

WEST MANHEIM TOWNSHIP BOARD OF SUPERVISORS MEETING

Regular Meeting

Thursday, November 6, 2008
6:00 p.m.

The Regular Meeting of the West Manheim Township Board of Supervisors was held on the above date and time at the Municipal Building at 2412 Baltimore Pike.

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

ROLL CALL: Present were Supervisors Barnhart, Raubenstine, Williams, Parr and Gobrecht. Also present were Manager Richardson, Terry Myers and Mike Knouse from C. S. Davidson and Solicitor Linus Fenicle.

RECOGNITION OF VISITORS: Visitor's Register Attached.

PUBLIC COMMENT - ITEMS NOT LISTED ON AGENDA

APPROVAL OF AGENDA: The Agenda was approved in a motion by Supervisor Williams, seconded by Supervisor Parr and carried with the following additions: (12E – Recreation Board-Christine Gienski, and 13C -- Letter from Senator Mike Waugh).

Supervisor Nils Parr and Alan Ault, Road Foreman, presented a larger flag to the Township to be displayed in front of the new Township Municipal Building.

APPROVAL OF DISBURSEMENTS: The Disbursements for the Month of October, 2008, 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 Work Session Meeting of October 21, 2008 were approved, as distributed, in a motion by Supervisor Gobrecht, seconded by Supervisor Williams and carried.

SOLICITOR REPORT: Linus has advertised the Amendment to the Burn Ordinance for adoption at the Work Session Meeting on November 18, 2008. He has sent a letter to the attorney representing the Rineharts concerning the old one-room schoolhouse but has not received a response. Linus is still working on the issue with the Quillen wells and will have an update at the next meeting. He has submitted a memo regarding the expanded hunting area at Codorus State Park. He has nothing to add to this discussion and he believes the individuals that attended the previous meeting are handling this situation very well. Linus has been working with the engineers on a sewer use ordinance that needs to be enacted with Penn Township to meet federal standards. Linus has reviewed the two contracts dealing with the Comcast Franchise Agreement. The first contract runs through 2017 and contains 3% gross revenue for the Township.

West Manheim Township Board of Supervisors Meeting
November 6, 2008 (Cont'd)

The second contract which expires at the end of this year contains 5% gross revenue. In a motion by Supervisor Parr, seconded by Supervisor Raubenstine and carried, the Board authorized Linus to contact Comcast and offer a renewal of the contract for another ten years at 5% gross revenue. This would also extend this contract until 2017.

ENGINEER'S REPORT: Mike Knouse presented a written Report of C. S. Davidson, Inc. dated November 6, 2008. Written copies were distributed to Supervisors and Staff (copy in Township files). Public Improvement Construction – Fitz & Smith has begun some of the work on Fairview Drive. Due to the current temperatures, Mike recommends that the paving be postponed until the Spring of 2009. The agreement will need to be revised to extend the time frame for this work. In a motion by Supervisor Williams, seconded by Supervisor Raubenstine and carried, the Board agreed to postpone the paving and have a revision made to the agreement between Hanover Lutheran Retirement Village and West Manheim Township. Construction Projects - Pumping Station Road Relocation – Kinsley has completed the stabilization that was requested by the York County Conservation District. Baltimore Pike Curb and Sidewalk – Gregory Contractors, Inc. has completed work on this project. The certificate of substantial completion has been issued and final paperwork should be returned soon. Area 2 and 3 Sanitary Sewers – A pre-construction meeting has been scheduled for November 19, 2008. In a motion by Supervisor Gobrecht, seconded by Supervisor Williams and carried, the Board authorized the submission of the letter of credit required under the Highway Occupancy Permit (\$391,000.00). In a motion by Supervisor Parr and seconded by Supervisor Williams, the Board authorized the signing of Contract No.1 with Doli Construction, Inc. Motion carried. The Board also approved Requisition No. 2 for capital purchases in the amount of \$9,383.00 for the lateral camera in a motion by Supervisor Parr, seconded by Supervisor Williams and carried. The engineers have scheduled one full-time inspector but indicated they may need an additional inspector due to the size of the project. Water Study – The engineers will continue to meet with representatives of the York Water Company and will continue to supply updates to the Board. The engineers continue to work on updates to the Act 537 Plan and Zoning Ordinance. They supplied a draft letter that will go out to the Area 2 and 3 residents prior to the start of construction. Any changes should be sent to the engineers.

MANAGER'S REPORT - (A) Andy reported that there are several minor issues that need to be addressed with the new building. He will check on the bullet-proof glass and have an answer for the Board at the next meeting. (B) Andy presented a draft of the Rental Agreement for the Community Room. There have been several changes from the original draft. Chairman Barnhart asked for this issue to be tabled until everyone has a chance to review the draft. (C) Andy presented the first draft of the 2009 Budget.

West Manheim Township Board of Supervisors Meeting
November 6, 2008 (Cont'd)

He explained the Budget which includes ten different funds. He is recommending a .38 mill tax increase to help cover the increasing costs of operation and the hiring of full and part-time EMT's. It also contains a 4% across-the-board increase in wages. The Board members will review the draft and discuss any changes at the Work Session Meeting on November 18, 2008. The final draft will need to sit for Public Review for twenty days before it can be adopted. (D) The Comcast Franchise Extension Agreement was discussed under the Solicitor's Report. (E) Christine Gienski, Chairman of the Recreation Park Board updated the Board on activities at the Rec Park. Volunteers have opened up about two miles of trails on the property for walking, biking and hiking. She thanked everyone for their help. She also reported that they are looking for some clean fill dirt and there is another barn on the property that needs to be demolished. The Park Board also requested some additional signage with directions to the Park.

