

# WEST MANHEIM TOWNSHIP BOARD OF SUPERVISORS

## WORK SESSION

**Thursday, April 1, 2021 at 7 p.m.**

Supervisor Ault called the Work Session to Order at 7 p.m., followed by the Pledge to the Flag and Invocation. The meeting also took place through the GoToMeeting video conferencing software.

ROLL CALL: Present were Supervisors Ault, Hartlaub, Krysiak, Ryneerson, Staaf, Solicitor Walter Tilley, III, Township Engineer Chris Toms, Township Secretary Miriam Clapper and Township Treasurer Jennifer Thornton. A quorum was present. Township Manager, Michael Bowersox was not present.

ANNOUNCEMENT: Supervisor Ault announced that no executive session took place before the meeting.

PUBLIC COMMENTS: Supervisor Ault asked if anyone wanted to address the Board and Sherri Drechsler, 82 Ayrshire Drive, came forward to express that she was against the placing of dumpsters throughout the Homestead Acres Subdivision. She also expressed her frustration of J. A. Myers in the handling of her driveway sinking two weeks after she bought her home. She said that she was told it was her responsibility to repair. Ms. Drechsler questioned how she could be responsible for a driveway that she did not put in. She then expressed that at some point builders need to be held accountable. Supervisor Ault informed those present and online, that he and other board members had received such calls concerning sinking driveways within Homestead Acres.

Supervisor Ault made a motion to authorize the Township's Solicitor to draft an ordinance for the Board to review protecting the taxpayers for any permit pulled for new construction that the driveway must be warranted for two years, seconded by Supervisor Krysiak. **Motion carried.**

Township Solicitor Walt Tilley informed Ms. Drechsler there may have been some misrepresentation made at the time of her settlement and that might be a breach of the Unfair Trade Practices and the Consumer Protection Law. He then explained how she and her neighbors could file a claim against the builder.

Supervisor Ault asked if anyone else wanted to address the Board and received no reply.

APPROVAL OF MINUTES: Supervisor Staaf made a motion to approve the Minutes of the Regular Board Meeting of Tuesday, March 16, 2021, seconded by Supervisor Ryneerson. **Motion carried.**

CORRESPONDENCE: Supervisor Ault noted the Township received a letter from The Exchange Club of Hanover inviting the Board members to attend the Flag Ceremony for the 9/11 Healing Field Memorial from September 10, 2021 through September 18, 2021.

Supervisor Ryneerson made a motion to accept the correspondence from The Exchange Club of Hanover, seconded by Supervisor Ault. **Motion carried.**

**APPROVAL OF DISBURSEMENTS:** The Disbursements from all Funds were approved, as listed, in a motion by Supervisor Hartlaub, seconded by Supervisor Krysiak. **Motion carried.**

**ACTION/DISCUSSION ITEMS:**

**ACTION ITEMS**

**A. Motion to approve Resolution No. 2021–10 Sewage Planning Module – The Warner Farm**

Robert Sharrah of Sharrah Design Group came before the Board to ask for approval of the Resolution for the planning model for The Warner Farm. He explained that this was one of the action items on C.S. Davidsons Engineer’s Report for The Warner Farm. He explained that his tract of land has never had sewage planning approval and because it goes to a private plant, it needs a Component 3 Module.

Supervisor Ault made a motion to approve Resolution No. 2021–10 Sewage Planning Module – The Warner Farm, seconded by Supervisor Krysiak. Before the vote was taken, Township Engineer Chris Toms asked Mr. Sharrah to confirm that the EDUs for this planning module were part of the original plan design. Mr. Sharrah confirmed that the EDUs were part of the original count. **Motion carried.**

**B. Motion to approve Penn Waste’s request to change Yard Waste Collection Schedule**

Supervisor Ault made a motion to grant Penn Waste’s request to change Yard Waste Collection Schedule as a three-month trial period, seconded by Supervisor Rynearson with the caveat, if Penn Waste accepts the three-month trial period. **Motion approved.**

**C. Request for residential dumpsters for the entire Homestead Acres Community**

Ben Myers with J. A. Myers Homes came before the Board if they would allow residential dumpsters to place throughout the entire Homestead Acres Community to provide a place for residents to take their garbage. He explained that he had received complaints about the garbage cans sitting in front of units where the property has no garage. Mr. Myers reached out to Township Manager Michael Bowersox and the Township Manager told him he needed board approval first. He hopes by placing dumpsters around the community that the problem will be addressed.

