

**SPRINGETTSBURY TOWNSHIP
REGULAR MEETING**

**OCTOBER 8, 2020
APPROVED**

The Springettsbury Township Board of Supervisors held a Regular Meeting on Thursday, October 8, 2020 at 7:00 p.m. at the offices of Springettsbury Township located at 1501 Mt. Zion Road, York, PA by Zoom technology.

MEMBERS IN

ATTENDANCE: Mark Swomley, Chairman
George Dvoryak, Vice Chairman
Don Bishop
Robert Cox

MEMBERS NOT

IN ATTENDANCE: Charles Wurster, Secretary/Treasurer

ALSO IN

ATTENDANCE: Mark Hodgkinson, Township Manager
Charles Rausch, Solicitor
John Luciani, Civil Engineer
Dennis Crabill, Environmental Engineer
Scott Loercher, Buchart-Horn, Inc
Dori Bowders, Director of Administrative Operations
Todd King, Police Chief
Nitza Sanchez-Bowser, Director of Human Resources
Colin Lacey, Director of Parks and Recreation
Ray Markey, Community Development
Dan Hoff, YAUFRR Fire Chief
Abby Gibb, Communications Manager
Jean Abrecht, Stenographer

1. CALL TO ORDER

SWOMLEY Chairman Swomley called the meeting to order, welcomed the attendees and led the Pledge of Allegiance.

2. ANNOUNCEMENT OF EXECUTIVE SESSIONS

SWOMLEY Chairman Swomley announced that an Executive Session had been held earlier this date to discuss Contract Negotiations.

3. COMMUNICATION FROM CITIZENS

There were no citizen comments.

4. ENGINEERING REPORTS

A. Environmental Engineer – Buchart Horn, Inc.

CRABILL Dennis Crabill had provided his written monthly report. He had one update. He reported that Job Conference #21 was held October 7th. The General Contractor

is on site. Electrical contractor is not at this point, but the work is starting up following a week hiatus. He offered to respond to questions, but there were none.

B. Civil Engineer – First Capital Engineering, Inc.

LUCIANI John Luciani had provided his monthly report, and he had several updates.

- MS4 report to Pennsylvania DEP was sent along with the \$500 fee with Manager Hodgkinson’s assistance. In the future some mapping needs to be done.
- Permanent easement for Augustus Schaeffer Park was obtained. He thanked Chairman Swomley, Dori Bowders, Colin Lacey, Manager Hodgkinson and Attorney Rausch, for their assistance. The property owner and his wife came in, and some funding was provided for them to remove some vegetation. The document will be recorded shortly, and the township now has legal authority to use the road that is on both theirs and the township’s property.
- Zoning Hearing Board - Two applications will be presented: Pleasant Acres re-use as a senior living facility; Stormwater site plan review for a steep slope zone.

5. CONSENT AGENDA

- A. Acknowledge Receipt of August 8, 2020 York Area United Fire and Rescue Commission Meeting Minutes
- B. Board of Supervisors Regular Meeting Minutes – September 10, 2020
- C. Board of Supervisors Regular Meeting Minutes – September 24, 2020
- D. Regular Payables as Detailed in Payable Listing of October 8, 2020
- E. Garden Spot Electric, Inc. – Raw Pump Upgrade/Fat, Oil and Grease Acceptance Project – Application for Payment No. 15 in an amount not to exceed \$288,930.53
- F. MOD Pizza, 2401 East Market Street Elimination of Financial Security in an amount not to exceed \$3,300

MR. DVORYAK MOVED TO APPROVE CONSENT AGENDA ITEMS A THROUGH F. MR. COX WAS SECOND. MOTION UNANIMOUSLY CARRIED.

6. BIDS, PROPOSALS, CONTRACTS, AND AGREEMENTS

- A. Authorization to Execute Scope of Services with Buchart-Horn, Inc. to Provide Assistance with NPDES Permit Renewal in an amount not to exceed \$16,000

MR. BISHOP MOVED TO AUTHORIZE THE APPROPRIATE TOWNSHIP OFFICIALS TO EXECUTE THE SCOPE OF SERVICES AGREEMENT WITH BUCHART-HORN. MR. DVORYAK WAS SECOND. MOTION UNANIMOUSLY CARRIED.

