

YORK TOWNSHIP
BOARD OF COMMISSIONERS
190 Oak Road, Dallastown PA 17313
Tuesday, March 10th, 2020
6:00 pm.

Comm. Steele called the meeting to order at 6:00 pm with the following in attendance:

Comm. Steele	Gary Milbrand	Steve Hovis
Comm. Granholm	Lisa Frye	
Comm. Jones	Scott DePoe	
Comm. Kessler	Carly Mercadante	
Comm. Knepper		

Other Township Employees or Board Members:
Adam Wolf, Public Works; Kathleen Dellinger, Recreation Board; Laura Kirk, EMA; and Josie Dick, W&SA.

Other Community Members:
Chief Tim Damon, YARP; Bob Junkins, York Township Goodwill Fire Company; and Rob Greene, York Township Goodwill Fire Company.

Comm. Steele announced that the Board would meet in executive session at the end of the meeting to discuss land acquisition, personnel and litigation matters.

Minutes – February 11th, 2020

On motion of Comm. Kessler, seconded by Comm. Granholm, the minutes of February 11th, 2020, were approved.
Vote 5 yes

Payment of Bills

On motion of Comm. Jones, seconded by Comm. Granholm, the following bills for February 2020 were approved for payment:

General Fund	\$ 1,403,589.64
Sewer Revenue Fund	\$ 117,720.12
Inter-Municipal Sewer Fund	\$ 10,527.94
Storm Water Management Fund	\$ 1,818.84
General Capital Reserve Fund	\$ 15,487.83
Sewer Capital Reserve Fund	\$ 14,911.90
Street Light Fund	\$ 246.78
Escrow Fund	\$ 51,482.04

Total	\$ 1,615, 785.09
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Vote 5 yes

On motion of Comm. Jones, seconded by Comm. Granholm, the non-reimbursable portion of bills for March 2020 in the amount of \$6,980.05 were approved for payment.

Vote 5 yes.

YAPD 2018 Annual Report presentation

Chief Damon of York Area Regional Police(YARP) presented the 2019 Annual Report. The report is available on the YAPD.org website or available at their office.

Commissioner Agenda

Comm. Jones – Reported he attended the Stock and Leader employment law training on February 20th, 2020. He attended the York Township Fire Department meeting March 9th, 2020. He addressed several citizen concerns.

Comm. Granholm –Reported that he attended the February 13, 2020 YARP meeting. He attend a meeting for community leaders with Congressman Scott Perry on March 9th, 2020 at the Penn State Hershey along with Gary Milbrand on the Corona Virus for Community Officials. Residents are encouraged to follow common sense as there is a lot of misinformation or disinformation. He encouraged residents to follow the information presented on the CDC and Pa Department of Health’s web sites.

Comm. Knepper – Reported that he attended the February 13, 2020 YARP meeting. He met with staff on several occasions. For the Coronavirus we need to be aware and follow common sense.

Comm. Kessler – Reported he attended the Stock and Leader employment law training on February 20th, 2020. He attended the York Township Fire Department meeting March 9th, 2020. The Station responded to 83 calls in February 2020. Camp Betty Washington Road is being surveyed for possible future road improvements. No details are available at this point in time.

Comm. Steele – Reported that he attended the February 13th, 2020 York City Sewer Authority meeting with gary Milbrand, Ryan Grigg and Solicitor Hovis. He attended the Stock and Leader workshop training on February 20th, 2020.

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Township Manager's Agenda – Gary Milbrand

York Township EMA Coronavirus Update(Laura Kirk)

Laura Kirk the York Township EMA Coordinator provided an update to the Board on the Coronavirus.

A discussion was held.

Property Maintenance Appeals Board

On motion of Comm. Jones, seconded by Comm. Knepper, the following were reappointed to the Property Maintenance Appeals Board for a term ending December 31st, 2021: Bridgett McAuliffe, Walter Henry, Jr. and Nicholas Sabold.

Vote 5 yes.

Request for Rezoning Hearing for Gotham Place Map HK Parcel 4 and Cape Horn Road Map HK Parcel 3A

The board agreed to set the date for a rezoning hearing for Gotham Place Map HK Parcel 4 and Cape Horn Road Map HK Parcel 3A, for the April 14, 2020 meeting at 7:00 pm.

Appointment of Member to Planning Commission - Dave Koratich (Ward 1)

On motion of Comm. Knepper, seconded by Comm. Kessler, the Board appointed Dave Koratich to the Planning Commission vacancy with a term to expire June 30th, 2022.

Vote 5 yes.

Street Light LED Upgrades

On motion of Comm. Kessler, seconded by Comm. Jones, the Board authorized the Township Manager to execute all documents necessary to upgrade the 44 First Energy street lights eligible to be upgraded at no cost to the Township and the four lights in the vicinity of Queen Street and Memory Lane at a cost not to exceed \$1,500.

Vote 5 yes.

Resolution 2020-2 – York City Sewer Authority Filter Replacement debt payment

On motion of Comm. Granholm, seconded by Comm. Jones, the Board approved Resolution 2020-2, providing debt payment for our share of the \$10,000,000 York City Sewer Authority filter replacement project PennVest bond and rescind Resolution 2019-19.

Vote 5 yes.

Governor Wolf's Proposal to Cover Police Costs

With Governor Wolf's latest budget proposal, he is proposing charging all municipalities for State Police use based on median household income, local costs and municipal use of State Police services. Under this proposal, the State would bill the municipalities for State Police use. York Township's estimated cost would be \$70,421.

