

WEST MANHEIM TOWNSHIP BOARD OF SUPERVISORS MEETING

Regular Meeting

Thursday, December 4, 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, Raubenshine, 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: (11D – Chief of Police, short executive session and 12B – Letter from YCPC) .

APPROVAL OF DISBURSEMENTS: The Disbursements for the Months of November and December, 2008, from all Funds, were approved as listed in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

APPROVAL OF MINUTES: The Minutes of the Work Session Meeting of November 18, 2008 were approved, as distributed, in a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried.

SOLICITOR REPORT: Linus had three items to discuss that were not listed on the Agenda. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board authorized the advertisement to adopt an Ordinance to correct the name of the Water Authority. This needs to be done in order to be recorded with the Department of State and York County. The name was incorrect at the time of the termination of the Water Authority. The Board also authorized the advertisement to adopt an Ordinance to require the Area 2 sewer residents to connect to the water system. This was done in a motion by Supervisor Williams, seconded by Supervisor Parr and carried. These two Ordinances will be ready for adoption at the next Board Meeting. Linus indicated that the Board may adopt a resolution at the next meeting to offer deduct meters to the public sewer customers. The meters will be available from the Township since they will be sewer related.

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ENGINEER'S REPORT: Mike Knouse presented a written Report of C. S. Davidson, Inc. dated December 4, 2008. Written copies were distributed to Supervisors and Staff (copy in Township files). Plan Review Status -- In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board authorized the submittal of a revised Sewage Planning Module for Glenn & Jennifer Auchey. Public Improvement Construction -- In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board authorized the total release of security for the Hemler Plaza Plan. The amount of security release is \$14, 850.00. In a motion by Supervisor Gobrecht and seconded by Supervisor Williams, the Board authorized the reduction of security for the Northfields Plan in the amount of \$574,649.25. Motion carried. The amount remaining will be \$95,837.60. Construction Projects - Street Maintenance Program, 2008 Street Improvements -- In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board approved Contract Change Order No. 1 (Final) for Kinsley Construction which is a reduction of \$6,360.13. They also approved Application for Payment No. 2 (Final) in the amount of \$13,159.63 in a motion by Supervisor Williams and seconded by Supervisor Gobrecht. Motion carried. Area 2 and 3 Sanitary Sewers -- The sanitary sewer easements are being recorded and the payments will soon be distributed. The notice to proceed has been issued to Doli Construction and they have submitted a tentative schedule. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board authorized the signing of the contract with Electroventions, Inc. Area 3 Interceptor -- S & A Homes has selected Robert Thomas Construction, Inc. for the sewer line installation. Miscellaneous -- The Board authorized C. S. Davidson to submit the 2007 Chapter 94 report to the PA Department of Environmental Protection in a motion by Supervisor Parr and seconded by Supervisor Williams. DEP has indicated that they will begin reviewing new planning modules and will consider approving new sewer connections to the Penn Twp WWYP for 2009.

MANAGER'S REPORT - (A) Andy presented an application for Payment for M3T Corporation. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board approved this payment in the amount of \$1000.00. In a motion by Supervisor Williams, seconded by Supervisor Parr and carried, the Board authorized Linus to research whether or not the Township can rent the old municipal building to Doli Construction Company. (B) Andy reported that the draft of the 2009 Budget has been advertised for public review and will sit for the required twenty days. (C) The Board authorized the signing of the Cable Franchise Agreement with Adelphia. The agreement will extend the contract to the year 2017. The Board approved this item in a motion by Supervisor Parr and seconded by Supervisor Williams. Motion carried. (D) Chief Hippensteel requested approval from the Board for the hiring of Paul Heffner to the position of probationary police officer. Mr. Heffner is a 2006 graduate of the Harrisburg Area Community College Municipal Police Training Academy and is

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working as a State Park Ranger with Codorus State Park. The Board approved his hiring in a motion by Supervisor Williams, seconded by Supervisor Parr and carried. Supervisor Barnhart shared a letter received from a resident of the Township commending Chief Hippensteel and Officer Snyder. Yvonne Hughes thanked them for their efforts to save her mother's life. Their attempts were unsuccessful but she wanted to publicly thank them for their help until the ambulance arrived.

In a motion by Supervisor Parr, seconded by Supervisor Gobrecht and carried, the Board recessed the regular meeting to go into a brief executive session to discuss a personnel issue.

The Regular Meeting was brought back to order at 6:25 P.M. In a motion by Supervisor Gobrecht, seconded by Supervisor Parr and carried, the Board approved the hiring of Mrs. Pat Berwager as a temporary secretary in the police department until the current secretary is able to return to work.

CORRESPONDENCE: (A) Linus received a letter from Atty. Keith Nonemaker asking the Township to sign a confirmation form to allow the York County Assessment Office to assign a separate tax ID Number to a tract of land that was included in the Charles & Pamela Bowman Subdivision Plan. Linus indicated it was always a separate deeded parcel. In a motion by Supervisor Gobrecht, seconded by Supervisor Parr and carried, the Board authorized the signing of the form and returning it to Atty. Nonemaker. (B) Supervisor Barnhart received an e-mail from the York County Planning Commission requesting the Township's help on the night of January 28, 2009 to conduct a count of unsheltered homeless individuals and families in York County. A flyer will be posted at the Township Office and anyone interested should contact the York County Planning Commission.

