

YORK TOWNSHIP  
BOARD OF COMMISSIONERS  
190 Oak Road, Dallastown PA 17313  
Tuesday, February 14, 2017  
6:00 p.m.

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

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

Other Township Employees or Board Members: Adam Wolf, Public Works; Kathleen Dellinger and Jeff Grove, EMA; Greg Gruendler, Jacobus Mayor and EMA; and Ed Dick, Water & Sewer Authority

Others: Officer Mitchell, YARP and Walter Reamer, Springfield Township Supervisor

#### **Minutes – January 10, 2017**

On motion of Comm. Kessler, seconded by Comm. Jones, the minutes of January 10, 2017 were approved as presented. Vote 5 yes.

#### **Payment of Bills**

On motion of Comm. Knepper, seconded by Comm. Granholm, the following bills for January 2017 were approved for payment:

General Fund	\$1,132,633.36
Sewer Revenue Fund	\$ 128,404.30
Inter-Municipal Sewer Fund	\$11,375.46
Storm Water Management Fund	\$18,633.00
General Capital Reserve Fund	\$4,545.85
Sewer Capital Reserve Fund	\$39,696.76
Street Light Fund	\$215.65
EMA Fund	\$137.23

<b>Total</b>	<b>\$1,335,641.61</b>
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Vote 5 yes.

On motion of Comm. Knepper, seconded by Comm. Granholm, the non-reimbursable portion of bills for January 2017 in the amount of \$38,012.89 were approved for payment. Vote 5 yes.

#### **Commissioner Agenda**

**Comm. Knepper** – Reported that he attended the January YARP meeting and that they will be starting contract negotiations in the near future. He would like the Markey tract cleaned up, but it will require the use of equipment and he would like Parks and Recreation to determine what needs to be done.

**Comm. Kessler** – Reported that he attended the Dallastown Rescue Fire Company appreciation dinner on January 21<sup>st</sup> and thanks all fire fighters for their help. He attended a meeting about a modification to our sign ordinance to allow for non-profit use and was informed it is not legally feasible. Finally, he wished all a Happy Valentine's Day.

**Comm. Jones** – Reported that he attended the Dallastown Rescue Fire Company appreciation dinner on January 21<sup>st</sup>. He attended the 57th Science Fair at Dallastown High School. Gary Milbrand did the judging for the York Township awards. He invited the winners to the March meeting. Lisa Frye will be doing the judging at the county science fair in March.

From the January 19, 2016 EMA meeting, Comm. Jones reported that

Kathleen announced that Lee Houghton has come on board as Recording Secretary. She also announced that Scott Kopp has resigned as Deputy EMC. As of January 19th, Greg Gruendler is going to be York Township EMA Deputy EMC. We do have a memorandum of agreement with Jacobus to share resources including, personnel.

Kathleen said that the article for a volunteer for Recording Secretary brought out Lee, who is now on staff. Vickie Bunch also responded and she will be the backup for Lee.

York Adams Metropolitan Medical Response System - Opiate use continues to be a major issue in York County. Dr. Wexler said that they are finding that a lot of opiate users in York County are "searching for dealers that provide opiates that can be used for intentional overdoses to commit suicide". He said the dealers are coming from Harrisburg.

Quarterly Training -This as an overview of the South Central Task Force IMT (Incident Management Team) response to the Ellicott City, Maryland flooding and also the civil unrest incident in Baltimore, Maryland. It was a great presentation. Kathleen was impressed with the fact that both of these things happened in Maryland and the Pennsylvania IMT was called in because of their excellent skill and reputation. Kathleen learned that there are also other presentations out there that the Task Force does. She was very interested that the Task Force Committee for Business, Industry and Infrastructure will go out to places and do vulnerability assessments at no

cost. She is going to mention this to the Dallastown School District to see if they are interested in having an assessment done.

Anne reported that CRE is the latest drug resistant bacteria going around. The other one we have heard a lot about is MRSA. MRSA also started in health care facilities and now has gone public. She expects that CRE will also go public. Anne distributed a sheet from CDC that contains facts, questions and answers about CRE and discussed some of the information. She added a paragraph at the end about carbapenem resistant enterobacteria and explained same.

