

**EAST MANCHESTER TOWNSHIP
BOARD OF SUPERVISORS
SEPTEMBER 14, 2010**

Present: Chairman Steven H. Gross, Jr., Vice-Chairman David L. Naylor, Supervisor Barry E. Rudisill, Secretary/Treasurer/Manager Terry R. Gingerich, Attorney Andrew Miller, Engineer Byron Trout, Public Works Director Dave Gentzler, and Zoning & Codes Enforcement Officer Katrina Rife

At a regular meeting held at the township building, Steven H. Gross, Jr. called the meeting to order at 7:00pm.

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

Steven H. Gross, Jr. disclosed that since the 8/10/10 meeting, the Board met on 8/24, 9/8, and 9/10 in Executive session for personnel matters.

The minutes of 8/10/10 were accepted per motion from Barry E. Rudisill, seconded by Steven H. Gross, Jr. and carried unanimously.

Public Comment

Lisa Haney of Asbury Pointe asked for enforcement of the weed ordinance at 75 Burberry Lane. Terry R. Gingerich confirmed notice was sent and returned; the property is vacated. Barry E. Rudisill motioned to have the contracted mowing service do this and lien the property. Motion seconded by David L. Naylor and carried unanimously.

Joel Klinedinst mentioned that the manhole cover across from the Saginaw park has sunken and is causing concerns for drivers and vehicles. Dave Gentzler will have it fixed.

Jason Johnson of Eagle Fire Co reported that the 5K run was successful and it raised \$400.00 for the fallen firefighters fund. They have used the new tanker to shuttle water.

Land development /Subdivision

Revision to Orchard Business Park lot 10/11 land development

Rick Fink of Kinsley and David Koratich of LSC Design presented the revised plan #2009.0247.00 dated 11/25/09 revision 10 for pages LD1, 6, 7, & 12 dated 8/27/10 and revision 11 for pages LD4 & 5 dated 9/8/10.

They explained that the lights along the residential property line are to be shielded. Rick commented that they are trying to avoid a problem prior to energizing.

Attorney Andrew Miller asked for an update on the PennDOT issues and the traffic monitoring agreement. Rick explained that the traffic monitoring agreement needs completed and signed before the traffic impact study will be reviewed which is holding up the review of the HOP application. Discussion continued on the monitoring agreement and a few changes to the 5-years study periods, the plan note depicting the area to include in compensation toward light, and municipal lien authority.

After discussion and deliberation with consideration of prior comments and recommendations from township staff, Planning Commission, Township Engineer, York County Planning Commission, Sewer Authority, and public as well as applicant and/or applicant's representatives, a motion by Barry E. Rudisill to approve the plan with the understanding of field verification of light shielding was seconded by David L. Naylor and carried unanimously.

After continued discussion on the traffic monitoring agreement, Steven H. Gross, Jr. motioned to approved the agreement for review and recording providing it incorporates the changes of ½ mile radius for residential and 1 mile for industrial development for the traffic signal contribution, add 5-year study through 2025 with option of revisiting the study in 2025 and also with development of property across Canal Road, and ability to file municipal lien on owner of lot 10/11 for costs if not paid. Motion seconded by Barry E. Rudisill and carried unanimously.

Special Request

Manor Village – no representative present

Gut Road – Dave Hurst and Darren Kephart of the York County Fish & Game and Wildlife Conservation were present to support the idea of closure of Gut Road as mentioned last month. Gut Road is a problem for them as far as activity outside of legal hunting and fishing.

Dave Bupp, a Saginaw resident expressed that it is not just local kids; he has found papers from West Shore. He would support closing to traffic, but wants it to remain open for lawful hunting and fishing.

Joel mentioned that the police department has found that there are people from Duncannon, Marysville, and NJ causing problems.

Attorney Andrew Miller cautioned that there may be no authority to close. It can be vacated or closed temporarily.

David L. Naylor would like to authorize staff to contact adjacent property owners for their feedback.

Steven H. Gross, Jr. expressed concern over punishing the good people for the few who cause problems.

Mike Harman, Saginaw resident would prefer to not having it closed but he does not like the tearing up of the road and agrees something needs done. He could live with closing if access is available for fishing and hunting.