After Mr. Myers finished his proposal for placing dumpsters throughout Homestead Acres, Supervisor Ault asked if he had informed the residents of this change. Mr. Myers said no. He explained that they were going through the process first. If the Board did not approve their request, there would be no need to inform the residents. Supervisor Ault also asked why he did not propose this at the time he was asking for plan approval. Mr. Myers answered that it just was not thought about. He explained that no one thought about the number of garbage cans that would be in front of the homes.

Supervisor Ault also gave Mr. Myers a chance to address the earlier comments made by the resident in Homestead Acres concerning her sinking driveway. Mr. Myers said that he did not know every detail about her situation but the contract states that driveways are not warranted for cracking, settlement, or smoothness. Mr. Myers said he did not know all the details on why it was denied.

Jennifer Thornton watching the meeting online told Supervisor Ault that Joel from Penn Waste had indicated he wanted to speak on the dumpsters. Joel Washok expressed that he had no problem with the switch from individual garbage service to dumpster service. He is concerned with the number of complaints that Penn Waste will receive from angry residents when there are problems with the dumpsters. He asked if the roads in Homestead Acres would be dedicated to the Township, or would they be the HOA's responsibility. Mr. Myers said that they are currently owned by J. A. Myers and would be dedicated to the Township in the future. He said that the parking lots where the dumpsters would be placed would be the responsibility of the HOA.

Mr. Washok expressed that he did have concern with the HOA clearing the parking lots when there is a snow event to collect the garbage from the dumpster versus the Township taking care of the roads in front of those homes when there is a snow event.

Supervisors Staaf and Hartlaub expressed that they were opposed to the dumpsters.

Jennifer Thornton asked if anyone viewing online wanted to make any comments and received no reply.

Supervisor Ault made a motion to deny the request for residential dumpsters for the entire Homestead Acres Community, seconded by Supervisor Staaf. **Motion carried.**

#### D. Motion to advertise the 2021 Roadway Improvements in West Manheim Township

Supervisor Ault informed those present in the audience and online that the Board would like to put out for bids Hobart Road reconstruction and Hobart repair, which involves chip seal and fog seal from Glenville Road to Frogtown Road. He also said that there is the potential to do a scratch and pave, as an alternate on Musselman Road from Baltimore Pike up to Ross Road.

Supervisor Ault made a motion to advertise for bids the 2021 Roadway Improvements in West Manheim Township, seconded by Supervisor Hartlaub. **Motion carried.**

#### DISCUSSION ITEMS

##### A. Proposed Public Works Building

Supervisor Ault made a motion to table, seconded by Supervisor Ryneerson. **Motion carried.**

#### SUPERVISORS AND/OR PUBLIC COMMENTS:

Supervisor Ault asked those present in the audience and Jennifer Thornton asked those present online if anyone wanted to make any comments and received no reply.

Supervisor Ryneerson reported on the problems with the girls' softball field at the Rec Park. He told the Supervisors that last year they rented the left field area out for football, and they have requested to use the field again for football on a regular basis. Supervisor Ryneerson explained that the end zone

extended into the infield and is dirt. He told the Board members that those using the field are asking that the infield be seeded or sodded. Supervisor Rynearson recognized that it cannot be done, and still allow softball and baseball to be played on that field without redoing the infield appropriately both on the third base and first base side. Supervisor Rynearson told the Board members that Supervisor Ault and the road crew could do some of the work needed to restore the field, but it will take topsoil and the cost for the topsoil ranges between \$4,000 to \$5,000. Supervisor Rynearson asked the Board to approve his request to move forward with the project not to exceed \$5,000 that would come out of the Rec Park Budget.

Supervisor Ault explained the work that would be involved in restoring the girls' softball field.

Supervisor Staaf made a motion to approve the restoration of the girls' softball field with the cost not to exceed \$5,000, seconded by Supervisor Hartlaub. **Motion carried.**

**NEXT SCHEDULED MEETINGS:** Board of Supervisors Regular Meeting – Tuesday, April 20, 2021 at 7 p.m. with Supervisor Caucus at 6p.m. Work Session Meeting – Thursday, May 6, 2021 at 7 p.m. with Supervisors Caucus at 6 p.m.

**ADJOURNMENT:** Supervisor Ault made a motion to adjourn the meeting at 7:35 p.m., seconded by Supervisor Staaf. Motion carried.

Respectfully,

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Township Secretary

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Chairman