

**SPRINGETTSBURY TOWNSHIP
REGULAR MEETING**

**OCTOBER 11, 2018
APPROVED**

The Springettsbury Township Board of Supervisors held a Regular Meeting on Thursday, October 11, 2018 at 7:00 p.m. at the offices of Springettsbury Township located at 1501 Mt. Zion Road, York, PA.

MEMBERS IN

ATTENDANCE: Mark Swomley, Chairman
George Dvoryak
Charles Wurster
Justin Tomevi

ALSO IN

ATTENDANCE: Benjamin Marchant, Township Manager
Charles Rausch, Solicitor
John Luciani, First Capital Engineering
Dennis Crabill, Buchart-Horn, Inc.
Dori Bowders, Manager of Administrative Operations
Jessica Fieldhouse, Director of Community Development
Mark Hodgkinson, Director of Public Works/WWT
Nitza Sanchez-Bowser, Director of Human Resources
Colin Lacey, Director of Parks and Recreation
Dan Stump, Chief, Police Department
Jay VanPelt, YAUFRR
Andy Hinkle, Manager of Information Systems
Jean Abrecht, Stenographer

1. CALL TO ORDER

A. Opening Ceremony

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

2. ANNOUNCEMENT OF EXECUTIVE SESSIONS

SWOMLEY Chairman Swomley announced that there had been no Executive Sessions since the last meeting. An Executive Session was scheduled for immediately following adjournment this date to discuss personnel.

3. COMMUNICATION FROM CITIZENS

There were no citizen comments.

4. ENGINEERING REPORTS

A. Environmental Engineer – Buchart Horn, Inc.

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CRABILL Mr. Crabill stated that he had provided a monthly report and he had no changes to make. He offered to respond to questions; however, there were none.

B. Civil Engineer – First Capital Engineering, Inc.

LUCIANI Mr. Luciani stated that he had provided a monthly report as well, and he had nothing further to add.

5. CONSENT AGENDA

- A. Board of Supervisors Strategic Planning Session Minutes – August 30, 2018
- B. Board of Supervisors Regular Meeting Minutes – September 27, 2018
- C. Regular Payables as Detailed in Payable Listing of October 11, 2018
- D. Approval of Real Estate Tax Refund Request for Tax Year 2018 – MFL Realty LLC, 2860 Whiteford Road (Parcel #46-KJ-01T) in the amount of \$278.20
- E. Approval of Real Estate Tax Refund Request for Tax Year 2018 – Reich Acquisition One LP, 1885 Whiteford Road (Parcel #46-JI-19A) in the amount of \$257.88
- F. Approval of Real Estate Tax Refund Request for Tax Year 2014 – York Galleria LP (Parcel #46-KJ-0001) in the amount of \$997.23
- G. Approval of Real Estate Tax Refund Request for Tax Year 2014 – York Galleria LP (Parcel #46-KJ-0001) in the amount of \$153.44
- H. Approval of Real Estate Tax Refund Request for the Year 2015 – York Galleria LP (Parcel #46-KJ-0001) in the amount of \$14,242.15
- I. Approval of Real Estate Tax Refund Request for Tax Year 2016 – York Galleria LP (Parcel #46-KJ-0001) in the amount of \$14,951.65
- J. Approval of Real Estate Tax Refund Request for Tax Year 2017 – York Galleria LP (Parcel #46-KJ-01) in the amount of \$18,986.61
- K. Approval of Real Estate Tax Refund Request for Tax Year 2018 – York Galleria LP (Parcel #46-KJ-0001) in the amount of \$33,907.78
- L. Acknowledge Receipt of Springettsbury Township Volunteer Firefighter’s Relief Association Compliance Audit – January 1, 2016 through December 31, 2017
- M. LD-16-02 – Aldi’s Food Market – Authorization for Bond Reduction in the amount of \$488,090.63
- N. LD-14-05 – York Christian Church Expansion – Authorization for Bond Reduction in the amount of \$36,682.13

MR. DVORYAK MOVED FOR APPROVAL OF CONSENT AGENDA ITEMS A THROUGH N. MR. WURSTER WAS SECOND. MOTION UNANIMOUSLY CARRIED.

