

WEST MANHEIM TOWNSHIP BOARD OF SUPERVISORS MEETING

Regular Meeting

Thursday, August 4, 2011
7:00 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 Hartlaub followed by the Pledge to the Flag and the Invocation.

ROLL CALL: Present were Supervisors Hartlaub, Woerner, Williams, Parr. Supervisor Gobrecht was absent. Also present were Solicitor Wayne Martin, Mike Knouse of C. S. Davidson, Inc. and Manager Kevin Null.

RECOGNITION OF VISITORS: Visitor's Register Attached.

APPROVAL OF AGENDA: The Agenda was approved, in a motion by Supervisor Woerner, seconded by Supervisor Parr and carried.

APPROVAL OF MINUTES: The Minutes of the Work Session Meeting of July 19, 2011 were tabled until the next meeting, in a motion by Supervisor Woerner, seconded by Supervisor Parr and carried.

APPROVAL OF DISBURSEMENTS: The Disbursements for the Month of July, 2011, from all Funds, were approved as listed in a motion by Supervisor Woerner, seconded by Supervisor Parr and carried.

CORRESPONDENCE: There was no correspondence.

RECREATION BOARD REPORT: Chris Gienski, Chair West Manheim Township Park and Rec Board thanked Solicitor Wayne Martin for the clarification on leash laws. She was contacted by the YMCA and they informed her that they liked the facilities and would like to come back next year. They also asked about installing fencing because they are tired of chasing the ball. She asked them what fencing would cost because the Rec. Board was planning to plant shrubbery to keep the sand from blowing away. The YMCA is going to check on costs for them to pay for either the fencing or the shrubs. She said the carnival raised \$288.00. During the Codorus Blast they raised approximately \$400.00. St. David's Church would like to attend the September worksession meeting to present the checks from the car show and the ice cream crank off. She said she will not be attending the September 1st meeting due to vacation. She said they are preparing for the 5K run to be held on August 20th. They have started planning for the Volks March and German Dinner to be held on October 15th. Additionally, St. Bartholomew Church approached the Board about holding a chicken

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BB-Q fundraiser. They asked if the Rec. Board would split the funds raised to go towards a playground for their facility as well as the playground for the park. The event will be held on September 24th and tickets will go on sale August 15th. She provided a copy to the Board of the proposal from YSM to help with paperwork for a grant for the park's playground. YSM will develop a base map for the grant applications for \$875. She said she is seeking the Boards approval for this because, even though it is well under the \$3000 the Board was authorized to spend, it obligates the Park for \$5,500 in the future if they are awarded the grant. She said due to the amount of paperwork and not completing the application as well as low funds the grant will not happen this year. The only way they will get the grant is if there is enough money to pay both the documentation fee and their half of the matching funds in park funds. She said she would like permission from the Board to spend the \$875 for the map. She said in the fall DCNR would like to meet at the park with plan in hand to talk about what they expect and to discuss the future of the park.

In a motion by Supervisor Woerner, seconded by Supervisor Williams and carried, the Board approved the request of the WMT Park and Recreation Board to spend \$875.00 to YSM to develop a base map.

Chris Gienski said she met with the non-profit organization called Rehabitat, Inc. which is an educational wildlife organization. They have been viewing the wildlife at the park and they want to help acquire owl boxes, blue bird boxes and start running programs for the public. They want to donate money towards the area designated for an amphitheater to use and include a pavilion and seating area. She would like to ask the approval of the Board for the organization to go in and start setting up the bird boxes.

In a motion by Supervisor Parr, seconded by Supervisor Woerner and carried, the Board approved the request of the WMT Park and Recreation Board to allow the Rehabitat, Inc. organization to start setting up bird boxes at the park.

Kevin Null, Manager said he would recommend the township have an agreement with Rehabitat, Inc. before they go onto the township property. He would like to ask the Solicitor to work on an agreement.

SOLICITOR'S REPORT: Solicitor Martin said he had nothing new to report.

