

MINUTES OF THE CORNWALL BOROUGH COUNCIL MEETING
HELD ON FRIDAY, JULY 22, 2022, AT 9:00 A.M.
AT THE BOROUGH OFFICE

Council President Bruce Harris called the meeting to order at 9:00 a.m.

PLEDGE OF ALLEGIANCE

PRESENT

Council President Bruce Harris, Council Vice President Bruce Conrad, Council Pro Tem Ron Ricard, John Karinch, Thomas Burton, Beth Yocum and Mayor Mark Thomas

ALSO PRESENT

Borough Manager Cody Rhoads, Highway Superintendent Tom Smith

ABSENT

Al Brandt

PUBLIC

Meeting attendance sheet is attached hereto

PUBLIC COMMENT

None

NEW BUSINESS

PENNDOT LETTER – SR 322 ACCESS

Mr. Harris stated that Cornwall Properties requested a letter of support from the borough for access on State Route 322. This is similar to the letter that council sent to PennDOT for the H+K development. Mr. Harris read the letter in its entirety.

A resident asked about the location of the access. Another resident asked about the location in relation to the beginning of the state game lands. It was unknown how close those two are.

There was a question about the intersection at Route 72 and Route 419. Mr. Rhoads stated that traffic studies will look at roughly 26 intersections surrounding the project so it is likely that one would be included.

Jeremy Zimmerman asked if the 322 access was not approved, would council allow truck traffic to use Boyd Street and if it is approved, would council mandate truck traffic use that access. Mr. Karinch stated H+K was allowed to use Boyd Street to the stone crusher.

Julie Bowman asked if that access would go all the way down to Minersvillage. Mr. Karinch said it would bypass Minersvillage before joining Boyd Street.

Greg Roussey asked if there was an effective date in the letter. Mr. Harris stated there was not.

John Karinch made the motion, seconded by Beth Yocum, that council send a letter of support for access to SR 322. Motion passed.

AD HOC COMMITTEE

Bruce Conrad proposed that the ad hoc committee be comprised of three member representing council and planning and zoning and three community members. Mr. Conrad felt Mr. Karinch, Mr. Fratini and Mr. Harris should be the three borough representatives.

Bruce Conrad made the motion, seconded by John Karinch, to appoint an ad hoc committee consisting of three borough representatives and three community members. Motion passed.

Mr. Harris stated that 11 or 12 letters of interest were received, and he has the authority to appoint the members. Mr. Harris stated that he chose Rob Anspach, a project estimator with Benchmark Construction; Wesley Bensing, a teacher at Cedar Crest; and David Tshudy, an attorney.

Mr. Harris stated that they hope to hold the first meeting soon. Jeff Bamberger asked if those would be open to the public. They will be open to the public.

A resident asked that enough notice be given for future meetings.

Fred Jones asked if there was a reason nobody from Iron Valley Drive was appointed to the ad hoc committee. Mr. Harris stated there was no reason.

Nelson Zimmerman asked if the stipulations for H+K carried over to this plan. Mr. Harris stated that those expired last summer, but the borough could work off those conditions. Mr. Zimmerman questioned if the solicitor came to that conclusion. He asserts that those conditions do carry forward to future owners. Mr. Harris has asked the solicitor to give a determination but has not received a response yet.

Mr. Bamberger stated that he has seen many trucks getting off at the Mt. Gretna exit. There was discussion about what could possibly be done.

Tom Sheridan asked if he has any rights as a property owner. He is worried about his health because warehouses are unregulated. Mr. Harris said these issues are why an ad hoc committee was formed.

Mr. Karinch said he appreciated Mr. Sheridan's concerns and reminded him he has the right to speak at any public meeting. Mr. Sheridan reiterated his displeasure with warehouses not being regulated. Mayor Thomas said that while warehouses themselves might not be regulated, the trucks going to the facility are.

Ms. Bowman asked if the borough had noise, light and odor ordinances. Mr. Karinch said there is a light and noise ordinance. If there was odor causing a problem, that would fall under the nuisance ordinance.

Jo Roussey said that a new comprehensive plan could control the type of growth for the borough and asked when that would be worked on. Mr. Harris stated that they hope to begin the process once they have enough interest to form a committee. There was further discussion about future growth and how it can be controlled.

Mr. Sheridan again expressed his concerns and asked if he had the right to be a member of the ad hoc committee. Mr. Harris stated that they already appointed the committee, but he is welcome to attend.

Mr. Zimmerman asked if there will be a time limit on the ad hoc meetings and suggested limiting the time so actual work can be accomplished.

ADJOURNMENT

With no further business to conduct, John Karinch made the motion, seconded by Bruce Conrad, to adjourn the meeting at 9:59 a.m. Motion passed.

Cody Rhoads
Secretary