

WEST MANHEIM TOWNSHIP BOARD OF SUPERVISORS

REGULAR MEETING AGENDA

TUESDAY, JANUARY 18, 2022 – 7:00 P.M.

1. Meeting Called to Order
2. Pledge to Flag/Invocation
3. Roll Call
4. Announcement
5. Public Comments: all persons wishing to offer public comment must first register by signing their name, address, telephone number and email address on a “sign up” sheet to be provided by the Township Manager. No one shall approach the microphone without having first registered to speak. Each person wishing to speak shall have one (1) opportunity to speak for a period not to exceed five (5) minutes.” Res. #2017-05
6. Approval of Minutes – Re-Organizational Meeting and Work Session Meeting of January 3, 2022
7. Disbursements
8. Correspondence: None
9. Recreation Board Report
10. Solicitor’s Report
11. Engineer’s Report
 - A. Motion to approve the Final Application for Payment from Titan Industrial Services, Inc. for the 2021 Bridge Maintenance for \$188,000.00
 - B. Motion to authorize advertisement for bids to replace box culvert on Pumping Station Road
 - C. Motion to give authorization to finalize contract documents for recreation park improvements
 - D. Zoning Map Changes – Information
12. Reports:
 - A. Monthly Budget Review – Treasurer’s Report - December 2021
 - B. Chief of Police, Monthly Activity Report – December 2021
 - C. Public Works Report – December 2021
 - D. Pleasant Hill Volunteer Fire Co.-EMS Reports – December 2021
 - E. EMA Report – December 2021
 - F. Code Enforcement Officer Report – December 2021
 - G. SEO Report – December 2021

13. Manager Report

14. Old Business

- A. Appointment of Steve Harmon as Township Code Enforcement Officer, Alternate Zoning Officer, and MS4 Administrator
- B. Appointment of Township Roadmaster
- C. Motion to approve the Employment Agreements between West Manheim Township Board of Supervisors and the Chief of Police for the West Manheim Township Police Department, the Lieutenant of Police for the West Manheim Township Police Department, and the Township Manager
- D. Motion to adopt Resolution # 2022 – 03 - Establishing Salaries for 2022
- E. Discussion on the need to purchase of a Workmaster 40 Tractor for recreation park, at a cost of \$13,122.00 after discount and trade-in or to outsource rec park maintenance

15. New Business

- A. The Annual Shred Event Saturday, May 21, 2022 – Reservation Deposit \$100
- B. Motion to redeem all of the outstanding West Manheim Township General Obligation Bonds, Series of 2013 and General Obligation Bonds, Series A of 2016. The Paying Agent for the Bonds is hereby directed to immediately send the Notices of Redemption to all bondholders and to redeem the Bonds at the earliest available redemption date.
- C. Motion to hire a new public works employee

16. Subdivision Plans

- A. Waiver requests for Woodland Development, Inc. – Fox Meadows - 7 Lots - Preliminary/Final Subdivision Plan
 - 1. Waiver request from the West Manheim Township Subdivision and Land Development Ordinance §235-10.A. - Minor subdivision or land development plans. A subdivision or land development plan may be reviewed and acted upon as a final plan without the necessity of a prior preliminary plan approval if it contains no more than four lots or prospective dwelling units, and proposes no public improvements.
 - 2. Waiver request from the West Manheim Township Subdivision and Land Development Ordinance §235-45.B.9 – Street design criteria - Existing streets. Where subdivisions or land developments abut existing streets which do not conform to the minimum right-of-way and cartway widths of this chapter, such existing streets shall be improved to the specifications of §235-46 from the center line of the streets abutting the property being subdivided or developed. The ultimate right-of-way is requested to be dedicated from the center line of the streets abutting the property being subdivided or developed.
 - 3. Waiver request from the West Manheim Township Subdivision and Land Development Ordinance §235-53.A – Sidewalks. Sidewalks shall be provided for all development located in the Designated Growth Area as defined by Chapter 270, Zoning. Sidewalks shall be provided within the Rural Resource

Zone, when the Conservation Overlay is applied as defined by Chapter 270, Zoning. Sidewalks are required in all other areas of the Township as directed by the West Manheim Township Board of Supervisors. If the Supervisors feel that sidewalks, and/or curbing in accordance with § 235-54, are not required at this time, then the following language shall be provided on the final plans: "Concrete curbs, sidewalks, and street widening shall be installed in accordance with the West Manheim Township Construction and Materials Specifications by the owner, heirs, or assigns, within six months after receipt of written notice from West Manheim Township."

4. Waiver request from the West Manheim Township Subdivision and Land Development Ordinance §235-54.A – Curbing. Curbing shall be provided for all development located in the Designated Growth Area as defined by Chapter 270, Zoning. Curbing shall be provided within the Rural Resource Zone, when the Conservation Overlay is applied as defined by Chapter 270, Zoning. Curbing is required in all other areas of the Township as directed by the West Manheim Township Board of Supervisors. If the Supervisors feel that curbs, and/or sidewalks in accordance with § 235-53, are not required at this time, then the following language shall be provided on the final plans: "Concrete curbs, sidewalks, and street widening shall be installed in accordance with the West Manheim Township Construction and Materials Specifications by the owner, heirs, or assigns, within six months after receipt of written notice from West Manheim Township."

5. Waiver request from the West Manheim Township Subdivision and Land Development Ordinance §235-46(F)(2)(a) Street design standards. Streets shall be designed in accordance with Guidelines for Design of Local Streets and Roads (Publication 70) as amended, of the Pennsylvania Department of Transportation; Chapter 105, Construction and Material Specifications, latest edition, of the Code of the Township of West Manheim, and the following criteria, whichever is more stringent: (F.) Improvement specifications (2) Lots abutting arterial and collector roads. In a subdivision or land development abutting an arterial or major collector street, the following shall be required: (a) The frontage shall be reversed so that the lots contiguous to such roadways will front on a new street or an existing local street, with an additional lot depth of 15 feet as an easement exclusively for planting and screening to be provided by the developer along the existing street.

B. EXTENSION REQUESTS PER DEVELOPER LETTERS: None

C. ALL TO BE TABLED:

Keel LP., Phase II 6 Lots – Preliminary Plan (Review time expires 3/23/2022).

Belmont Ridge Phase V, 203 Lot Preliminary Plan (Review time expires 04/20/2022)

Belmont Ridge Phase V, 172 Lot Parallel Plan Preliminary Plan (Review time expires 04/20/2022)

Kyle Cox and Adam Amspacher – Preliminary/Final – 2 Lot Subdivision Plan (Review Time expires 5/18/2022)

17. Supervisors and/or Public Comments:

18. Next Scheduled Meetings: Supervisors Work Session – Thursday, February 3, 2022, at 7:00 p.m. with Supervisors Caucus at 6:00 p.m. Supervisors Regular Meeting - Tuesday, February 15, 2022, at 7:00 p.m. with Supervisors Caucus at 6:00 p.m.

19. Adjournment