

WEST MANHEIM TOWNSHIP
BOARD OF SUPERVISORS MEETING MINUTES

Regular Meeting

Tuesday, June 20, 2017
7 p.m.

The Regular Meeting of the West Manheim Township Board of Supervisors was held on Tuesday, June 20, 2017, at the Municipal Building at 2412 Baltimore Pike. Chairman Hartlaub called the Meeting to Order at 7:10 p.m., followed by the Pledge to the Flag and Invocation by Supervisor Ault.

ROLL CALL: Present were Supervisors Ault, Blettner, DeGennaro, Hartlaub, and Staaf. Also present were, Township's Solicitor Walter Tilley, III, Township Engineer Chris Toms and Township Manager Marc Woerner. A quorum was present.

ANNOUNCEMENT: Chairman Hartlaub informed those present that the Board held an executive session before the meeting to discuss labor negotiations. He also announced there would be an executive session held on Monday, June 26, 2017, to discuss labor negotiations.

PUBLIC COMMENTS ON AGENDA ITEMS: Chairman Hartlaub asked all present if anyone wanted to address the Board concerning items listed on the Agenda and received no answer.

APPROVAL OF MINUTES: Supervisor DeGennaro made a motion to approve the Minutes of the Board of Supervisors Work Session on Thursday, June 1, 2017, seconded by Supervisor Blettner. **Motion carried.**

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

CORRESPONDENCE: Chairman Hartlaub noted the Board received the following correspondence.

A. Larry Davis and Martha Shanahan – property tax increase

Supervisor Ault made a motion to accept the correspondence as received, seconded by Supervisor DeGennaro. **Motion carried.**

REC. BOARD REPORT: Kelli Reed was not present, but provided the Recreation Board Minutes to the Board of Supervisors. Within her report, the Recreation Board asked the Board of Supervisors to approve advertising on Facebook that the Recreation Board is looking for interested residents who might be willing to serve on the Recreation Board and approve an amendment to Article III, Section 2, of the By Laws of the West Manheim Township Park and Recreation Board. The Recreation Board would like a quorum to be defined as a 5 of 8 members board.

A. Approval of a Facebook posting seeking interest in board membership

Supervisor DeGennaro made a motion granting approval for the Rec Board to advertise on Facebook, seconded by Supervisor Staaf. **Motion carried.**

SOLICITOR'S REPORT: Solicitor Walt Tilley, III, informed the Board that he worked on some property descriptions for Reservoir Heights, changes to a bond security for High Pointe at Rojen Farms, and assisted with finalizing some language of the RFP for the sewer system.

At this point in the meeting, Supervisor Ault asked Chairman Hartlaub if the Board needed to approve the request from the Recreation Board to defined a quorum of the Recreation Board as 5 of 8 members.

Supervisor DeGennaro made a motion to grant the request of the West Manheim Township Park and Recreation Board to amend Article III, Section 2 Quorum of the By Laws of the West Manheim Township Park and Recreation Board to change a quorum is defined a 5 of the 9 board members to a quorum is defined as 5 of 8 board members, seconded by Supervisor Staaf. **Motion carried.**

ENGINEER'S REPORT:

Christopher Toms, C. S. Davidson, had nothing new to add to his submitted report (copy in Township file).

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

REPORTS:

1. Monthly Budget Review – Treasurer's Report - May, 2017
2. Chief of Police, Monthly Activity Report – May, 2017
3. Public Works Report – May, 2017
4. Pleasant Hill Volunteer Fire Co.-EMS Reports – May, 2017
5. EMA Report – May, 2017
6. Code Enforcement Officer Report – May, 2017
7. Utilities Supervisor's Report – May, 2017
8. SEO Report – May, 2017

Township Manager Marc Woerner gave a brief overview of department reports except for Chief Tim Hippensteel who had nothing new to add to his report and Mike Hampton added to his EMA's Report that he prepared the Event Plan for the YMCA.

