

WEST MANHEIM TOWNSHIP
BOARD OF SUPERVISORS MEETING MINUTES

Regular Meeting

Thursday, October 2, 2014
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.

Chairman Woerner called the Meeting to Order at 7:00 p.m., followed by the Pledge to the Flag and Invocation.

ROLL CALL: Present were Supervisors Woerner, Staaf, Hartlaub, Blettner and Ault. Also present were Solicitor Linus Fenicle, Christopher Toms from C. S. Davidson, Inc. and Manager Kevin Null.

VISITORS: Visitors register attached.

APPROVAL OF AGENDA: Supervisor Staaf made a motion to approve the Agenda, seconded by Supervisor Ault. Motion carried.

APPROVAL OF MINUTES: The Minutes of the Work Session Meeting of Tuesday, September 16, 2014, were approved as submitted, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

APPROVAL OF DISBURSEMENTS: The Disbursements from all Funds were approved, (as listed), in a motion by Supervisor Staaf, seconded by Supervisor Ault, and carried.

Supervisor Woerner noted that the Board held an Executive Session prior to the Public Hearing in reference to personnel this evening.

CORRESPONDENCE: Chairman Woerner noted that the Township received a note from Susan Kachmar, 174 Raubentine Road, thanking the road crew for their promptness and courtesy repairing the gap between her driveway and the road.

REC. BOARD REPORT: Christine Gienski, Chair, West Manheim Twp Park and Recreation Board reported the 5K race drew 77 runners and raised \$1, 726.36. She then informed the Board that those funds would go toward repairs to the mowing deck of the tractor. A volunteer had damaged the tractor deck.

She reported that they cancelled the Flag Football Tournament. The Rec Board learned that the YWCA has a flag football program that plays on Sunday and that no one is interested in playing on Saturday and Sunday. This can be rescheduled since everything that was purchased has no date.

She reminded the Board that the German Dinner and Volksmarch, is on November 1, 2014.

She informed the Board that they had two youths looking to do service projects for the Park – a Boy Scout for his Eagle Scout project and a student for service hours.

The Hanover Kiwanis again donated \$1,000 to the park toward the construction of the playground. She will be attending their inauguration of officers this year on October 9.

She informed the Board at the September meeting of the Park Board they approved board member Dominick Winder spending \$600 to make two to three additional soccer goals from PVC piping and purchase nets to accommodate the growth of the American Youth Soccer Organization program at the park. She informed the Board that there had been a mix up in the original order by the company and that the goals they were currently using were too large and with the soccer program growing, they needed to have the smaller goals for the smaller children. She asked that the Board approve the spending of the \$600 to make the additional goals needed.

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Supervisor Hartlaub made a motion to approve the spending of \$600 to purchase PVC piping and purchase netting to make two to three sets of goals, seconded by Supervisor Staaf. Motion carried.

Supervisor Ault made a motion to accept the Recreation Board Report, seconded by Supervisor Blettner. Motion carried.

SOLICITOR'S REPORT: Solicitor Linus Fenicle informed the Board that he continues to work on the Codification of the Ordinances.

ENGINEER'S REPORT: Christopher Toms, Township engineer, informed the Board that the pre-construction meeting for Christians Drive will take place the week of October 6.

Supervisor Blettner made a motion to accept the Engineer's Report, seconded by Supervisor Ault. Motion carried.

REPORTS: The Monthly Budget Review and Treasurer's Report for August 2014 was approved, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The Chief of Police Report for August, 2014 was approved, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The Code Enforcement Officer's Report for August, 2014 was accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The Public Works Report for August, 2014 was accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The Pleasant Hill Fire Company and Ambulance Reports for August, 2014 were accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The SEO Report for August, 2014 was approved and accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The Utilities Supervisor's Report for August, 2014 was accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The EMA Activity Report for August, 2014 was approved and accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

The Community Room Report for August, 2014 was approved and accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

MANAGER'S REPORT: Kevin Null, Township Manager reviewed the Manager's report as submitted to the Board.

