Hamilton Township Board of Supervisors
Minutes of October 7, 2026 Meeting

The Hamilton Township Board of Supervisors met in a duly advertised business meeting, with Chairman Jeffrey Rockwell calling the meeting to order at 7:00 p.m. Members present were Chairman Rockwell, Richard Troup, Ron Yeager, Patricia Clugston, Ginger Powell, and Solicitor AJ Benchoff. Also, present were Mike Runyon of Byers and Runyon Surveying; Alex Sharpe of Sharpe & Sharpe, LLP; Darrin Rine of Heritage Greens, LLC; Lance Kegerreis of Dennis E. Black Engineering; and Township residents Dave Cowan and Gabriel Cowan.

MINUTES – The minutes of the September 16, 2026, regular business meeting were approved as presented.

ACCOUNTS PAYABLE LIST – The Accounts Payable List was approved on a motion by Mr. Troup, seconded by Mr. Yeager.

TREASURER'S REPORT – The Treasurer's Report was received and reviewed without comment.

FRANKLIN COUNTY ASSOCIATION OF TOWNSHIP OFFICIALS FALL CONVENTION – Correspondence was received inviting Township officials to attend the 114th Fall Convention of the Franklin County Association of Township Officials, scheduled for Wednesday, October 28, 2026. The Secretary informed the Board that RSVPs must be submitted by October 9, 2026.

CUMBERLAND VALLEY ANIMAL SHELTER – The August 2026 animal intake report was received from the Cumberland Valley Animal Shelter. The report indicated that four stray dogs and eight stray cats were accepted at the shelter.

2026 FRANKLIN COUNTY HAZARD MITIGATION PLAN UPDATE – The Franklin County Department of Emergency Services requested that Hamilton Township review its Hazard Mitigation Plan and update its threat assessment rankings, as necessary. This item had previously been tabled to allow the Supervisors additional time for review. Following discussion and review of the rankings, the Board agreed to make no changes and authorized the Secretary to return the spreadsheet to the County on a motion by Mr. Troup, seconded by Mr. Yeager.

SALE OF OLD AND/OR UNUSED TOWNSHIP EQUIPMENT – The Board reviewed a list of old and/or unused equipment identified by the Roadmaster for potential sale. At the September 16, 2026, regular business meeting, the Board tabled consideration of the manlift and straw thrower to allow for further review. Following a brief discussion, the Board approved the sale of the remaining equipment on a motion by Mr. Troup, seconded by Mr. Yeager, and instructed the Treasurer to proceed with the liquidation of all approved items.

SPENDING POLICY – The Secretary and Treasurer presented the Board with a proposed purchasing policy specific to Hamilton Township. The policy establishes purchasing

SPENDING POLICY CONTINUED - thresholds and outlines the required approval procedures. On a motion by Mr. Yeager, seconded by Mr. Troup, the Board approved the policy and instructed the Treasurer to implement it.

LARRY E. AND GRACE E. MEYERS – LOT SUBDIVISION – The proposed plan provides for the subdivision of the existing, improved Lot No. 1, which contains a single-family dwelling, from the remaining lands owned by Larry and Grace Meyers. The subdivided lot will remain under the ownership of Larry and Grace Meyers. Following review, the Board approved the plan on a motion by Mr. Rockwell, seconded by Mr. Yeager.

WHISKEY RUN VISTA LAND DEVELOPMENT PLAN – PHASES 1 AND 2, AND MEMORANDUM OF UNDERSTANDING FOR FUTURE TRAFFIC IMPROVEMENTS – The final subdivision and land development plans for Whiskey Run Vista, Phases 1 and 2, and the Memorandum of Understanding (MOU) addressing future roadway improvements were presented to the Board for consideration. The MOU had been revised and reviewed by the Township Solicitor.
On a motion by Mr. Yeager, seconded by Mr. Troup, the Board granted conditional final approval of the plans for both phases, subject to the signing of the plans by the Hamilton Township Planning Commission, the posting of the required performance bonds, and the express terms of the MOU, including the developer's compliance with all terms and conditions set forth therein. By the same motion, the Board approved the MOU based on the recommendations of the Township Solicitor.

