

MANCHESTER TOWNSHIP BOARD OF SUPERVISORS

May 10, 2022

MEETING

The Manchester Township Board of Supervisors held its regularly scheduled and duly advertised meeting on Tuesday, May 10, 2022, which was called to order at 6:00 p.m. by Chairperson Brandstedter.

PARTIES PRESENT

Rodney K. Brandstedter, Chairperson	Timothy R. James, Manager/Secretary
John W. Inch, Jr., Vice-Chair	Danelle L. Goodwin, Asst. Secretary
Beth Brennan, Supervisor	Lawrence V. Young, Solicitor (Virtual)
Debra K. McCune, Supervisor	BJ Treglia, C.S. Davidson, Inc.
Craig Miller, Supervisor	David Lash, NYCPRD Police Chief
	Daniel Hoff, YAUFR Fire Chief

PUBLIC COMMENT

Chairperson Brandstedter invited the public to ask questions or offer comments about any item on the agenda as the board considers each item. He advised that the board would recognize the public at the conclusion of the agenda items for any questions or concerns about non-agenda items.

APPROVAL OF MINUTES

Ms. Brennan made a motion, seconded by Ms. McCune, to approve the minutes of the regular scheduled April 12, 2022 meeting as presented.

Motion carried. Ayes-5 Nays-0.

UNFINISHED BUSINESS

Ordinance #2022-04 - York City Sewer Treatment Plant Sales Agreement – Industrial Pretreatment Program

As summarized in item #2 of the manager's report, Mr. James provided a status report on the development of the City of York's process on the sale of the York City Sewer Treatment Plant and the City collection system. Mr. James stated the working group concluded negotiations and await feedback from the Department of Environmental Protection the approval of an agreement. Mr. James also stated as part of the agreement process with PA American Water Company an ordinance amendment to the Industrial Pretreatment Program would need to be considered. Mr. Inch made a motion, seconded by Ms. Brennan, to adopt Ordinance #2022-04 approving the Industrial Pretreatment Program between Manchester Township and PA American Water.

Motion carried. Ayes-5 Nays-0.

PA American Water Co. Wastewater Treatment & Conveyance Agreement

As summarized in item #2 of the manager's report, Ms. Brennan made a motion, seconded by Ms. McCune, to authorize the Chairperson or Vice-Chairperson to execute the wastewater treatment conveyance agreement between Manchester Township and PA American Water Co. due to the City of York sale of the York City Wastewater Treatment Plant and York City Sewer System as approved by the PA Utility Commission on April 14, 2022.

Motion carried. Ayes-5 Nays-0.

York City Sewer Reconciliation Escrow Agreement

As summarized in item #2 of the manager's report, Ms. Brennan made a motion, seconded by Mr. Inch, to authorize the Chairperson or Vice-Chairperson to execute the reconciliation escrow agreement between the City of York and connected municipalities – Manchester Township, North York Borough, Spring Garden Township, West Manchester Township, York Township and the York Water Company (successor of West York Borough sewer system) to ensure the connected municipalities are made whole post audit reconciliation for calendar years 2019-2022.

Motion carried. Ayes-5 Nays-0.

York City Sewer Debt Correction Agreement

As summarized in item #2 of the manager's report, Mr. Inch made a motion, to authorize the Chairperson or Vice-Chairperson to execute the intermunicipal agreement between York City Sewer System connected municipalities in the correction of debt service payments improperly allocated by the City of York from 2008-2017 on five (5) year repayment schedule on May 1st of each year. Mr. Brandstedter made a motion to amend Mr. Inch's motion to have the repayment schedule adjusted to a ten (10) year repayment, Mr. Miller seconded the amended motion; Mr. Inch accepted the amendment.

Motion carried. Ayes-5 Nays-0

Canal Road Betterment Project Developers Agreement

As summarized in item #3 of the manager's report, Mr. James and Solicitor Young reported the receipt of a February 16, 2022 updated draft developer's agreement but are awaiting final comments from the Canal Road Betterment Group with the anticipation of a proposed agreement for the Board's consideration in the near future.

Board Road Sanitary Sewer Project

As summarized in item #14.c, of the manager's report, Engineer Treglia reported on the Board Road Sanitary Sewer project and a change order with contractor Wexcon, Inc., for additional (up to 100' linear feet) sewer pipe installation to provide better pipe grades for a more efficient gravity flow of sanitary sewer has been completed. Ms. Brennan made a motion, seconded by Mr. Brandstedter, to award to accept change order

adjustment and authorize final payment of \$220,500.50 to Wexcon, Inc., for sanitary sewer work completed on Board Road.

Motion carried. Ayes-5 Nays-0.

