

YORK TOWNSHIP
BOARD OF COMMISSIONERS
190 Oak Road, Dallastown PA 17313
Tuesday, July 14th, 2020
6:00 pm.

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

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

* = via call-in

Other Township Employees or Board Members:
Laura Kirk, EMA*; and Josie Dick, W&SA.

Other Community Members:
Sgt. Good, YARP; Bob Junkins, York Township Goodwill Fire Company; and
Rob Green, York Township Goodwill Fire Company.

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

Minutes – June 9th, 2020

On motion of Comm. Kessler, seconded by Comm. Granholm, the minutes of June 9th, 2020, were approved.

Vote 5 yes

Public Comments

Barbra Buffington of 3295 Honey Valley Road expressed a concern that she would not like to see police defunded.

Payment of Bills

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

General Fund	\$ 1,223,574.04
Sewer Revenue Fund	\$ 405,178.30
Inter-Municipal Sewer Fund	\$ 9,143.96
Liquid Fuels Fund	\$ 2,095.00
General Capital Reserve Fund	\$ 48,323.46

Sewer Capital Reserve Fund	\$ 10,972.81
Street Light Fund	\$ 242.22
Escrow Fund	\$ 4,518.30

Total	\$ 1,704,048.09
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Vote 5 yes .

On motion of Comm. Jones, seconded by Comm. Granholm, the non-reimbursable portion of bills for June 2020 in the amount of \$21,488.02 were approved for payment.

Vote 5 yes.

Engineer – Mike Hiras and Director of Economic Development –Lisa Frye

LD2020-4-2 KST LLC Preliminary/Final Land Development Plan

Plan was presented by Kathy Connelly of RGS Associates.

On motion of Comm. Kessler, seconded by Comm. Jones, LD2020-4-2 KST LLC Preliminary/Final Land Development Plan was approved with the following conditions or modifications:

1. All comments on the letter from Michael Hiras, P.E., dated July 10, 2020 shall be met.
2. The York Township Engineering Department shall receive an electronic file prior to recording.
3. Waivers were granted for the following:
 - a. Section 307 - Preliminary Plan Application Procedure
 - b. Section 316 – Traffic Impact Report
 - c. Section 507.A – Sidewalks
 - i. With a condition that a 6-month note is added to the plan for sidewalks along Crossway Drive and Vireo Road.
 - ii. With a condition that a 6-month **note not be provided** for a sidewalk along 1-side of the access drive from Crossway Drive.
 - d. Section 508.E – Curb Construction
 - i. With a condition that a 6-inch curbs shall be used in the areas of the roundabout and parking areas.
 - e. Section 512.H.3 – Access Drive
 - f. Section 610 – Buffers and Screens
4. All applicable comments from York Township Departments, the York County Conservation District, and the York County Planning Commission shall be addressed.

5. All invoices to be paid prior to recording.

Vote 5 yes.

P2020-4-1 Carl & Molly Dallmeyer Lot Line Adjustment Plan

Plan was presented by Carl Dallmeyer the property owner.

On motion of Comm. Steele, seconded by Comm. Granholm, P2020-4-1 Carl & Molly Dallmeyer Lot Line Adjustment Plan was approved with the following conditions or modifications:

1. All comments on the letter from Michael Hiras, P.E., dated July 8, 2020 shall be met.
2. The York Township Engineering Department shall receive an electronic file prior to recording.
3. All applicable comments from York Township Departments, the York County Conservation District, and the York County Planning Commission shall be addressed.
4. All invoices to be paid prior to recording.

Vote 5 yes.

P2020-4-3 A-LAK Real Estate Holdings Final Subdivision Plan – 340 Fruitlyn Drive

Plan was presented by Mike Hiras the Township's Engineer.

