



pennsylvania
OFFICE OF OPEN RECORDS

RTK
555



Springettsbury Township

1501 Mt. Zion Road
York, PA 17402
717-757-3521
717-757-7856 (Fax)
www.springettsbury.com

RIGHT-TO-KNOW REQUEST FORM

DATE REQUESTED: 8-7-18

REQUEST SUBMITTED BY: E-MAIL U.S. MAIL FAX IN-PERSON

NAME OF REQUESTOR: Denise Allen

STREET ADDRESS: 3000 S. Berry, Ste 150

CITY/STATE/COUNTY/ZIP (Required): Norman, OK, Cleveland County 73072

EMAIL (Optional): [REDACTED] PHONE (Optional): [REDACTED]

RECORDS REQUESTED (Please use additional sheets if necessary):
*Provide as much specific detail (dates, addresses, etc.) as possible so the agency can identify the information.
please see attached 118 Pleasant Acres Rd

DO YOU WANT COPIES? YES NO

DO YOU WANT TO INSPECT THE RECORDS? YES NO

DO YOU WANT CERTIFIED COPIES OF RECORDS? YES NO

**** PLEASE NOTE: Retain a copy of this request for your files; it is a required document if you file an appeal.****

For Agency Use Only:

RIGHT-TO-KNOW OFFICER: **Abby Gibb**: abby.gibb@springettsbury.com 717-505-0415

DATE RECEIVED BY THE AGENCY: 8/8/18

AGENCY FIVE (5)-DAY RESPONSE DUE: 8/15/18

Agency 30-Day Response Due: 9/14/18

****Public bodies may fill anonymous verbal or written requests. If the requestor wishes to pursue the relief and remedies provided for in this Act, the request must be in writing. (Section 702.) Written requests need not include an explanation why information is sought or the intended use of the information unless otherwise required by law. (Section 703.)**

Gibb, Abby

From: Denise Allen [REDACTED]
Sent: Wednesday, August 8, 2018 9:22 AM
To: Gibb, Abby
Subject: 118 Pleasant Acres Rd., York, PA
Attachments: Req - Template ZCL 8.8.18.doc; Req - Right To Know Form ZCL 8.8.18.pdf

**Subject Property: 118 Pleasant Acres Rd.
York, PA**

Dear Municipality Official,

At our client's request, we are seeking the following information:

- **Zoning Compliance/Verification Letter:** Please supply a letter (or use the enclosed template and copy onto letterhead) stating in which zoning district the subject property is currently located, permissiveness of current use and any compliance information you may be able to provide. Please use municipality letterhead, or, if this is not possible for some reason, please enclose a municipality fax coversheet showing that the zoning letter is enclosed.
- **Adjacent Property Designations and Uses (if known):** Current zoning district in which properties adjacent to the subject property (North, South, East & West) are located.
- **Any Variances, Special Permits, Conditions, etc:** Please note the existence of these items as they relate to the subject property and supply documentation, if available.
- **Code Violations:** Please note whether or not there are currently any open/outstanding zoning or building code violations of record that apply to the subject property
- **Certificates of Occupancy:** Please supply copies of any existing certificates of occupancy for the subject property. If none are available, please state the reason for this and whether there is any expected enforcement action due to the lack of certificate copies.
- **Approved Site Plan and/or Conditions of Approval,** if applicable: Please supply available documents, particularly if the subject property is located in a Planned Development.

Please advise us at your earliest convenience of any additional fees or forms, if any of these items are not available or if I should be directing any portion of my request to another party. We are on a strict timeline, and your prompt attention to this request is greatly appreciated. Upon completion, please forward the information via email or **toll-free fax (877) 324-8133**. We truly appreciate your help with this request and look forward to your reply. Please feel free to contact me **toll-free at (800) 787-8390** or via email at [REDACTED] with any questions or concerns you may have regarding this request.

Thank you very much for your assistance!

Denise Allen
Research Assistant
Bock & Clark Corporation - an NV5 Company

3000 S. Berry Road, Suite 150
Norman, OK 73072



National Commercial Real Estate Due Diligence

ALTA/NSPS Surveys, Zoning Reports, Environmental and Assessment Services
www.bockandclark.com

SPRINGETTSBURY TOWNSHIP



COAT OF ARMS OF SPRINGETT PENN
1701-1731

1501 Mt. Zion Road
York, Pennsylvania 17402
717-757-3521 Fax: 717-757-7856
www.springettsbury.com
email: info@springettsbury.com

Police: 717-757-3525 Fax: 717-840-1908
Police and Fire Emergencies - Dial 911
Recreation Office: 717-505-0406

Wastewater Treatment Facility
3501 North Sherman Street
717-757-3521 Fax: 717-840-0680

BOARD OF SUPERVISORS

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Charles A. Wurster

TOWNSHIP MANAGER

Benjamin B. Marchant

August 15, 2018

Ms. Denise Allen
Bock & Clark Corporation
3000 S. Berry Road, Suite 150
Norman, OK 73072

Re: **RIGHT-TO-KNOW REQUEST – 118 Pleasant Acres Road**

Dear Ms. Allen,

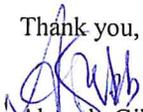
Thank you for writing to Springettsbury Township with your request for information on the property located at 118 Pleasant Acres Road.

