

**WEST MANHEIM TOWNSHIP BOARD OF SUPERVISORS**

**2008 RE-ORGANIZATIONAL MEETING**

**MONDAY, JANUARY 7, 2008 – 6:00 P.M.**

The 2008 Re-organizational Meeting of the West Manheim Township Board of Supervisors was held on the above date and time at the Municipal Building.

Nomination of Temporary Chairman – Supervisor Gobrecht was nominated in a motion by Supervisor Raubenstine, seconded by Supervisor Barnhart and carried.

The Meeting was called to Order, followed by the Pledge to Flag and Invocation.

ROLL CALL: Present were Supervisors Williams, Barnhart, Raubenstine, Parr, and Gobrecht, Manager Andrew Richardson, Solicitor Linus Fenicle, and Engineer Terry Myers from C. S. Davidson, Inc.

**2008 RE-ORGANIZATION:**

The following officers were appointed in motions by Supervisor Williams, seconded by Supervisor Parr and carried:

Chairman of the Board of Supervisor - Scott Barnhart  
Vice Chairman of the Board of Supervisors - Darrell Raubenstine  
Secretary/Assistant Treasurer - Nancy C. Smith  
Treasurer/Assistant Secretary - Beverly A. Weaver  
Township Manager - Andrew Richardson  
Chief of Police - Timothy J. Hippensteel  
Zoning Officer - Andrew Richardson  
Code Enforcement Officer - Harold Coldren  
Sewage Enforcement Officer - Doug Stambaugh  
Alternate Sewage Enforcement Officer - Bob Whitmore  
(Supervisors Williams and Parr voted for this appointment and Supervisors Raubenstine, Barnhart and Gobrecht voted against it. Supervisor Raubenstine then made a motion to appoint Bill Deal. This motion was seconded by Supervisor Parr and carried.)  
Solicitor - Linus Fenicle  
Engineer - C. S. Davidson, Inc.  
Sewer Authority Solicitor - Linus Fenicle  
Sewer Authority Engineer - C. S. Davidson, Inc.  
Vacancy Board Chairman - Cindy Lee  
Zoning/Hearing Board Solicitor - Joe Kalasnik  
Earned Income Tax Representative - Supervisor Scott Barnhart  
York County Planning Commission LGAC Advisory Committee Reps.  
(Representative - Supervisor Raubenstine, Alternate - Supervisor Parr)

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Planning Commission Member - 4 yr. Term - In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board re-appointed Darrell Raubenstine and James Myers to serve the 4-year terms.

Zoning/Hearing Member - 3 yr. Term - The Board appointed Dennis Bidwa to serve as an Alternate Member.

Sewer Authority Member - 5 yr. Term - Frank Williams & Scott Barnhart  
Chief Administrative Officer - Pension Plan - Darrell Raubenstine

The following Resolutions were passed in motions by Supervisor Williams, seconded by Supervisor Parr and carried by unanimous roll call votes:

Resolution #2008-01	Roadmaster - Andrew Richardson
Resolution #2008-02	Supervisors as Equipment Operators
Resolution #2008-03	Depository - Susquehanna Banks & People's Bank
Resolution #2008-04	Wage Tax Collection Fees - South Western School District rate
Resolution #2008-05	Wage Tax Collector Appt - Linda Deyarmin
Resolution #2008-06	Renewal of all existing Ordinances and Resolutions
Resolution #2008-07	2008 Wages and Salaries
Resolution #2008-08	Mileage Reimbursement - 50 1/2 cents/mile
Resolution #2008-09	Police Officers Contribution rate to Police Pension Fund (5%)
Resolution #2008-10	Non-Uniformed Employees Contribution rate to Non-Uniformed Pension Plan (5%)
Resolution #2008-11	Sewage Enforcement Officer Service Fees (adjusted due to rate increase)
Resolution #2008-12	Fee Schedule for Services & Permits

Establish Board of Supervisors Meetings, Dates and Times: Monthly on First Thursday at 6:00 p.m., Supervisors Caucus at 5:30 p.m. Third Tuesday-Public Work Session at 6:00 p.m. Motion by Supervisor Raubenstine, seconded by Supervisor Williams and carried.

The Treasurer's Bond was established at One Million, Five Hundred Thousand (\$1,500,000.00) in a motion by Supervisor Williams, seconded by Supervisor Parr and carried.

PUBLIC COMMENTS - Items Not Listed on Agenda: There were none.

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DISBURSEMENTS: The Disbursements for the month of December, 2007, from all funds, were approved as listed in a motion by Supervisor Williams, seconded by Supervisor Parr and carried.

APPROVAL OF MINUTES: The Minutes of the Regular Meeting of December 6, 2007 were approved, as distributed, in a motion by Supervisor Williams, seconded by Supervisor Parr and carried.