PERFORMANCE BOND RELEASE – RONALD MILLER – POULTRY BUILDINGS – Township Engineer Bill Rudy inspected the property located at 5360 Fort McCord Road and the stormwater controls associated with the construction of two poultry buildings. Mr. Rudy determined that the stormwater controls were satisfactory and recommended release of the performance bond. On a motion by Mr. Yeager, seconded by Mr. Rockwell, the Board approved the release and instructed the Treasurer to proceed with the bond release process.

PERFORMANCE BOND RELEASE – PORTERSNECK, LLC – LAURICH GEMS SOUTH, PHASE 2A – Township Engineer Bill Rudy inspected the site and determined that Phase 2A had satisfied the requirements for its stormwater controls. Mr. Rudy recommended the release of the remaining performance bond in the amount of $102,858.80. In accordance with the Engineer's recommendation, Mr. Yeager moved to approve the bond release, and Mr. Troup seconded the motion. Mr. Rockwell abstained. The Treasurer was instructed to proceed with the bond release process.

BOND REDUCTIONS – PORTERSNECK, LLC – LAURICH GEMS SOUTH, PHASES 2B, 3A, AND 3B – Township Engineer Bill Rudy inspected the sites and determined that reductions in the performance bond amounts were appropriate. On a motion by Mr. Yeager, seconded by Mr. Troup, the Board authorized the following bond reductions. Mr. Rockwell abstained.

- Phase 2B: $51,215.00
- Phase 3A: $38,580.00
- Phase 3B: $32,030.00

In addition to inspecting the stormwater controls, Mr. Rudy inspected the newly paved road surfaces and recommended proceeding with the street dedication process. The BOND

REDUCTIONS – PORTERSNECK, LLC – LAURICH GEMS SOUTH, PHASES 2B, 3A, AND 3B CONTINUED – Secretary was instructed to coordinate with Portersneck, LLC, regarding the required street dedication documents and the associated 18-month maintenance bonds.

FIREMAN'S RELIEF ALLOCATION FOR 2026 – The Treasurer advised the Board that the 2026 allocation of the Foreign Fire Insurance Premium Tax had been received from the Auditor General's Office in the amount of $71,901.12.
Act 205 of 1984 establishes the allocation of these funds based on municipal population and the market value of real estate. The funds must be distributed to the volunteer firemen's relief associations serving Hamilton Township. As in prior years, the Township's allocation was distributed based on the percentage of the Township served as the first-due response area for each fire company.
On a motion by Mr. Rockwell, seconded by Mr. Yeager, the Board approved the following distributions:

- Chambersburg Fire Department: $3,625.00
- Franklin Fire Company: $40,965.67
- Marion Fire Company: $20,482.84
- St. Thomas Fire Company: $6,827.61

2027 MINIMUM MUNICIPAL OBLIGATION FOR EMPLOYEE PENSION PLAN – The Treasurer presented the Minimum Municipal Obligation (MMO) worksheet for the Township's 2027 employee pension plan. The worksheet projects annual payroll and the anticipated financial requirements for the pension plan, totaling $21,299.20. On a motion by Mr. Troup, seconded by Mr. Yeager, the Board accepted the information.

PROPERTY COMPLAINTS – The Secretary provided the Supervisors with updates regarding properties previously discussed at Board meetings. The Secretary advised that the Pennsylvania Municipal Code Alliance (PMCA) would be handling the structural issues. However, certain properties remain in violation of the Township's nuisance ordinance. On a motion by Mr. Yeager, seconded by Mr. Troup, the Board authorized the Secretary to proceed with filing the necessary court documents for properties that remain in violation.

ADJOURNMENT – There being no further business to come before the Board, the meeting adjourned at 7:40 p.m. on a motion by Mr. Troup, seconded by Mr. Yeager.

Respectfully submitted,

Patricia L. Clugston
Secretary