

MANHEIM TOWNSHIP
5191 Wool Mill Road
Glennville, PA 17329

Minutes, Manheim Township Board of Supervisors Meeting
September 16, 2019

The Manheim Township Board of Supervisors, York County, PA met on Monday, September 16, 2019 to transact the regular monthly business.

The following were in attendance:

Larry Miller, Vice Chairman
Burnell Doll, Supervisor

Township Staff:

Loren Riebling, Township Manager
Michelle Hershey, Secretary-Treasurer

Not present:

Matt Muir, Chairman
John Elliott, Solicitor
Gerald Shue, Road Foreman

There were 9 persons in the audience

Vice Chairman Miller called the meeting to order at 7:00 PM with the Pledge to the Flag.

Executive Session – None

Public Comment –

Resident Jeff Allen located at 3655 Baumgardner Rd. addressed the Board of Supervisors regarding a complaint about a property on Dubs Church and Baumgardner Rd. regarding junk accumulation causing rodent issues. Riebling stated that he spoke with the Solicitor about how to pursue enforcement given the history of this property. He suggested the “uses with nuisance” section of the Zoning Ordinance due to the primary complaint being about groundhogs. On July 26, 2019, Riebling took pictures of the junk that is on the property but could not get any photo evidence of groundhogs or groundhog holes on the property. Riebling stated that without evidence of the primary complaint concerning groundhogs, it will be challenging to address this issue. Mr. Allen stated that there are residents who would be willing to testify regarding the groundhogs, skunks and opossums. Riebling stated that he could pursue filing a complaint with backup from witness testimony as opposed to strict evidence.

Consent Motion Package

Supervisor Doll made a motion, seconded by Vice Chairman Miller, to approve the consent motion package consisting of: minutes August 19, 2019, Tax Collector Report August 2019, and

reports from the following: Manager, Zoning, Treasurer, Road Department, SEO (August), SWRPD – Approved Minutes/Reports & Monthly Statistics (08/2019).

Vote 2-0

A. Solicitor Report –

Riebling reported that he believes that he does not need to obtain the other 32 titles that he does not have for the Mason issue and that he may be able to get salvage titles through the salver once the vehicles are taken for demolition. Riebling stated that he has all 50 vehicles documented. Riebling has asked the solicitor to prepare an agreement that the township will enter in to with the salver. Riebling stated that there are two things that he wants to ensure is that the township is claiming \$4,000.00 in legal fees which the township has a right to recover and Riebling wants to make sure these vehicles get to the junk yard and not that property. Riebling stated that junking these vehicles could be worth approximately \$13,000.00 to \$14,000.00. Once the agreement is completed the property owner will be notified when they plan on beginning the removal of the vehicles and will have police assistance on the first day.

B. Committee Reports –

1. Southwestern Regional Police Department –

Next SWRPB meeting August 14, 2019 at 7:00 pm at 6115 Thoman Road.

Officer in Charge Stalcup reported that there were 61 calls for service, 20 tickets, 3 written warnings and 4 arrest charges in Manheim Township in August 2019.

Vice Chairman Miller reported that there will be a meeting with the York Area Regional Police Department on September 26, 2019 to discuss costs.

2. EMA –

None

3. Rec. Board –

Next meeting on October 9, 2019 at 7:00 pm.

Lynn Smith is working on getting the specs of the exercise equipment that they are looking at placing at Manheim Adventure Park. The closest equipment that he could look at is in Allentown.

C. Subdivision –

Bange Farms, Inc. Add-on & MR Applications

The plan and planning exemption were provisionally approved on August 19, 2019, with the provision that the plan will be signed by all parties prior to municipal certification and release for recording. The plan must be recorded by November 17, 2019 of the applicant will need to seek re-approval in order to get the plan recorded.

Whitetail Ridge LLC – Add-on Plan & MR Application

This application was accepted for review and consideration on August 19, 2019. The 90 day review period will expire on November 17, 2019.

The applicant has submitted a modification request to waive the engineering review in Manheim Township since West Manheim is more affected through this application and their engineer has reviewed the plan.

YCPC has reviewed the application and provided comments to both municipalities. The Manheim Township Planning Commission was scheduled to review the application on September 5, but the applicant requested that we delay the review until October 3 so pending revision for West Manheim can be completed and both municipalities are reviewing the same set of plans.

