

EAST MANCHESTER TOWNSHIP
Board of Supervisors
January 4, 2021

Present: Chairman Steven H. Gross, Jr., Vice-Chairman David L. Naylor, Supervisor Barry E. Rudisill; Attorney Andrew Miller; Public Works Director Shane Haugh; Engineer Byron Trout; Zoning Officer Brittany Kohler; Recording Secretary, and two citizens.

At a regular meeting held at the Township building, Chairman Steven H. Gross, Jr. called the meeting to order at 7:06 p.m.

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

Chairman Gross doesn't have his glasses tonight. Nonetheless, he reported that the Board did not meet nor discuss any business since the meeting on December 8, 2020.

Motion by Supervisor Rudisill, second by Vice Chairman Naylor, to approve the minutes of the meeting of December 8, 2020. All members voted aye; motion carried.

Public Comments

Nolan Trout was introduced as a new highway employee. He started employment today; welcome!

Emergency Services Report

Fire Chief's Report -- no comments or questions on the reports.

Northeastern Regional Police -- the last meeting via Zoom; Vice Chairman Naylor said that the next meeting will be in person at the police station.

Special Request

York County Envirothon -- no action taken.

Correspondence

York County Coalition for Clean Waters

York County Comprehensive Plan Amendment

York County – Development of Regional Significance; Amazon; truck transfer terminal at 3750 East Market Street in Springettsbury Township

YCPC – York County 2018 Hazardous Mitigation Plan

YCPC – Development of Park 83 Logistics Center and Land Development Plan in Conewago Township

Solicitor's report – Attorney Andrew Miller

- **Motion by Vice Chairman Naylor, second by Supervisor Rudisill, to approve the advertisement of the amendments to the stormwater and fence ordinances and to schedule the public hearing for February 9, 2021. All members voted aye; motion carried.**
- Attorney Miller will attend the regional police meeting tomorrow.
- Sewer authority municipal agreement -- revisions made per the requests of the Board -- new Section 13 contains most of the changes. Other parties need to review and respond to the changes. Might there be any grant money available for this project? Mr. Trout will investigate. Supervisor

Rudisill feels that the cost should be borne equally among all sewer areas, not just Area 7 in question. The surcharge issue was discussed. Consensus was that equalized rates would be in order. Someone at the last meeting posed the question what if the municipalities sell the Sewer Authority? How would the funding be split up? *Attorney Miller can check on that.* Also, what happens if this agreement expires and there's no new one in place? Attorney Miller said that all municipalities would need to agree on any renewal; the Sewer Authority would continue to function as usual even though the agreement has expired. *Attorney Miller will adjust the language to reflect "no additional surcharge area".* Action can be by the Sewer Authority with the approval of the municipalities involved.

- Nothing further done with the MOU for permits with Keystone Custom Homes

Vice Chairman Naylor asked for clarification about the taking of the ROW on Canal Road and Locust Point Road involving the Henry property up to the Sowers property. Attorney Miller explained. Discussion was held. Is all that ROW necessary? The Supervisors feel that the ROW line should be amended to show a smaller ROW. It was noted that the ROW should at least be formally adopted. Double-check: is the larger amount of ROW on record from the original subdivision? If so, fine. If not, then drop back to the smaller amount. Attorney Miller will do that research. From the audience, Robert Nace noted that the 60' ROW wasn't even in existence until 2000.

Engineer's report – Byron Trout

Motion by Chairman Gross, second by Vice Chairman Naylor, to adopt Resolution 2021-7, the 2021-2023 Community Development Block Grant application for the Saginaw area, with the Township spending \$20,000. All members voted aye; motion carried.

Sherman Street – permit to be obtained to eliminate one driveway and put in another driveway on the other side of the house. Stormwater issues okay. PennDOT permit submitted; requires a letter of awareness. Mr. Trout can see to that letter if the Board approves. Yes, indeed. Go for it.

Starbucks driveway was progressing well until they ran into the gas line, which of course interfered. It's a work in progress.

Secretary/Treasurer/Manager's report

Sewer Authority – minutes are available for review.

Zoning Officer – Mrs. Kohler reported that DEP approved both plans for Saginaw and Mt. Wolf. (Three EDU's for Saginaw; 40 EDU's for Mt. Wolf) Checkers – work completed with corrective action plan; waiting for final inspection. Temporary occupancy permit extended until January 18, 2021. Extend to permit time to make sure the remediations are effective? The Supervisors feel that another extension would be in order.

Juan Maldonado has requested that his taxes be paid and balance of his escrow be released.

Motion by Chairman Gross, second by Supervisor Rudisill, to pay the taxes in the amount of \$1,315.10 out of the escrow funds and to release the rest (\$14,097.52) to Mr. Maldonado. All members voted aye; motion carried.

James Craft notified Mrs. Kohler that he is not proceeding with the three-lot subdivision as proposed on N Sherman St., and he requested the refund of his escrow balance. **Motion by Vice Chairman Naylor, second by Chairman Gross, to make the refund in the amount of \$5,984.25. All members voted aye; motion carried.**

Junkyards both passed inspections. One is in the process of being dismantled/sold. **Motion by Vice Chairman Naylor, second by Chairman Gross, to renew both junkyard permits as per the recommendation of the Zoning Officer. All members voted aye; motion carried.**

The Zoning Hearing Board will meet in January to reorganize; no cases scheduled. The Planning Commission will meet this month for reorganization and regular meeting.

Vice Chairman Naylor noted that the auditors will meet Wednesday, January 13, 2021 at 7pm.

Recreation Board – No Board Currently

Public Works Report – Mr. Haugh reported that, at the last Exit 26 meeting, a land use map was presented. Those involved would appreciate the Supervisors' input before the next public meeting.

Vice Chairman Naylor noted that trucks are turning around in the Borough, which should stop. Lots to be done.

Estimate for a counter/desk and front lobby finally received, work to be done in phases throughout 2021. It was noted that the flooring is already purchased. A good percentage of the work will be done by township personnel.

Motion by Chairman Gross, second by Supervisor Rudisill, to proceed with the redesign of the office counter. All members voted aye; motion carried.

Land Development/Subdivision – Nothing at this time.

Supervisor's comments

Vice Chairman David L. Naylor – suggested increasing the stipend for the Supervisors at the next open slot time to the maximum of \$2,500 per year. Been 20+ years since that's been done! Also, Executive Session requested.

Supervisor Barry E. Rudisill – regarding the possible Saginaw playground improvements; the rubber matting estimate came in at \$67K.

Chairman Steven H. Gross, Jr. – Manchester Borough sent bills for the park – he suggested sending a letter requesting how the rental funds were paid. The information sent includes only expenses, no income. This issue was *tabled* tonight.

The workman's compensation payment for the fire department was also *tabled* tonight.

Motion by Chairman Gross, second by Supervisor Rudisill, to pay the bills as presented. All members voted aye; motion carried.

The meeting *recessed* to Executive Session at 9:00 p.m.

Respectfully submitted,

Julie B. Maher,
Recording Secretary