

The Greene Township Board of Supervisors held its regular meeting and public hearing on Tuesday, February 24, 2026, at the Greene Township Municipal Building, 1145 Garver Lane, Chambersburg, PA 17202.

Present: Todd Burns, Travis Brookens, and Shawn Corwell, Supervisors; Kurt Williams, Solicitor; Daniel Bachman, Zoning Officer; Gina Griffith, Secretary.

The Chairman called the meeting to order at 12:00 p.m., announced that the meeting was being recorded for accuracy, welcomed those in attendance, and requested that visitors sign in.

The Chairman opened the Public Hearing scheduled for this date and time to review and consider proposed Ordinance 2026-1. This ordinance amends Chapter 94, Section 94-6, entitled "Parking Prohibited at All Times," of the Greene Township Code to add locations where parking will be prohibited. He noted that the Township enacted a similar ordinance in 2025 identifying several locations within the Township. This proposed amendment adds a specific location on Carbaugh Drive. The Township has received numerous complaints from residents of Carbaugh Drive regarding vehicles parking along the roadway and within the cul-de-sac, creating difficulties for garbage trucks and Township snow removal equipment to access and service the area. The purpose of this ordinance is to prohibit parking along Carbaugh Drive, including the cul-de-sac, to ensure safe and proper access. The Solicitor explained that the Township completed a major amendment to this section of the Code last year, and this ordinance serves to add Carbaugh Drive to the existing list of no-parking locations. He noted that the form of the ordinance is the same as the previously adopted ordinance, with Exhibit A identifying Carbaugh Drive on both sides. The Public Hearing was advertised in the Public Opinion on February 6 and 13, 2026. The Chairman opened the floor for public comment; none was offered. The Chairman closed the public hearing at 12:04 p.m.

On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board unanimously voted to adopt Greene Township Ordinance 2026-1, Parking Prohibited at All Times on Both Sides of Carbaugh Drive, Including the Cul-de-Sac, as presented.

The minutes of the regular meeting held February 10, 2026 shall stand approved as presented and become part of the official record.

The Chairman opened the floor for public comment. None was offered.

Supervisor Corwell presented the consideration to lease Flock cameras, which are currently used by other municipalities and private businesses throughout Franklin County to monitor vehicles entering and exiting roadways and intersections. He explained that the cameras read license plates and transmit alerts to law enforcement agencies throughout the county when a vehicle associated with a wanted person or stolen vehicle is identified, enabling officers in the area to respond accordingly. Supervisor Corwell stated that the arrangement is a lease agreement, meaning the equipment remains the property of Flock and may be removed if the Township chooses to discontinue the program. He noted that both long-range and short-range cameras are available, but it is anticipated that the short-range cameras would meet the Township's needs. The annual lease cost is \$3,000 per camera, with a one-time installation fee of \$750 per camera, which may be waived. Cameras may be installed on traffic signal poles, standalone poles, or other approved locations within the Township. The Township has been working with the Sheriff's Department to identify the most effective locations. Mr. Dan Foy of the Sheriff's Office stated that the program began with Antrim Township and involves cooperation among all law enforcement agencies in the county. He explained that notifications are not limited to the Sheriff's Office; at least one Pennsylvania State Police trooper per shift at the Chambersburg Barracks receives alerts and broadcasts information to other troopers. He reported that ten stolen vehicles were recovered last year and three have already been recovered this year through use of the system. Mr. Foy further noted that the cameras are currently in use in Shippensburg and Greencastle. He stated that expanding coverage in the Chambersburg area would strengthen the countywide network and assist not only with stolen vehicles but also with criminal investigations. He emphasized that the system has proven to be highly successful, and that increased participation enhances the effectiveness of the network. Chris Ardinger, Antrim Township Administrator, stated that Antrim Township has found the cameras to be very successful. He noted that because Antrim does not have its own police force, the cameras serve as an additional tool to assist the Sheriff's Office and

Pennsylvania State Police. He also stated that the system provides administrative analytics, such as vehicle counts and park usage data. Chairman Burns inquired about maintenance responsibilities, specifically whether the annual lease covers damage or routine service. Mr. Foy responded that Flock retains ownership of the cameras and is responsible for maintenance, repairs, and system updates. He also noted that there is an initial 60-day period during which the Township may reduce the number of cameras or withdraw from the program without penalty. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously approved leasing Flock cameras at a cost not to exceed \$18,000, with final locations to be determined at a later date.

The Chairman presented the consideration of repairing versus replacing the belt on the conveyor used to treat rock salt for winter maintenance. The conveyor is approximately 10 years old, and the rollers recently corroded and failed due to long-term exposure to rock salt and were replaced. After replacement, a small slit in the belt worsened when the conveyor was placed back into service, causing the belt to shear. The Board reviewed options to repair or replace the belt. The Township was provided with a quote of \$2,150.00 to repair the existing belt versus \$2,880.00 for a new belt, with an additional installation cost of \$2,405.00. It was noted that while the Township has replaced belts in-house in the past, the process is labor-intensive and not recommended by the Township mechanic. The expected lifespan of a repaired belt is approximately two years, whereas a new belt is anticipated to last approximately ten years. On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board unanimously approved the purchase of a new belt for the conveyor system in the amount of \$2,880.00 and approved installation in the amount of \$2,405.00, as quoted by Quality Conveyor Solutions.

