

**WEST MANHEIM TOWNSHIP**  
**BOARD OF SUPERVISORS MEETING MINUTES**

Regular Meeting

Tuesday, November 21, 2017  
7 p.m.

The Regular Meeting of the West Manheim Township Board of Supervisors was held on Tuesday, November 21, 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, Hartlaub, Shaulis, and Staaf. Also present were, the Township Manager Marc Woerner, Township Solicitor Walter Tilley, III and Township Engineer Chris Toms. Supervisor Blettner was not present. A quorum was present.

ANNOUNCEMENT: Chairman Hartlaub informed those present that the Board held an executive session before the meeting and that one was held on November 9, 2017, before the 2018 Budget Workshop Meeting.

PUBLIC COMMENTS: Chairman Hartlaub asked all present if anyone wanted to address the Board and the following residents came forward to voice their opinion on the proposed Fire Hydrant Assessment.

Juan Perez – 2163 Reservoir Heights Drive  
Miles Morris – 336 El Vista Drive  
Marshall Stevenson – 19 Louvain Drive  
Carl Grubb – 590 Impounding Dam Road  
Beverly Frey – 38 Marianne Drive  
Mike Biblehimer – 100 Zachary Drive  
Andy Hoffman – 2575 Baltimore Pike  
William Allen – 2221 Reservoir Heights Drive  
Dan Routson – 1954 Oak Hills Drive  
Harry Lancellotti, Jr. – 76 St. Georgia Drive

APPROVAL OF MINUTES: Supervisor Ault made a motion to approve the Minutes of the Board of Supervisors Work Session Meeting of November 2, 2017, 2018 Budget Workshop Meetings of November 9, 2017 and November 15, 2017, seconded by Supervisor Staaf. **Motion carried.**

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

CORRESPONDENCE: Chairman Hartlaub noted the Board received a letter from C.S. Davidson, Inc informing the Township Supervisors that weight limit signs will need to be posted on the bridge located on Sunset Drive.

Chris Toms, Township Engineer questioned if an ordinance would need to be adopted to enforce the weight limits. He asked if the Township Solicitor would research if an ordinance is necessary.

REC. BOARD REPORT: Kelli Reed was not present to give her report (copy of file).

SOLICITOR REPORT: Solicitor Walter Tilley had nothing new to add to his submitted report (copy on file).

ENGINEER REPORT: Christopher Toms, C. S. Davidson, gave an overview of his submitted report (copy on file).

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

REPORTS: (Copies in Township file)

- A. Monthly Budget Review – Treasurer's Report - October 2017
- B. Chief of Police, Monthly Activity Report – October 2017
- C. Public Works Report – October 2017
- D. Pleasant Hill Volunteer Fire Co.-EMS Reports – October 2017
- E. EMA Report – October 2017
- F. Code Enforcement Officer Report – October 2017
- G. Utilities Supervisor's Report – October 2017
- H. SEO Report – October 2017

Supervisor Ault made a motion to accept the Reports A through H as submitted, seconded by Supervisor Shaulis. **Motion carried.**

MANAGER REPORT: Manager Marc Woerner had nothing new to add to his submitted report (copy in Township file).

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

OLD BUSINESS: None at this time.

NEW BUSINESS:

A. Impounding Dam Road Bridge Replacement Detour - Motion to authorize detour route utilizing township roads.

Township Manager Marc Woerner explained the bridge that needs to be replaced is located at the intersections of Grand Valley Road, Tollgate Road and Impounding Dam Road. The bridge is part of PennDOT's Rapid Replacement Program. He explained that the work was to start in March and take about 75 days depending on

the weather. He explained that a signature was required on the Joint Agreement to utilize township roads as the detour route.

Supervisor Staaf made a motion authorizing Township Manager Marc Woerner to sign the Joint Agreement, seconded by Supervisor Shaulis. **Motion carried.**

B. Motion to adopt Ordinance # 2017-02 an ordinance of West Manheim Township setting forth the declaration of official intent of the Township of West Manheim, York County, Pennsylvania, to establish a fire hydrant assessment on benefitted properties, and authorizing the setting of rates and the Township's preparation of billing statements for the same; setting collection procedures for the same; and authorizing enforcement, incidental action and the repeal of prior inconsistent ordinances - **TABLED**

At this point in the meeting residents continued to voice their opinions on the proposed fire hydrant ordinance.

Rachael Grote – 51 Flanders Court voiced her opinion on the Fire Hydrant Assessment.

