

**WOODWARD TOWNSHIP  
BOARD of SUPERVISORS  
REGULAR MEETING**

**September 13, 2023 – Minutes**

The Regular Monthly Meeting of the Woodward Township Board of Supervisors was held on Wednesday, September 13, at the Township Building. Chairman Jeff Stroehmann called the meeting to order at 6:00 p.m. Others present were Joseph Bertin, III, Wayne Robinson, Marc Drier, Brandon Williams, Donna Graninas, Carla & Mike Creveling, Joseph B. Shank, Dale W. Robinson, Margo Smith, John Castell, Daniel A. Vassello, Glenn & Nicky Gough, Kathy Dolaney, Joan Paris, Josh Schon, Charles Blanchard, W. B. Michaels, Crystal Smith, John Smith, Logan Glosser, Scott Roan, Robert J. Glosser, R. J. Glosser, Eric Ball, Ryan Williams, William Smeal, Gina Campana, Charles Mitch, Craig A. Musser, Pamela Musser and others that either didn't sign in or couldn't read their name.

**Recording the Meeting:** The court reporter will be taking minutes for the 2 Conditional Use Hearing/Meetings.

**Minutes & Treasurer's Report:** The minutes of August 9<sup>th</sup> meeting were presented and approved on a motion by Mr. Bertin, III and seconded by Mr. Robinson and unanimously approved. The Treasurer's Report was approved on a motion by Mr. Robinson and seconded by Mr. Bertin, III and unanimously approved.

**Planning Commission Report:** Gary Knarr stated that the Planning Commission had a meeting last Wednesday evening on the Conditional Use hearing for Barr Construction at 255 Back St. looking at the over all project and the 7 criteria items within the R-2 district. They made a positive recommendation for this location.

The 2<sup>nd</sup> conditional use hearing is for Gough Enterprises, LLC. to construct a 54 unit RV park at 610 Antlers Lane. They discussed the 7 criteria items within the agriculture district. They made a positive recommendation for this location with no conditional use items.

**Zoning Report:** Gary Knarr will report during the conditional use hearing

**Solicitor Report:** Solicitor Drier stated that other than working with Mr. Knarr for tonight's conditional use hearing he had nothing to report.

**Road Superintendent Report:** Wayne Robinson stated that Youngs Road has been paved and the roads in the bid have been tarred, chipped and seal coated.

**Citizens Comments** – Robert Glosser thanked the road crew for removing the bus stop shed that was falling apart.

**Unfinished Business:**

- a. Letters received from PennDOT regarding the congested area and the left turns/cross traffic flashing warning devise/removal of lights and control box. The flashing lights and control box have been removed from the pole on School Street and PennDOT was notified of this.
- b. Railroad crossing signage for Browns Lane and Antler Lane. The signs have been installed and will be painting now that the tar/chip is completed. Will contact PPL once it is completed to remove the street light on Antlers Lane.

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- c. Supplement funding for the US 220 Corridor Safety Study – we have not received any update regarding this funding for the traffic study.
- d. Weight restriction on Youngs Rd and Village of Linden. A weight study was found and a 10 ton weight limit sign will be installed once received.
- e. Highway lighting for Grandview and Youngs Road jug handles. Received a letter from PennDOT that stated the poles are PPL poles and we will need to coordinate with them if the light poles are to be installed. Mr. Stroehmann will contact PennDOT regarding the lighting within the safety corridor.
- f. Smokes Convenience Store Liquor License – Liquor consumption on premises. Solicitor Drier stated that Attorney Williams (attorney for Smokes Convenience Store) that the PLCB can not recognize the restriction of no alcohol with the license. You can restrict it to one drink at the store but not for no drinks at the store. On a motion by Mr. Bertin, III, seconded by Mr. Robinson to amend the agreement to restrict the license to one drink while in the store. Mr. Stroehmann abstained from voting. A new lease agreement will be given to the Township once it is signed.

