

Chairman Dennis Ilyes called the regularly scheduled meeting to order at 7:00 p.m. Supervisors present: Dennis Luckenbaugh and Jackson LeVault. Present on behalf of the Township: Manager Sharon Kerchner, Solicitor Andrew Miller, Zoning Officer Jeffrey Martz. Also present: Recording Secretary and five citizens.

I. **Announcements**

Nothing at this time.

II. **Agenda**

Amendment to the Agenda: under New Business, add “advertise for material bids for 2022.” **Motion** by Luckenbaugh, second by LeVault, to approve the agenda as amended above. All members voted aye; motion carried.

III. **Minutes**

Motion by LeVault, second by Luckenbaugh, to approve the minutes of the meeting of February 1, 2022. All members voted aye; motion carried.

IV. **Treasurer’s Report**

A. **Motion** by Luckenbaugh, second by LeVault, to approve the Treasurer’s Report for February 2022 as presented. All members voted aye; motion carried.

V. **General Public Comment**

Nothing at this time.

VI. **Police Report**

Mr. Luckenbaugh gave the police report for February 2022.

VII. **Fire Company Report**

Tim Carr gave the fire company report for February 2022. Mrs. Kerchner reported 21 calls in February for NCT by Tri-Community ambulance. Discussion was held on the Regional EMT classes, there are 50 individuals participating from various departments, Spring Grove and Seven Valleys are the designated primary for NCT.

VIII. **Permits, Plans, and Modules**

Nothing at this time.

IX. **Administrative Reports**

A. Supervisors’ Reports

1. Discussion regarding a Property Maintenance Ordinance - Mr. Luckenbaugh noted that another municipality has such an ordinance for property inspections in a landlord situation. Mr. Martz agreed that many municipalities have such an ordinance. Attorney Miller confirmed that a comprehensive ordinance would help the Zoning Officer do his job. The Township already has some measures in place to permit the Zoning Officer to go to the outside

of a property, but his authority stops at that. He is not permitted to go inside the home/structure. Mr. Martz noted that he doesn't get a ton of complaints. He also feels that it might be difficult to get landlords to comply with a requirement. The Board members will think about this; Attorney Miller is willing to provide some sample ordinance language.

B. Manager's Report

1. **Motion** by LeVault, second by Ilyes, to adopt Resolution #05-03-2022, authorizing ARPA expenditure for Township sign upgrade, in the amount of \$22,070. Two members voted aye; *Luckenbaugh opposed*. Motion carried.

2. Bentz Road culvert repair – Road Foreman Mike Krebs estimated the cost for materials to be \$9,320; engineer's costs to prepare and submit the GP-11, \$5,500; for a total estimated cost of \$14,820. Mr. Luckenbaugh suggested to utilize the ARP funds, since it is stormwater related. We have notified the property owner; Larry Redding, regarding the option of accessing from his side of the creek. Mr. Redding is fine with it, but is asking for \$1,000 to permit the Township access. Attorney Miller noted that if this is the way we want to proceed, he will prepare a Temporary Construction Easement Agreement. **Motion** by Luckenbaugh, second by LeVault, to approve the payment of \$1,000 to Larry Redding and to authorize Atty. Miller to prepare an Easement Agreement. All members voted aye; motion carried.

3. John Garrett – six-month probation period expired; and evaluation was conducted by Public Works and WWTP operator; improvements are needed Mrs. Kerchner's initial thought was to recommend an extension for another six-month to provide a more opportune time to acquire more road maintenance experience. Mr. Ilyes objected to the extension, in the absence of paid benefits if still in a probationary period. Mrs. Kerchner suggested the Board considers a \$.50 per hour increase, for receiving a CDL-Class B license and re-evaluate in 6 months. **Motion** by Ilyes, second by Luckenbaugh to increase Mr. Garrett's hourly rate by \$.50 and then re-evaluate by his anniversary date, Aug. 23, 2022. All members voted aye; motion carried.

4. FYI: renewal of Eichelberger's U-Pull-It junkyard permit was issued; payment received.

C. Engineer's Report - none

D. Solicitor's Report

1. **Motion** by LeVault, second by Luckenbaugh, to authorize the Solicitor to advertise the changes to the SALDO ordinance due to Act 97 of 2021. All members voted aye; motion carried. Attorney Miller suggests holding the public meeting in April.

2. Regarding the proposed solar ordinance, the Township Planning Commission recommended imposing a 15' height restriction on any accessory solar installations. Attorney Miller recommends sending the proposed ordinance to the YCPC for its comments; then schedule a public meeting in May. **Motion** by LeVault, second by Luckenbaugh, to authorize the Solicitor to advertise the proposed solar ordinance. All members voted aye; motion carried.

3. Comcast Cable Franchise Agreement -- Attorney Miller reported that the current agreement expires in 2025. If the Township wants to participate in the consortium of municipalities for re-negotiations, it could mean a reduction in the costs for cable services for the Township residents, and the more participating, the better the savings. Attorney Miller provided some literature/proposal for participation. It was noted that joining a consortium is only

available at certain times (now being one of those times). **Motion** by LeVault, second by Luckenbaugh, to join the consortium for the Comcast Cable Franchise Agreement negotiations. All members voted aye; motion carried.

4. Wireless Broadband Facilities Ordinance -- 5G small cell towers will be installed within the Township whether anyone likes it or not, per Attorney Miller. It might be a good idea to have a Small Cell Wireless Ordinance in place before that happens. The Township already has provisions for large cell tower installations. Attorney Miller will present some options at next month's meeting.

X **Old Business**

A. Regarding Twin Arch Road, Mr. Ilyes feels that something more than guardrails should be done for this project. Guardrails aren't going to fix the problem. It was noted that ARPA funds may be used for this expense. **Motion** by Luckenbaugh, second by LeVault, to approve the drafting of a Resolution to use ARPA funds for the guardrail project for Twin Arch Road and to award it to All in Highway Services in the amount of \$8,812, with using used materials where available. All members voted aye; motion carried.

It's been recommended to continue with doing a traffic count. **Motion** by LeVault, second by Luckenbaugh, to authorize the engineer to do the traffic count for Twin Arch Road, with the expenses being reimbursed by Kinsley Properties, per the letter received from Kinsley. All members voted aye; motion carried.

B. The factory is shipping material to their local team the week of March 21, 2022, for the Stanley doors for the Township Building.

XI. **New Business**

A. FYI: Small Games of Chance distribution received from the Commonwealth of PA in the amount of \$5,512.

B. **Motion** by Luckenbaugh, second by LeVault, to advertise the material bids for 2022. All members voted aye; motion carried.

XII. **Announcements**

A. The Board of Supervisors will meet on April 5, 7 p.m.

B. The Northern York County Regional Police Commission will meet on March 15, 7 p.m., at headquarters.

C. The Planning Commission will meet on March 22, 7 p.m.

D. The Zoning Hearing Board will meet on March 17, 7 p.m.

Motion by LeVault, second by Luckenbaugh, to adjourn. All members voted aye; motion carried. The meeting adjourned at 8:31 p.m.

Respectfully submitted,

Sharon Kerchner,
Township Secretary/Manager