

1	Cold Mix (30 tons)	\$ 140.00	\$125/hr 2 hour minimum	--	--	--	--	\$ 155.00	\$160.80	--
2	9.5MM Superpave SRL = L or better ESAL = .3<3 (4,000 tons)	\$ 71.09		\$ 75.25	\$ 77.50	\$87.50	\$ 71.10	\$75.13	\$82.98	\$ 71.65
3	19MM Superpave SRL = L or better ESAL = .3<3 (500 tons)	\$ 60.76		\$ 66.65	\$ 69.90	\$79.30	\$ 64.10	\$65.28	\$73.13	\$ 64.12
4	25MM Superpave SRL = L or better ESAL = .3<3 (500 tons)	\$ 56.65		\$ 62.70	\$ 63.52	\$73.52	\$ 59.12	\$59.83	\$67.68	\$ 57.56
5	12.5MM Superpave SRL = L or better ESAL = .3<3 (100 tons)	\$ 78.91		\$ 89.55	\$ 77.50	\$87.50	\$71.30	\$74.17	\$82.02	\$ 71.51

Following review and consideration of all sealed bids received, on a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to award the sealed bid for 2026 Bituminous Materials to Pennsy Supply.

The Chairman announced the opening of sealed bids for 2026 crushed aggregate. Three bids were received, which the Chairman opened and read aloud. Pricing is as follows:

Item #	Bid Item	Pennsy Supply, Inc (Plant PES21C14)			Heidelberg Materials Northeast (Plant STD28A14)			New Enterprise Stone & Lime Co., Inc.		
		FOB Plant	Deliver Job Site	COSTARS (FOB Plant Only)	FOB Plant	Deliver Job Site	COSTARS (FOB Plant Only)	FOB Plant	Deliver Job Site	COSTARS (FOB Plant Only)
1	AASHTO #8 1/2" Clean (100 tons)	\$ 18.50	\$ 26.96	\$ 21.03	\$ 19.00	\$ 26.00	\$ 25.00	\$21.70	\$27.50	\$28.60
2	PA-2A Subbase (200 tons)	\$ 7.50	\$ 15.96	\$ 10.92	\$ 10.00	\$ 17.00	\$ 13.95	\$12.65	\$18.45	\$11.05
3	AASHTO #1 Penn 4" (100 tons)	\$ 17.00	\$ 25.46	\$ 18.05	\$ 15.00	\$ 22.00	\$ 19.00	\$18.25	\$24.05	\$18.25

4	R4 Rock Lining Rip Rap (50 tons)	\$ 21.50	\$ 34.96	\$ 31.50	\$ 19.00	\$ 26.00	\$ 23.00	\$19.55	\$25.35	\$19.55
5	AS2 or AS3 PennDOT Approved Anti-Skid (200 tons)	\$ 14.00	\$ 22.46	\$ 16.22	--	--	--	\$20.35	\$26.15	\$21.70
6	AASHTO #57 1 1/2" Clean (200 tons)	\$ 15.50	\$ 23.96	\$ 18.00	\$ 14.50	\$ 21.50	\$ 17.50	\$17.30	\$23.10	\$17.30
7	AASHTO #10 Stone Dust (200 tons)	\$ 9.50	\$ 17.96	\$ 12.01	\$ 13.00	\$ 20.00	\$ 18.75	\$15.50	\$21.30	\$18.10

Following review and consideration of all sealed bids received, on a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to award the sealed bid for 2026 Crushed Aggregate to Pennsy Supply, Inc.

The Chairman announced the opening of sealed bids for the 2026 road equipment pricing. One bid was received, which the Chairman opened and read aloud. Pricing is as follows:

Item #	Bid Item	Estimated Hours of Use	Schlusser's Paving, Inc.		Hourly Bid Rate (Prevailing Wage)	Hourly Bid Rate (Non-Prevailing Wage)
			Hourly Bid Rate (Prevailing Wage)	Hourly Bid Rate (Non-Prevailing Wage)		
1	Paver capable of paving 8' - 12' per pass, with operator	50 +/-	\$ 275	\$ 250		
2	Paver capable of paving 10' - 18' per pass, with operator	50 +/-	\$ 400	\$ 350		
3	Roller (10 ton or greater) and operator	100 +/-	\$ 150	\$ 125		
4	Tack oil truck and operator	100 +/-	\$ 150	\$ 125		
5	Milling Machine – (4') minimum, self-loader and operator	30 +/-	\$ 450	\$ 450		
6	Milling Machine – (2') self-loader and operator	30 +/-	\$ 450	\$ 450		
7	Maintainer with hopper broom and operator	30 +/-	\$ 150	\$ 150		

8	Road widener and operator	30 +/-	\$ 150	\$ 125		
9	Triaxle dump truck and operator	100 +/-	\$ 115	\$ 115		
10	Grader/Sweeper	30 +/-	\$ 150	\$ 125		
11	A/C Buggy	25 +/-	\$ 250	\$ 200		

Following review and consideration of all sealed bids received, on a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously voted to award the sealed bid for 2026 Road Equipment Pricing to Schlusser’s Paving, Inc.

