

**MINUTES  
NORTH LEBANON TOWNSHIP  
PARKS & RECREATION BOARD  
JULY 6, 2004**

The meeting of the North Lebanon Township Parks & Recreation Board was called to order at 7:00 PM at the North Lebanon Township Municipal Building located at 725 Kimmerlings Road, North Lebanon Township.

The following members were present:

Clyde Ebersole	Vice-Chairman
Gary Zelinske	Member
Steve Smith	Member
Jay Snavely	Member
Sheila Wartluft	Asst. Manager

Also in attendance this evening was resident Martin Barondick of Water Street.

At this time, Vice-Chairman Ebersole called for a motion to approve the June minutes.

**MOTION: Motion was made and second to approve the June minutes. Motion unanimously approved.**

**COMMENTS FROM THE PUBLIC**

There were no comments from the public this evening.

**NEW BUSINESS**

**Fees-in-Lieu of**

Sheila said she has given the Board members an update on the fees-in-lieu of in their packet. We really have not used any of the funds except for making the payments on the Moyer property. We will be using some of the funds in the near future for the open-air pavilion at the Lake. Clyde asked if this is something that was put in at the beginning of the year? Sheila said it was put in the budget at the beginning of the year. One of the members asked even though these are the total amounts, some of the money is already spoken for by some projects, correct? Sheila said yes, we have to make sure that we spend this money by a certain date, which is why she includes the dates on the report for the Board. If we do not spend the money by these dates, the money must go back to the developers. We normally make sure we do the capital improvements so we do not lose the funds. Next spring, the majority of the funds will be gone. She did mention that we never had to give any money back yet. It was asked what the money is "earmarked" for, how much is tied up for a particular project? Is it possible to get an update as to what the funds are to be used for? Sheila said that could be done. The Board felt that this would be most helpful. She will try to get this report for the Board by the next meeting.

### **Fees-in-Lieu of(cont'd)**

Sheila was asked about the figures on the bottom of the sheet. Does this include the balance with interest and where is this money put to collect the interest and is it collecting the maximum amount that it can? Is there a better place to put it? Sheila said we have looked around and have put this money into a Municipal checking account, which is giving us the maximum amount of interest. It is not a lot of interest but it is around 2% or so. They had looked at putting the money into CD's but that interest rate is less than this checking account. In answer to the question, we have our money in the best place that we are allowed to put it as a Municipality. Another question was asked about the boundary lines for the three areas of the Township. Do we have a simple map showing the three areas? Sheila said we do actually have the maps upstairs, as it is the same as the voting districts. She assured the Board members that she would have a copy of this map along with the balances for each district by the next meeting. Sheila was asked, without getting into the next item on the agenda, was any of this money set aside for the path area at the Lake because of the wetlands? She said when they did the budget that was not figured in but that was one of those things that could possibly be done. We also thought, if we have any extra funds available, we would like to do an improvement to the parking lot here. So we have a few things that we need to do. Jay mentioned that he and Harvey had done some work to the areas that they are referring to at the lake as far as the wetlands are concerned. Couldn't they do this again? Sheila said no, the rules and regulations have changed and you cannot do anything that affects the wetlands, which will be discussed later in the meeting. Since the last update was prepared for the Board, we have received the money from Briar Lake and Joyce Street. One of the Board members asked if any of this money could be transferred from one area to another? Sheila answered by saying it can go over one area. For example, the central can be used for all three districts. The west money can be used for the west and the central, and the east can be used for the east and the central, but the east cannot be used for the west and vice versa.

### **Lake Update – County Conservation DEP**

Sheila reported that they met with County Conservation and DEP last week or the week before. Dave has a variety of concerns about the area at the east side of the Lake with erosion. County Conservation told us, compared to a serious erosion problem, ours is not that bad. They will be going to give us some ideas on how we can do some plantings around our shore area. She said this was discussed at the Nature Conservancy meeting that she attended recently. It is a matter of hammering "sticks" around the perimeter of the lake or the stream and they grow and provide a good ground cover. Steph Harmon, the representative from County Conservation office usually tries to use youth groups from around the area to do these projects. She is not sure what direction this is going at this time, but it is in process. They are trying to introduce more of the native plants in the area to help in the erosion problem. Clyde asked if there was any concern with the way that the Lake bank was being maintained? Sheila said this was one of our problems, since we had the drought for so long, now we have all of the rain, it is all marshy and is really hard to get the mowers in there to keep the grass down. The reason they are coming up with these plants to put in there is because you really should not be working in there in the first place. She hopes to have some pictures and names of plants for the Board so that

## **Lake Update – County Conservation DEP(cont'd)**

they will be able to understand exactly what is being planned for the area. Clyde said that is not the only concern he has. He said the people that have to maintain the area are not completely knowledgeable on the subject. They may go to seminars and the like, but they still need the guidance from someone that knows what they are doing. Sheila said that is the idea of this program to make it low maintenance. Sheila said the other problem is that we need to educate the people about the type of plants that we are able to use in these areas. Some of the residents have complained about the weeds and how high they are, but they don't understand that we cannot get in there to cut them. She mentioned that they are meeting with DEP this week and their big concern is that it is marshy and swampy and our walking path is definitely at a bad spot. So we have to find out if what we can do with this area. She is hoping they can come up with something this week for us, because it is not getting any better on its own.