6. BIDS, PROPOSALS, CONTRACTS, AND AGREEMENTS

- A. Authorization to Execute Agreement with Wallingford Homeowners Association to Modify Final Subdivision Plan to Eliminate Requirement of a Walking Path from the Plan.

MR. WURSTER MOVED TO ADOPT THE AGREEMENT TO MODIFY THE FINAL SUBDIVISION PLAN BETWEEN THE TOWNSHIP AND THE WALLINGFORD HOMEOWNER'S ASSOCIATION AS OUTLINED. MR. TOMEVI WAS SECOND. MOTION UNANIMOUSLY CARRIED.

- B. Authorization to Award Bid to BC, Inc., Brogue, Pennsylvania for Administration Building Roof Restoration Project in an amount not to exceed \$93,662

MR. DVORYAK MOVED TO AUTHORIZE AWARDED THE BID TO BC, INC., OF BROGUE, PENNSYLVANIA FOR ADMINISTRATION BUILDING ROOF RESTORATION PROJECT IN AN AMOUNT NOT TO EXCEED \$93,662. MR. WURSTER WAS SECOND. MOTION UNANIMOUSLY CARRIED.

- C. Authorization to Participate and Execute Memorandum of Understanding with the York County Planning Commission for the Implementation of a Congestion Management Process Traffic Signal Timing Project, (MPMS #95357)

MR. WURSTER MOVED TO ADOPT AND ENGAGE IN THE MEMORANDUM OF UNDERSTANDING WITH REGARD TO THE YCPC TRAFFIC SIGNAL TIMING PROJECT. MR. TOMEVI WAS SECOND. MOTION UNANIMOUSLY CARRIED.

- D. MOD Pizza Project – Approval of Indemnification Agreement and Authorization for Township Manager to Execute PennDOT Form M-950AA for Drainage Highway Occupancy Permit.

MR. WURSTER MOVED TO HAVE SPRINGETTSBURY TOWNSHIP AS THE PERMITTEE FOR THE MOD PIZZA DRAINAGE HOP AND THE INDEMNIFICATION AGREEMENT. MR. TOMEVI WAS SECOND. MOTION UNANIMOUSLY CARRIED.

7. SUBDIVISIONS AND LAND DEVELOPMENT

There were none for action.

8. COMMUNICATION FROM SUPERVISORS

SWOMLEY Chairman Swomley stated that prior to the Stormwater Public Meeting this date, an interview was conducted with an individual interested in filling the current vacant position on the board. The term will expire at the end of 2019 and be up for election again in the 2019 Primary and then would fill a full six-year term beginning in January of 2020.

MR. WURSTER MOVED TO APPOINT MR. ROBERT COX TO FILL THE UNEXPIRED TERM OF KATHLEEN PHAN ON THE BOARD OF SUPERVISORS. MR. TOMEVI WAS SECOND. MOTION UNANIMOUSLY CARRIED.

SWOMLEY Chairman Swomley added that Mr. Cox had served the township in a number of capacities. Currently he is serving on the Steering Committee, as well as having served on the Comprehensive Plan Update in 2006 to 2008. He has excellent Commercial Realtor experience, which is pertinent for the issues the township currently faces.

WURSTER Mr. Wurster noted that letters will be sent to the other individuals who volunteered advising them of additional opportunities to serve the township.

TOMEVI Mr. Tomevi reported that he had an opportunity to visit YAUFRR's Open House and it was an excellent event. There was a lot of community support, and his children had the opportunity to sit in a fire truck and meet the firefighters. It was a great experience, and he encouraged the department to do that in the future.

WURSTER Mr. Wurster reported that he and Solicitor Rausch had met with the Bond Counsel regarding the Springettsbury Township Development Authority. They will explore more details with regard to bank-qualified, tax-exempt financing and possibly creating a Development Authority under the Economic Development Finance Act.