**Comm. Granholm** – Reported that he attended the January and February YARP meeting. YARP closed the books on 2016 with a 0% increase. They finished the year with a balance of \$75,000 and rolled that to the capital projects fund and thanked all. We will be starting contract negotiations in the near future. We talked about body cameras with the chief and solicitor. As of now, they need answers from the state and county and procedures need to be put in place before body camera use can be implemented. Governor Wolf proposed a budget with a \$25 per person fee proposed for any municipality that uses state police and the department supports it. The Police Board is in support of Senate Bill 251 that will allow local police to use radar. He asked all to call their representatives. The chief hired a non-uniform employee to maintain the Department accreditation program. The accreditation costs about \$14,000 to administrator and they save \$25,000 in insurance costs.

The county coroner's report for 2016 indicated there were 118 deaths related to drugs. In comparison, in 2007 this number was 31. Things are not getting better and this puts a strain on police resources.

**Comm. Steele** – Reported that he attended the February YARP meeting. He further thanked staff for the update on the resident who was directed to pull an on-lot sewage permit several months ago.

### **Township Manager's Agenda – Gary Milbrand**

Monthly report is included in the minute book.

#### **Knox Box master key retention purchase**

On motion of Comm. Jones, seconded by Comm. Kessler, the Board approved the purchase of the new Knox Box Master Key Retention Systems for emergency services in an amount not to exceed \$21,000. Vote 5 yes.

**York County pollution reduction plan township projects for 2018-2023 permit**

On motion of Comm. Knepper, seconded by Comm. Granholm, the Board approved that the first 1,100 feet of project #69 and a Basin Retrofit from project #22 be submitted to York County Planning Commission for inclusion with the 2018-2023 York County Chesapeake Bay Pollution Reduction Plan as projects that the Township would be committed to design, permit and construct if funding can be obtained as identified in Mr. Milbrand's memo of February 4, 2017.

Vote 5 yes.

**Memorandums of Agreement between York Township EMA and various organizations.**

On motion of Comm. Jones, seconded by Comm. Granholm, the Memorandum of Agreements between York Township EMA and the following organizations: Agape Fellowship Church and New Fairview Church of Brethren to be used as temporary shelter stations was approved. Vote 5 yes.

**Recreation – Carly Mercadante**

Monthly report is included in the minute book.

The Recreation Board compiled a list of special events they are considering for the community. The list will be put for an online survey in the near future.

**Public Works – Scott DePoe**

Monthly report is included in the minute book.

**Capital Project Purchase – Cat Backhoe**

On motion of Comm. Granholm, seconded by Comm. Jones, the Board approved the purchase of a Caterpillar 420 F2 IT Backhoe with two 36" buckets from Cleveland Brothers in the amount of \$97,001 after a \$15,000 trade in of the Townships existing John Deere(H24). Vote 5 yes.

**Capital Project Purchase – Western Star Dump Truck with snow equipment**

On motion of Comm. Jones, seconded to Comm. Kessler, the Board approved the purchase of a 2018 Western Star cab and chassis from Rivers Truck Center in the amount of \$111,396 and the up fit work from EM Kutz in the amount of \$61,457, for a total of \$172,853. Vote 5 yes.

The Board asked if these items are on Co-Stars and are they the best value. Mr. DePoe indicated yes and if the equipment was not purchased under a Co-Stars contract the cost would be around \$190,000 plus we would have to go through a bidding process.

### **Traffic Signals / Studies**

#### **Signal Retiming for South Queen, Donna Lane and Tyler Run**

The Board authorized Scott DePoe to proceed with a study for possible timing upgrade of the intersection of South Queen, Donna Lane and Tyler Run.

#### **Donna Lane and Springwood Road**

A November 19, 2013 PennDOT study implied the Township could install a no left turn sign from Donna Lane to Springwood Road. Based on a PennDOT study and crash history, the Board directed Mr. DePoe to finish the signal study at South Queen, Donna Lane and Tyler Run first and then come back to review this intersection.

#### **Stop Bars**

Comm. Granholm asked if stop bars could be installed at Chambers Road and Camp Betty Washington Road. Mr. DePoe replied that we can petition the request to the state to look into it.

### **Engineer and Zoning Officer – Neil Beach and Lisa Frye**

#### **P2016-11-1 Jay K. and Margaret A. Crist Reverse Subdivision Plan**

Plan presented by Neil Metzger of Rutter's Farms and M&G Reality, Inc.