## **Future Budget Ideas**

Sheila said she put this in because it is July already and we have to start thinking about next year's projects. We have to have everything in by September. Clyde suggested that we go through our previous minutes and review what we have discussed as future projects and list them for the next meeting. These have to be new items and not maintenance type of things. Sheila said that Dave normally does the budget, but the Board certainly can make suggestions as to what they would like to see included. The Board asked if anything came up with the walk around? Sheila said it was mostly maintenance things and clean up types issues. We did learn that we have to make some changes to the concession stand on Long Lane. Way back when, when the plans were designed, there were some L & I issues that were supposed to be resolved that were not taken care of by the sports organizations. We have been working on fixing this up as well. She said they are estimating about \$2,000 worth of things that need to be fixed. It was asked if the fees-in-lieu of money could be used for this? Sheila said she is not quite sure where the money is going to come from for this. She said possibly use the money from the soda machines proceeds. It is her understanding that this was to be done when the school still owned the property and the sports people were taking care of the property and was never done. Clyde asked why if this was supposed to be done initially, why couldn't they go back and say, this is money that should have been used and was not? Sheila said she is not sure what the answer would be on that. There was some discussion about the fees-in-lieu of policy as being a "catch-22" type of situation. You can use it to buy new things, but the maintenance falls back on the budget, which will continue to grow and grow. Where does this money come from? Sheila said that is why they try to get the most low maintenance items they can. Whose legislative guidelines regulate what can be done with the fees-in-lieu of money? Is it a Township thing? Sheila said she has asked this question many times and she is not sure if she ever got an answer. She said she has been told a variation between that is the way it has to be by ordinance based on MPC (Municipal Planning Code), or that is what we decided to make sure that it is used for things we need. She said if it is the MPC, which is what she thinks it is, then the MPC, is a document that states what you can charge. This is one of the things that are going to be looked at when we do our comprehensive plan. The Board

## **Lake Update – County Conservation DEP(cont'd)**

then discussed the possibility of changing the fees-in-lieu of to include a certain percentage to be used for maintenance of the items that are purchased with these funds. Sheila said the flip side of that would be, we would use all of the money for maintenance and none of it for capital improvements. Clyde said his concern is that years down the road we will have all of this equipment and no money to maintain it. Sheila said that is what she wants to make sure is addressed in our new comprehensive plan with Rettew. She said if they can think of anything that they would like to see included in the budget to bring it along to the next meeting. She will be sending out the letters to the sports teams shortly to ask them to do the same so it can be included in the budget discussions.

## **Pertinent Issues**

Sheila mentioned that she received the schedule for the Lebanon Valley Midget Football League from Gary Gristick, who is in charge this year. They play on the field near the concession stand. She will make a copy of this for Dave. Clyde said speaking of this league and this field. They may need some benches for this field for the next year. The wooden benches that are there are practically destroyed.

At this time, Martin Barondick came into the meeting and asked if the public is allowed to sit in on this meeting? Are they allowed to make any comments? He asked who the Chairman is of this Board? Clyde explained that he is the Vice Chairman since Evelina resigned.

Sheila said she received a tip that some people were interested in being on the Park and Rec Board. She is trying to get a “mix” of different people and where they live and different interests for the Board. She received a name of Heather Pedersen who lives on Lake Drive and has a young child. She has lived in the Township for quite some time and she has agreed to serve on the Park and Rec Board. Clyde asked if she would be filling Evelina position, which would be the balance of this year? Sheila said yes, she would fill in until Evelina’s term would expire in 2007. Since Evelina was the Chairman, she is not sure if we would have to re-organize or what. We would make the recommendation and then the Supervisors would make the final determination and decision. Sheila asked that the Board make a motion on this so she can give it to the Board of Supervisors.

**MOTION: Motion was made and second to approve the recommendation of Heather Pedersen to the Park and Rec Board to serve the remainder of Evelina Kralls term. Motion approved.**

Sheila wanted to let the Board know that she has a letter prepared to send to Evelina for everyone to sign before they leave this evening.

