

YORK TOWNSHIP  
BOARD OF COMMISSIONERS  
190 Oak Road, Dallastown PA 17313  
Tuesday, January 8, 2019  
6:00 p.m.

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	Mike Hiras
Comm. Jones	Scott DePoe	
Comm. Kessler	Carly Mercadante	
Comm. Knepper		

Other Township Employees or Board Members:

Adam Wolf, Public Works; Ryan Grigg, Finance; Kathleen Dellinger, EMA; Jeff Grove, EMA; Jacobus Mayor Greg Gruendler, EMA; Josie Dick, W&SA; and Kay Crumling, York Township Tax Collector.

Others:

Various representatives of York Township Goodwill Fire Company

Comm. Steele announced that the Board would meet in executive sessions at the end of the meeting to talk about land acquisition and personnel matters.

**Minutes – December 11, 2018**

On a motion by Comm. Kessler, seconded by Comm. Knepper, the minutes of December 11, 2018 were approved.

Vote 5 yes.

**Payment of Bills**

On a motion by Comm. Jones, seconded by Comm. Granholm, the following bills for December 2018 were approved for payment:

General Fund	\$ 284,580.22
Sewer Revenue Fund	\$ 654,128.92
Inter-Municipal Sewer Fund	\$ 8,092.72
Storm Water Management Fund	\$ 1,440.00
General Capital Reserve Fund	\$ 42,416.86
Sewer Capital Reserve Fund	\$ 6,110.40
Street Light Fund	\$ 243.23
EMA Fund	\$ 41.37

<b>Total</b>	<b>\$ 997,053.72</b>
--------------	----------------------

Vote 5 yes.

On a motion by Comm. Jones, seconded by Comm. Granholm, the non-reimbursable portion of bills for December 2018 in the amount of \$22,784.00 were approved for payment.

Vote 5 yes.

### **Commissioner Agenda**

**Comm. Kessler** – Reported that he attended the Township Employee Christmas party on December 20<sup>th</sup>, 2018. He received a concern related to the firing of weapons and contacted YARP. He thanked Fred Krause for his years of service to the Township.

**Comm. Jones** – Reported that he addressed several citizen concerns. He reported that Friday, January 4<sup>th</sup>, 2019 a gas line was hit and several residents in his ward were without natural gas. He attended the Township Employee Christmas party on December 20<sup>th</sup>, 2018. He thanked Fred Krause for his service to the Township.

**Comm. Granholm** – Reported that he attended the December 13th YARP meeting. He thanked Carl Dallmeyer for his service on the Police Board. He met with staff on the proposed community center. He thanked Fred Krause for his service to the Township and welcomed Ryan Grigg.

**Comm. Knepper** – Reported that he attended the Township Employee Christmas party on December 20<sup>th</sup>, 2018. He attended the December 13<sup>th</sup> YARP meeting and their new roof is complete except for a few punch list items. He attended the retirement luncheon for Don Hopple of YARP on January 3<sup>rd</sup>, 2019. He thanked Fred Krause for his service to the Township and welcomed Ryan Grigg.

**Comm. Steele** – Reported that he attended the Township Employee Christmas party on December 20<sup>th</sup>, 2018.

### **Police Commission and Alternate (2-year term) thru January 4, 2021**

On a motion of Comm. Steele, seconded by Comm. Jones, Comm. Granholm was appointed representative to the Police Commission with a term to expire January 4, 2021.

Vote 5 yes.

On a motion by Comm. Steele, seconded by Comm. Granholm, Comm. Knepper was appointed alternate to the Police Commission with a term to expire January 4, 2021.

Vote 5 yes.

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

**Appointment to York Adams Tax Bureau**

On a motion by Comm. Knepper, seconded by Comm. Granholm, Ryan Grigg was appointed representative and Gary Milbrand as alternate to the York Adams Tax Bureau.

Vote 5 yes.

**Appointment to York County Tax Collection**

On a motion by Comm. Kessler, seconded by Comm. Jones, Ryan Grigg was appointed representative and Gary Milbrand as alternate to the York County Tax Collection.

Vote 5 yes.

**Authorization to allow Ryan Grigg to have a Township Credit Card**

On a motion by Comm. Granholm, seconded by Comm. Knepper, Ryan Grigg was authorized to have a Members 1<sup>st</sup> Township credit card.

Vote 5 yes.

**Authorized Signer on all Members 1st Accounts**

On a motion by Comm. Granholm, seconded by Comm. Jones, the Board approved removing Frederick Krause from all Members 1st accounts and naming Ryan Grigg as an authorized signer on all Members 1st accounts.

Vote 5 yes.

**Non-Uniformed Pension Plan Signer and Representative**

On a motion by Comm. Granholm, seconded by Comm. Jones, the Board approved naming Ryan Grigg as representative, primary contact, authorized signer, key decision maker and primary security administrator for the York Township non-uniformed employee pension plan and removing Frederick Krause as the above-named representative.

Vote 5 yes.

**Resolution 2019-1 Bank Cash Management Resolution**

**Resolution 2019-2 Bank Demand Deposit Accounts(checking) Resolution**

On a motion by Comm. Jones, seconded by Comm. Kessler, the Board approved the following Bank Resolutions: Resolution 2019-1 Bank Cash Management and Resolution 2019-2 Bank Demand Deposit Accounts(checking).

Vote 5 yes.