A discussion was held

The Board directed the Township Manager to send a letter to Governor Wold and our State elected officials in opposition to the Governors proposal.

Public Hearing – Rezoning Hearing for 581 Green Valley Road, 585 Green Valley Road, 2783 Ironstone Hill Road, 2775 Ironstone Hill Road, 2771 Ironstone Hill Road, 2767 Ironstone Hill Road, Ironstone Hill Road Map GJ Parcel 180A, 2763 Ironstone Hill Road, 2772 South Queen Street at 7:00 pm

At 7:00 pm Comm. Steele recessed the regular meeting to a Public Hearing to hear comments on a proposed rezoning of for 581 Green Valley Road, 585 Green Valley Road, 2783 Ironstone Hill Road, 2775 Ironstone Hill Road, 2771 Ironstone Hill Road, 2767 Ironstone Hill Road, Ironstone Hill Road Map GJ Parcel 180A, 2763 Ironstone Hill Road and 2772 South Queen Street.

A stenographer was present and recorded the testimony during the hearing.

At 7:34 pm the public hearing was closed.

Public Hearing – Transfer of PA Liquor License to Ocean San Sushi, LLC at 2535 South Queen Street 7:00 pm(To follow the rezoning hearing)

At 7:35 pm Comm. Steele opened a Public Hearing to hear comments on a proposed transfer of PA Liquor License to Ocean San Sushi, LLC at 2535 South Queen Street.

A stenographer was present and recorded the testimony during the hearing.

At 7:42 pm the public hearing was closed.

At 7:42 pm the regular meeting was called back to order.

Resolution 2020-03 Liquor license transfer to Ocean San Sushi, LLC at 2535 South Queen Street

On motion of Comm. Jones, seconded by Comm. Granholm, the Board approved Resolution 2020-3, the transfer of liquor license No. R-18266 into York Township from York City. Ocean San Sushi, LLC will use the liquor license at 2535 South Queen Street.

Vote 5 yes.

Zoning Map Amendment for 581 Green Valley Road, 585 Green Valley Road, 2783 Ironstone Hill Road, 2775 Ironstone Hill Road, 2771 Ironstone Hill Road, 2767 Ironstone Hill Road, Ironstone Hill Road Map GJ Parcel 180A, 2763 Ironstone Hill Road, 2772 South Queen Street.

On motion of Comm. Jones, seconded by Comm. Kessler, Ordinance 2020-2, amending the zoning from Commercial Office(CO) to Mixed Residential Commercial(MRC) for the properties with the address identified as 581 Green Valley Road, 585 Green Valley Road, 2783 Ironstone Hill Road, 2775 Ironstone Hill Road, 2771 Ironstone Hill Road, 2767 Ironstone Hill Road, Ironstone Hill Road Map GJ Parcel 180A, 2763 Ironstone Hill Road, 2772 South Queen Street and owned by various property owners was approved with the following voice vote:

Comm. Granholm	Yes
Comm. Jones	Yes
Comm. Knepper	Yes
Comm. Kessler	Yes
Comm. Steele	Yes

Vote 5 yes.

Recreation – Carly Mercadante

No Action items.

Public Works – Scott DePoe

CCTV Inspection Tractor Upgrade

On motion of Comm. Kessler, seconded by Comm. Knepper, the Board approved the purchase of a Rausch USA Tractor and a Rausch USA Electric Lift w/ Rearview Camera from COSTAR Vendor Tri State Environmental Services LLC in the quoted amount of \$21,825.76.

Vote 5 yes.

Engineer – Director of Economic Development –Lisa Frye

Surety Release – Wellspan Urgent Care, 2149 South Queen Street

On motion of Comm. Granholm, seconded by Comm. Knepper, the final surety release for the Wellspan Urgent Care(2149 South Queen Street) land development was approved.

Vote 5 yes.

Surety Reduction – Wynfield (formerly Fair Valley) Land Development, 3100 Cape Horn Road, \$864,602.82 (\$2,645,657.37 remaining)

On motion of Comm. Steele, seconded by Comm. Kessler, the partial surety release for the Wynfield (formerly Fair Valley) Land Development, (2549 S. George Street) was approved.

Vote 5 yes.

Time Extensions

On motion of Comm. Jones, seconded by Comm. Kessler, 90-day time extensions were granted for the following:

- a. P2019-9-1 and LD2019-9-2 Hudson Ridge Phase I Final Subdivision/Land Development Plan
- b. LD2019-3-2 SSN Hotel (2064 South Queen Street) Final Land Development Plan
- c. P2016-10-1 334 Hospitality Final Reverse Subdivision
- d. P2018-8-1 Dean and Carol Nachtigall Subdivision

Vote 5 yes.

Solicitor – Steve Hovis

Cell Tower Zoning Ordinance Amendment

On motion of Comm. Kessler, seconded by Comm. Granholm, the Board authorized staff to move the proposed cell tower ordinance revisions to the Township Planning Commission for approval.

Vote 5 yes.

Reauthorize LERTA

The current LERTA ordinance expired by state statute. The Board approved to update the ordinance and designate certain parcels as LERTA eligible. A hearing will be advertised and held.

Public Comments

None

Executive Session **TIME**__ 8:04 pm _____

The Board was in executive session to discuss land acquisition, personnel and litigation matters.

Meeting Reconvened **TIME**__ 8:53 pm _____

Adjourn

The meeting was adjourned at 8:53 pm.

Secretary

(Seal)