

MINUTES

South Lebanon Township
February 11, 2025
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1. The meeting of the South Lebanon Township Board of Supervisors was called to order at 7:00 p.m. by Chairman Stephen Krause, with Vice Chairman Jonathan Beers, Supervisor Robert Griffiths, Township Manager Jamie Yiengst, Assistant Township Manager Reba Donley, Public Works Director Ron Johnson, Solicitor Keith Kilgore and six (6) visitors present.
2. Chairman Krause led the group in saluting the flag.
3. VISITORS:
 - A. Jonathan Byler, Byler Holdings, Jonathan Andrews, McNees, Wallace & Nurick, LLC and Michael Swank, Byler Holdings, were present to discuss development of North Cornwall Commons, Phase 2. They gave a brief summary of the project and its history, and answered questions from the Board of Supervisors. Discussion was had regarding the Developer's proposed change of use for Phase 2, from office space to townhomes and also regarding a court sanctioned agreement from 2010.
 - B. Tony Zimmerman, 25 Wilhelm Ave, Jim Sak, 16 Edward Ave and Jeffrey Chernich, 452 Olde Meadow Lane, were present to observe the meeting.
4. MINUTES:
 - A. The Minutes of the meeting held on January 28, 2025 were read and approved on motion by Griffiths, seconded by Krause. Motion passed with Beers abstaining due to the fact he was not in attendance at that meeting.
5. REPORTS:
 - A. The Police Monthly Activity and Total Calls Reports for the month of January were reviewed and accepted on motion by Griffiths, seconded by Beers. Motion passed unanimously.
 - B. The Police Work Schedule for the month of March was approved on motion by Griffiths, seconded by Beers. Motion passed unanimously.
 - C. The Public Works Report for the month of January was read and accepted on motion by Griffiths, seconded by Beers. Motion passed unanimously.
 - D. The Board was given copies of the General Fund Income Statements ending January 31, 2025.
 - E. The Board was given a copy of the Annual Zoning Administration Report for 2024.
6. COMMUNICATIONS:
 - A. The Board read a letter from the Lebanon County Conservation District informing them that the Annual Tire Collection will take place on April 30, 2025, and requesting to know the amount the Township will contribute. On motion by Griffiths, seconded by Beers, the Township pledges up to \$1,000.00 to cover the costs of Township residents who participate in the collection. Motion passed unanimously.
 - B. The Board read a letter from the Hilltop Playground Association requesting permission to host a 5K Event at South Hills Park on May 3, 2025. Permission was granted on motion by Griffiths, seconded by Beers. Motion passed unanimously.
7. OLD BUSINESS:
 - A. The Board reviewed an LTAP assessment of the S 5th Ave / S 14th Ave / Fonderwhite Rd intersection and discussed the options presented in the report. On motion by Griffiths, seconded by Beers, the

Board approved to request that PennDOT study the intersection for an all-way stop control. Motion passed unanimously.

8. NEW BUSINESS:

- A. The Board approved to advertise for road paving bids on motion by Griffiths, seconded by Beers. Motion passed unanimously.
- B. Resolution #1492, Bituminous Products Escalator / De-escalator Clause for 2025, was approved on motion by Griffiths, seconded by Beers. Motion passed unanimously.
- C. The Board went into Executive Session at 8:02 pm to discuss a legal matter and returned at 8:20 p.m. As the Board disagrees with the North Cornwall Commons Representatives statement from their public discussion under the Visitors portion of the meeting, that the South Lebanon Township Joinder Agreement to the Settlement Agreement between Springwood Development Partners, LP , and North Cornwall Township from 2010 overrides the Township Zoning regulations, the Board requested that the Township Solicitor prepare an amendment to the Official Zoning Map to rezone the South Lebanon Township portion of North Cornwall Commons from Office and Institutional to Medium Density Residential. The proposed ordinance will be advertised and posted to allow for public comment prior to consideration and action by the Board. This action was taken on motion by Beers, seconded by Griffiths. Motion passed unanimously.

9. Bills amounting to \$352,337.37 were individually examined and approved for payment on motion by Griffiths, seconded by Beers. Motion passed unanimously.

10. The meeting was adjourned at 8:22 p.m. by Chairman Krause.

Respectfully Submitted,

Jamie Yiengst
Secretary-Treasurer