

WEST MANHEIM TOWNSHIP
BOARD OF SUPERVISORS MEETING MINUTES

Regular Meeting

Tuesday, November 15, 2022
7 p.m.

Chairman Ault called the Regular Meeting of the West Manheim Township Board of Supervisors to Order at 7:19 p.m. on Tuesday, November 15, 2022, after a public hearing was held, followed by the Pledge to the Flag and Invocation. The meeting took place at the Municipal Building at 2412 Baltimore Pike, Hanover, PA, 17331.

ROLL CALL: Present were Supervisors Ault, Franks, Hartlaub, Rynearson, and Wetzel. Also, present were the Township Manager Michael Bowersox, Township Engineer Cory McCoy from C. S. Davidson, Inc., Solicitor David Jones of Stock and Leader, and Township Secretary Shanna Smale. A quorum was present.

ANNOUNCEMENT: Chairman Ault informed those present that the Board of Supervisors held an executive session to discuss personnel matters.

PUBLIC COMMENTS: Chairman Ault asked if anyone present wanted to speak at this time and received no reply.

APPROVAL OF MINUTES: Supervisor Rynearson made a motion to approve the work session meeting minutes of November 3, 2022, seconded by Supervisor Franks. **Motion carried.**

DISBURSEMENTS: The Disbursements from all Funds were approved, minus the \$994.00 invoice to Bobcat of Adams County pending questions related to this bill, in a motion by Supervisor Wetzel, seconded by Supervisor Rynearson. **Motion carried.**

CORRESPONDENCE: Supervisor Ault stated there was a letter of correspondence from Penn Waste regarding a price increase effective January 1, 2023, due to the disposal rates at the York County Resource Facility increasing \$2.00/ton. Total cost increase per customer is \$ 0.55 per quarter.

Supervisor Rynearson made a motion to accept the Correspondence as presented, seconded by Supervisor Hartlaub. **Motion carried.**

RECREATION BOARD REPORT: Supervisor Ault read a copy of the report. (copy in Township file).

Supervisor Ault made a motion to accept the Rec Board's Report as presented, seconded by Supervisor Wetzel. **Motion carried.**

SOLICITOR'S REPORT: Solicitor David Jones had nothing new to add to his submitted report (copy on file).

Supervisor Rynearson made a motion to accept the Solicitor's Report as given, seconded by Supervisor Franks. **Motion carried.**

West Manheim Township
Board of Supervisors Regular Meeting Minutes
Tuesday, November 15, 2022
Page 2

ENGINEER'S REPORT: Township Engineer Cory McCoy, C. S. Davidson had nothing new to add to his submitted report (copy on file).

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

REPORTS:

- A. Monthly Budget Review – Treasurer's Report - October 2022
- B. Pleasant Hill Volunteer Fire Co.-EMS Reports – October 2022
- C. EMA Report – October 2022
- D. Code Enforcement Officer Report – October 2022
- E. SEO Report – October 2022

Supervisor Ault made a motion to approve the Reports A. through E. as given, seconded by Supervisor Rynearson. **Motion carried.**

MANAGER REPORT: Township Manager Michael Bowersox had nothing else to add to his submitted report (copy on file).

Supervisor Ault made a motion to approve the Manager's Report as given, seconded by Supervisor Wetzel. **Motion carried.**

OLD BUSINESS:

- A. Motion to hire Kenneth Gabor as a part-time EMT/Firefighter for duties at the Pleasant Hill Volunteer Fire Company at a starting rate of \$15.30/hr per the current IAFF collective bargaining agreement.

Supervisor Ault made a motion to hire Kenneth Gabor as a part-time EMT/Firefighter for duties at the Pleasant Hill Volunteer Fire Company at a starting rate of \$15.30/hr per the current IAFF collective bargaining agreement, seconded by Supervisor Rynearson. **Motion carried.**

- B. Motion to hire Nicholas Testerman for the vacant road crew position at a starting wage of ____/hr with all benefits in accordance with the AFSCME collective bargaining agreement.

Supervisor Rynearson made a motion to hire Nicholas Testerman for the vacant road crew position at a starting wage of \$23.00/hr with all benefits in accordance with the AFSCME collective bargaining agreement, seconded by Supervisor Ault. **Motion carried.**

NEW BUSINESS:

A. Motion to approve the SPCA – 2023 Animal Care and Housing Agreement Contract for \$3,988.16.

Supervisor Rynearson made a motion to approve the SPCA – 2023 Animal Care and Housing Agreement Contract for \$3,988.16, seconded by Supervisor Wetzel. **Motion carried.**

B. Motion to approve the 2023 Klugh Animal Control Services Contract for \$400.00.

Supervisor Rynearson made a motion to approve the 2023 Klugh Animal Control Services Contract for \$400.00, seconded by Supervisor Hartlaub. **Motion carried.**

C. Motion to advertise the West Manheim Township 2023 Budget.

Supervisor Ault made a motion to advertise the West Manheim Township 2023 Budget with the corrections made in Caucus, seconded by Supervisor Rynearson. **Motion carried.**

D. Motion to adopt Resolution No. 2022-07 Authorizing the modification of the fee schedule to reflect the changes of the stormwater and commercial permit fees.