On motion of Comm. Knepper, seconded by Comm. Granholm, P2020-4-3 A-LAK Real Estate Holdings Final Subdivision Plan was approved with the following conditions or modifications:

1. All comments on the letter from Michael Hiras, P.E., dated July 8, 2020 shall be met.
2. The York Township Engineering Department shall receive an electronic file prior to recording.
3. Waivers were granted for the following:
 - a. Section 310.E.3.b – Watercourse Restoration Report
 - i. With the conditions that any future development of the parcels (Specifically Lot-1 and Lot-2A) will require that a report be provided per Section 311

- ii. With the condition that any improvements identified by the report above shall be implemented by the developer and/or property owner.
 - iii. With the conditions that a 6-month note shall be added to the plan indicating the requirements above.
- b. Section 310.E.3.c – Floodplain Management Report
 - i. With the conditions that any future development of the parcels will require that a report be provided per this section.
 - ii. With the conditions that a 6-month note shall be added to the plan indicating the requirement above.
- c. Section 310.E.3.e – Water Supply Feasibility Report
 - i. With the conditions that any future development of the parcels will require that a report be provided per this section.
 - ii. With the conditions that Lot-1 is currently serviced by public water and Lot-3 is serviced by an on-lot well. Any future development of the parcels may require a connection to public water in accordance with Township and PADEP requirements.
- d. Section 310.E.3.f – Sanitary Sewer Disposal Feasibility Report
 - i. With the conditions that any future development of the parcels will require that a report be provided per this section.
 - ii. With the conditions that any future development may require connection to public sewer as it is available in relatively close proximity to the project site and will be subject to review and approval by York Township’s Sanitary Sewer Consultant, York Township staff, and PADEP.
 - iii. With the conditions that a 6-month note shall be added to the plan indicating the requirements above.
- e. Section 310.E.3.i – Wetland Report
 - i. With the conditions that any future development of the parcels will require the necessary survey and report.
 - ii. With the conditions that a 6-month note shall be added to the plan indicating the requirements above.
- f. Section 507 – Installation of Sidewalks
 - i. With the conditions that a 6-month note shall be added to the plan.
- g. Section 508 – Installation of Curbs
 - i. With the conditions that a 6-month note shall be added to the plan.
- h. Section 703 – Riparian Buffer/Riparian Forest
 - i. With the conditions that any future development of the parcels will require the necessary implementation of the

buffer, buffer easement, stream restoration, and any associated plantings to establish the buffer. Subject to Ordinance Sections 310.E.3.b – Watercourse Restoration Report, 310.E.3.c – Floodplain Report, and 310.E.3.i – Wetland Report, to properly establish the buffer dimensions and required easements.

- ii. With the conditions that a 6-month note shall be added to the plan indicating the requirements above.
4. All applicable comments from York Township Departments, the York County Conservation District, and the York County Planning Commission shall be addressed.
5. All invoices to be paid prior to recording.

Vote 5 yes.

Surety Releases

On motion of Comm. Granholm, seconded by Comm. Knepper, the surety releases were approved for the following:

- a. DJ Plaza Expansion Land Development, 2058 South Queen Street
- b. Taco Bell, 2054 South Queen Street

Vote 5 yes.

Time Extensions

On motion of Comm. Kessler, seconded by Comm. Jones, 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

Vote 5 yes.

Abandonment of 31 Hudson Drive Sanitary Sewer Easement

On motion of Comm. Granholm, seconded by Comm. Jones, the Board approved abandoning any rights to the proposed public sanitary sewer easement identified on the previously approved sub-division plan P2006-9-3 Debra A. and Michael F. O'Connor, subject to a recording of a private sanitary sewer easement over lot 1 of the plan for the benefit of lot 2 of the plan.

Vote 5 yes.

Commissioner Agenda

Comm. Knepper – Reported that he attended the June 11th, 2020 and July 9th, 2020 YARP meetings.

Comm. Kessler – Reported he attended the York Township Fire Department meeting July 13th, 2020. He contacted Public Works about an unsafe tree at the Mill Creek Preserve. He stated is against defunding of Police.

He questioned if a road sink hole would be required to be repaired prior to acceptance of Kavanagh Circle. Scott DePoe indicated he thought it was repaired.

Comm. Jones – Reported he attended the York Township Fire Department meeting July 13th, 2020. He addressed another Commissioner's wards concern. He addressed several citizen concerns.

Comm. Granholm - Reported that he attended the June 11th, 2020 and July 9th, 2020 YARP meetings. YARP approved moving their pension plan to the Pennsylvania Municipal Retirement System. The YARP Board approved the purchase of three new cars and the upfitting of six cars. The Department received three new cars. They will be hiring a new officer next month to replace one that will be retiring. The Department received their final audit and they will carry over in excess of \$200,000 carryover from 2019. They received the body cameras that were purchased through a grant for half of the cost. An upgrade to the in car camera system is expected to incorporate a plate reader to check vehicle registrations.

