

EAST MANCHESTER TOWNSHIP
Board of Supervisors
October 8, 2024

Present: Chairman David L. Naylor, Vice Chairman Darryl L. Albright, and Supervisor Dean E. Kohr; Attorney Thomas Lang; Manager/Secretary/Treasurer Kristie Masemer; Public Works Director Shane Haugh; Engineer Byron Trout; Zoning Officer Katie Snyder; Recording Secretary, and eight citizens.

At a regular meeting held at the Township building, Chairman Naylor called the meeting to order at 6:01 p.m.

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

Motion by Supervisor Kohr, second by Vice Chairman Albright, to approve the Agenda as presented. All members voted aye; motion carried.

Motion by Vice Chairman Albright, second by Supervisor Kohr, to approve the minutes of the meeting of September 10, 2024. All members voted aye; motion carried.

Public Comments

None at this time.

Emergency Services Report

Fire Chief's Report – Chief Stevens added that it's Fire Prevention Week, so check the fire companies' social media pages for activities. No one was present from the ambulance company. The representative from Eagle requested that the outdoor sign inform the public of the Fire Prevention Week. Mrs. Masemer will have staff update the sign for this week.

Motion by Vice Chairman Albright, second by Supervisor Kohr, to approve the distribution of \$67,839.84 to the Volunteer Fire Relief Association, as follows: 60% or \$40,703.90 to Union; 40% or \$27,135.94 to Eagle. All members voted aye; motion carried. Note that the reason for the 60/40 split is because of the Industrial Districts that are in Union's jurisdiction.

York County Regional Police Report – Chairman Naylor reported that merger negotiations with Spring Garden Township are still underway. This possible merger would increase the number of officers to 80 (from 60) as well as expand the service area. Vice Chairman Albright noted that the negotiations have thus far been positive. Stand by for further developments.

Northeastern York County EMA – Emergency Management Radio installation – **Motion by Chairman Naylor, second by Vice Chairman Albright, to approve the payment of \$5,396.93 for the EM radio antenna installation on the roof; the radio antenna will thus become part of the EMT building and therefore not a part of Northeastern York County Emergency Management; funds to be taken from line item 01.409.370, Building Maintenance/Repair of the General Fund. All members voted aye; motion carried.**

Special Requests

Motion by Supervisor Kohr, second by Chairman Naylor, to approve the recommendation by the PA Department of Military and Veterans Affairs for the Disabled Veterans Real Property Tax Exemption Certificate for Robert A. Burkhardt. All members voted aye; motion carried.

Motion by Chairman Naylor, second by Vice Chairman Albright, to approve the exoneration for 285 Steamboat Boulevard to Art Mortgage Borrowers Propco in the amount of \$87.67 for building removal, per the Tax Collector's recommendation. All members voted aye; motion carried.

Correspondence

Annual Hallowe'en Parade is Sunday, October 20, 2 p.m. This is being advertised everywhere. It would be a good idea to again put a Township vehicle in the parade and distribute candy. Mr. Haugh and his crew will handle this project.

Trick or Treat night is Thursday, October 31, from 6 to 8 p.m.

Solicitor's report – Attorney Thomas Lang

- MRPI Traffic Contribution and Agreements – Chairman Naylor reported that if the Township closes Willow Springs and installs a cul-de-sac, MRPI has agreed to pay \$150K toward that work. **Motion by Chairman Naylor, second by Vice Chairman Albright, to approve the MRPI agreement, pending receipt of all signed copies by all parties involved and receipt of the funds. All members voted aye; motion carried.**
- The Hanover Company Traffic Contribution amount (\$500K) and Agreements – **Motion by Chairman Naylor, second by Supervisor Kohr, to approve the Hanover Company Traffic Contribution amount of \$500K and Agreement, contingent upon receipt of all signed copies and receipt of the funds in escrow. All members voted aye; motion carried.**
- **Motion by Chairman Naylor, second by Supervisor Kohr, to authorize MPL to draft a Resolution to change the name of Canal Road to Canal Road Extension from Locust Point Road to Conewago Creek Road.** Per Mr. Haugh, his department is fine with this change; it won't affect their work. This Resolution should be available for adoption in November. Staff to send notice to all property owners/residents on Canal Rd that would be affected.

From Chairman Naylor: we continue to work on the other updates to the zoning amendments, adding deer fence provisions. Stand by. Canal Road Betterment project might begin in the spring of 2025.

Engineer's report – Byron Trout

Willow Springs cul-de-sac – discussed above. It might be good to keep Willow Springs as a viable road until the work on Espresso is completed as well as the Canal Road Betterment project. The Board gave Mr. Trout permission to open a discussion with Bob at Erdman and Anthony, Project Manager for Canal Road Betterment Project and if needed, PennDOT, to help with the closure where Willow Springs intersects with Canal Road. Vice Chairman Albright recommended doing preliminary work on the cul-de-sac, keeping Willow Springs open while doing offsite improvements.