MANAGER REPORT: Manager Marc Woerner gave an overview of his report (copy in Township file).

Supervisor Staaf made a motion to accept the Manager's Report as listed, seconded by Supervisor Ault. **Motion carried.**

OLD BUSINESS:

A. Review and comment on Regional Chesapeake Bay Pollutant Reduction Plan

Township Manager Marc Woerner reminded the Board that they received a copy of the Pollutant Plan. He wanted to know if the Board had any comments on the Plan so he could provide those comments to York County. No comments were given. No action was taken.

NEW BUSINESS:

A. Request for Additional Fire Police Coverage for Pleasant Hill Fireman’s Carnival 7/24 – 7/29/2017

Township Manager Marc Woerner explained that the Pleasant Hill Fire Department is requesting approval to ask for assistance from local fire departments to assist with traffic control and parking each night of the Pleasant Hill Carnival.

Supervisor Ault made a motion to grant the request for additional fire police coverage for Pleasant Hill Carnival July 24 through July 29, 2017, seconded by Supervisor Blettner. **Motion carried.**

B. Motion to accept the high bid received through Municibid on the 1989 Pelican Street Sweeper, serial number S-6759-S, in the amount of \$1,711.04

Supervisor Ault made a motion to accept the high bid received through Municibid on the 1989 Pelican Street Sweeper, in the amount of \$1,711.04, seconded by Supervisor DeGennaro. **Motion carried.**

C. Motion to grant the request for tax exoneration from Township Per Capita Tax – 2017

Supervisor Staaf made motion to grant the requests for tax exoneration from Township Per Capita Tax for 2017, seconded by Supervisor DeGennaro. **Motion carried.**

D. Motion to accept the municipal building roof restoration proposal from XXXX in the amount of \$XXXX.

Michael Cromwell a consultant from Tremco was present to discuss the four bid proposals that were received to recondition the roof on the township building.

Ream Roofing Association Inc.:	\$52,737.00
Roofers Edge, Inc.:	\$61,160.00
Heidler Roofing Services, Inc.	\$61,300.00
Houck Services, Inc.	\$98,420.00

Supervisor Ault made a motion to accept the municipal building roof restoration proposal from Ream Roofing Association, Inc. in the amount of \$52,737 (Fifty-Two Thousand Seven Hundred and Thirty-Seven Dollars.), seconded by Supervisor DeGennaro. **Motion carried.**

SUBDIVISION PLANS:

A. Final Plan approval for Auchey Acres – 4 – Lot Final Subdivision Plan (Review Time Expires 7/31/2017)

Robert Sharrah of Sharrah Design Group was present to represent J. A. Myers Building and Development to discuss Final Plan approval for Auchey Acres – 4 – Lot Final Subdivision Plan. All engineer's comments have been address, waiting on DEP to approve the sewer planning exception.

Supervisor Ault made a motion for conditional approval of the Final Plan for Auchey Acres – 4 – Lot Final Subdivision Plan on the condition the Township receives planning module approval from DEP, seconded by Supervisor Blettner. **Motion carried.**

EXTENSION REQUEST:

1. Burkentine and Sons - Wyndsong Pointe - Phase II, 15 - lot Final, review time expires 06/21/2017
2. Burkentine and Sons - Steeple Chase, 12-lot Final, review time expires 06/21/2017
3. Myer, Carter & Almega - Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan, review time expires 06/21/2017
4. Fox Run, LLC - Fox Run Village, 25 - lot Final, review time expires 06/21/2017

Paul Minnich, Solicitor, along with Scott Barnhart, Engineer were present to represent and discuss the following extension requests for Burkentine and Sons - Wyndsong Pointe - Phase II, 15 - lot Final; Burkentine and Sons - Steeple Chase, 12-lot Final; Myer, Carter & Almega - Fuhrman Mill Heights; 1- lot, 34-Units-Final Plan; Fox Run, LLC - Fox Run Village, 25 - lot Final.