This application can remain tabled.

New Applications –
None

D. Unfinished Business –
Recreation Board Bylaw Amendment

Vice Chairman Miller made a motion, seconded by Supervisor Doll to table any action for the Recreation Board Bylaw Amendment.

Vote 3-0

E. New Business–
Transfer Funds for Tractor Purchase

Vice Chairman Miller made a motion to approve the transfer for \$37,708.40 from CRF to the GF for the purchase of the tractor.

Vote 2-0

Bid Award for Used Bucket Truck Purchase

Riebling reported that 2 bids were received:

Global Rental – 2013 Ford – \$63,000.00
United Rental – 2009 Ford – \$47,200.00

Riebling reported that both bids exceed the amount budgeted and requested to table the bid award until the Road Department can make arrangements to look at the 2009 Ford to to verify it meets their criteria.

Vice Chairman Miller made a motion, seconded by Supervisor Doll to table awarding the bid for the used bucket truck until the Road Department can inspect the 2009 Ford.

Vote 2-0

2020 Pension MMO - \$16,049.00

Riebling reported that the 2020 Pension MMO increased from \$13,047.00 in 2019 to \$16,049.00 this coming year due to several factors stated in the Actuarial Valuation Report. The report states this increase is due primarily to salary raises since the prior valuation adding roughly \$1,200.00

to normal cost as well as a reduction in the plan's overfunding credit of roughly \$1,750.00 resulting from the update to the (2019) morality assumption.

Vice Chairman Miller made a motion, seconded by Supervisor Doll to approve the 2020 Pension MMO - \$16,049.00.

Vote 2-0

Summit Road Driveway Issue

Riebling reported that he previously informed the board of an issue regarding the driveway installation for a new home on Summit Road where the pre-paving grade inspection was not requested by the contractor. The paved apron of the driveway does not align with the recently constructed drainage swale and is pushing water onto the road causing an erosion channel right along the edge of the road for about 50 feet. This will cause the edge of the road to deteriorate if not corrected.

Riebling directed the Road Foreman to construct the swale to his satisfaction per the terms of the approved subdivision plan. However, as the Road Foreman was setting up for this task he spoke to the earth moving contractor who volunteered to install the swale since he was already doing earth work on the lot. The Road Foreman agreed to this without his knowledge and informed him after the fact. Riebling insisted that the Road Foreman at least oversee the construction and that it be done to his satisfaction. The swale was approved by the Road Foreman.

The contractor then called to request a final inspection for occupancy and Riebling asked about the pre-paving inspection for the driveway and whether it was paved. They indicated the paving was already complete. Riebling did the final inspection and discussed the potential apron issue with the contractor. Between that inspection and issuing the Temporary Certificate of Occupancy we experienced a fairly heavy rain even that revealed the issue was not potential, but actual. An onsite meeting with the contractor representatives, Riebling and the Road Foreman, and agreed to allow two weeks for grass to stabilize to see if the issue would resolve itself, but Riebling did issue the Temporary CO with this issue listed as a condition to be corrected if needed.

Riebling sent video of the rain episode to 5 people working for the contractor on June 6 and followed up with an email on July 10 to see if they received it. Riebling has not received a response from any of them Riebling will be sending an enforcement notice to be corrected.

Riebling stated that by agreeing to allow the contractor to construct the swale, the owner believes that Manheim Township should pay to replace the apron since we did not incur expenses for the swale construction that we should have. Riebling is unsure how this will play out, but did instruct the Road Foreman not to subcontract any directive without Riebling's knowledge or authorization.

Riebling has discussed the possibility of installing a rock berm on the lower side of this driveway with Burkentine Builders as an alternative to reinstalling the driveway apron. The contractor is amenable to this. The only downside is that it will be difficult to ensure the owners of the property maintain the rock installation and Manheim Township may end up having to perform maintenance. Riebling would suggest that Manheim Township install and pay for this correction

since the contractor did install the swale that Manheim should have installed. With the Board's approval, they will work towards this resolution.

Vice Chairman Miller made a motion, seconded by Supervisor Doll to authorize installing the rock berm and Manheim Township will perform the maintenance.

Vote 3-0

Purchase Requisitions

None

Training Notices

None

Next Meeting – October 21, 2019 @7:00 pm

With no further business Vice Chairman Miller adjourned the meeting at 7:58 pm.