

WINDSOR TOWNSHIP BOARD OF SUPERVISORS

April 15, 2013

1. The meeting of the Windsor Township Board of Supervisors was called to order by Vice Chairman Dean Heffner at 6:00 p.m.

Those present: Dean Heffner, Rodney Sechrist, Attorney Charles Rausch, Mike Hess, Jennifer Gunnet, Jeremy Trout, Kipp Allison and Deanna Coble. See the attached list of citizens present.

2. The Pledge of Allegiance was recited.
3. On the motion of Rodney Sechrist seconded by Dean Heffner the minutes from the April 1, 2013 meeting were approved. Motion carried. Two votes yes.
4. The following items of correspondence were presented:
  - A. Mrs. Gunnet advised that any Form U applications that had been received from Modern Landfill would be on the counter in the rear of the room.
  - B. Mrs. Gunnet advised that she has received the 2012 Annual Report for Yoe Ambulance Service, Inc. The Board has received a copy.
5. Emergency Management:
  - A. Mr. Fromm advised that the Board has a copy of the 1<sup>st</sup> quarter 2013 report. He summarized the report highlighting information on training, hours and mileage.
  - B. Mr. Fromm advised that there will be training on Hazard Mitigation on May 2<sup>nd</sup> from 1:00 p.m. to 3:00 p.m. at the 911 Center.
  - C. Mr. Fromm noted that one of his staff members will be attending the TMI drill training.
  - D. Mr. Fromm stated that the Township will need to approve a Debris Management Plan.
  - E. Mr. Fromm advised that he and some of his staff will be visiting Longstown Village to discuss the ECRIN program with them.
6. Plan for Approval:
  - A. **SHADOW RIDGE – Final Subdivision Plan #030719 by James R. Holley & Associates for 5 lots along Burkholder Road – Plan approval and waiver** – Jeff Spangler of James R. Holley & Associates advised that this plan is a 5 lot subdivision. There will be 4 building lots and a residual tract that will be used for agricultural purposes. He stated that he is requesting 3 waivers.

The first waiver request is for the submission of a preliminary plan. The second is to exceed the maximum number of lots on an existing road. He explained that 2 lots will access Burkholder Road, 1 on Bahn's Mill Road and 1 on South Blacksmith Avenue. The third

waiver request is for connection to public sewer. He stated that the property is within 1,000 feet of the sewer main but it is located on the opposite side of Burkholder Road. **On the motion of Rodney Sechrist seconded by Dean Heffner, the Board granted all 3 waivers. Motion carried. Two votes yes.**

Mr. Spangler advised that the previous Shadow Ridge Plan is being withdrawn. Mrs. Gunnet noted that this action will also be taken at the Planning Commission meeting.

**On the motion of Rodney Sechrist seconded by Dean Heffner, the Board approved the plan. Motion carried. Two votes yes.**

7. Plan to be Withdrawn:

- A. **SHADOW RIDGE – Preliminary Subdivision Plan by James R. Holley & Associates for 167 lots along Burkholder Road – Plan and Sewer Capacity Reservation – Jeff Spangler of James R. Holley and Associates acknowledged that this plan and request for sewer capacity was being withdrawn.** The Board accepted this acknowledgement.

8. Plan for Discussion:

- A. **NEW FOREST HILLS, PHASE III – Waiver of requirement to install sidewalks** – John Linton and Dr. Jeffrey Frey were present. Mr. Linton advised that he owns 5 of the lots in this development and Dr. Frey owns the residual tract. He stated that they are requesting a waiver of the installation of sidewalks in the development. He explained that there are no sidewalks in the other phases of this development and added that this cul-de-sac was to be temporary as the balance of the tract was to be developed. He commented that the additional impervious surface will create more water runoff.

Mr. Allison advised that they are agreeable to creating an agreement that would be recorded that would require the installation of the sidewalks within 6 months notice by the Township. Mr. Heffner questioned if a note would be added to the plan. Mr. Allison stated that the plan would have to be amended to do this so it would be easier to handle as an Agreement. Attorney Rausch questioned the ownership of the lots. Mr. Linton advised that he owns 5 lots, Dr. Frey owns the residual tract and the Blouse family owns the remaining lot. Attorney Rausch advised that the Township has received escrow funds to complete this work. He stated that it would need to be made clear in the agreement that the owner would be responsible for the cost for the installation of the sidewalks. Mr. Linton noted that he would prefer to have Attorney Rausch draw up the Agreement so that it is worded the way the Township would like it. **On the motion of Rodney Sechrist seconded by Dean Heffner, the Board approved to allow for Attorney Rausch to prepare an Agreement to require sidewalk installation within 6 months of notification by the Township. Motion carried. Two votes yes.**

9. Solicitor:

- A. Attorney Rausch advised that the counter proposal that Mr. Dobrinoff had agreed to for the Panorama Hills right-of-way has fallen through. He is now requesting to be compensated for the loss of lots due to the rezoning of his land to Rural Residential. Attorney Rausch stated that he will file the Declaration of Taking. He noted that Mr. Dobrinoff has been made aware that he will not receive the sewer stubs that were part of the counter offer.
- B. Attorney Rausch advised that based on the current Sewer Ordinance, when a home occupation for a beauty salon is approved, the business receives a separate sewer bill. He noted that the same procedure was not being followed for in home daycares or other home occupations. He suggested that the regulations be clarified for when a second sewer bill is issued. Mrs. Gunnet advised that the Township receives information on water usage and have checked a few of the businesses and daycares and have found that none use more than 1 EDU. She noted that we want to be consistent. **After discussion, it was the consensus of the Board to eliminate the second sewer bill but to check all home occupations and daycares on an annual basis to see if the usage exceeded 1 EDU. If it did, a second bill would be issued at that time.**