He addressed several citizen concerns.

Comm. Steele – Reported that he attended the York City WWTP workgroup meeting June 12th, June 26th, 2020 and July 9th, 2020. York City is proceeding with a RFP to sell the waste water collection system, treatment plant or both. The City's treatment plant needs \$45 million in repairs.

Reported that he attended the June 11th, 2020 and July 9th, 2020 YARP meetings.

Township Manager's Agenda – Gary Milbrand

Resolution 2020 - 11 for Disposition of Records

On motion of Comm. Kessler, seconded by Comm. Granholm, the Board Approve Resolution 2020-11, disposition of records to be shredded at the event scheduled for September 26th, 2020.

On Saturday, September 26th, from 10:00 am – 12:00 pm the Township will be conducting a shredding-event at the municipal complex. The event is open to Township residents and we ask that a donation of 2 canned goods be provided for each box received, with a limit of 3 boxes per resident.

Auditor Engagement Agreement for Brown Schultz Sheridan & Fritz CPAs

On motion of Comm. Jones, seconded by Comm. Granholm, the Board approved the Brown Schultz Sheridan & Fritz engagement agreement dated May 11th, 2020, for auditing services for 2020, 2021 and 2022 year audits.

Vote 5 yes.

EMA Memorandum of Agreement – New Fairview Church of Brethren

On motion of Comm. Jones, seconded by Comm. Knepper, the Board approved the Memorandum of Agreement between York Township EMA and the New Fairview Church of Brethren to be used as a temporary shelter station.

Vote 5 yes.

Appointment to the York Area Metropolitan Planning Organization (YAMPO) Technical Committee

On July 6th, 2020, The Township received an email from YCPC that was sent to all Townships seeking nominations to the Technical Committee for a primary or alternate voting member for the period January 1st, 2021 to January 1st, 2025.

A discussion was held and no action was taken.

York Township Fire Company additional funding request

On motion of Comm. Jones, seconded by Comm. Kessler, the Board approved providing up to \$158,000 in funding to help cover the following costs at York Township Fire Company:

1. Truck 19's engine replacement,
2. the repair of the HVAC unit,
3. the front apron repair,
4. and pave the back-parking lot and portions of Revere Street

subject to the terms and conditions of the July 9th, 2020 York Township Fire Company Conditions of Funding memo and amend the budget by transferring \$158,000 from the police expense budget line and add \$118,000 to the volunteer fire company distribution line item and add \$40,000 to the Public Works road resurfacing line item for the repair of Station 19's back parking area and portions of Revere Street and authorize Public Works to complete the paving work in an amount not to exceed \$40,000.

Vote 5 yes.

A discussion was held.

York City Sewer Authority (YCSA) SCADA System Replacement and Upgrade Project

On motion of Comm. Jones, seconded by Comm. Kessler, a Board motion to approved funding the York City Sewer Authority (YCSA) System Control and Data Acquisition (SCADA) replacement and upgrade project in an amount not to exceed \$85,500 for York Township **failed to pass**.

Vote 2 yes (3 no - Steele, Granholm, Knepper)

A discussion was held.

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Main Meeting Room Sound System upgrade.

On motion of Comm. Kessler, seconded by Comm. Knepper, the Board approved the SSPCS COSTARS vendor quote dated June 22, 2020, for \$16,761.86 and pay for the project from the General Fund and Sewer Fund Capital Reserve unassigned fund balances.

Vote 5 yes.

Recreation – Carly Mercadante

No action items

Public Works – Scott DePoe

No action items.

Comm. Knepper expressed a concern about the condition of the old salt storage shed. Scott DePoe explained that the building will be coming down with the building of the new sewer building that is currently out for bid.

Solicitor – Steve Hovis

Advertise Ordinance for Street Adoptions – Darlene Street

On motion of Comm. Granholm, seconded by Comm. Jones, the Board authorized the solicitor to advertise an ordinance for the adoption of Darlene Street.

Vote 5 yes.

Adjourn

The meeting was adjourned at 7:28 pm.

Executive Session TIME_7:28 pm_____

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

Meeting Reconvened TIME_8:30 pm_____

Secretary

(Seal)