The Manager's Report for August, 2014 was approved and accepted, as distributed, in a motion by Supervisor Blettner, seconded by Supervisor Ault and carried.

OLD BUSINESS:

No old business at this time.

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NEW BUSINESS:

A. Request to Release Remaining Escrow Funds for South Pointe

Kevin reported that the developer has asked for the release of the funds held in escrow since the projects were completed and have been satisfied as complete by the Township engineer.

Supervisor Staaf made a motion to release the remaining escrow funds of \$4,756.13, seconded by Supervisor Blettner. Motion carried.

B. Consideration of Adoption of the Zoning Ordinance Amendments

Supervisor Woerner asked if there were any questions on the adoption of the Zoning Ordinance Amendments, and Mr. Sipes who had attended the Public Hearing on the Adoption, questioned what was going to happen at that location. Supervisor Woerner asked if Mr. Saltzgeber, owner of the property, would like to comment on Mr. Sipes concerns. Mr. Saltzgeber explained that area would serve as an additional storage area.

In a motion by Supervisor Hartlaub seconded by Supervisor Blettner and a unanimous roll call vote, the Board authorized to adopt the New Zoning Ordinance Amendments and map changes. Motion carried. Supervisor Ault had left the meeting at 7:30 p.m. and was not present at the time of the vote.

SUBDIVISIONS PLANS

A. EXTENSION REQUESTS DEVELOPERS LETTER:

1. Orchard Estates – Gobrect, 56 Lot Preliminary Plan

Supervisor Blettner made a motion seconded by Supervisor Staaf to approve the 90-day extension request by the developer. Motion carried

2. Homestead Acres – J. A. Myers – Oakwood Drive & Valley View Drive – 134 Lot Preliminary Plan
Homestead Acres – J. A. Myers – Oakwood Drive & Valley View Drive – 366 Lot Preliminary Plan

Supervisor Blettner made a motion seconded by Supervisor Staaf to approve the 90-day extension request by the developer. Motion carried

3. Benrus Stambaugh II, et al – 1 Lot Land Development Plan – Brunswick Dr. & Oak Hills Dr.

Supervisor Blettner made a motion seconded by Supervisor Staaf to approve the 90-day extension request by the developer. Motion carried

4. Ron & Shelia Carter – Maryland View Farms – Lot #4-2 Lot Add-On

Supervisor Blettner made a motion seconded by Supervisor Staaf to approve the 90-day extension request by the developer. Motion carried

5. Joshua Hill Farm, 124 – Lot Preliminary, the Warner Farm, 15 Lot Preliminary, Preserve at
Codorus Creek IV (Marlee Hill), 79 – Lot Preliminary

Supervisor Blettner made a motion seconded by Supervisor Staaf to approve the 90-day extension request by the developer. Motion carried

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D. ALL TO BE TABLED:

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, Homestead Acres, 366 - lot Preliminary, Ron & Sheila Carter – Maryland View Farms – Glenville Rd - Lot #4 – 2-Lot Add-On

In a motion by Supervisor Staaf and seconded by Supervisor Blettner, 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, Homestead Acres, 366 - lot Preliminary, Ron & Sheila Carter – Maryland View Farms – Glenville Rd Lot #4 -2-Lot Add-On. *The motion carried.*

SUPERVISORS AND/OR PUBLIC COMMENTS:

NEXT SCHEDULED MEETINGS: Supervisors Work Session – Tuesday, October 21, 2014 at 7:00 p.m. with Supervisors Caucus at 6:00 p.m. Supervisors Regular Meeting - Thursday, November 6, 2014 at 7:00 p.m. with Supervisors Caucus at 6:00 p.m.

ADJOURNMENT: The Regular Meeting was adjourned at 7:45 p.m. in a motion by Supervisor Ault, seconded by Supervisor Staaf and carried.

Respectfully submitted,

Miriam Clapper
Acting Secretary