10. Township Engineer:

- A. Security Adjustments: Laurel Vistas, Phase I & Taylor Estates, Phase II, Section A, Lot 1 – Mr. Hess advised that he has received requests for security adjustments for completed work and inflation. He stated that he is recommending that the security for Laurel Vistas, Phase I be reduced in the amount of \$113,791.00 to leave a balance of \$336,887.00 and reduce the security for Taylor Estates, Phase II, Section A, Lot 1 in the amount of \$20,541.08 to leave a balance of \$319,458.92. **On the motion of Dean Heffner seconded by Rodney Sechrist, the security reductions were approved. Motion carried. Two votes yes.**
- B. Mr. Hess advised that he is recommending **payment application #2 in the amount of \$8,762.55 for the Manor Road/Freysville Road/East Prospect Road Generator Replacement** project. On the motion of Rodney Sechrist seconded by Dean Heffner, the Board approved the payment. Motion carried. Two votes yes.

11. Public Works:

- A. Mr. Heffner advised that the Board has received the Monthly Report for April. There were no questions. Mr. Trout noted that River's Truck Center is waiting on parts to repair the DT-11.
- B. Sewer Maintenance Bid results – Mrs. Gunnet advised that the bid results are attached to the Board's agendas. Mr. Trout stated that Sewer Specialty is the low bidder and added that the Township has used them before and he would recommend accepting the bid. **On the motion of Dean Heffner seconded by Rodney Sechrist, the Board awarded the bid to the low bidder. Motion carried. Two votes yes.**

- C. Revised Feasibility Study – Elimination of Beaverson Pump Station – Mrs. Gunnet advised that the Board has received a copy of the revised Feasibility Study. The revision was done due to the rezoning which could potentially reduce the flow that would go to the Beaverson Pump Station. However, there were no changes. She stated that some of the piping in Springettsbury Township would need to be upgraded. She noted that they have looked favorably upon the proposal but would not take any action until a feasibility study was completed. Mr. Hess advised that his company is reviewing the study and he should be able to provide a letter of recommendation.
- D. Mr. Trout advised that the Kendale force main replacement was completed on April 10<sup>th</sup>. They are still working on final restoration and once completed, he will meet with Jack Dehoff to make sure it is satisfactory.
- E. Date to meet with Public Works employees – The Board decided that they would wait until all the Board members are present to set a date.

12. Other Business:

- A. Mr. Heffner advised that Community Volunteer Day at Freysville Park will be held on Saturday, April 27, 2013 from 9:00 a.m. to 1:00 p.m. He invited the public to attend.
- B. Improvements at New Forest Hills, Phase III – Mrs. Gunnet advised that the Township would like to move forward with the improvements in New Forest Hills, Phase III to maximize the funds. She stated that the work will begin with the detention pond. An NPDES permit is not being required by the York County Conservation District as long as on site controls are put in place.
- C. Mr. Heffner advised that the Board has received the Township Manager’s report for March. There were no questions.
- D. Mr. Heffner advised that the Dog Officer’s report for March is available fore review.
- E. Mr. Heffner advised that the Board has received the Zoning Officer’s report for March. There were no questions.
- F. **Modern Landfill: Agreement – One Large item per week & Negotiation Committee** – Mrs. Gunnet advised that beginning the week of April 29<sup>th</sup>, the Township will change to a weekly large item collection. Modern Landfill will compensate the Township for the increased costs to the York County Solid Waste Authority. Attorney Davis has reviewed and approved the agreement. **On the motion of Dean Heffner seconded by Rodney Sechrist, the Board approved the Agreement. Motion carried. Two votes yes.**

The Board tabled the discussion on a negotiation committee.

G. Mr. Heffner advised that Electronics Collection will be held on Saturday, April 20<sup>th</sup> at the Township Public Works Building from 9:00 a.m. to 12:00 noon. The Boy Scout Troop will be assisting with the collection.

13. Unfinished Business:

A. Panorama Hills Pump Station – Discussed under 9A.

14. Public Comment – Mr. Heffner noted that if speakers do not wish to have their address recorded, they must state this when speaking. Elmer Fromm, 50 Oak Drive, questioned how the Right-to-Know Law affects him and his staff. Attorney Rausch advised that since he is a committee of the Township, he would be covered under the Right-to-Know Law. He stated that it is public record if public business is done on private computers. He noted that some material may be withheld if it deals with security.

Mr. Fromm commented that Husson Road has been closed for approximately 1 month but nothing has begun. Mr. Trout stated that he has been informed that a bridge abutment has shifted and the bridge is not safe. JoAnna Shovlin from Representative Saylor's Office advised that PennDEP has approved the permit but it has not been approved by the Army Corps. of Engineers yet. She noted that she was also advised that the bridge abutment had shifted and that is why the road has remained closed. She will be contacting Congressman Perry's office regarding this matter.

15. Supervisors Comments – Mr. Heffner asked Mr. Sechrist if he had any comments. He did not.

Mr. Heffner did not have any comments either.

16. On the motion of Dean Heffner seconded by Rodney Sechrist, the bills were approved. Motion carried. Two votes yes.

17. The meeting of the Windsor Township Board of Supervisors adjourned at 6:50 p.m.

Respectfully submitted,

Jennifer L. Gunnet  
Secretary

CITIZENS PRESENT

April 15, 2013

Vera Miller

Elmer Fromm

JoAnna Shovlin

Jeff Frey

John Linton

Jeff Stough

Jeff Spangler

50 Oak Drive Red Lion PA

532 El Dorado Drive Red Lion PA

173 Country Club Road Red Lion PA

2590 Croll School Road York PA

160 Ram Drive Hanover PA

James R. Holley & Associates