ENGINEER'S REPORT: Mike Knouse presented a written report of C. S. Davidson, Inc. dated August 4, 2011. Written copies were distributed to Supervisors and Staff (copy in Township files). Construction Projects---Street Maintenance Program - 2011 Street Improvements - Contract 1- Shiloh Paving & Excavating, Inc. Contract Change Order No. 2 - \$41,932.45. He would recommend for approval Contract Change Order No. 2 for Shiloh Paving for approval. In a motion by Supervisor Woerner, seconded by

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Supervisor Parr and carried, the Board approved the Contract Change Order No. 2 - \$41,932.45. Application for Payment No. 2 for Shiloh Paving & Excavating - \$32,814.76. He would recommend approval for payment of Application No. 2. In a motion by Supervisor Parr, seconded by Supervisor Woerner and carried, the Board approved Contract No. 1 Application for Payment No. 2 for Shiloh Paving & Excavating in the amount of \$32,814.76. Contract No. 2 – Stewart & Tate, Inc. for the oil and chip applications on the roads. The work was expanded to include Tracey Road, Bankert Road, Glenville Road, Frogtown Road, and the work has been substantially complete. Contract Change Order No. 1 - \$39,192.82. He would recommend for approval of Contract No. 2 Change Order No. 1. In a motion by Supervisor Woerner, seconded by Supervisor Parr and carried, the Board approved Contract No. 2 Change Order No. 1 for Stewart & Tate, Inc. in the amount of \$39,192.82. Application for Payment No. 1 Contract No. 2 – Stewart & Tate, Inc. - \$71,712.10. He would recommend approval for payment of Application for Payment No. 1. In a motion by Supervisor Woerner, seconded by Supervisor Parr, and carried, the Board approved Application for Payment No. 1 to Stewart & Tate, Inc in the amount of \$71,712.10. Contract No. 3 – Stewart & Tate, Inc. for micro-surface applications on Lakeview Circle and Lakeview Terrace. The Application for Payment is submitted in the amount of \$18,902.80. He would recommend payment of Application for Payment No. 1 to Stewart & Tate, Inc. for approval. In a motion by Supervisor Parr, seconded by Supervisor Woerner and carried, The Board approved Application for Payment No. 1 for Stewart & Tate, Inc. in the amount of \$18,902.80. Community Park – Phase 2 & 3 – The project was awarded to JA Myers Building and Development and construction has begun. Storm Water Management Ordinance – The PA DEP provided notice that the Township is required to update the Stormwater Management Ordinance by October 12, 2011. The Ordinance is being prepared for the worksession. Construction and Material Specifications – A draft of the revised Specifications will be distributed to the Board for review this month.

REPORTS: The Chief of Police Report for June, 2011 was approved in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

The Treasurer's Report for June, 2011 was approved, as distributed, in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

The Code Enforcement Officer's Report for June, 2011, was accepted, as distributed, in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

The Public Works Report for June, 2011 was accepted in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

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The Pleasant Hill Fire Company and Ambulance Reports for June, 2011 were accepted in a motion by Supervisor Parr and seconded by Supervisor Williams. Motion carried.

The SEO Report for June, 2011 was approved and accepted in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

The Utilities Supervisor's Report for June, 2011 was accepted, as distributed, in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

The EMA Mike Hampton reviewed the EMA report as presented to the Board. He said he and Chief Clouser are recommending based on the weather conditions that the Township put in effect a 30 day burn ban. In a motion by Supervisor Parr, seconded by Supervisor Williams and carried the Board approved a 30 day burn ban to be effective on August 5, 2011. Activity Report for June, 2011 was approved and accepted in a motion by Supervisor Parr and seconded by Supervisor Williams and carried.

MANAGER'S REPORT: Manager Null reviewed the Managers report as presented to the Board. He gave an update on the construction of the pole building at the Rec. Park. Construction should be completed within 60 days; weather permitting. All street projects have been completed.

He reported that the budget through July, revenues are at 55% budget (\$2,277,544) with Real Estate Taxes at 97% and Earned Income Tax at 73% of budget. He said the Expenses are 45% of budget (\$1,863,358).