CORRESPONDENCE: (A) "Thank you" letter received from South Western Dollars for Scholars for the Township contribution of \$500.00. (B) Memorandum received from York County Planning Commission with an invitation to Municipal Work Sessions regarding economic development. (C) Letter received from Senator Mike Waugh's office regarding work sessions on a 10-year strategic economic development plan for York County.

OTHER BUSINESS: (A) Supervisor Parr withdrew his discussion of a trial study for a ten hour workday. (B) Supervisor Parr made a motion that prior to any overtime work being performed, written and signed authorization be obtained from the Township Manager. The motion was seconded by Supervisor Barnhart. This would involve only non-uniformed personnel. He feels it should be the decision of the Manager as to whether overtime is warranted. Supervisor Parr will conduct more research on this topic and bring his ideas back to the next meeting of the Board. The motion and second were withdrawn.

SUBDIVISION PLANS:

Prior to the consideration of the requested extensions to the subdivision plans, Supervisor Raubenstine made a motion to have correspondence sent by our engineers to the developers of two of the plans that are sitting dormant at this time. This correspondence will go to Stoneridge Development Corp. regarding the Wyndsong Point-Phase II, 15-lot Final Plan and the Steeple Chase-12-lot Final Plan. This correspondence would advise the developer that after a 90-day extension granted at this meeting, the Board will deny these plans unless the punch list items are completed for approval of the plans. The motion was seconded by Supervisor Gobrecht and carried. The review time will now expire on February 5, 2009 on these two plans.

West Manheim Township Board of Supervisors
November 6, 2008 (Cont'd)

(A) The following Subdivisions Plans were given review time extensions as per written requests, in a motion by Supervisor Gobrecht and seconded by Supervisor Williams: Orchard Estates - Gobrecht - 58-lot Preliminary; Dwight & Pamela Myers, 3 - lot Final; Eugene Beatty, 2-lot Final; Fuhrman Mill Heights, 1-lot, 34 units - Final Plan and Glenn and Jennifer Auchey, 2-lot Final. Motion carried. Supervisor Barnhart abstained on several plans as per his previously submitted letter of abstention.

(B) In a motion by Supervisor Gobrecht and seconded by Supervisor Williams, the Board then tabled all the following plans: Joshua Hill Farm, 124 - lot Preliminary; Warner Farm, 15 - lot Preliminary; Preserve at Codorus Creek IV, 79 - lot Preliminary; Orchard Estates - Gobrecht - 58-lot Preliminary; Dwight & Pamela Myers, 3 - lot Final; Eugene Beatty, 2-lot Final; Fuhrman Mill Heights, 1-lot, 34 units - Final Plan; Fox Run Village, 25-lot Final; Community Banks, Land Development Plan, 1-lot; Karl & Blanche Moore, 3-lot Final; Homestead Acres, J. A. Myers, 134-lot Preliminary; Northfields, Phase II, 52- lot Preliminary; Benrus Stambaugh et al, Land Development Plan; James Horak & Donald Yorlets, 6-lot Preliminary; Glenn and Jennifer Auchey, 2-lot Final and Lutheran Social Services, Phase 2 – New Apartment Building. Motion carried. Supervisor Barnhart abstained on several plans as per his previously submitted letter of abstention.

PUBLIC COMMENTS AND/OR SUPERVISORS COMMENTS: David Barber, 25 Kenlee Circle, raised several additional issues dealing with the burning ordinance. He questioned whether the ordinance contains any provisions concerning liability issues or if there is any time designated when someone would lose their privilege to burn after several fines are imposed. Andy Hoffman, 2575 Baltimore Pike, informed the Board that the parking lot on the south side of the Municipal Building is very dark. The Manager reported that he is working with electricians to remedy this situation with additional lighting. Andy Hoffman also indicated his concerns for the unsafe condition of Fairview Drive. It is too late to fix this road this year. It will be scheduled to be repaired in the Spring of 2009. Andy asked if the new curbs and sidewalks in Pleasant Hill could be extended all the way out the Baltimore Pike. The engineers responded that this project was completed under the Community Block Grant Program. Another application for a grant has been submitted for some additional curbs and sidewalks. Supervisor Parr commended Laura and Heather on the West Manheim Township Newsletter that was just sent out to residents. He would like a letter of commendation put into their personnel files and also would like Andy to submit the newsletter for an award. This action was approved in a motion by Supervisor Williams, seconded by Supervisor Parr and carried.

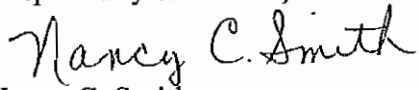
Page – 5 -

West Manheim Township Board of Supervisors Meeting
November 6, 2008 (Cont'd)

NEXT SCHEDULED MEETINGS: York County Convention – Thursday, November 13, 2008. Supervisors Work Session - Tuesday, November 18, 2008 at 6:00 p.m. with Supervisors Caucus at 5:30 p.m. Supervisors Regular Meeting - Thursday, December 4, 2008 at 6:00 p.m. with Supervisors Caucus at 5:30 p.m.

ADJOURNMENT: The Meeting was adjourned at 7:11 p.m. in a motion by Supervisor Williams, seconded by Supervisor Parr and carried.

Respectfully submitted,


Nancy C. Smith
Secretary