Supervisor Corwell was scheduled to present the consideration of the West End Fire Rescue Box Cards as listed on the agenda. However, the required information from the fire company was not received prior to the meeting, and therefore no action was taken on this item.

Supervisor Brookens presented a quote from Brenize for Phase 2 of a landscaping project at Corker Hill, including soil amendments, plantings, mulch, tree stakes, and a pre-emergent weed treatment. The total quote, including materials and labor, is \$11,550.00. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board voted unanimously to award the Corker Hill landscaping project to Brenize Landscaping in the amount of \$11,550.00 as presented.

Supervisor Corwell introduced Mary K. Seville of the Franklin County Department of Emergency Services, who presented a PEMA Certification to Andrew Melius, a part-time employee of the Township’s Emergency Management Agency. Mr. Melius completed his PEMA Certification on February 6, 2026, officially qualifying him as an Emergency Manager, and received his certification at the meeting.

The Chairman presented the Pension Plan Administration Agreement renewal from Smith Elliott Kearns & Company, the Township’s pension plan administrator, for approval and signature. The agreement includes the annual renewal of services, hourly rates, fees, plan review, and preparation of required state reports. On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board unanimously approved the renewal agreement and authorized the Chairman to sign it.

The Zoning Officer presented a request for waivers from Greene Township Code §85-54.A (driveway width) and §85-54.E (single driveway requirement) for the property located at 1081 Knob Hill Road. The request was submitted by Bradley Heck for the installation of a second driveway on the opposite side of the residence. The driveway is proposed to be 8 feet wide, widening to approximately 9 feet at the street intersection. The purpose of the second driveway is to provide access for the construction of a detached garage at the rear of the property. Mr. Heck explained that limited space and an existing retaining wall on the right side of the property prevent equipment access. On a motion by Supervisor Corwell, seconded by Supervisor Brookens, and by a vote of 3-0, the Board unanimously approved the request for waivers from Greene Township Code §85-54.A and §85-54.E for the Bradley Heck

The Zoning Officer presented a possible text amendment request on behalf of Traditions of America related to the development of a proposed retirement community in the Township’s R-1 Zoning District. The discussion focused on existing setback requirements within the Township Zoning Ordinance for retirement communities. While the Ordinance permits reduced rear setbacks between dwellings in retirement communities, it currently defers to the

setback requirements of the underlying zoning district, which in this case is the R-1 District. The Township Engineer reviewed the proposed development plans and suggested that Traditions of America discuss with the Board the possibility of amending the Zoning Ordinance to establish specific setback requirements for this type of development. Mr. Tim McCarthy of Traditions of America addressed the Board and provided an overview of the company and the proposed retirement community concept. He stated that the intent of the Ordinance appears to support campus-style retirement communities with unique design standards; however, the Ordinance does not currently establish setback criteria for single-family detached units within such developments. Mr. McCarthy explained that Traditions of America is requesting a simple text amendment to establish setback requirements specific to this style of community. He explained that the current R-1 setback requirement of 30 feet would result in driveways approximately 42 feet in length, which exceeds the typical driveway length utilized in Traditions of America developments. He stated that the proposed design would include setbacks ranging from 13 feet to 21 feet from the right-of-way, depending on sidewalk placement, in order to maintain driveway lengths of approximately 25 feet. He further noted that the proposed design reduces impervious surface coverage, lowers long-term maintenance costs, and supports housing affordability for retirement community residents. Additional discussion occurred regarding parking, garage requirements, and the possibility of pursuing a variance rather than a text amendment. Mr. McCarthy stated that Traditions of America does not believe the request meets the legal standard for a variance, as the issue relates to development design preferences rather than hardship. The Chairman stated that the Board will review the request further and continue discussions with the Solicitor, Township staff, and Traditions of America regarding the proposed amendment.

The Zoning Officer presented for consideration a review time extension request for the Washco Orchard Ridge project, submitted by Frederick Seibert & Associates. The current review deadline is May 8, 2026, and the applicant requested an extension through August 8, 2026. On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board voted unanimously to approve the review time extension request for the Washco Orchard Ridge project, extending the deadline from May 8, 2026, to August 8, 2026, as presented.

The Zoning Officer presented for consideration a review time extension request for Greene Acres Phase 2, located off Brownsville Road, submitted by Snyder Land Development. The current review deadline is May 13, 2026, and the applicant requested an extension through August 13, 2026. On a motion by Supervisor Brookens, seconded by Supervisor Corwell, and by a vote of 3-0, the Board voted unanimously to approve the review time extension request for Greene Acres Phase 2, extending the deadline from May 13, 2026, to August 13, 2026, as presented.

The Solicitor requested feedback from the Board regarding the proposed traffic signal redesign plans that were circulated prior to the meeting. He also reminded the Board that Matt Boyer will be filling in for the May 12, 2026, meeting.

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 1153 through 1175 and three ACH transactions to be paid from the General Fund, check number 1006 through 1008 to be paid from the Liquid Fuels Fund, and check number 1006 to be paid from the Electric Light Fund.

The Chairman adjourned the meeting at 1:17 pm.

Respectfully submitted,

Secretary