Mr. Inch left the meeting at this time (6:55 p.m.)

NEW BUSINESS

Gray Apple Village – Preliminary Subdivision Plan – Review #2021-12

Brian Detter of David Miller & Associates and Sam Sexton of Inch's Properties, LLC were present to present the preliminary subdivision plan for Gray Apple Village located on the westside of the 2700-2800 block of Susquehanna Trail. Mr. Detter reported the proposed preliminary subdivision plan is to subdivide the combined parcels into 30 lots, 28 lots will be single family residential lots and two (2) lots dedicated to open space and stormwater management.

Ms. Brennan made a motion, seconded by Ms. McCune, to approve the following waivers:

- 1) A waiver from SALDO Section 22-702.1 intersection separation distance.
- 2) A waiver from the SALDO Section 22-702 obstruction within 150' clear site triangle.
- 3) A waiver from the SALDO 22.705.E.4(a) obstruction within 100' clear site triangle.
- 4) A waiver from the SALDO 22-707.2.C is being requested for the maximum cul-de-sac street length.
- 5) A waiver from the Stormwater Management Ordinance Section 26.131.11, SWM structure within the building setbacks.

Motion carried. Ayes-4 Nays-0.

Ms. Brennan made a motion, seconded by Ms. McCune, to approve Gray Apple Village preliminary subdivision plan (Review #2021-12) subject to the completion of open items.

Motion carried. Ayes-4 Nays-0.

Mr. Inch returned to the meeting at this time (7:08 p.m.).

Resolution #2022-09 – America250PA

As summarized in item #5 of the manager's report, Ms. Brennan made a motion, seconded by Mr. Miller, to adopt Resolution #2022-09 endorsing America250PA and its mission to educate, preserve, innovate and celebrate the rich history of the state in association with 250th Anniversary of the United States in 2026.

Motion carried. Ayes-5 Nays-0.

International Fire Code

As summarized in item #6 of the manager's report, Fire Chief Hoff provided a report on the current township fire code and the recommendation to update the code to the International Fire Code (2018) to better align with the PA Uniformed Construction Code. After further discussion, Ms. Brennan made a motion, seconded by Mr. Miller, to authorize the Solicitor to advertise a proposed ordinance to adopt the International Fire Code (2018).

Motion carried. Ayes-5 Nays-0.

Farmbrook Lane Bridge Project Easement Agreement

As summarized in item #14.e, of the manager's report, Ms. McCune made a motion, seconded by Ms. Brennan, to authorize the Chairperson and Vice-Chairperson to execute the easement agreement for 750 Farmbrook Lane between Manchester Township and CCR Holdings, LLC; and Manchester Township and Kinsley Equities associated with the bridge repair work.

Motion carried. Ayes-5 Nays-0.

Stillmeadow Park – Watershed Restoration Grant

As summarized in item #7 of the manger's report, Mr. James reported on a public-private opportunity to improve the Stillmeadow Area Watershed including restoration of Stillmeadow Park. After a lengthy discussion, Mr. Miller made a motion, seconded by Mr. Inch, to authorize participation in grant submission for a Watershed Restoration and Protection Program (WRPP) through the PA Department of Community and Economic Development including a 15% match commitment from the township.

Motion carried. Ayes-5 Nays-0.

RECOGNITION OF PUBLIC PRESENT

In accordance with Act 93 of 1998 (Sunshine Law), Mr. Brandstedter recognized any participants who wished to address the board. No comments were received at this time.

MANAGER'S REPORT

Item #14.f - Engineer Treglia provided background on the need to update the township stormwater management ordinance as part of the expiring Act 167 permit and MS4 permit renewal. A lengthy discussion ensued with ongoing future discussions planned.

OTHER BUSINESS/REPORTS

Police Chief Lash provided recent police activities within the township.

Solicitor Young reported on activity related to State Street emergency closure, short-term rental and solar farm ordinances review.

APPROVAL OF VOUCHERS

Ms. Brennan made a motion, seconded by Mr. Inch, to approve the payments of the vouchers as listed on the Treasurer's Checks Vouchers Lists: April 13 - 26; April 27 - May 10, 2022.

Motion carried. Ayes-5 Nays-0.

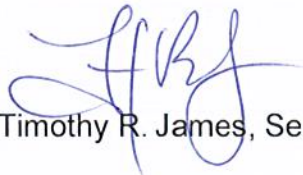
EXECUTIVE SESSION

No executive session was held.

ADJOURNMENT

Being no further business, Ms. Brennan made a motion to adjourn the meeting at 7:43 p.m.

Respectfully submitted,



Timothy R. James, Secretary

TRJ/jas