On motion of Comm. Knepper, seconded by Comm. Jones, the reverse subdivision plan P2016-11-1 for Jay K. and Margaret A. Crist was approved with the following conditions or modifications:

1. All comments on the letter from Neil Beach, dated February 8, 2017, shall be met.
2. The plan cannot be recorded until all parcels are under a common ownership.
3. The York Township Engineering Department shall receive an electronic file prior to recording.
4. A check in an amount to be determined by the Assessment Office and the Recorder of Deeds Office shall be received by the York Township Engineering Department prior to recording.
5. Waivers granted for the following:
  - a. Section 307 – Preliminary Plan
6. All invoices to be paid prior to recording.

Vote 5 yes.

**LD2016-11-2 Rutter's Farm Store Expansion Final Land Development Plan**  
Plan presented by Neil Metzger of Rutter's Farms and M&G Reality, Inc.

On motion of Comm. Kessler, seconded by Comm. Jones, the final land development plan LD2016-11-2 for Rutter's Farm Store Expansion was approved with the following conditions or modifications:

1. All comments on the letter from Neil Beach, dated February 9, 2017, shall be met.
2. The York Township Engineering Department shall receive an electronic file prior to recording.
3. A check in an amount to be determined by the Assessment Office and the Recorder of Deeds Office shall be received by the York Township Engineering Department prior to recording.
4. Waivers granted for the following:
  - a. Section 307 – Preliminary Plan
  - b. Section 508.F.8 – Clear Site Triangle
  - c. Section 509.B – Screening of Off-Street Parking Lots with the condition that the waiver only applies to the required street trees along Leader Heights Road.
  - d. Section 511.C.2 – Lighting Pole Height with the following conditions:
    1. Additional light fixture shielding may be requested, as necessary, to avoid unwanted glare and reflections.
    2. Based on the proposed design, the maximum height of poles shall not exceed 29-feet total height (height of pole and base) and reduced whenever possible.
  - e. Section 904.A (Stormwater Management Ordinance) – Runoff Calculations for On-Site Stormwater Management Facilities with the conditions provided in JMT's February 9, 2017 letter.
  - f. Section 908.G.7.a (Stormwater Management Ordinance) – Minimum Pipe Diameter to be 18-inches with the conditions provided in JMT's February 9, 2017 letter.
5. Internal way point signage is to be provided for truck routing from the western Leader Heights entrance. The eastern Leader Heights entrance shall be posted no trucks.
6. All invoices to be paid prior to recording.

Vote 5 yes.

**Time Extensions**

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

P2011-5-1 Fair Valley Reverse Subdivision  
LD2015-5-1 IVRI Pauline Drive Final Land Development Plan  
P2016-8-1 Cape Horn Crossing LP and SEL Properties Inc.  
Preliminary/Final Subdivision Plan  
LD2016-8-2 Cape Horn Crossing Final Land Development Plan

Vote 5 yes.

**Solicitor – Steve Hovis**

**Resolution 2017-8 Plumbing Code Resolution**

On motion of Comm. Knepper, seconded by Comm. Granholm, Resolution 2017-8 amending “Article 22 - Plumbing Inspector “ of the York Township Plumbing Code was approved. Vote 5 yes.

**Court filings**

Comm. Granholm asked about the current challenge to the Township’s land development process and the decision of a person to appeal the York County court decision. Solicitor Hovis indicated that in the case of John Bowders vs York Township and Keystone Custom Homes the court upheld the Township’s decision approving the land development plan. It was asked if this slows down the development. The Board was advised that Keystone can proceed at their own risk. The Board indicated that the Township spent \$16,000 over the past several years and asked if these proceedings are frivolous. Solicitor Hovis indicated that he continues to monitor all such filings to determine if they are frivolous and whether the Township should file petition for attorney fees.

**Public Comments**

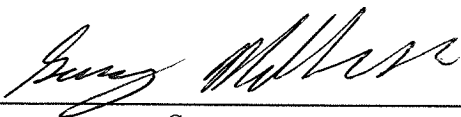
None

**Executive Session**

The board was in executive session to discuss personnel issues.

**Adjourn**

The meeting was adjourned at 8:38 pm.



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Secretary