

MANCHESTER TOWNSHIP BOARD OF SUPERVISORS

September 13, 2022

MEETING

The Manchester Township Board of Supervisors held its regularly scheduled and duly advertised meeting on Tuesday, September 13, 2022, which was called to order at 6:00 p.m. by Chairman Brandstedter.

PARTIES PRESENT

Rodney K. Brandstedter, Chair
John W. Inch, Jr., Vice-Chair
Beth Brennan, Supervisor
Debra K. McCune, Supervisor
Craig Miller, Supervisor

Timothy R. James, Manager/Secretary
Danelle L. Goodwin, Asst. Secretary
Beth Kern, Solicitor
BJ Treglia, C.S. Davidson, Inc.
David Lash, NYCPRD Police Chief
Daniel Hoff, YAUFRR Fire Chief
Cliff Tinsley, Zoning/Planning Officer

PUBLIC COMMENT

Chairman 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. McCune made a motion, seconded by Ms. Brennan, to approve the minutes of the regular scheduled August 9, 2022 meeting as amended.

Motion carried. Ayes-5 Nays-0.

UNFINISHED BUSINESS

3745 & 3755 Susquehanna Trail Rezoning Petition - Ordinance #2022-08

As summarized in item #2 of the manager's report, Attorney Jayne Katherman and representing Robert Rohrbaugh of 3745 and 3755 Susquehanna Trail, were present to provide details to the rezoning petition request for 3745 & 3755 Susquehanna Trail (16.33 acres) from the current Agricultural (A) to Industrial (I) density zone. Mr. Brandstedter confirmed a public hearing was held on September 13, 2022 at 5:30 p.m. with no public or petitioner present. Ms. Brennan made a motion, seconded by Mr. Miller, to adopt Ordinance #2022-08 amending the township zoning map for parcels at 3745 & 3755 Susquehanna Trail from Agricultural (A) to Industrial (I) zoning density.

Motion carried. Ayes-5 Nays-0.

Canal Road Betterment Project Developers Agreement

As summarized in item #3 of the manager's report, Solicitor Kern reported Solicitor Young has received a September 6, 2022 updated draft developer's agreement but are waiting final comments from the Canal Road Betterment Group with the anticipation of a

proposed agreement for the Board's consideration in the near future. Ms. Brennan made a motion, seconded by Mr. Inch, to table action until further notice.

Motion carried. Ayes-5 Nays-0.

Ordinance #2022-07 - International Fire Code

As summarized in item #4 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. Mr. Miller made a motion, seconded by Ms. McCune, to adopt Ordinance #2022-07 adopting the 2018 International Fire Code with amendments.

Motion carried. Ayes-5 Nays-0.

Recreational Burning

As summarized in item #5 of the manager's report, Chief Hoff reported reviewing with township staff options to address the recreational burning activity complaint in the Village of Emigsville received at the August 9, 2022 meeting. Paul Kuehnel, 3283 High Street, was present to express concern with the smoke pollution from recreational burning (fire pits or the like) and impact on residents in the community. Bill Deacon, 1288 Detwiler Drive, also expressed concern over neighborhood recreational burning. After a lengthy discussion, the Board chose to continue to monitor the matter before considering action.

Northpoint Development – Developer's Agreement

As summarized in item #6 of the manager's report, Solicitor Kern reported the negotiations of the developer's agreement with Northpoint Development are ongoing.

NEW BUSINESS

2023 Budget

As summarized in item #8 of the manager's report, Mr. James provided a synopsis of the 2023 budget process and requested board member's guidance on parameters or specific projects. Mr. James reported a draft 2023 budget will be presented on October 11, 2022, proposed budget on November 8, 2022 and a final budget on December 13, 2022.

Mr. James reported distributing the (2023) minimum obligation pension certification to the Board of Supervisors.

2023 SPCA Annual Care and Housing Agreement

As summarized in item #9 of the manager's report, Ms. Brennan made a motion, seconded by Mr. Inch, to authorize the Chairperson or Vice-Chairperson to execute the York County SPCA 2023 Animal Care and Housing Agreement.

Motion carried. Ayes-5 Nays-0.

Sale of Surplus Items

As summarized in item #10 of the manager's report, Ms. Brennan made a motion, seconded by Mr. Miller, to authorize the following surplus items: Muller Mortar Mixer (\$1,250); Freightliner Sprinter Van Cues Sewer Camera (\$59,100); 1999 16' Hudson Trailer (\$3,600); 2006 Howard Price Turf Mower (\$1,800) be sold to respective high bidders through Municibid online auction.

Motion carried. Ayes-5 Nays-0.

Comprehensive Plan Update

As summarized in item #11 of the manager's report, Mr. James and Zoning/Planning Officer Tinsley reported meeting and receiving proposals for consultant services to update the township comprehensive plan. After discussions, Mr. Brandstedter made a motion, seconded by Mr. Inch, to engage Herbert, Rowland & Grubic, Inc., for consultant services with updating the township comprehensive plan at a township cost of \$65,000.

Motion carried. Ayes-5 Nays-0.

EXECUTIVE SESSION (5:39 – 5:54 p.m.)

Prior to the start of the meeting, an executive session was held to discuss Public Work Department wages.

RECOGNITION OF PUBLIC PRESENT

In accordance with Act 93 of 1998 (Sunshine Law), Mr. Brandstedter recognized any participants who wished to address the board. Bill Deacon, 1288 Detwiler Drive, was present to express concerns with Penn Waste yard waste pickup; radar signs for Detwiler Drive and request to reinstall the basketball rims at Cousler Park.

MANAGER'S REPORT

Item #18 - Mr. James reported the receipt of the design of the proposed sports field lighting project by Panthers Softball at Crist Fields, Emig Road. After a brief discussion, the Board provided guidance that Panthers Softball may submit required permitting for the proposed sports field lighting project.

OTHER BUSINESS/REPORTS

Police Chief Lash reported on recent activity with Northern York County Regional Police Department.

Fire Chief Hoff reported on annual YAUFRR budget presentation scheduled on September 20, 2022 at 6 p.m.

After executive session discussion and the ongoing concern to compete for laborer (CDL) positions, Ms. McCune made a motion, seconded by Mr. Miller, to increase Public Works Employees pay rates (with CDL) by \$4.00 an hour effective immediately.

Motion carried. Ayes-5 Nays-0.

APPROVAL OF VOUCHERS

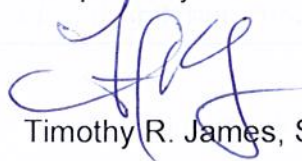
Mr. Brandstedter made a motion, seconded by Ms. Brennan, to approve the payments of the vouchers as listed on the Treasurer's Checks Vouchers Lists: August 10 – 23; and September 13, 2022.

Motion carried. Ayes-5 Nays-0.

ADJOURNMENT

Being no further business, Mr. Miller made a motion to adjourn the meeting at 7:29 p.m.

Respectfully submitted,



Timothy R. James, Secretary

TRJ/jas