad about the projected time line for the homes proposed at the Kingdom Place development. Mr. Trinidad stated that the modular homes are delivered to the site within 4 months of the date of order. While the modulars are being completed, his team installs all of the infrastructure (roads, wells, sewer, utility lines, cement slab bases for the homes, etc.) to ready the site for delivery. He stated that total time from order to turn key, move-in ready, is 6-8 months.

Motion to adjourn the meeting at 7:44 P.M. was made by Supervisor Dean and seconded by Supervisor Fabian. All in favor. Motion carried.