

WEST MANHEIM TOWNSHIP
BOARD OF SUPERVISORS MEETING MINUTES

Regular Meeting

Thursday October 1, 2015
7:00 p.m.

Chairman Hartlaub announced an executive session took place prior to the meeting to discuss personnel issues.

The Regular Meeting of the West Manheim Township Board of Supervisors was held on October 1, 2015 at the Municipal Building at 2412 Baltimore Pike. Chairman Hartlaub called the Meeting to Order at 7:00 p.m., followed by the Pledge to the Flag and Invocation by Supervisor Woerner.

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

VISITORS: Supervisor Hartlaub welcomed visitors (visitors register attached) and announced that the Board of Supervisor would be recognizing and presenting the Hanover Area Young Marines with a Proclamation for Red Ribbon Week. Supervisor Woerner read the Proclamation to the audience and then presented it to the Young Marines.

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

APPROVAL OF MINUTES: Supervisor Woerner made a motion to approve the Minutes of the Work Session on Tuesday, September 15, 2015, seconded by Supervisor Staaf. Motion carried.

APPROVAL OF DISBURSEMENTS: Supervisor Woerner made a motion to approve the Disbursements of all Funds (as listed), seconded by Supervisor Ault. Motion carried.

CORRESPONDENCE: Chairman Hartlaub noted the Board received no correspondences.

REC. BOARD REPORT: Christine Gienski, Chair, West Manheim Township Park & Recreation was not present, but the Board did accept her written report, which was read by Supervisor Staaf (copy on file).

Supervisor Blettner made a motion to approve the written report by Christine Gienski, Chair for the West Manheim Township Park & Recreation Board, seconded by Supervisor Ault. Motion carried.

SOLICITOR REPORT: Solicitor Linus Fenicle reported that the Flood Plan Ordinance is ready to be advertised.

Supervisor Staaf made a motion giving authorization to advertise the Flood Plan Ordinance, seconded by Supervisor Staaf. Motion carried.

Linus also reported that he is working on the Tax Anticipation Note for 2016 the Township has done for the last two years.

Supervisor Staaf made a motion to accept the Solicitor's Report, seconded by Supervisor Woerner. Motion carried.

ENGINEER REPORT: Christopher Toms, C. S. Davidson, noted the Supervisors had a copy of his report (copy in Township files). Chris informed the Board that he had received a request from Stone Ridge Development Corp., to reduce the public improvements security for the Marburg Pointe – Phase 2 development. Chris explained the Township is currently holding \$589,799.65, but with all the improvements that have been completed, he recommends reducing the amount to \$203,910.50.

Supervisor Ault made a motion to reduce the Security Bond to \$203,910.50, seconded by Woerner. Motion carried.

REPORTS:

1. Monthly Budget Review – Treasurer’s Report - August, 2015
2. Chief of Police, Monthly Activity Report – August, 2015
3. Public Works Report – August, 2015
4. Pleasant Hill Volunteer Fire Co.-EMS Reports – August, 2015
5. EMA Report – August, 2015

Supervisor Woerner made a motion to accept Reports 1 – 5, seconded by Supervisor Ault. Motion carried.

MANAGER REPORT: Manager Garvick, had nothing to add to his submitted report (copy in Township file).

OLD BUSINESS:

A. Approval of the Klugh Animal Control Services Contract for 2016

Supervisor Blettner made a motion to approve the Klugh Animal Control Services Contract for 2016, seconded by Woerner. Motion carried.

B. Lutheran Social Services – Sidewalk Report – Chris Toms

Chris Toms reported that Lutheran Social Services does recognize that permit approval is necessary for the wetland encroachment for the sidewalk. Lutheran Social Services has a meeting later in October to meet with the engineer that they have retained for the sidewalk project. Chris reported that it would take a few months until all of the necessary permits are ready.

Chairman Hartlaub asked if the Township could get a letter with a timeline for getting the sidewalk project completed. Chris Toms indicated that the new staff has been very cooperative in keeping Chris informed on the progress of the sidewalk project. He will wait until after Lutheran Social Service meeting with the engineer to request the letter.

