

**MINUTES
PARADISE TOWNSHIP
BOARD OF SUPERVISORS
SEPTEMBER 8, 2025**

CALL TO ORDER: At 7:01 pm by Chairman Lance Biesecker

PLEDGE TO THE FLAG:

SUPERVISORS IN ATTENDANCE: Lance Biesecker, Clark Craumer, Dean Bentzel

APPROVE AGENDA WITH ADDITIONS OR DELETIONS... Clark Craumer moved to approve the September 8, 2025 agenda as printed, 2nd by Dean Bentzel, Approved by Unanimous Vote.

APPROVE MINUTES: Clark Craumer moved to approve the minutes from the August 11, 2025 Board of Supervisors meeting as printed, 2nd by Dean Bentzel, Approved by Unanimous Vote.

APPROVE TREASURER'S REPORT: Lance Biesecker read the August 2025 Treasurer's report, Clark Craumer moved to approve the report as read, 2nd by Dean Bentzel, Approved by Unanimous Vote

CITIZENS COMMENTS AND CONCERNS:

Persons who have made prior arrangements to be placed on the agenda will have first priority. Please note due to time limitations 3 minutes will be allotted for each citizen.

- 1) Barb Marchio a resident from 167 Sunset Lane was present to voice a concern about drainage along the roadway and gutter in her neighborhood. Her daughter was also present and said there were times this year when water was almost in their house from a nearby gutter. Lance Biesecker reminded everyone that we had unpresented rain early this summer. He said he would take a look at the situation.

Fire Department Reports:

- 1) **Station 110** – Chief Lease reported 9 total calls
- 2) **NAF** – Lance Biesecker reported 41 total calls/9 in PT

- 3) **United 33** – Lance Biesecker reported 88 total calls/4 in PT
- 4) **Life Team** – Chief Lease reported 136 total calls/ 25 in PT

SUBDIVISION PLANS:

- 1) Wilt Subdivision conditional approval... Clark Craumer presented the Wilt subdivision plan requesting a waiver of SALDO 22-314.1.B to allow for the creation of dimensional non-conformity for lot size. Lance Biesecker moved to grant the waiver on lot size, 2nd by Dean Bentzel, approved by 2-0 vote with Clark Craumer abstaining. Lance Biesecker moved to conditionally approve the plan with conditions of plan being signed and completion of minimal number of GHI comments, 2nd by Dean Bentzel, Approved by 2-0 vote with Clark Craumer abstaining
- 2) Bishard Subdivision waiver approval...Donnie Fleming was present from HLS to request waivers
Waiver to SALDO 403.A to use permission to use 1"- 60' plan scale. Clark Craumer moved to approve the waiver request, 2nd by Dean Bentzel, approved by unanimous Vote
Waiver to SALDO 403.B.18 requesting to use 2' contour intervals instead of 1' because natural slope of land is >10%. Clark Craumer moved to approve the waiver request, 2nd by Dean Bentzel, approved by Unanimous Vote

OLD BUSINESS:

- 1) BP Surety Bond conversion... Doug Stambaugh presented the Supervisors with calculations to replace the Surety Bond with a Maintenance Bond. Clark Craumer moved to release the BP Surety after the Township receives confirmation of \$1475.10 for the Maintenance Bond per GHI calculations, 2nd by Dean Bentzel, Approved by Unanimous Vote
- 2) Approve Ord. No 2025-02 to amend 2014-01, Authority of the Fire Chief and Deputy Fire Chief...Clark Craumer moved to adopt Ordinance 2025-02, 2nd by Dean Bentzel, Adopted by Unanimous Vote
- 3) Lance Biesecker moved to approve the appointment of Kerry Lease as the Township Fire Chief, 2nd by Clark Craumer, Approved by Unanimous Vote
- 4) Adjourn for a Public Hearing on Resolution 2025-05 Adding Land to the Agricultural Security Area...Clark Craumer moved to to adjourn