The Chairman presented for consideration a proposal for the construction of an Equipment Building and Wash Bay at the intersection of Byers Road and Route 997, which is owned by the Township. The proposal submitted by Newcomer & Associates, a local architectural and engineering firm, includes the design of construction documents and construction administration services for an 80-foot by 120-foot storage building. The purpose of the building is to store Township equipment currently kept in the open parking lot and protect it from weather exposure. The proposal also includes the design of a wash bay facility. Due to MS4 requirements, the Township is no longer permitted to wash dump trucks in the parking lot, making the construction of a wash bay necessary. The wash bay will not be fully automated. Dennis E. Black Engineering will serve as the Township Engineer for the project and will work closely with Newcomer & Associates to coordinate the wash bay. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and carried by a 3-0 vote, the Board approved the proposal from Newcomer & Associates for the Equipment Building and Wash Bay in the amount of \$82,610, as presented.

The Zoning Officer presented for consideration a review time extension for the WASHCO Final Land Development Plan. The Board received a letter from Robert Holmes of Frederick, Seibert & Associates requesting an extension for the WASHCO project located on the Scotland Bypass. The current deadline is March 8, 2026, and the applicant is requesting an extension through May 8, 2026. On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board voted to grant the review time extension for the WASHCO Final Land Development Plan, extending the deadline from March 8, 2026, to May 8, 2026, as presented.

The Zoning Officer presented for consideration a request for a review time extension for the Sheetz Final Land Development Plan located at the intersection of Route 30 and Mont Alto Road. The Board received correspondence from Joshua Weidler of BL Companies requesting a ninety (90) day extension. The current plan review deadline is March 4, 2026, and the applicant is requesting an extension through June 4, 2026. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a 3-0 vote, the Board granted the requested review time extension for the Sheetz Final Land Development Plan, extending the deadline from March 4, 2026, to June 4, 2026, as presented.

The Zoning Officer presented the 72 Lot Final Subdivision Plan for Scot-Greene, Phase 1 for reapproval for recording purposes. The plan was originally approved by the Board in May 2024; however, it was never released from the Township office because the required bonds were not posted. The developer intended to complete certain infrastructure improvements in order to reduce the bond amount, and as a result, the bond for Phase 1 has been slightly reduced. Based on the Engineer's review, the revised bond amount is \$926,643.38. The sewer and water authority bond amounts remain in effect, as do the Recreation Impact Fee and Traffic Impact Fee requirements. The requested reapproval is for the purpose of recording the plan and acknowledging the adjusted bond amount. On a motion by Supervisor Brookens, seconded by

Supervisor Corwell, and approved by a 3-0 vote, the Board granted reapproval of the Scot-Greene, Phase 1 – 72 lot Final Subdivision Plan for recording, subject to the adjusted bond amount of \$926,643.38 and with the condition that all previously imposed conditions remain applicable to the reapproved plan.

The Zoning Officer presented the 49 Lot Final Subdivision Plan for Scot-Greene, Phase 2 for reapproval for recording purposes. The plan was previously approved by the Board but never released from the Township. The Bond amount was established for the remaining work on Phase 2 in the amount of \$616,669.00. The sewer and water authorities will not require a bond for Phase 2 as all the utilities have already been installed. The Recreation Impact Fee and Traffic Impact Fee requirements will remain in place. The requested reapproval is for the purpose of recording the plan and acknowledging the adjusted bond amount. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and approved by a 3-0 vote, the Board voted to grant the reapproval of the Scot-Greene, Phase 2 – 49 lot Final Subdivision Plan for recording purposes, subject to the adjusted bond amount of \$616,669.00 and with the condition that all previously imposed conditions remain applicable to the reapproved plan.

The Zoning Officer presented the 1 Lot Final Subdivision Plan for T.R. Site 1 for reapproval for recording purposes. The property is located at the entrance of the Cumberland Valley Business Park off Coffee Avenue. The plan was previously approved by the Board, and the developer completed the required grading and infrastructure improvements. Martin and Martin prepared the original plan. The new bond amount for the remaining work is established at \$56,074.00, which represents stormwater improvements only, and was forwarded to Dennis E. Black Engineering for review. No bond is required for water and sewer, as those utilities are through York Water. The Transportation Impact Fee will remain in effect as well. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and approved by a 3-0 vote, the Board granted reapproval of the T.R. Site 1, 1 lot Final Land Development Plan with the adjusted bond of \$56,074.00 and with the condition that all previous conditions of the plan continue to be met.

On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board voted to approve and authorize the payment of invoices as follows: check numbers 33705 through 33731 and three ACH transactions to be paid from the general fund, check numbers 4083 through 4085 to be paid from the liquid fuels fund, and check number 2375 to be paid from the electric light fund.

The Chairman adjourned the meeting at 12:50 pm.

Respectfully submitted,

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Secretary