ENGINEER'S REPORT: Terry thanked the members of the Board for reappointing C. S. Davidson, Inc. as Township Engineers for 2008. Pumping Station Road Relocation - Kinsley Construction has completed the construction of the road and installation of the concrete island. In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board approved Change Order #5 for an extension of contract time until February 7, 2007 due to weather conditions. Area I Sanitary Sewer - A final inspection of this Project has been rescheduled for January 23, 2008. Zoning Ordinance Updates - The engineers are continuing to review the overlay districts with the Township Planning Commission. Stormwater Management Ordinance - PA DEP has released a new model ordinance and these modifications should be incorporated into the proposed Ordinance. The Township Planning Commission will review these items. Fairview Dr./Baltimore Pike & Brunswick Dr./Baltimore Pike Traffic Signals - Township staff indicated that there is a backup of traffic between the signals. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board approved a study be done of the existing intersections. This will include preparation of a new timing plan and application to PennDOT. Resident, Dwayne Diehl, would like something done so the traffic is not held up in the morning when people are trying to get to work. Public Improvement Security - In a motion by Supervisor Williams, seconded by Supervisor Raubenstine and carried, the Board approved a reduction in security for Lutheran Social Services. Security will be reduced by \$274,732.15. This will leave \$265,274.90 security remaining. Supervisor Williams asked about the Flashing Lights at the Fire Co. Terry said there was a bracket that needed repaired and then PennDOT needs to inspect the lights again. Mike Hampton explained that the light on the northbound side of the road is still not working. Supervisor Raubenstine inquired about the wells that were drilled by the Quillen Group. Letters have been sent to the property owners and they have thirty days to abandon the wells on their property. Andy will check with Tim Pfaff to see how the wells were constructed.

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SOLICITOR'S REPORT: Linus thanked the Board for the reappointment of his firm as Township Solicitors for 2008. Linus reported that the PUC has approved the sale of the water system to The York Water Company. The Calvary Assembly of God Church has filed a petition for appointment of review in the eminent domain action. Linus explained that the Human Relations Commission would like to have a Consent Order and Decree approved for signature to settle the Marilyn Phillips matter. All items that needed to be fixed have been taken care of. This Order and Decree indicates that the Township's facilities will meet handicap requirements. In a motion by Supervisor Parr, seconded by Supervisor Williams and carried, the Board approved the signing of this document after Linus has addressed some of the wording.

MANAGER'S REPORT: (A) Andy distributed the monthly report of revenues and expenditures compared to budget for the new building. The construction is about 40 - 42% complete at this time. In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried the Board rejected Change Order #1 for BFPE and approved Change Order #'s 13, 14, 15 and 16 for McCoy Brothers. Andy recommended that the change order for BFPE go back to the contractor to be reworded. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board approved Application for Payment #3 for Midstate Electrical in the amount of \$60,120.00. In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board approved Application for Payment #4 for Midstate Electrical in the amount of \$74,322.00. In a motion by Supervisor Williams and seconded by Supervisor Gobrecht, the Board approved Application for Payment #2 for Davidson, H & C in the amount of \$38,172.19. Motion carried. The Board approved Application for Payment #4 for Eshenaur Fuels in the amount of \$47,032.20 in a motion by Supervisor Williams, seconded by Supervisor Raubenstine and carried. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board approved Application for Payment #4 for McCoy Brothers in the amount of \$110,226.00. (B) Andy has received a revised MMO for the Police Department Pension Plan. The revised MMO was calculated using the 2007 Actuarial Valuation Report. Andy would like to include this increase in the 2008 Budget. The Board, in a motion by Supervisor Williams, seconded by Supervisor Parr and carried, approved the re-opening of the 2008 Budget and including this increase in the MMO. The Board discussed an increase of 2/10 of a mill and establishment of a Budget Committee. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board approved the establishment of a Budget Committee consisting of two Board Members, the Treasurer, the Manager and one member of the community.

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This committee would review the budget in detail and discuss it with the Board. A Special Meeting will be held on Tuesday, January 15 to discuss the Budget. The final budget for 2008 must be approved by February 15, 2008.

SUBDIVISION PLANS: (A) The Board granted the following Plans extensions through April 4, 2008 in a motion by Supervisor Parr, seconded by Supervisor Williams and carried - 1) John & Martha Halter, 4-lot Final, 2) Joshua Hill Farm, 124-lot Preliminary, 3) The Warner Farm, 15-lot Preliminary, 4) Preserve at Codorus Creek IV, 79-lot Preliminary, 5) Benrus Stambaugh et al, Land Development Plan, 6) James Horak & Donald Yorlets, 6-lot Preliminary and 7) Bowman Property, 3 Add-on Lots. Supervisor Barnhart abstained on several plans as per his previously submitted letter of abstention.