Supervisor Ault made a motion to table Ordinance #2017-02, seconded by Supervisor Staaf. **Motion carried.**

C. Motion to advertise Cable Franchise Agreement Ordinance

Supervisor Staaf made a motion authorizing advertising the Cable Franchise Agreement Ordinance, seconded by Supervisor Shaulis. **Motion carried.**

D. Motion to authorize the 2018 Draft Budget for public review

Supervisor Ault made a motion to table the authorization of the 2018 Draft Budget, seconded by Supervisor Shaulis. **Motion carried.**

E. A motion to approve the Collective Bargaining Agreement Between West Manheim Township and the Police Benevolent Association

Supervisor Ault made a motion to approve the Collective Bargaining Agreement Between West Manheim Township and the Police Benevolent Association, seconded by Supervisor Staaf. **Motion carried.**

#### SUBDIVISION PLANS:

A. Motion to approve or deny Benrus Stambaugh et al, Land Development Plan, Extension Request through December 8, 2017

Township Manager, Marc Woerner explained to the Board members the developer for this property is a Supervisor at Oxford Township in Adams County. Marc explained that Oxford Township holds their meetings on the same night as West Manheim Township and this meeting was important for the developer to attend since they would be voting on Oxford Township's 2018 budget.

Supervisor Staaf made a motion to approve Benrus Stambaugh et al, Land Development Plan, Extension Request through December 8, 2017 a brief discussion to place on the number of extensions that had been given over the years. The motion died with no second. The plan was discussed on whether they should deny now with reason for denial or to approve the request asking the developer to come before the Board at the December 7 meeting.

Supervisor Ault made a motion to grant the extension request for Benrus Stambaugh et al, Land Development Plan through December 8, 2017, seconded by Supervisor Staaf. **Motion carried.**

B. Motion to approve Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan, review time expires 12/20/2017

Scott Barnhart representative for Myer, Carter & Almega along with Paul Minnich, solicitor were present to discuss and answer any questions the Board would have on Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan.

After a brief discussion on the plan, the plan has been significantly modified, and as such should be referred to the Planning Commission for a review of the modified plan.

C. ALL TO BE TABLED:

Benrus Stambaugh et al, Land Development Plan, review time expires 11/22/2017; Wyndsong Pointe - Phase II, 15 - lot Final, review time expires 12/20/2017; Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan, review time expires 12/20/2017; Fox Run Village, 25 - lot Final, review time expires 12/20/2017; Steeple Chase, 12-lot Final, review time expires 12/20/2017; Joshua Hill Farm, 124 - lot Preliminary, review time expires 01/07/2018; The Warner Farm, 15-lot Preliminary, review time expires 01/07/2018; Preserves at Codorus Creek IV (Marlee Hill), 79 - lot Preliminary, review time expires 01/07/2018; Harpers Hill, 20 Lot – Preliminary Subdivision Plan, review time expires 01/31/2018.

Supervisor Ault made a motion to table to the date that is indicated for Benrus Stambaugh et al, Land Development Plan, review time expires 11/22/2017; Wyndsong Pointe - Phase II, 15 - lot Final, review time expires 12/20/2017; Fuhrman Mill Heights, 1- lot, 34-Units-Final Plan, review time expires 12/20/2017; Fox Run Village, 25 - lot Final, review time expires 12/20/2017; Steeple Chase, 12-lot Final, review time expires 12/20/2017; Joshua Hill Farm, 124 - lot Preliminary, review time expires 01/07/2018;The Warner Farm, 15-lot Preliminary, review time expires 01/07/2018; Preserves at Codorus Creek IV (Marlee Hill), 79 - lot Preliminary,

review time expires 01/07/2018; Harpers Hill, 20 Lot – Preliminary Subdivision Plan, review time expires 01/31/2018, seconded by Supervisor Shaulis. **Motion carried.**

**SUPERVISORS AND/OR PUBLIC COMMENTS:**

**NEXT SCHEDULED MEETINGS:** Supervisors Work Session – Thursday, December 7, 2017 at 7 p.m. with Supervisors Caucus at 6 p.m. Supervisors Regular Meeting – Tuesday, December 19, 2017 at 7 p.m. with Supervisors Caucus at 6 p.m.

**ADJOURNMENT:** Supervisor Ault made a motion to adjourn the Regular Meeting at 8:45 p.m., seconded by Supervisor Staaf. **Motion carried.**

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Miriam E. Clapper, Secretary

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Chairman