## **OLD BUSINESS**

### **Meeting with Rettew and DCNR**

Sheila said they did meet with Rettew and DCNR to discuss the Comprehensive Plan and the scope of what they were going to be doing. She is not sure when they will be starting the plan, as she has to check the grant guidelines first. We have a few questions that we need answered by DCNR before we get started. They have decided to do the Comprehensive Plan and a Site plan of the Moyer plan at the same time, so we would have a master plan and it would be cheaper to do all at once. They are looking at about 10 months to a year to do the plan. Clyde asked if we would be able to look at the plans separately or together? Sheila said it would be together. DCNR also thought that it would be a better idea to do both of the plans together. We have not given them the go ahead yet.

### **Garden Tour**

Sheila mentioned that there will be a garden tour of Lebanon County on July 17<sup>th</sup> and most of the gardens are in North Lebanon Township. She was asked to write an article for the program and she now has a copy of the program if anyone would like to see it. She has never been to one of these, but it looks very interesting.

### **Pertinent Issues**

There were no pertinent issues this evening.

At this time Martin Barondick said he has a few questions if he could ask them. He said he posed this same question to the Board of Supervisors and got nowhere. Do you people actually have charge of the ball fields and the like? Clyde said they make recommendations to the Board of Supervisors and they make the final determination. A lot of times, our recommendations are not considered or accepted. Martin said he made a recommendation to the Board of Supervisors and he would like to make it to the Park and Rec Board. The property down off of Narrows Drive that they bought for \$400,000 that includes a home and 30 acres, before there is one more ball field or one more swing set, he would like to see the home turned into a Township funded library. The Supervisors looked at him like he just landed from Mars. That way they could use the entire property, turn it into a library and eventually, use it for a Senior Citizen Center. He realizes that this would cost a lot of money, but we don't seem to have any qualms about spending all kinds of money, no, we don't spend money here in North Lebanon Township, we get grants all the time, for recyclables over here. If we can get grants all the time for ball fields and recycling centers, then why can't we get a grant for this? His argument is, we have done enough for sports; he has had enough of sports in this Township. The kids don't go to school anymore to learn, they go to play sports. Kids are graduating from school that cannot even read and write. But they can run those computers, but they can't read or write. All we hear is sports, what about education? Clyde said not to cut him off, he is going in the right direction, but all we can do is make the recommendation to the

### **Pertinent Issues(cont'd)**

Board of Supervisors, we cannot make any decisions. We are in the process of coming up with a Comprehensive Plan that involves that property and the rest of the properties in the Township as well. That is a 10-year plan. This idea that he expressed this evening is something that could be considered as part of that plan. We can bring this up as one of our suggestions. Whether or not it is accepted, is up to the Supervisors and Rettew. There will be surveys done as part of this plan that will involve the residents. Mr. Barondick said we have three playgrounds in the Township already. One at the Township building, one at Lions Lake and one at the school. Clyde said he has to remember that these are in three different areas of the Township. He tried to explain to Mr. Barondick that the Eastern district does not have a playground in it. Barondick said he doesn't care. Clyde said he is entitled to his opinion, but we are not going to sit down and argue this with him. That is not our purpose. We are here to listen to what he has to say as far as suggestions go and then make those same suggestions or recommendations to the Board of Supervisors. Barondick said, Clyde said the eastern district does not have a playground, well his theory on that is, so what if they don't have a playground. Clyde said his personal opinion is, if there is enough people on that side of the Township that are paying taxes, they are entitled to that same accommodation as the other residents of the Township. Barondick said this is a mobile community, everybody has two cars. He doesn't see kids walking anywhere anymore. Clyde said not everyone, Martin. OK, mostly everybody, they just want to stay inside and play their video games. Everyone drives their kids everywhere. You don't see kids pedaling their bikes anymore. He is looking for an educational option and something for the senior citizens. Clyde said no one has said they will not consider that either. If it is brought up, it will be considered. When he proposed this to the Supervisors several meetings ago, they just looked at him strangely. Clyde said that is because, the Park and Rec Board has just started to discuss this in detail. Then it will go to the Supervisors. Barondick said he knows how far he is going to get on his education suggestion, because this whole country is sports nuts. The possibilities of that property are unbelievable. Before we start building more sports fields, maybe we should look at improving the minds of our young people. Clyde said everything he just brought up was discussed at our meetings previously. Martin said he is glad to hear that the Park and Rec Board are on the same page as him, because the people upstairs aren't even in the same book. Clyde said they can't say right now exactly what this property will turn into, but they are still talking about keeping it family oriented. Martin said he feels this Board is doing a good job. He thanked the Board for their time.

### **INFORMATION ITEMS**

There were no information items this evening.

**MOTION: Motion was made and second to adjourn the meeting at 8:05 PM. Motion approved.**

With there being no more business brought before the Recreation Board, meeting was adjourned at 8:05 PM.

Respectfully submitted,

Tina M. Haser  
Recording Secretary