C. Adoption of the Property Maintenance Code Ordinance

Supervisor Staaf made a motion to adopt the Property Maintenance Code Ordinance, seconded by Supervisor Woerner. In a roll call vote, the motion carried.

NEW BUSINESS:

A. Guthrie Memorial Library Donation

Interim Manager Jeff Garvick informed the Board that the Township received a request from the Guthrie Memorial Library. He explained that the library has a formula when calculating the Township’s fair share contribution of \$55,276.71.

Chairman Hartlaub explained that the Township had put \$6,000.00 in the budget for support of the library.

Supervisor Woerner made a motion to disburse the budgeted funds to the library for 2015 for \$6,000.00, seconded by Supervisor Staaf. Motion carried

B. Hanover Area Annual Halloween Parade Request for Assistance

Interim Manager Jeff Garvick informed the Board that the Township received a request from the Hanover Borough Police Department requesting permission for the assistance of the Pleasant Hill Fire Department Fire Police to assist with the annual Hanover Halloween Parade on Thursday, October 29, 2015.

Supervisor Staaf made a motion to allow the Pleasant Hill Fire Department Fire Police to provide assistance for the Hanover Annual Halloween Parade, seconded by Supervisor Blettner. Motion carried.

SUBDIVISION PLANS

A. Approval of the Cathy J. Kwiatkowski Final Add-On Subdivision Plan

Reginald Baugher, Hanover Land Services representing Cathy J. Kwiatkowski explained to the Board members that the subdivision entails taking 751 square feet parcel off a 15-acre track near the intersections of Westminster Road and Fairview Drive and adding to land that is located in Penn Township for the Mullertown Pump Station located on Westminster Road. He informed the Board that York County Planning, Penn Township Planning Commission and Penn Township Commissioners have reviewed and approved the Plan. He also informed the Board that West Manheim's Planning Commission recommended approval of the Plan.

Supervisor Staaf made a motion approving the Cathy J. Kwiatkowski Add-On Subdivision Plan, seconded by Supervisor Woerner. Motion carried.

B. Extension Request

1. Joshua Hill Farm, 124 - lot Preliminary
2. The Warner Farm, 15-lot Preliminary,
3. Orchard Estates-Gobrecht, 58 - lot Preliminary,
4. Preserve at Codorus Creek IV (Marlee Hill), 79 - lot Preliminary,
5. Homestead Acres, J.A. Myers, 134 – lot Preliminary,
Homestead Acres, 366 - lot Preliminary,
6. Benrus Stambaugh et al, Land Development Plan
7. Tollgate Road Subdivision Preliminary & Final Plan;
8. Carl M. & Donna F. Carter Final Minor Subdivision Plan

Supervisor Woerner made a motion granting the extension request for items 16B one through eight, seconded by Supervisor Ault. Motion carried.

C. 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, Tollgate Rd. & Baltimore Pike Property Subdivision Plan.

In a motion by Supervisor Woerner and seconded by Supervisor Ault, the Board tabled all the following plans with the exception of the Community Banks, Land Development Plan, 1 lot: 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, Tollgate Rd. & Baltimore Pike Property Subdivision Plan. Motion carried.

SUPERVISORS AND/OR PUBLIC COMMENTS:

Mike Hampton informed the Board how EMA was preparing for upcoming bad weather with the potential of flooding and the possibility of trees coming down due to high winds.

Jim Lee, Shaffer Circle, came before the Board to express his concern about school taxes. He informed the Board that he and two others were circulating a petition for the South West School District to hold the line on raising school taxes.

NEXT SCHEDULED MEETINGS: Supervisors Regular Meeting – Tuesday, October 20, 2015 at 7:00 p.m., with Supervisors Caucus at 6:00 p.m. Supervisors Work Session – Thursday, November 5, 2015 at 7:00 p.m. with Supervisors Caucus at 6:00 p.m.

ADJOURNMENT: Supervisor Ault made a motion to adjourn the Regular Meeting at 7:55 p.m., seconded by Supervisor Staaf. Motion carried.

Respectfully submitted,

Miriam Clapper
Secretary