- B. Authorization to Award Bid for Augustus Schaefer Park Contract #1 to York Excavating Company.

MR. DVORYAK MOVED TO AWARD THE BID FOR THE AUGUSTUS SCHAEFER PARK IMPROVEMENT PROJECT TO YORK EXCAVATING COMPANY UNDER OPTION #1. MR. BISHOP WAS SECOND. MOTION UNANIMOUSLY CARRIED.

C. Authorization to Enter into 2021 Agreement with Klugh Animal Control Services

MR. DVORYAK MOVED TO APPROVE THE 2021 DOG CONTROL CONTRACT WITH KLUGH ANIMAL CONTROL SERVICES AS PRESENTED. MR. COX WAS SECOND. MOTION UNANIMOUSLY CARRIED.

7. SUBDIVISIONS AND LAND DEVELOPMENT

A. Pleasantrees Subdivision Deed of Dedication for Open Space Wooded Lot 47, Stormwater Basins and Associated Easements

MR. BISHOP MOVED TO ACCEPT THE PLEASANTREES SUBDIVISION DEED OF DEDICATION AND ACKNOWLEDGE THE ASSOCIATED EASEMENTS. MR. DVORYAK WAS SECOND. MOTION UNANIMOUSLY CARRIED.

8. COMMUNICATION FROM SUPERVISORS

BISHOP Mr. Bishop expressed concern regarding the Christmas tree sale. He noted that the township had attempted to make it possible for this temporary permit to be granted.

- The board had a discussion concerning the issues, and the summary follows:
- Special Sales Permit - \$5.00; maximum two-days.
- Second Permit – Tenant requests permit and must sell Christmas items
- Glen Olson has asked Lifepath to request the application to sell Christmas trees. They do sell Christmas items and there is adequate parking.
- Lifepath is similar to Goodwill with donated merchandise; question the connection with selling brand new Christmas trees.

Consensus of the board was for Mr. Luciani to ask Mr. Olson to have Lifepath, the applicant, justify the nexus between Lifepath and fresh Christmas trees.

9. COMMITTEE REPORT

There were no Committee Reports.

10. SOLICITOR'S REPORT

RAUSCH Solicitor Rausch stated that the Administrative Law Judge did approve the settlement agreement for the Davies Drive Crossing. It will go to the full PUC for approval, which should not be an issue, just a timing thing. He would hope for a response late October/November. In addition, he thought by this time he would have a date for the meeting with the County; however, he had not yet heard from Tim Staub. He wondered if one or more of the Supervisors would want to be part of that meeting.

Both Chairman Swomley and Supervisor Bishop expressed interest in attending.

RAUSCH Solicitor Rausch reported that Pilgrim Wire filed another tax appeal. Their first appeal was whether or not what they do is manufacturing or not. This second appeal is on whether or not some of the products they sell are wholesale or retail, which makes a difference of about a half a percent in the tax. They are challenging the York Area Tax Bureau's assessment that they're selling retail. A hearing date will be scheduled to make a determination.

11. MANAGER'S REPORT

A. Manager's Report

HODGKINSON Mr. Hodgkinson reported that he met with a member of the York County Planning Commission, PennDOT and two of York County Planning Commission's engineers on improving congestion at the Memory Lane and Industrial Highway intersection. He noted it was the very beginning stages to see what the issues are and discuss some ideas. They requested some traffic count data, which was provided.

12. ORDINANCES AND RESOLUTIONS

A. Resolution No. 2020-50 – Appointment of Mark Hodgkinson as Chief Administrative Officer of the Springettsbury Township Non-Uniformed Employee Pension Fund

MR. BISHOP MOVED FOR THE ADOPTION OF RESOLUTION NO. 2020-50. MR. COX WAS SECOND. MOTION UNANIMOUSLY CARRIED.

B. Resolution No. 2020-51 – Appointment of Mark Hodgkinson as Chief Administrative Officer of the Springettsbury Township Police Pension Fund.

MR. DVORYAK MOVED TO APPROVE RESOLUTION NO. 2020-51. MR. BISHOP AND MR. COX SECOND. MOTION UNANIMOUSLY CARRIED.