**Resolution 2019-3 Morgan Stanley Investment Resolution General Fund**

**Resolution 2019-4 Morgan Stanley Investment Resolution General Fund**

**Capital Fund Reserve**

**Resolution 2019-5 Morgan Stanley Investment Resolution Sewer Fund**

**Resolution 2019-6 Morgan Stanley Investment Resolution Sewer Fund**

**Capital Fund Reserve**

On a motion by Comm. Jones, seconded by Comm. Kessler, the Board approved the following Bank Resolutions from Morgan Stanley: Resolution 2019-3 Morgan Stanley Investment Resolution for the General Fund, Resolution 2019-4 Morgan Stanley Investment Resolution for the General Fund Capital Fund Reserve, Resolution 2019-5 Morgan Stanley Investment Resolution for the Sewer Fund and Resolution 2019-6 Morgan Stanley Investment Resolution for the Sewer Fund Capital Fund Reserve.

Vote 5 yes.

**Appointment to York County Local Government Advisory Committee**

On the subject of the Board appointing a representative and an alternate to the York County Local Government Advisory Committee(LGAC). Membership is not mandatory. A discussion was held. The Board took no action to appoint a representative or alternate to the LGAC.

**Re-appointment of Jodi Heffner to Planning Commission**

On a motion by Comm. Kessler, seconded by Comm. Jones, Jodi Heffner was reappointed to the Planning Commission for a term expiring December 2022.

Vote 5 yes.

**York County CAD Web View User Agreement**

On a motion by Comm. Jones, seconded by Comm. Kessler, the Board approved the York County Department of Emergency Services, CAD Web View User Agreement for the Chief of Goodwill Fire Co. #1, York Township, Station 19.

Vote 5 yes.

**Station 19 Ladder Truck Refinancing**

On a motion by Comm. Jones, seconded by Comm. Kessler, the Board agreed to hold a hearing for the purpose of York Township Fire Company, Station 19 refinancing their ladder truck on February 12th, 2019 at 7:00 pm.

Vote 5 yes.

**Recreation – Carly Mercadante**

No action items.

**Public Works – Scott DePoe**

No action items.

**Engineer - Neil Beach and Director of Economic Development –Lisa Frye**

**Waiver requests for SSN Hotels 2064 Springwood Rd.**

The waiver requests were presented by Robert Sandmeyer, P.L.A of Site Design Concepts.

On motion of Comm. Knepper, seconded by Comm. Jones, the following waivers for SSN Hotels, 2064 Springwood Rd. were approved with the following conditions or modifications:

1. All comments on the letter from Neil Beach, dated January 4, 2019, shall be met.
2. Waivers
  - a. Section 509.C – Parking Lot Rear and Side Setback
    - i. With consideration with the condition that appropriate screening levels in accordance with Section 610-Buffers and Screening and Section 611-Parking Lot Landscape Design and as noted below in Waiver Request #3, does not negatively impact or create a nuisance to the adjoining properties. Based on the provided justification and with the condition that as the project progresses, the design will include suitable vegetative and structural screening to meet the required screening levels.
  - b. Section 509.B – Parking Lot Right-of-Way Screening
    - i. With the condition that the type, height of shrubs, and maintenance requirements be evaluated and modified as necessary so that the appropriate plantings are provided that best meet the intent of the ordinance while not creating a safety hazard of taller vegetation within the clear-sight triangle. In addition, the applicant shall meet the screening requirements of Section 609.E.1.
  - c. Section 610.B.3 – Buffer Planting Strip-C
    - i. With consideration that the applicant proposes to install a solid panel fence which will provide 100% screening and will meet the intent of the ordinance for screening levels, headlight glare, and noise, and with the condition that the waived trees and vegetation be accounted for and installed to more suitable locations on the site to the greatest extent practical.

Vote 5 yes.

**P2018-11-1 Gary and Susan Alcorn Final Subdivision Plan - 2653 South George Street**

The plan presented by Lee Faircloth, P.E. of Gordon L. Brown & Associates, Inc.

On motion of Comm. Steele, seconded by Comm. Jones, the Final Subdivision plan for P2018-11-1 Gary and Susan Alcorn was approved with the following conditions or modifications:

1. All comments on the letter from Neil Beach, dated January 4, 2019, 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.
5. Waivers granted for the following:
  - a. Section 308.E.3 – Additional Plans, Reports, and Assessments
  - b. Section 507 – Sidewalks
  - c. Section 508 – Curbs and Reinforced Shoulders
6. All invoices to be paid prior to recording.  
Vote 5 yes.

**P2018-4-1 Wellspan Heart and Vascular Center Lot Consolidation Plan**

No action taken. Plan deferred to the February meeting.

**Solicitor – Steve Hovis**

**Authorization to advertise for the adoption of the 2015 International Property Maintenance Code**

On a motion by Comm. Knepper, seconded by Comm. Kessler, the Board authorized the Solicitor to prepare and advertise for adoption of the 2015 International Property Maintenance Code on February 12th, 2019.

Vote 5 yes.

**Public Comments**

None

**Executive Session    TIME 6:57 pm**

The board was in executive session to discuss personnel and potential real estate issues.

**Meeting Reconvened    TIME 8:03 pm**

**Land acquisition**

On a motion by Comm. Granholm, seconded by Comm. Kessler, the Board authorized the Solicitor to enter into negotiations with the owner of 553 Chestnut Hill Road for the purpose of acquiring the property.

Vote 5 yes.

January 8, 2019

Page 7

**Eminent Domain**

On a motion by Comm. Granholm, seconded by Comm. Kessler, the Board approved Resolution 2019-7(*Note: Resolution identified as 2019-8 in motion but will be correctly numbered as 2019-7 in official resolution book*) authorizing eminent domain for the purpose of condemning a fee simple interest for access and roadway improvements for the property located at 553 Chestnut Hill Road.

Vote 5 yes.

**Adjourn**

The meeting was adjourned at 8:05 pm.

---

Secretary