Supervisor Ault made a motion to grant the extension request for Burkentine and Sons - Wyndsong Pointe - Phase II, 15 - lot Final; Burkentine and Sons - Steeple Chase, 12-lot Final; Myer, Carter & Almega - Fuhrman Mill Heights; 1- lot, 34-Units-Final Plan; Fox Run, LLC - Fox Run Village, 25 - lot Final.until December 20, 2017 on the condition that the developer submit evidence that they have addressed all outstanding engineer comments, along with a status update on outside agency approvals by October 13, 2017, seconded by Supervisors Blettner. **Motion carried.**

5. Northfield Joint Adventure - Northfield – Phase I 38 Lot SFR Preliminary Plan, review time expires 06/21/2017

The Developer(s) of Northfield – Phase I 38 Lot SFR Preliminary Plan submitted a letter withdrawing the Northfield Plan. No action necessary.

6. Libertas LLC - Smith Estates – 2 Lot Preliminary/Final Subdivision Plan review time expires 07/02/2017

The Developer(s) of Smith Estates – 2 Lot Preliminary/Final Subdivision Plan submitted a letter withdrawing the Northfield Plan. No action necessary.

ALL TO BE TABLED:

Wyndsong Pointe - Phase II, 15 - lot Final, review time expires 06/21/2017; Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan, review time expires 06/21/2017; Fox Run Village, 25 - lot Final, review time expires 06/21/2017; Steeple Chase, 12-lot Final, review time expires 06/21/17; Joshua Hill Farm, 124 - lot Preliminary, review time expires 07/07/2017; The Warner Farm, 15-lot Preliminary, review time expires 07/07/2017; Preserves at Codorus Creek IV (Marlee Hill), 79 - lot Preliminary, review time expires 07/07/2017 Auchey Acres – 4 - Lot Final Subdivision Plan review time expires 07/31/2017; Benrus Stambaugh et al, Land Development Plan, review time expires 11/03/2017 Homestead Acres – Phase I – 53 Lot Final Subdivision Plan review time expires 11/24/2017

Supervisor Ault made a motion to table Wyndsong Pointe - Phase II, 15 - lot Final, review time expires 06/21/2017; Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan, review time expires 06/21/2017; Fox Run Village, 25 - lot Final, review time expires 06/21/2017; Steeple Chase, 12-lot Final, review time expires 06/21/17; Joshua Hill Farm, 124 - lot Preliminary, review time expires 07/07/2017; The Warner Farm, 15-lot Preliminary, review time expires 07/07/2017; Preserves at Codorus Creek IV (Marlee Hill), 79 - lot Preliminary, review time expires 07/07/2017 Auchey Acres – 4 - Lot Final Subdivision Plan review time expires 07/31/2017; Benrus Stambaugh et al, Land Development Plan, review time expires 11/03/2017 Homestead Acres – Phase I – 53 Lot Final Subdivision Plan review time expires 11/24/2017 until the July 19, 2017, seconded by Supervisor DeGennaro. **Motion carried.**

SUPERVISORS AND/OR PUBLIC COMMENTS:

John Brunson, 90 Sara Lane came before the Board to request a yellow line be painted on the curb at the stop sign on the corner of Sara Lane and Colonial Drive.

Donna Hemler, 266 Fairview Drive came before the Board to ask for an extension to connect to public sewer.

NEXT SCHEDULED MEETINGS: Supervisors Work Session – Thursday, July 6, 2017 at 7:00 p.m. with Supervisors Caucus at 6:00 p.m. Supervisors Regular Meeting - Tuesday, July 18, 2017 at 7:00 p.m. with Supervisors Caucus at 6 p.m.

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ADJOURNMENT: Supervisor Ault made a motion to adjourn the Regular Meeting at 8:05 p.m., seconded by Supervisor DeGennaro. **Motion carried.**

Miriam E. Clapper, Secretary

Chairman