

PARADISE TOWNSHIP BOARD OF SUPERVISORS  
WORK SESSION MINUTES  
JUNE 6, 2022  
5:00 P.M.

PRESENT: Peter Gonze, Reda Briglia, Mike Stein, Tina Transue, Charles Unangst, Jason Smith, from Hanover Engineering, and Solicitor Prevoznik.

Gonze called the work session to order at 5:00 p.m.

Mount Airy, LLC

Representatives from Mount Airy present included: David Johns, Mount Airy Facilities Director; Kevin Yezdimer and Genevieve Smith from ARM Group, LLC; AJ Mignotta from LaBella Engineering; and Frank Leon, Mount Airy General Manager. Also in attendance were members of the Paradise Township EAC: Edith Stevens and Cheryl Phillips.

Mr. Johns introduced the Mount Airy representatives and explained that Mount Airy has retained the services of the ARM Group, LLC and are no longer working with F. X. Browne, Inc. Mr. Yezdimer distributed a spreadsheet with eight tasks to be completed, as outlined in Jason Smith's checklist, dated April 15, 2022. The spreadsheet included a timeline as to when Mount Airy expects completion of the tasks. The tasks as summarized by Mr. Yezdimer are, as follows:

Task 1 – Township Meeting and Path Forward.

Task 2 – Greenway Boundary Signage – Mr. Yezdimer stated that Mount Airy placed twelve additional boundary signs to better delineate the Greenway Lands boundary line, per previous meeting discussions. Mr. Johns stated that by the first week in July of 2022, Mount Airy would produce a map which will show the locations of all posted boundary signs posted.

Task 3 – Lake Buffer Restoration Monitoring – Mr. Yezdimer and Ms. Smith discussed that in 2021, there was successful planting in the native meadow area as part of the restoration project. It was further discussed that Mount Airy should develop a restoration plan to address future restorations as well as establish a plan to maintain existing restoration areas. Jason Smith stated that there were a few areas that should be monitored for possible replanting/revegetation.

Task 4 – Environmental Management Systems Plan – Mr. Johns distributed and discussed a draft Environmental Management Systems Plan for Mount Airy. The report details Mount Airy's plan to address some of the ongoing environmental items such as: holding workshops and providing training materials to hotel staff, posting signage/literature for

quest for water/towel usage, installing low flow fixtures, and installing LED fixtures. Jason Smith will review the report.

Task 5 – Invasive Species Management – There was a discussion regarding treatment of invasive species both on land and in water. It was acknowledged that previous treatments were initially successful but continued supporting treatment were necessary. It was opined that there remains approximately six untreated acres. Mr. Yezdimer discussed developing a revegetation plan and schedule for a targeted fall 2022 planting season.

Task 6 – Trail Maintenance – Ms. Smith explained that trail brochures would be printed and restocked at each trailhead. Ms. Smith asked if the Township had examples of Mile-a-Minute weed posters/cards for posting at trailheads and at the hotel, as well as a Mount Airy phone number for people to report sightings of the weed. Stein stated that he would send a copy to the ARM Group of the posters/cards that the EAC created so that the road crew would recognize and report it to implement quick eradication of the invasive weed. Ms. Smith discussed already completed trail maintenance and the maintenance tasks to be completed in the future. The Board discussed trail maintenance and best practices for contacting Mount Airy to report any issues.

Task 7 – Downstream Hydraulic Improvement Project – Mr. Yezdimer stated that Mount Airy upgraded the pipe from pond 16 to pond 13 to a larger size pipe to improve the discharge between the ponds. Mr. Yezdimer stated that the ARM Group would perform confirmation of previous A/E hydraulics and outlet works design, revise, and update as required to optimize performance. There was discussion on water temperature of the stream and the effect as to the viability and possible improvements of macroinvertebrates in the stream.

Task 8 – Lake Dredging – Mr. Yezdimer stated that Mount Airy is under contract for localized dredging in the lake to help facilitate maintenance of the irrigation system and also around the discharge tower. The lake-wide dredging is scheduled to be begin in the Fall 2022 with a second larger scale dredging phase to be done in 2023.

The Board discussed the draft Greenway report submitted by F. X. Browne. Jason Smith suggested accepting the reports from F. X. Browne with comments from ARM Group stating what has been accomplished from the checklist submitted to Mount Airy by the Township.

Mr. Johns stated that LaBella Engineering was working on plans for the renovations of the dam.

Gonze questioned the status of the timber harvesting on the Mount Airy properties. Mr. Johns stated that it was ongoing at this time.

### Browns Hill Road

Mr. Unangst stated that Jason Smith spoke to a contractor concerning necessary repairs due to erosion on Browns Hill Road. Mr. Unangst stated that if the Township provides the stone and partial labor from the road crew that the cost could be under \$10,000.00.

Adjournment

Gonze adjourned the work session at 5:57 p.m.

Respectfully submitted,

*Tina Transue*

Tina Transue  
Secretary