The Managers Report for July, 2011 was accepted, as distributed, in a motion by Supervisor Parr, seconded by Supervisor Williams and carried.

OLD BUSINESS: There were no items to discuss.

NEW BUSINESS: (A) Woodhaven Building & Development – Joshua Hill Farm, 124-lot Preliminary, The Warner Farm, 15-lot Preliminary Preserve at Codorus Creek IV (Marlee Hill), 79-lot Preliminary. Jim Piet, Woodhaven Building and Development was present to discuss the status of the above projects. Joshua Hill Farm the plans were approved for the treatment plant and they have received the construction permit. They are working on electrical plans in about a month. He said once the bids are received they will start their operating budget in preparation for the PUC which is a nine to twelve month construction process. They are waiting on action for the wetlands permit. The Warner Farm is in the same stage as Joshua Hill Farm. There are some open items related to the pump station that still need to be addressed. Marlee Hill Farm they received conditional Planning Commission approval in April and they are moving forward. The module has been completed with DEP. They will be completing a traffic

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study with Penn Dot which will happen later in the year. In a motion by Supervisor Woerner, seconded by Supervisor Williams, and carried, the Board granted the 90 day extension. Motion carried. (B) Reservoir Heights, Phase II, Section A, 28-lot Final Subdivision Approval. In a motion by Supervisor Woerner, seconded by Supervisor Williams, and carried, the Board granted the 90 day extension. Motion carried.

SUBDIVISION PLANS:

- (A) The Board decided to grant a 30-day review time extension until September 1, 2011 (the next Regular Meeting of the Board) for the Homestead Acres, 134-lot Preliminary Plan instead of their request for a 90-day extension. In a motion by Supervisor Woerner, seconded by Supervisor Parr, and carried, the Board granted the 30 day extension. In a motion by Supervisor Parr, seconded by Supervisor Williams, and carried, the Board granted a 60-day extension for the Benrus Stambaugh et al, Land Development Plan instead of their request for a 90-day extension.
- (B) In a motion by Supervisor Woerner and seconded by Supervisor Parr, the Board tabled all the following plans: Joshua Hill Farm, 124-lot Preliminary, The Warner Farm, 15-lot Preliminary, Orchard Estates-Gobrecht, 58-lot Preliminary, Preserve at Codorus Creek IV (Marlee Hill), 79-lot Preliminary, 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, Homestead Acres, J.A. Myers, 134-lot Preliminary, Benrus Stambaugh et al, Land Development Plan, James Horak & Donald Yorlets, 6-lot Preliminary, Homestead Acres, 366-lot Preliminary. Motion carried.

SUPERVISORS AND/OR PUBLIC COMMENTS: There were no comments.

Supervisor Hartlaub asked Tim Stonesifer of the Hanover Evening Sun Newspaper about resident Carl Grubb contacting him about the newspaper article regarding the law suit filed by Mr. Grubb against the Township. He said the information was not exactly true. The Township he would like to clarify. He said the Township turned the suit down and went to legal counsel and from there it was turned over to the Township's insurance company. The Township was never notified about the hearing that was held in Harrisburg. He said the Township did not pay for the settlement as the paper stated. The insurance company paid for the settlement and the taxpayers are not liable for the settlement. The Township received a letter from the insurance company identifying the mistakes they made and that the Township's premium would not increase. The Township was not represented. He said it was error on the part of the insurance company due to the attorney being caught in traffic and not being able to attend the meeting on behalf of the Township.

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NEXT SCHEDULED MEETINGS: Next Scheduled Meetings: Supervisors Work Session – Tuesday, August 16, 2011 at 7:00 p.m. with Supervisors Caucus at 6:00 p.m. Supervisors Regular Meeting - Thursday, September 1, 2011 at 7:00 p.m. with Supervisors Caucus at 6:00 p.m.

ADJOURNMENT: The Meeting was adjourned at 8:10 p.m. in a motion by Supervisor Woerner, seconded by Supervisor Gobrecht and carried.

Respectfully submitted,

Laura Gately
Acting Secretary