WURSTER Mr. Wurster reported that he had attended the Springettsbury in the Park Event, and it had been well organized with lots of individuals and children. He commended the Rec Department for their efforts.

9. SOLICITOR'S REPORT

A. Solicitor's Report

RAUSCH Solicitor Rausch stated he had nothing further to add to his written report. He offered to respond to questions.

SWOMLEY Chairman Swomley noted that the Wallace Street Property Sheriff's Sale had no bids and that it will go to a second sale free and clear of all liens.

RAUSCH Solicitor Rausch responded that the property was one where the house was structurally unsound and had to be demolished. The township placed a lien against the property and foreclosed on it. If there are no bids, the township can keep it or put it up for sale, public auction or private sale in order to gain some of the associated costs back. There is a nine-month redemption period with an old mortgage on the property still of record and not satisfied.

SWOMLEY Chairman Swomley asked what amount the township hoped to gain.

RAUSCH Solicitor Rausch indicated that the demolition cost was about \$25,000 so at least that much. He noted that it is a vacant, buildable lot so it does have value.

DVORYAK Mr. Dvoryak questioned whether there are any other properties the township acquired in similar circumstances still on the books.

MARCHANT Mr. Marchant responded that he was not aware of any buildable lots.

RAUSCH Solicitor Rausch noted there is one property on Brooks Lane that the township does not want to sell. He added that the property the township took over with the hoarding situation was sold, and there was one other property that was taken for nonpayment of sewer.

DVORYAK Mr. Dvoryak commented that the downside to owning that is that the township is responsible for mowing it and maintaining it at this point.

WURSTER Mr. Wurster questioned whether the township is exempt from real estate taxes.

RAUSCH Solicitor Rausch responded that he is correct, if the property is used for a public use.

MARCHANT Mr. Marchant stated that one of his concerns is to see that the property is developed in order to add to the tax rolls. One of the ideas discussed in Community Development is partnering with an organization like Habitat for Humanity that would build a home and help get someone in it and have it consistent with the neighborhood with a nice property.

10. MANAGER'S REPORT

A. Township Manager's Report

MARCHANT Mr. Marchant had provided a written report and had nothing to add. However, the board had several items for discussion, summarized:

- City/County Manager's Association and Leadership Course – Requested a write-up or bullet points of some items of interest to the township.
- House Bill – Passage prevents the township from getting antennae rents as outlined. Commonwealth is moving quickly and working with utility companies. Hoping to charge per antennae, which amount is capped at the FCC's Regulation of \$270 maximum per year. This is necessary for the 5G rollout. Currently the plan is for just two. Comcast is working on the rollout as a technology company, and they will put one cubic foot-sized node on their telephone lines every 100 feet. No board objections to moving forward.

13. OLD BUSINESS

- Ambulance Memberships – Letters were mailed a week ago with notification that they will be sending out a renewal mailing in several weeks. Item to be removed from the list.
- Accessory Use Ordinance – Nothing further at this time; follow up draft legislation by January/February; final legislation in place in April or May 2019.

- Statewide Collection of Earned Income Tax – Nothing further at this time. Both York/Adams Tax Committees will meet on October 29th. More information to come in November.
- Budget Meetings – Next Work Session is 10/22/18.
- Stormwater Inquiries – Covered earlier during the meeting this date.
- Local Government Advisory Council – Next meeting Tuesday, 11/13 at 6:30 p.m.; Appointing Representative, held until next meeting
- Springettsbury Township Volunteer Fire Company – Appointing Representative; held until next meeting.

14. NEW BUSINESS

- A. Authorization to Create New Position of Part-Time Community Service Officer and Approval of Job Description.

MR. DVORYAK MOVED TO AUTHORIZE CREATING A NEW POSITION OF PART-TIME COMMUNITY SERVICE OFFICER AND APPROVAL OF THE JOB DESCRIPTION. MR. TOMEVI WAS SECOND. MOTION UNANIMOUSLY CARRIED.

15. ADJOURNMENT

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

Respectfully submitted,

Doreen K. Bowders
Secretary

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