

**EAST MANCHESTER TOWNSHIP**  
**Board of Supervisors**  
**March 12, 2013**

Present: Chairman Steven H. Gross, Jr., Vice-Chairman David L. Naylor, Supervisor Barry E. Rudisill, Attorney Andrew Miller, Dave Gentzler, Manager/Secretary/Treasurer, Engineer Byron Trout, Zoning Officer Jon Beck, Recording Secretary, and seven citizens.

At a regular meeting held at the Township building, Chairman Steven H. Gross, Jr. called the meeting to order at 7:00 p.m.

The Pledge of Allegiance was given to the Flag of the United States of America.

Chairman Gross disclosed that the majority of the Board has not met nor conducted business since the meeting on February 12, 2013.

There was a correction to the minutes of the meeting of February 12, 2013. Page 4, last sentence, Supervisor Rudisill was incorrectly referred to as Vice Chairman Rudisill. Mr. Gentzler will make that change.

**Motion by Naylor, second by Rudisill, to approve the minutes of the meeting of February 12, 2013, as amended. All members voted aye; motion carried.**

**Public Comments**

Jane Deamer, Northeastern Senior Center, was present to thank the Board for the contributions in 2012. She presented a report of the activities and number of visits to the Senior Center by Township residents. The Senior Center hopes that the Township will support the Center in 2013. Also, there's discussion about a community center in the Township to coordinate the services of the faith community, food pantry, senior center, and school district. Of course, Township support of this endeavor would be most appreciated.

How does the Township's contribution compare to that of other donors? Mrs. Deamer will forward that information to Mr. Gentzler to distribute for review.

No one else spoke at this time.

**Emergency Services Report**

Eagle Fire Company 100<sup>th</sup> Anniversary – weekend of April 20.

Chad Ruby gave the very thorough report. He noted that the relationship between the EMS entity and the Township has not been the best; hopefully, this situation will be remedied.

**Special Request**

York County Conservation District Request for Support – no discussion

Kinsley Agreement Amendment – Solicitor Miller noted that Kinsley has made three requests regarding the property for Lots 10 and 11 in Orchard Business Park. The requests are as follows:

Amendment to the Development Agreement – the buyer of the lots will not be subject to the development agreement.

Sidewalk easement for area along Canal Road, Lot 11; the request is for a sidewalk easement that provides for that sidewalk. This is just an easement, not the actual construction.

Estoppels certificate for lot 10 and lot 11 stormwater facilities – agreement has not been amended and is in full force, there are no violations that the Township is aware of, and no actions pending.

Sarah Rider, Barley Snyder, noted that there is a separate stormwater management agreement that is not a part of this agreement.

From the audience, Tim Kinsley said that the PennDOT permit has been obtained for Canal Road widening and sidewalks.

Wasn't there a six-month note on the plan regarding the sidewalks? Mr. Trout noted that the note is for the north side only. The south side will be installed with this project.

**Motion by Supervisor Naylor, second by Supervisor Rudisill, to approve the amendment to the development agreement. All members voted aye; motion carried.**

**Motion by Supervisor Rudisill, second by Supervisor Naylor, to approve the sidewalk ROW and easement agreement. All members voted aye; motion carried.**

**Motion by Supervisor Naylor, second by Supervisor Rudisill, to approve the estoppels certificate. All members voted aye; motion carried.**

PSATS Workshop – Bob Nace would like to attend this meeting.

**Motion by Supervisor Gross, second by Supervisor Naylor, to approve. All members voted aye; motion carried.**

Strickhouser – Creekbottom Road clean-up – no one was present on this matter. Mr. Gentzler reported that Mr. Beck was contacted by Mrs. Strickhouser on the Creekbottom Road debris clean-up. Is the Township interested in helping with that project? It was noted that the Township cannot advise the residents that they can burn the debris. This is a clean-up of the creek bank and road. Mr. Miller suggested contacting the Conservation Alliance to see if funds or services are available to help with this project. Mr. Gentzler will contact the appropriate person. Yes, the Township is willing to help with this clean-up; see if funds are available, go that route first, then add a few hundred dollars if necessary.