13. OLD BUSINESS

A. Discussion – Electronic Sign Monument for Springettsbury Township Complex

HODGKINSON Mr. Hodgkinson noted that the subject of a monument sign had been discussed, and he hoped to gauge the board's interest with this discussion. He had provided information in his board packet of what it might look like, and the cost being \$65,000 to \$70,000. In addition, he noted that the township sign ordinance would have to be updated.

SWOMLEY Chairman Swomley indicated that Supervisor Wurster had sent an email in support of at least looking into what is required.

BISHOP Mr. Bishop provided three points:

- First, the general idea of signage is a reasonable idea and the township should be doing something.
- Second, it seems like a heck of a lot of money.

- Third, and most important is to be sensitive to the township doing things that are not allowed by our ordinances. He expressed the need to be careful about any decision and then changing the ordinances to fit.

SWOMLEY Chairman Swomley noted that people generally come in and request a variance. A discussion follows about the subject and a decision made as to whether or not it is appropriate. He asked whether that would be the same approach in this instance.

LUCIANI Mr. Luciani responded that it could be varied or the Ordinance rewritten. Currently moving signs (1/6 minutes) are not permitted. This includes a clock advancing a number every minute. Jumbotron with moving pictures are not permitted. Signage requirements would go to the Zoning Hearing Board.

DVORYAK Mr. Dvoryak commented that he agreed with Mr. Bishop's comments, and he would add a fourth item. He would like to see reasons why this monument sign would be a good idea and at that price tag. He asked what the benefit would be to the township.

COX Mr. Cox asked whether the sign would be interactive, and whether events could be displayed that the township is holding.

HODGKINSON Mr. Hodgkinson noted that the options would be unlimited. It could be as much news, messages and information that the township wanted to get out to the public. This could include summer concerts, board meetings, general election date, numerous things that would be important to the residents and business owners.

SWOMLEY Chairman Swomley agreed with Mr. Dvoryak that the board would need a rock solid reason to spend that kind of money especially with the austerity measures put into place over the last year.

COX Mr. Cox noted it is an awfully big sign, 14-feet tall; that's taller than a one-story building.

SWOMLEY Chairman Swomley indicated he would like to see more options and actual justification, why it is needed, and what can be done for a lot less money. He asked if there was any timing issue for a response.

LOERCHER Mr. Loercher indicated that the initial conversation was that if this is something that would be planned for the future, the contractors could at least provide conduit to a location. He thought the sign size and location was determined by the sign company. Buchart Horn would just provide some materials and a layout that might coordinate with the municipal building. If the board wanted to include it in the building project, placing conduit would be a minimum. They were also considering using the same brick to match the buildings. If this is to be included,

the decision should be made until around Christmas to keep it in the building project.

BISHOP Mr. Bishop questioned whether there is a site location proposed.

HODGKINSON Mr. Hodgkinson responded that the recommendation was that it would be near the entrance.

14. NEW BUSINESS

A Presentation by Creating Opportunities in Neighborhood Environments (CONE), Inc. for Pleasant Acres Annex

MITCHELL Ms. Regina Mitchell, Executive Director of the York Housing Authority and David Schaumann, their Solicitor presented the board with a proposed plan. The proposed upgrades include 19 one-bedroom apartments on the lower level; upper level with 69 one-bedroom; 4 studio apartments and more at the Annex at 118 Pleasant Acres Road. Their intention was to present the plan to the township, which they hope to provide tax credits for Senior Housing.

SCHAUMANN Solicitor Dave Schaumann explained further the preservation of the building with the newly-constructed units that would assist seniors living on low incomes, but in a tax credit building the high-quality services are offered at much less than those for higher incomes. The plan will come before the Zoning Hearing Board. Ultimately the plan will need the board's support for the tax credit application. He thanked the board for listening. They will appreciate any support the township can provide.

B. Authorization to Extend Residential and Commercial Building Permit Expiration Dates for Six Weeks Due to the Governor's Ban on Construction (COVID-19).

MR. BISHOP MOVED TO AUTHORIZE EXTENDING RESIDENTIAL AND COMMERCIAL BUILDING PERMITS FOR AN ADDITIONAL 12 WEEKS. MR. DVORYAK WAS SECOND. MOTION UNANIMOUSLY CARRIED.

15. ADJOURNMENT

SWOMLEY Chairman Swomley adjourned the meeting at 8:10 p.m.

Respectfully submitted,

Doreen K. Bowders
Secretary

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