the BOS meeting, 2nd by Dean Bentzel, Approved by Unanimous Vote

- 5) Public Hearing... Lance Biesecker Called the Public Hearing to order at 7:23pm. Solicitor Evan Gabel commented the purpose of the Hearing and Resolution is to add 6.931 acres of land along Shady Dell owned by the Hausers to the Township Agricultural Security Area. He added there is a larger tract of land owned by the Hausers being added to the Dover Township AGA also. Lance Biesecker asked if there is any commented on the purposed addition. There was none. Clark Craumer moved to adjourn the public hearing, 2nd by Dean Bentzel, Approved by Unanimous Vote. Clark Craumer moved to adjourn the public hearing, 2nd by Dean Bentzel, Approved by Unanimous Vote
- 6) Approve Resolution No. 2025-05...Lance Biesecker called the BOS meeting to order again at 7:25pm. Clark Craumer moved to adopt Resolution 2025-05 adding the Hauser land to the Township ASA, 2nd by Dean Bentzel, Approved by Unanimous Vote

NEW BUSINESS:

- 1) Approve Final Option of Republic Services curb side garbage contract for year 2026...Lance Biesecker presented Republic Services final option year of the current contract. The price would increase from \$71.46 per quarter to \$75.75 per quarter. He added that this is the final option available on this contract and the Township will have to put the service out for bids during the summer of 2026 for 2027 service. Clark Craumer moved to approve the final year option at \$75.75 per quarter, 2nd by Dean Bentzel, Approved by Unanimous Vote
- 2) Approve \$5000.00 contribution to NYCRPD for Capital Campaign Contribution fund for their new headquarters. Clark Craumer moved to contribute \$5000.00 to the NYCRPD Capital Contribution Fund to help with costs of the new headquarters, 2nd by Dean Bentzel, Approved by Unanimous vote.

RECREATION PARK:

- 1) Lance Biesecker reported mowing has slowed considerably plus we have started watering trees and shrubbery again. Also, "Fall into Paradise" night at the park will be this Friday, September 12th.

REPORTS:

- 1) **Emergency Management:** Neal Doyle reported that he has a conference and a training session coming up the next two months
- 2) **Zoning Officer:** Neal Doyle provided a written report of permit activities. There will be a pre-construction meeting coming up soon for TGII. He then showed slides of issues at Paradise Homes Community trailer park. He also showed slides of signs down, bamboo being trimmed back and unregistered cars.
- 3) **Engineer:** Doug Stambaugh provided a report highlighting review of subdivision plans, inspection of water infiltration beds at the Stoltzfus farm and upcoming TGII pre-construction meeting for September 11.
- 4) **Planning Commission:** Kevin Barnes commented most everything has been covered. He added the PTPC reviewed the Township Nuisance Ordinance and updates and changes they would like to make will be given to Evan Gabel for review.
- 5) **Police:** Clark Craumer reported incidents were up 32 from the same reporting period last year and up by 80 YTD over the 2024. Ribbon cutting ceremony for the new headquarters will be Saturday September 13, National Night Out was well attended and the Tome Memorial picnic is coming up.
- 6) **Solicitor:** Evan Gabel commented all things he had were covered and he will get will the PTPC about the Nuisance Ordinance changes.
- 7) **Roadmaster:** Dean Bentzel had nothing further to report. Lance Biesecker added the sealing performed last month looks good and lines will be painted in the coming weeks.

CORRESPONDENCE / ANNOUNCEMENTS/ OTHER BUSINESS:

- 1) Approve Bill Lists and Bank Reconciliations ... Clark Craumer moved to approve bill lists and bank reconciliations and adjourn the meeting, 2nd by Dean Bentzel, Approved by Unanimous Vote
- 2) Adjourned at 7:48pm

Approved at the October 13, 2025 BOS meeting

Elwood Miller

Secretary
Paradise Township