Discussion was held on the closing of the South side of Gut Road, which is not a public road.

Solicitor's Report – Attorney Andrew Miller

- 5110 N. Sherman property demolition of structure – discussion on bid for demo, can electronically advertise. Website or craigslist is acceptable. Any bidder needs proof of insurance. Fire companies would like to use as training prior to demo. Any salvageable items are to be auctioned.
- Act 46 extending approvals through 7/2/2013. It is recommended that fees be set for written verification per Resolution 2010-9 as adopted per motion from David L. Naylor, seconded by Barry E. Rudisill and carried unanimously.
- Rentzel Heights outstanding issues for discussion in Executive session.
- YCCD Memorandum Of Understanding – to be explained by YCCD at the 10/12 meeting

Engineer's Report – Byron Trout

- Surety reductions:
 - 105 Willow Springs Lane land development plan reduced by \$109,778.19 per motion from Steven H. Gross, Jr., seconded by Barry E. Rudisill and carried unanimously.
 - Orchard Business Park lot 10 land development plan in the amount of \$932,928.70 reduced per motion by Barry E. Rudisill, seconded by Steven H. Gross, Jr. and carried unanimously.
- A letter has been sent to Mr. Bryant. He was given 15 days to start work and to complete by 9/1/10. Follow up needed.
- Saginaw block grant – will meet with Terry R. Gingerich & Dave Gentzler prior to next month's meeting.
- PA Community Transportation grant – road safety and infrastructure improvements are eligible. A motion by David L. Naylor to try for grant was seconded by Barry E. Rudisill and carried unanimously.
- List of changes to consider – As a result of the grade challenges from Orchard Business Park lot 10, a list of specs for consideration of changing is being created. Slopes of 2:1 increased to 3:1, increased distance for grading from 3' to 10", buffer strips and screening include actual sight lines and expand definition.
- Lot corners at 5110 are set.
- A letter has been sent to owners of former Giant property regarding maintenance to pond.

Correspondence

Lions Club request for closing of Sunset and Loucks on 10/17 at 1:30pm for Halloween parade. A motion by Steven H. Gross, Jr., seconded by Barry E. Rudisill to grant request and release the traditional \$2,000.00 donation was carried unanimously.

York County Quick Response Team \$500.00 request – referred to police board.

Office of Emergency Management burn ban inquiry – After discussion on the burn ordinance, which does permit recreational fires as well as agricultural fires and the current dry conditions, David L. Naylor motioned to enact a no burn policy till further notice. Motion seconded by Steven H. Gross, Jr. and carried unanimously.

Manager's Report – Terry R. Gingerich, Manager as presented by Dave Gentzler

- Northeastern Sewer Authority – Aug. 23rd draft minutes
- Recreation – no report
- Zoning Officer – Steven H. Gross, Jr. thanked Katrina on the Stonerook property being mowed. An update on the CVS was given. Demo permit has been obtained.
- Public Works Director – no questions
- SPCA \$2,930.00 Motion by Barry E. Rudisill to approve died for lack of second
- Tax exoneration – Kinsley \$42.17 no and Sook \$104.37 yes per motion by David L. Naylor, 2 by Steven H. Gross, Jr. and carried unanimously.
- MMO sheet was reviewed
- York County convention to be attended by 3 Supervisors, Manager, check with Kathy

Emswiler and Dave Gentzler

East Manchester Township
Board of Supervisors
September 14, 2010

Supervisors' comments

David L. Naylor – no additional comments

Barry E. Rudisill – road projects, but will save for later date

Steven H. Gross, Jr.

- budget session schedule for 10/27 meeting

Motion to pay bills as presented by Steven H. Gross, Jr., seconded by Barry E. Rudisill and carried unanimously.

Public Comment

Motion to recess to Executive session at 9:28pm by Steven H. Gross, Jr.

Meeting reconvened at 9:50pm

Motion to adjourn at 10:00pm by David L. Naylor, seconded by Barry E. Rudisill and carried unanimously.

Respectfully submitted,

Terry R. Gingerich
Secretary/Treasurer/Manager