I have reviewed the request and an extension of time to respond is required due to the reasons set forth below. The Township anticipates responding to your request no later than September 14, 2018.

- The extent or nature of the request precludes a response within the required time period.
- The request requires the retrieval of historic records.

At this time there are no fees associated with your request. You will be advised of any fees required upon the complete review of available records.

Thank you,


Abegate Gibb
Right to Know Officer

File: Right-to-Know 555

SPRINGETTSBURY TOWNSHIP



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1501 Mt. Zion Road
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www.springettsbury.com
email: info@springettsbury.com

Police: 717 757 3525 Fax: 717 840-1908
Police and Fire Emergencies Dial 911
Recreation Office: 717 505 0406

Wastewater Treatment Facility
3501 North Sherman Street
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Charles A. Wurster

TOWNSHIP MANAGER

Benjamin B. Marchant

September 14, 2018

Ms. Denise Allen
Bock & Clark Corporation
3000 S. Berry Road, Suite 150
Norman, OK 73072

Re: **RIGHT-TO-KNOW REQUEST – 118 Pleasant Acres Road**

Dear Ms. Allen,

Thank you for writing to Springettsbury Township with your request for information on the property located at 118 Pleasant Acres Road.

The Township has reviewed its files related to this request and the associated records are provided. To clarify the original request, the property listed as 118 Pleasant Acres is part of a larger parcel of land owned and maintained by York County. As clarified in our correspondence, the requestor is seeking information related to the Pleasant Acres Nursing & Rehabilitation Center and the Annex Building that houses or housed multiple offices only. The requestor is not seeking information on other buildings or properties on the parcel. The records provided are related to this specification.

The request is partially approved and available records including the requested zoning letter are provided via electronic link. The file size of these records made them too large to transmit by email attachment. The records can be accessed via this link (also provided in the email response):

If you are not able to access this link, files can be sent to you by mail through a USB drive for an additional cost of \$10 plus applicable postage. Please contact me directly if you would like to have the files sent in this method or records can be converted to paper and mailed for a fee of \$0.25 per page and plus applicable postage.

Pennsylvania Right To Know Law, Act 3 of 2008 Section 704. Electronic Access: (b) (1) In addition to the requirements of section 701, an agency may respond to a request by notifying the requester that the record is available through publicly accessible electronic means or that the agency will provide access to inspect the record electronically. (b) (2) If the requester is unwilling or unable to access the record electronically, the requester may, within 30 days of following receipt of the agency notification, submit a written request to the agency to have the record converted to paper. The agency shall provide access to the record in printed form within five days of the receipt of the written request for conversion to paper.

The request is partially denied because the Township does not have written documentation from one of the parties identified in the Uniform Construction Code Part XIV Section § 403.85 (e) allowed to receive the plans/structural drawings. This denial is in direct correlation to the following:

- Right To Know Law, Chapter 7, Section 708 (b) (3) A record, the disclosure of which creates a reasonable likelihood of endangering the safety or the physical security of a building, public utility, resource, infrastructure, facility or information storage system, which may include;
 - (iii) building plans or infrastructure records that expose or create vulnerability through disclosure of the location, configuration or security of critical systems, including public utility systems, structural elements, technology, communication, electrical, fire suppression, ventilation, water, wastewater, sewage, and gas systems.

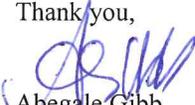
- Title 34. Labor and Industry, Act 45,
 - Part XIV. Uniform Construction Code
 - Section § 403.85(e) Release, retention and sharing of commercial construction records.

You have a right to appeal denial of information in writing to Erik Arneson, Executive Director, Office of Open Records, 333 Market Street, 16th Floor, Harrisburg, PA 17101-2234

If you choose to file an appeal, you must do so within fifteen (15) business days of the mailing date of the agency's response, as outlined in Section 1101 of the Right-To-Know Law.

Please be advised that this correspondence will serve to close this record with our office as permitted by law. If you have any questions, please do not hesitate to contact me.

Thank you,


Abegale Gibb
Right to Know Officer

File: Right-to-Know 555