### **New Business:**

- a. Conditional Use Hearing/Meeting for Gough Enterprises, LLC. – 610 Antlers Lane for a 54 unit RV park. Mr. Knarr spoke regarding the process of the conditional use hearing. The following individuals were sworn in: Mike Creveling 680 Antlers Lane, Branden Williams 882 Antlers Lane, John Smith 738 Antlers Lane, Joe Shank 784 Antlers Lane. Dan Vassello spoke regarding the property. There are a total of 19 acres. The Gough's are proposing to construct this project in the flood fringe of the floodway. Each lot is 30' x 10' with 2 parking spots. The project is to have a 50 ft buffer around the entire area with 6' stone berms on each side. There were some discussion about having both water and sewer available at this location, but that has not come to fruition, therefore a dump station will be installed. There will be a recreational area in the NE corner with a building. The storm water has been addressed and no water will leave the site. A 50' x 100' paved cartway for the RV's to access the 20ft roadways. The area around the perimeter was discussed, would like to reduce that to 25' and it is up to the Supervisor to reduce this area. All structures on Antlers Lane area are grandfathered in and would not be allowed to have their structures in the floodway if constructed at this time. This project is proposed in the flood fringe area and not the floodway. The following agencies will need to review the plans as well: Conservation District, Lycoming County, PNDI search, DEP, and Pa Historical. Mr. Knarr spoke regarding the Agriculture Zoning District section 402, and the conditional uses that can have on this property. There are 7 criteria that the Supervisors must address regarding the conditional use. The conditional use has to be reasonable. Mr. Branden Williams read a petition, asking for a rezoning of the agriculture district in this location. The petition was given to Attorney Drier. There was some discussion regarding ATV traffic which has decreased, but the golf carts have increased and are problematic. It was stated that there were several times where golf carts have been traveling on Township Roads and sometimes with underage individuals driving these golf carts. The noise, especially during times when there are bands playing at the Antlers On The Water was discussed. Mike Creveling spoke regarding the noise on/in his property. Individuals turning around in his driveway, and individuals walking on his property taking pictures of property and mailbox. PLCB law states that the noise is not to be heard off their property. PLCB has liquor license and an extension license. The PLCB law states that Sun – Thurs until 9 p.m. Fri-Sun until midnight at 7 dbs. Mr. Smith stated that the increase in people, increase of animals, and traffic turning around in the driveways, golf carts with kids driving them are all concerns and problems in the area. Mr. Shenk stated he was concerned about the increase in traffic.

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Mr. John Castel asked about the road coming into Antlers Lane, it is curvy and a narrow road. R.J. Glosser stated the road going in to Antlers Lane does needs work. William Weaver asked where the campground is going to be. Mr. John Castel asked about if it can be flipped to a mobile home park, if this was changed to a mobile home park then it would have to be brought back to a hearing. The 7 critique were gone over addressing the conditional use. The decision doesn't have to be this evening stated Attorney Drier, it can be done at the next regular meeting. The continuance will be on Oct 11 at 6 p.m.

Crystal Smith stated that there are trees on wires at Antlers Line, stated that the Company was called and we would call again.

- b. Conditional Use Hearing/meeting for Barr Construction - 254 Back St. to convert a church into a multi family structure. Mr. Barr stated that he is proposing (up to 6) units at ~ 890 sq. ft. each. There is another lot across the street that will be used for parking. This property will have to come back in for a zoning permit through the Township and a construction permit through Codes Inspections. The question was asked about the parking or any issues regarding the other church that was converted. Josh Shume was concerned about the traffic going through the village of Linden. It was asked about a sign stating children at play. Mr. Stroehmann stated that there are a few things that are in the works for the Village of Linden. This hearing will be continued at the Oct 11 Supervisors Meeting at 6 p.m.

2024 Budget meetings are scheduled for Oct 4 and Nov 1 at 6 p.m. at the regular scheduled Supervisors workshops and others will be advertise for if needed.

**Registration of Property:**

1. Benjamin Stopper Jr. to Casey L. Stopper, Jr.

Correspondences were reviewed. Pending bills were reviewed and approved for payment. With no further business, the meeting adjourned at p.m.

Respectfully Submitted,

Secretary