OTHER BUSINESS: (A) Supervisor Parr asked if Comp Time can be rolled over into the next year or if any employee with Comp Time at the end of the year receives pay for it. The current policy is "use it or lose it". More research will be conducted on this topic and it will be discussed at the next meeting of the Board. (B) Tom Redmond of Redmond Consulting Ltd. and Chris Englebort of Smith Barney, Allentown Consulting Group Team, were present to discuss the Township Pension Plans. They have met with the Police Department and the Pension Committee to explain what they have to offer the Township. Tom Redmond also discussed the DROP Program (Deferred Retirement Option Program) with the Board. This would apply to the Police Department and the officers have expressed an interest in this program. In a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried, the Board authorized Linus to

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draft an ordinance to adopt the DROP Program. Linus indicated this ordinance could be ready for the Board's action at the special meeting on December 29, 2008. The Board decided to appoint Redmond Consulting Ltd. as the new actuaries for the Pension Plans and Smith Barney as the new investment firm in a motion by Supervisor Raubenstine, seconded by Supervisor Gobrecht and carried. In a motion by Supervisor Raubenstine and seconded by Supervisor Williams, the Board authorized Andy to inform the current firms that they will be replaced as of January 1, 2009. Motion carried. (C) In a motion by Supervisor Parr, seconded by Supervisor Williams and carried, the Board approved the renewal of membership to the Codorus Creek Watershed Association for 2009. (D) The Board approved the signing of the Agreement between West Manheim Township and the York County Economic Development Corporation. This agreement includes 2009 and 2010 in the amount of \$20,000.00 per year. (E) The Township has received the renewal contract for the year 2009 with the York County SPCA. There was some confusion with the renewal contract. The Board signed a contract with Hemler Animal Services and thought there was no need to enter into a contract with the SPCA. Mike Hampton indicated Mr. Hemler will not be able to take animals to the SPCA without the Township having the contract with them. The Board decided to table this item until the next meeting in order to further understand what the options are. (F) Paul Minnich and John Beil came before the Board as a result of letters they received on the Steeple Chase and Wyndsong Pointe Plans. The Board had asked them to have all the items completed by February 6, 2009 on these plans so they could be approved. Mr. Minnich asked the Board if they would consider a longer period of extension. The Preliminary Plans have been approved and the issue now is the posting of the bond for final approval. After some discussion, the Board granted 6-month extensions on these plans from the February 6, 2009 date in a motion by Supervisor Gobrecht, seconded by Supervisor Williams and carried. Supervisor Barnhart abstained from this vote. The Board specified that these plans need to be ready for final approval at that meeting on August 6, 2009. These extensions will be submitted to the Board in writing.

SUBDIVISION PLANS:

Mike Knouse indicated that there are two plans that he would like to send letters out about because no action has been taken on them for a while. These are the Karl & Blanche Moore Plan and the Eugene Beatty Plan. He recommended that these letters request the intentions of the developers in moving forward with these plans. The Board authorized Mike to send out correspondence regarding these issues in a motion by Supervisor Williams, seconded by Supervisor Raubenstine and carried. Supervisor Barnhart abstained from this vote.

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(A) The following Subdivisions Plans were given review time extensions as per written requests, in a motion by Supervisor Williams and seconded by Supervisor Gobrecht: Fox 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 and Northfields, Phase II, 52- lot Preliminary. 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; Wyndsong Pointe-Phase II, 15-lot Final; Fuhrman Mill Heights, 1-lot, 34 units - Final Plan; Fox Run Village, 25-lot Final; Steeple Chase, 12-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: Mike Roepcke, representing the Northfields Subdivision, came before the Board questioning the charges he has received for engineering inspections at his project site. He believes these are excessive charges compared to the former invoices he had received. The Board asked him to meet with the Engineers and try to resolve this issue. If, after a meeting, the issues remain unsolved, he was asked to report back to the Board. Owen Walsh, of Bear Crossing, asked why the South Western School District would not want to restore the old schoolhouse. He believes there may be residents in the Township who may have attended this school and would like to assist in restoring it. Supervisor Barnhart confirmed with Mike Hampton that the Board has approved the hiring of the paid EMT's and they should begin advertising for the positions. Supervisor Raubenstine received a copy of a letter from Jesse and Betty Hempfing that was sent to the York County Planning Commission concerning the second part of the curb and sidewalk project in Pleasant Hill. The installation of curbs and sidewalks would make the entrance to their garage business difficult and dangerous. Darrell also asked if the Board members would mind if he took on the one-room schoolhouse project on his own to try to stir up some interest to restore it and money to fund the restoration. The Board welcomed his suggestion.

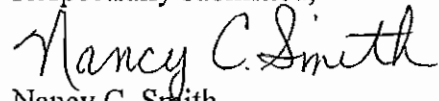
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NEXT SCHEDULED MEETINGS: Supervisors Work Session - Tuesday, December 16, 2008 at 6:00 p.m. with Supervisors Caucus at 5:30 p.m. Public Hearing (Conditional Use) – Tuesday, December 16, 2008 at 6:30 P.M. Supervisors Reorganization Meeting - Monday, January 5, 2009 at 6:00 p.m. with Supervisors Caucus at 5:30 p.m.

ADJOURNMENT: The Meeting was adjourned at 8:02 p.m. in a motion by Supervisor Williams, seconded by Supervisor Gobrecht and carried.

Respectfully submitted,



Nancy C. Smith
Secretary