## **Correspondence**

Senior Center – newsletter available for review

York County 2013 Hazard Mitigation Plan – 45-day review

PLCB License fees -- noted

## **Solicitor's report – Attorney Andrew Miller**

- Comcast Cable Agreement – information provided in Solicitor Miller's report. Nothing ready yet. Supervisor Rudisill asked if the internet service provided to the police will be high-speed internet. Solicitor Miller is still following up on this question.
- Subdivision and Land Development Ordinance Amendments – no discussion
- SPCA – no response from the SPCA to Solicitor Miller's letter.
- Wheatlyn Medical Center – Solicitor Miller received a call from the attorney for Wellspan; the paving will move forward by the date in the Township's letter to Wellspan.
- Transfer tax received from the lot transfers in Rentzel Heights

## **Engineer's report – Byron Trout**

Inspections – included in report

Plan Reviews – included in report

Correspondence

Dauberton Park Grant – does the Board want to apply for a DCNR grant to complete the Park work? Some items have been removed from the list of work, thereby reducing the ultimate cost of this entire project. The Township could donate work, equipment, and even volunteer time to contribute to its share of the expense. Grant deadline is April 10. The entire projected cost is \$190,000, including the bid documents; \$87,000 for the trail construction; removed items such as the gazebo will reduce the cost.

How much does this park get used? Mr. Naylor feels that the location is detrimental and invites vandalism. How about spending these recreation funds for a community center instead? Would that be permitted? Mr. Miller feels yes, as long as it's tied to recreation in some way. Mr. Miller feels that the recreation plan needs to be updated to address a community center. Mr. Rudisill agrees with Mr. Naylor and feels that the funds would be better spent on a community center. Mr. Gross would rather focus the money in a better area than this park. He's also not too keen on building another building for a community center when there are many facilities being under-used in the area.

The Township does not want to get saddled with the majority of the cost of the community center project. Plus, there needs to be a clear plan for funding of any sort of center.

#### **Secretary/Treasurer/Manager's report – Dave Gentzler**

Sewer Authority – January 28, 2013, meeting minutes provided for review.

There was an informal meeting held on February 21, 2013. Joel Klinedinst met with Chairman Gross, Mr. Gentzler, and Jon Beck. Mr. Gross noted that there has been a problem with the minutes not matching up with the actual business conducted. From the audience, Mr. Klinedinst affirmed that much business that is conducted does not appear in the minutes.

Recreation Board – no questions on those minutes

Zoning Officer – report provided. On the land use permits, question on a cell tower back-up generator permit. Mr. Beck explained.

Public Works Director – highway department worked on remodeling the front of the Township Office building. One small snow event required their attention.

Request from a resident Lee Hayne to temporarily close Canal Road Extended for a returning-veteran processional, between 2:30 and 3:00 p.m. tomorrow, March 13, 2013. Also requested fire department and road crew personnel to assist. Apparently, there are to be many, many motorcycles in the processional. The Township personnel/fire police technically finish at 3 p.m.; will they be paid overtime? Perhaps they could come in late. It was also noted that this is school bus time. It was suggested to close the road to through traffic. From the audience, Mr. Klinedinst suggested that the police can inform the school district and find out which bus runs on that road at that time. Perhaps a van could be provided for those students?

If all this can be coordinated within the time frame required, great. There should be an officer present at both closing areas. The Township will provide whatever is needed.

Mr. Gentzler requested an Executive Session to discuss personnel matters.

#### **Land Development/Subdivision –**

Nothing at this time.

### **Supervisor's comments**

Vice Chairman David L. Naylor – Northeast Fire Rescue – the committee feels that it's time to get some t-shirts and other promotional materials. **Motion by Supervisor Naylor, second by Chairman Gross, to approve the release of \$5,000, distributing \$2,500 each to Eagle and Union, to purchase publicity items for the new entity. All members voted aye; motion carried.**

Discussion: why separate the funds? Because the new entity is not technically in existence just yet.

Supervisor Barry E. Rudisill – re: ownership of Saginaw Park. Any progress on this yet? Mr. Gentzler will stay on this. **Motion by Supervisor Rudisill, second by Chairman Gross, to authorize Mr. Gentzler to pursue this issue, to contact Mr. Bair and explain Township's intentions and get their response. All members voted aye; motion carried.**

There will be a Zoning Hearing Board meeting in March. Mr. Beck confirmed that the date is indeed posted on the outside board.

Chairman Steven H. Gross, Jr. – mowing bids? Open bids in April.

**Motion by Chairman Gross, second by Supervisor Naylor, to pay the bills AND to retire to an Executive Session. All members voted aye; motion carried.** The meeting recessed at 8:15 p.m.

**Motion by Super , second by , to adjourn. All members voted aye; motion carried. The meeting adjourned at 8:45p.m.**

Respectfully submitted,

Dave Gentzler  
Secretary/Treasurer/Manager

Julie B. Maher,  
Recording Secretary