(B) These Plans were then tabled along with the following Plans in a motion by Supervisor Williams, seconded by Supervisor Parr and carried - 1) Chestnut Hill, 17-lot Preliminary, 2) Orchard Estates, 58-lot Preliminary, 3) Dwight & Pamela Myers, 3-lot Final, 4) Wyndsong Pointe, Phase II, 15-lot Final, 5) Eugene Beatty, 2-lot Final, 6) Fuhrman Mill Heights, 1-lot, 34 units, 7) Highpointe at Rojen Farms, Phase IIA, 34-lot Final, 8) Fox Run Village, 25-lot Final, 9) Steeple Chase, 12-lot Final, 10) Community Banks, Land Development Plan, 1-lot, 11) Karl & Blanche Moore, 3-lot Final, 12) Homestead Acres, J.A. Myers, 134-lot Preliminary, 13) Northfields, Phase II, 52-lot Preliminary and 14) Glenn and Jennifer Auchey, 2-lot Final. Supervisor Barnhart abstained on several plans as per his previously submitted letter of abstention.

(C) Marburg Pointe, Phase 2, 11-lot Final: John Biel was present to ask again for conditional approval of this plan. Terry explained that should the Board grant a conditional approval, a letter should be sent to the developer listing the conditions and he should return the letter within 15 days indicating he accepts these conditions. In a motion by Supervisor Gobrecht and seconded by Supervisor Williams, the Board granted a conditional approval which requires bonding to be posted within ninety days or an extension requested in writing. Motion carried. Supervisor Barnhart abstained and Supervisor Parr voted against this motion.

OTHER BUSINESS: A) Representatives of Lutheran Social Services requested an extension of their preliminary plan approval in order to submit final land development plans for a section of the development that has not been constructed as of this date. The Preliminary Plan approval will expire in February and they would like to submit these final land development plans under the same preliminary plan. After some discussion, the Board decided to review this at the meeting next week. B) Doug Barmoy and Reg Baugher, representing Hanover Land Services, were present to discuss the concept of a

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cul-de-sac design on a Plan for Andy Bealing at the current Chester Utz farm. In a motion by Supervisor Gobrecht, seconded by Supervisor Raubenstine and carried, the Board accepted the concept of this plan to extend this cul-de-sac into a private road if the developer would decide to do this. The Board of Supervisors needs to approve the concept of this cul-de-sac under Section 505e of the SALDO. Supervisor Barnhart abstained from this vote. C) The PSATS State Convention will be held in May, 2008 in Hershey, PA. Nils, Frank and Andy would like to registered for the convention and would like hotel accommodations for Sunday night through Tuesday. Darrell would like to be registered and have accommodations for Sunday night. D) Anyone interested in attending this training session in Shippensburg should contact the Secretary to be registered. E) Frank will be registered to attend the South Central Assembly 10<sup>th</sup> Anniversary Summit to be held on January 31 and February 1. F) PSATS is holding a training session for newly elected township officials on Saturday, January 19 and Saturday, January 26 in Enola, PA. Carl, Nils and Frank would like to be registered to attend. G) Supervisor Barnhart would like to have a one-week cutoff time for Agenda items. In a motion by Supervisor Barnhart, seconded by Supervisor Williams and carried, the Board approved this time limit on the Agenda items. Anything that needs to be added and discussed will be done so at the meeting.

PUBLIC COMMENTS: Harry McKean asked the Board to approve transmittal of the sewage module for the Community Banks Plan. In a motion by Supervisor Raubenstine, seconded by Supervisor Williams and carried, the Board adopted Resolution #2008-13 for transmittal of this module to DEP. Also, in a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board adopted Resolution #2008-14 for transmittal of the sewage module for the Homestead Acres Plan.

Dwayne Diehl expressed his concerns over vehicles making a right hand turn from Fairview Drive onto Baltimore Pike on a "red" signal. He believes it is difficult to see anyone coming and is dangerous. Terry will have this looked at when the signal timing is examined.

Darrell asked about the approval of the ECHO housing for the DiPintos. Andy explained that the addition will be permanent but the use will be required to revert back to a single family dwelling when no longer needed.. The DiPintos will need to come back yearly to update the situation..

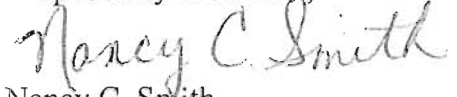
NEXT SCHEDULED MEETINGS - Supervisors Special Meeting - Tuesday, January 15, 2008 at 6:00 p.m.; Regular Supervisors Meeting - February 7, 2008 at 6:00 p.m. with Supervisors Caucus at 5:30 p.m.

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ADJOURNMENT - The meeting was adjourned at 7:47 p.m. in a motion by Supervisor Williams, seconded by Supervisor Parr and carried.

Respectfully submitted,

A handwritten signature in cursive script that reads "Nancy C. Smith". The signature is written in black ink and is positioned above the printed name and title.

Nancy C. Smith  
Secretary