

The regular meeting of the Adams Township Board of Supervisors was held on June 23, 2025, at 7:00 p.m. at the Adams Township Municipal Building, 690 Valencia Road, Adams Township, Mars, PA.

Present at the meeting were Supervisors Russell R. Ford, Ronald J. Shemela, Darryl M. Brandon and David M. Goodworth, Solicitor Michael Gallagher, Township Manager Mike Tylka, Township Engineer Ron Olsen, Code Enforcement Officer Joe Julian and recording Secretary Jennifer Ford.

Chairman Ford called the meeting to order at 7:08 p.m. with the Pledge of Allegiance.

#### **PUBLIC COMMENT**

No Comment

#### **APPROVAL OF MINUTES**

On a motion by Ronald J. Shemela and seconded by David M. Goodworth the minutes of the meeting of June 9, 2025, were approved. All were in favor.

#### **PLAN REVIEW**

##### **JSW Development – Myoma Road**

Sean O'Dell from Harshman CE Group, LLC, was present for JSW Development asking for preliminary approval for the 8-lot subdivision. Mr. O'Dell stated that all the requirements were met with the township engineers.

On a motion by Darryl M. Brandon and seconded by Ronald J. Shemela, JSW Development was granted preliminary approval. All were in favor.

##### **Amherst Village Phase 7 Revision No. 1**

Jen Sperduti was present to ask for preliminary and final approval of easement revisions.

On a motion by Darryl M. Brandon and seconded by David M. Goodworth, the easement revisions for Amherst No. 7 were approved. All were in favor.

##### **Pinewood Farms Revision No. 1**

Shane Kaclik was present to ask for preliminary and final approval to revise easements from previously recorded plan.

On a motion by Ronald J. Shemela and second by Darryl M. Brandon, the preliminary and final approval was granted for Pinewood Farms Revision No. 1.

##### **Boggs Avenue – 3600 sq. ft. 2-story office/retail building**

Robert Sheffler was present to ask for preliminary and final approval of a 3600 sq. ft. 2-story office/retail building on Boggs Avenue just south of GetGo. Mr. Sheffler stated that they will be working with the developers located on Spring Street to update the stormwater system and the condition of Spring Street.

On a motion by Ronald J. Shemela and seconded by Darryl M. Brandon Amherst Boggs Avenue was approved. All were in favor.

##### **Amherst Amendment No. 9 Lot 221 Townhouse Lot Line Revision**

Jen Sperdute was present to ask for final approval of lot line revision for Lot No. 221 Ruby Way. The purpose is to further subdivide the affected lots to create fee simple units at the centers of the as-built party walls.

On a motion by David M. Goodworth and seconded by Darryl M. Brandon Amherst Amendment No. 9 was approved. All were in favor.

## **OLD BUSINESS**

### **NEW BUSINESS**

#### **Pennsylvania Commission for the United States Semi-Quincentennial Resolution 2025-06**

Mike Tylka explained that to commemorate the 250<sup>th</sup> anniversary of the United States, Pennsylvania is working on various initiatives, including events, programs and educational opportunities to engage citizens and celebrate Pennsylvania's role in the nation's history. Each municipality in Butler County was asked to approve a resolution in support.

On a motion by Darryl M. Brandon and seconded by Ronald J. Shemela the Resolution was approved. All were in favor.

#### **ISW Development, Sewage Module, Resolution 2025-07**

Sean O'Dell, from Harshman CE Group, LLC, was present to ask for approval of the Sewage Module. Mr. Ford asked Mr. Olsen if there were any issues, Mr. Olsen said there was none.

On a motion by Ronald J. Shemela and seconded by David M. Goodworth Resolution 2025-07 was approved. All were in favor.

#### **Purchase of 2 police vehicles**

On a motion by Ronald J. Shemela and seconded by David M. Goodworth, the purchase of 2 police vehicles was approved. All were in favor.

#### **Inventory and Appraisal Services by Industrial Appraisal Company**

On a motion by David M. Goodworth and seconded by Darryl M. Brandon, inventory and appraisal services conducted by Industrial Appraisal Company at the cost of \$8,500.00 was approved.

#### **Property Appraisal**

On a motion by Ronald J. Shemela and seconded by Darryl M. Brandon, the appraisal of property was given approval.

#### **Park Sign Replacement Project**

Mike Tylka explained that the sign will be a 4'x6' messaging center, the base will match the township building. Lights can be dimmed at night. The neighbors will be consulted in case there are any objections.

On a motion by David M. Goodworth and seconded by Darryl M. Brandon, the park sign replacement project was tabled.

## **ADJOURNMENT**

On a motion by Ronald J. Shemela and seconded by Darryl M. Brandon the meeting was adjourned at 7:23 p.m. All were in favor.

---

Jennifer Ford/ Administration Assistant