Espresso Way improvements – Same as Willow Springs cul-de-sac above. Mr. Trout will set up a meeting to get this project underway. Mr. Trout will provide a base plan and get the process started.

North Sherman Street Extended PennDOT update – the PNDI has been approved. PennDOT is requesting updates as the project goes along. Let's not let PennDOT forget what they agreed to pay for! The MS-4 annual report was filed.

Grants for LED lights and new vehicle were submitted by the deadline, end of September. These grants are both a work in progress and a study in patience. Perhaps by March of next year.

Secretary/Treasurer/Manager's report – Kristie Masemer

Sewer Authority – Supervisor Kohr has nothing to add from the Sewer Authority attendance at the last Board meeting and added that grant funds are being sought.

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Zoning Officer – No meeting of the Zoning Hearing Board in October. No Planning Commission meeting in October, either. EMT Village Shopping Center has completed the implementation of the concrete islands, signage, trees, and striping to help alleviate the truck parking issues. DHL noise issue: sound study was performed, and the report/paperwork is still in progress.

Assistant Zoning and Codes Officer Report – Nothing discussed.

Recreation Board – no report

Municipal Waste contract – disposal increase for January 1, 2025, and extension request for July 1, 2025, through June 30, 2026. YCSWA tip fee is increasing to \$83/ton. Therefore, beginning January 1, 2025, due to the tipping fee increase Republic Services quarterly price will increase by .96 cents. It seems like the Township should stay with Republic for the time being. Other companies have not started to bid trash collection yet, so if the Township bids it now, Republic would likely be the only bidder for comparison. Let's extend the contract for now since there is a set price listed in the bid for optional year 1.

Motion by Vice Chairman Albright, second by Chairman Naylor extend the contract with Republic for one year per their agreement. *Discussion:* Dwight Hollenbach from the audience asked if one trash collector has to cover the entire township. Could we have more than one carrier? Likely not; it's a paperwork/bidding nightmare, causes additional wear and tear on the roads, means there are more trucks out and about slowing traffic; plus costs would likely be higher with fewer customers to serve.

Vote: **All members voted aye; motion carried.**

Mrs. Masemer reported that the building project is still under budget by over \$32K, even considering the Change Orders below.

Motion by Vice Chairman Albright, second by Supervisor Kohr, to approve Change Order #10, miscellaneous electrical changes/adders through the project duration in the amount of \$12,978.00. All members voted aye; motion carried.

Motion by Vice Chairman Albright, second by Supervisor Kohr, to approve Change Order #14, additional asphalt paving in the amount of \$19,740.00. All members voted aye; motion carried.

These checks won't be issued until after the punch list is completed.

Chairman Naylor noted that there's still some equipment/furniture that will be installed here and there, but the building is mostly completed. Vice Chairman Albright gave a history of the building on this site, starting with the acquisition of the land for the original building.

Public Works Report – Shane Haugh

In Saginaw, is any equipment stored onsite? Not really.

Canal Road vs Canal Road Extended update –discussed above.

High school/middle school zone project – FYI, Mr. Haugh is working with Manchester Borough to establish a School Zone for the schools. He's getting some quotes and the PennDOT study. From the audience, Herb Nix had a question about the 15 mph speed signs – can this be changed for certain times of the day? Yes, they'll be updated if they're not already current.

Land Development/Subdivision –

Nothing at this time.

Supervisor's comments

Supervisor Dean Kohr – Nothing at this time.

Vice Chairman Darryl Albright – Nothing at this time.

Chairman David L. Naylor – Sheetz project is in progress. Township is working on building back its reserve account. School is holding a forum on November 12, 1 p.m., for community involvement and October 8, 2024

input. Chairman Naylor sees information on Facebook that EMT and Conewago boards want warehouses and increased truck traffic. This is not true. A developer has certain legal rights and hoops to jump through and if that's all accomplished, that developer can legally proceed to build a warehouse. The Township certainly doesn't solicit warehouses to apply to come into the Township. Signs need to be upgraded, for sure, and certain roads need to be used, not others. The Township places the burden of infrastructure upgrades on the developer. Chief Stevens noted that there's been an increase in the truck traffic near his house. (Also increased police presence, many thanks.) Discussion was held on the situation of truck traffic at various locations in the Township.

Motion by Chairman Naylor, second by Vice Chairman Albright, to pay the bills as presented. All members voted aye; motion carried.

Motion by Vice Chairman Albright, second by Chairman Naylor, to adjourn. All members voted aye; motion carried. The meeting adjourned at 7:25 p.m.

Respectfully submitted,

Kristie Masemer
Secretary/Treasurer/Manager

Julie B. Maher,
Recording Secretary