Supervisor Rynearson made a motion to adopt Resolution No. 2022-07 Authorizing the modification of the fee schedule to reflect the changes of the stormwater and commercial permit fees to help offset the fees that the township incurs during the permit process, seconded by Supervisor Franks. **Motion carried.**

E. Motion to approve the purchase of upgrades to the audio-visual system in the West Manheim Township board room at a cost of \$13,720 for the sound system and \$10,690 for the video system. Total cost is \$24,410 paid with ARPA funds. Work to be performed by Reynolds AV, LLC (CoStars vendor).

Supervisor Rynearson made a motion to approve the purchase of upgrades to the audio-visual system in the West Manheim Township board room at a cost of \$13,720 for the sound system and \$10,690 for the video system. Total cost is \$24,410 paid with ARPA funds. Work to be performed by Reynolds AV, LLC (CoStars vendor), seconded by Supervisor Wetzel. Supervisors Ault, Franks and Hartlaub opposed due to the fact that they would like more information on the audio/visual systems before making a favorable vote. **Motion failed.**

F. Motion to approve the purchase of a 10,000-gallon salt brine tank with 22” lid from GVM Inc. for the lowest quoted price of \$17,890.64.

Supervisor Ault indicated that they had received three bids for the salt brine tank and made a motion to approve the purchase of a 10,000-gallon salt brine tank with 22” lid from GVM Inc. not to exceed the amount \$17,890.64 including delivery, seconded by Supervisor Franks. **Motion carried.**

SUBDIVISION PLANS:

A. Motion to approve Pine Creek Structures Final Land Development Plan (Review time expires 11/19/22)

Supervisor Ault made a motion to table at the request of the developer to approve Pine Creek Structures Final Land Development Plan (Review time expires 11/19/22) and granted their one and only extension of thirty days, seconded by Supervisor Wetzel. **Motion carried.**

EXTENSION REQUESTS PER DEVELOPER LETTERS: None.

ALL TO BE TABLED:

Burkentine Fields – 310 Unit Preliminary Plan (Review time expires 12/14/22)
Keel LP, Phase II – Preliminary Plan - 6 Lot Subdivision Plan (Review Time Expires 12/21/2022)
Belmont Ridge Phase V, 203 Lot Preliminary Plan (Review time expires 12/21/2022)
Belmont Ridge Phase V, 172 Lot Parallel Plan Preliminary Plan (Review time expires 12/21/2022)
Oakwood Hills 69- Lot Preliminary Plan (Review time expires 12/21/22)

Supervisor Ault made a motion to table the following plans to the date that is shown: Burkentine Fields – 310 Unit Preliminary Plan (Review time expires 12/14/22); Keel LP, Phase II – Preliminary Plan - 6 Lot Subdivision Plan (Review Time Expires 12/21/2022); Belmont Ridge Phase V, 203 Lot Preliminary Plan (Review time expires 12/21/2022); Belmont Ridge Phase V, 172 Lot Parallel Plan Preliminary Plan (Review time expires 12/21/2022); Oakwood Hills 69- Lot Preliminary Plan (Review time expires 12/21/22), seconded by Supervisor Rynearson. **Motion carried.**

SUPERVISORS AND/OR PUBLIC COMMENTS: Chairman Ault asked the public if they had any comment and Robert Hemler of Colonial Court came forward to ask if a roll call vote was necessary on the adopted ordinance amendment during the public hearing before the regular board meeting. Solicitor Dave Jones stated that a roll call vote is not a requirement and the vote was five to zero anyway so it is a moot point.

Supervisor Ault then asked Steve Harmon if he could try to set-up an appointment with Penn Township to go in and look at their audio/visual system also installed by Reynolds AV, LLC to see if it was something West Manheim Township would be interested in. Supervisor Ault did ask for the audio/visual system request to be put on the agenda for the December 1, 2022, work session meeting.


Supervisor Wetzel asked Solicitor Dave Jones about the paperwork received on the curative amendment from Barley Snyder on behalf of Burkentine and Sons Builders. Solicitor Jones explained the process of what changes they are trying to make to the zoning ordinance on their own regarding Burkentine Fields.

West Manheim Township
Board of Supervisors Regular Meeting Minutes
Tuesday, November 15, 2022
Page 5

NEXT SCHEDULED MEETINGS: Supervisors Work Session – Thursday, December 1, 2022, at 7:00 p.m. with Supervisors Caucus at 6:00 p.m. Supervisors Regular Meeting – Tuesday, December 20, 2022, at 7:00 p.m. with Supervisors Caucus at 6:00 p.m.

ADJOURNMENT: Chairman Ault made a motion to adjourn the meeting at 8:06 p.m., seconded by Supervisor Wetzel. **Motion carried.**

Respectfully,


Secretary


Chairman