

PUBLIC NOTICE

Pursuant to the provisions of the Second-Class Township Code and all applicable Laws, notice is hereby given that the West Manheim Township Board of Supervisors meeting on Tuesday, September 20, 2022, will be held only at the Municipal Building, 2412 Baltimore Pike, Hanover, PA, 17331. The West Manheim Township Board of Supervisors is unable to provide online viewing of the West Manheim Board of Supervisors meeting due to ongoing technical issues with information technology infrastructure.

West Manheim Township
Board of Supervisors
Miriam E. Clapper, Secretary

EST MANHEIM TOWNSHIP BOARD OF SUPERVISORS

REGULAR MEETING AGENDA

TUESDAY, SEPTEMBER 20, 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 - Work Session Meeting of September 1, 2022
7. Disbursements
8. Correspondence
9. Recreation Board Report
10. Solicitor’s Report
11. Engineer’s Report
 - A. Motion to approve the request to reduce the public improvement financial security for Lexington 2A, Belmont 3, and Belmont 4.
 - B. Motion to approve the request to reduce the public improvement financial security for High Point Phases IID, IIE, & IIF.
 - C. Motion to approve the request to reduce the public improvement financial security for Homestead Acres Phases 6 – 8.

D. Motion to approve the request to reduce the public improvement financial security for Prinland Heights Phase 1.

- E. Impounding Dam Road Bridge S – Request authorization to proceed with completing design and DEP GP-11 permitting.

12. Reports:

A. Monthly Budget Review – Treasurer’s Report - August 2022

B. Chief of Police, Monthly Activity Report – August 2022

C. Public Works Report – August 2022

D. Pleasant Hill Volunteer Fire Co.-EMS Reports – August 2022

E. Code Enforcement Officer Report – August 2022

F. SEO Report – August 2022

13. Manager Report

14. Old Business

15. New Business

A. Motion to approve the 2023 Minimum Municipal Obligation for Non-Uniformed Employees for \$122,168 and Uniform Employees for \$313,218.

B. Motion to approve Ordinance No. 2022-03 - an ordinance of the Township of West Manheim, York County, Pennsylvania, amending its Code of Ordinances by repealing Chapter 221, entitled “Stormwater Management,” in its entirety and replacing it with a new Chapter 221, attached hereto, with the same title, providing for the management of stormwater within West Manheim Township and setting forth penalties for violation of such regulations.

C. Motion to approve Resolution No. 2022-06 - A Resolution of The Board of Supervisors of West Manheim Township, York County, Pennsylvania, to require the Tax Collector to waive additional charges for real estate taxes in accordance with The Act of July 11, 2022, P.L. 701, No. 57.

D. Motion to approve the advertisement of an ordinance amending Chapter 270 of the Code of Ordinances of the Township of West Manheim, which chapter is entitled “Zoning,” by Section 270-92, entitled “Fences and walls,” of Article XV, entitled “Accessory Buildings and Uses,” to permit fences up to twelve (12’) feet in height in any zoning district where the principal use of such lot is commercial or industrial in nature.

E. Request from Gene Morelock’s for additional time to comply with notice he received to lower his fence to 6 feet in height to comply with the Zoning Ordinance.

F. Modification request from Morris Knowles & Associates, Inc for Bob Hemler to allow the building permit application for ModWash to be reviewed at the owner’s expense and risk.

G. Memorial contribution in James Neiderer’s memory, husband of Township Tax Collector, Ruth Neiderer, to the Pennsylvania Cancer Specialists & Research Institute, 20 Expedition Trail, Suite 101, Gettysburg, PA 17325.

H. Motion to advertise that all public meetings of West Manheim Township will be in-person and will be live streamed for viewing purposes.

I. Request from Hanover Borough to waive municipal fees associated with permits for recreation improvements at the Sheppard-Myers Impounding Dam.

J. Motion to approve Managed Information Technology Support Agreements with Stambaugh Ness at a monthly cost of \$1,920 for the Police Department and \$1,380 for Township Administration

K. Motion to approve an engineering and traffic study for the intersection of Fairview Drive and Beck Mill Road at a cost not to exceed \$4,000.

16. Subdivision Plans

A. Motion to approve Homestead Acres Phases 6-8 (Review time expires 12/14/2022)

B. Motion to approve the waiver request for Keel, LP -Phase II waiver request/modification requested.

1. Waiver request to the West Manheim Township Subdivision and Land Development Ordinance, Chapter 235, Article IV Plan Requirements, §235-53 Hydrogeologic and groundwater assessment report. A. A hydrogeologic and groundwater assessment report is required to be submitted at the time of the submission of the application for approval of the preliminary plan, in accordance with §§ 235-11 and 235-33, respectively, of this chapter. As such: (3) A hydrogeologic and groundwater assessment report is required for all proposed land development projects when any of the following conditions are present: (b) All proposed residential developments, including phased development, containing five or more lots, either initially or cumulatively, of any size. In lieu of preparing the Hydrogeologic and groundwater assessment report, the applicant has drilled the proposed wells and provided the well reports from the well driller for the data associated with each well.

C. Motion to approve the Keel LP, Phase II – Preliminary Plan - 6 Lot Subdivision Plan (Review Time Expires 12/21/2022)

D. EXTENSION REQUESTS PER DEVELOPER LETTERS:

1. Motion to grant the extension request for Belmont Ridge Phase V, 203 Lot Preliminary Plan (Review time expires 09/21/2022) through December 21, 2022.

2. Motion to grant the extension request for Belmont Ridge Phase V, 172 Lot Parallel Plan Preliminary Plan (Review time expires 09/21/2022) through December 21, 2022.

3. Motion to grant the extension request Fox Meadows - 7 Lots – Preliminary /Final Subdivision Plan (Review Time Expires 09/21/2022).

E. ALL TO BE TABLED:

Tidal Wave Auto Spa (Review time expires 11/15/22)

Pine Creek Structures (Review time expires 11/19/22)

Keel LP, Phase II – Preliminary Plan - 6 Lot Subdivision Plan (Review Time Expires 12/21/2022)

17. Supervisors and/or Public Comments:

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

19. Adjournment