

**Chanceford Township, York County
Board of Supervisors Regular Meeting
June 11, 2007**

MEETING DAY AND TIME: June 11, 2007

David Gemmill opened the regular meeting of the Chanceford Township Board of Supervisors at 7:12 p.m. in the Community Bldg., 51 Muddy Creek Forks Rd., Brogue, PA. He led those in attendance in the pledge to the flag.

Members present: Chairman David Gemmill, Vice-chairman Eric Bacon, and Henry Tyson.

Others present: Engineer John Klinedinst, Solicitor Timothy Bupp, Zoning Officer Jeffrey Koons, Roadmaster Ronald Miller, Secretary-Treasurer Brenda Gohn, and Office Assistant Amie Kauffman.

David Gemmill announced that an executive session was held prior to the meeting to discuss litigation issues.

APPROVAL OF MINUTES:

Henry Tyson made the motion to approve the 5/14/07 minutes as written. Seconded by Eric Bacon, motion carried unanimously.

FIRE CHIEF'S REPORT:

Chief Ronald Witmer reported, prior to the meeting, that there were twelve calls for the month of May.

AMBULANCE REPORT:

Captain Scott Kauffman reported that there were twenty-seven calls for the month of May.

CHANCEFORD CROSSINGS RECREATION AREA:

Matthew King reported that the renovations to the Chanceford Crossings Recreation Area are completed. He did not need to build a new equipment box since the Recreation Board already purchased a new one. Mr. King is compiling a photo album of the before and after renovations to give to the Township.

SOURCE WATER PROTECTION PLAN:

Dr. Ed Grissinger reported on the public meeting held on June 5, 2007. There was a forty power point panel presentation which was very informative.

AVA PROPERTIES:

Mark Roberts and Joseph Musso of Stahlman & Stahlman were present to discuss a driveway on Lot #4 that is less than ten feet (2.53 feet) away from the property line. The slope is also an issue. After a lengthy discussion, David Gemmill made the motion to uphold the determination of the Zoning Officer that it is a pre-existing driveway, the pipe under the driveway needs to be added to the Road Maintenance Agreement as well as inspected and determined feasible and functional by the Township Engineer, have the

driveway super elevated to the south side and the Board will accept the slope of the driveway because of the pre-existing condition. Seconded by Eric Bacon, motion carried unanimously.

SUBDIVISION PLANS FOR REVIEW:

Wanda J. Morris Final Plan #L-5138 – David Gemmill made the motion to grant the following waivers:

1. Section 703a.2)a (number of lots allowed along private right-of-way).
2. Section 601.c (contour intervals).
3. Section 716.a (depth versus width).

Seconded by Henry Tyson, motion carried unanimously.

David Gemmill made the motion to conditionally approve the plan contingent on a signed Use and Maintenance Agreement being submitted to the Township. Seconded by Eric Bacon, motion carried unanimously.

Steven N. and Jayme K. Smith Final Plan #070109 - David Gemmill made the motion to grant the following waivers:

1. Section 601 (scale).
2. Section 601.m (plan orientation).

Seconded by Henry Tyson, motion carried unanimously.

David Gemmill made the motion to conditionally approve the plan contingent on a signed Easement and Road Maintenance Agreement being submitted to the Township. Seconded by Henry Tyson, motion carried unanimously.

Jerone K. and Rebecca S. Hively Planning Module – David Gemmill made the motion to approve sending the planning module into DEP for approval. Seconded by Eric Bacon, motion carried unanimously.

FLOOR OPEN TO PUBLIC:

Floor opened to public. There being no comments, the floor was closed.

ROADMASTER’S REPORT:

Bridges on Trinity and Battle Hill Roads – the bridge work has been completed.

Smith Hollow Road – Hammaker East Ltd. will be seal coating on June 14.

Sechrist Road – the guide rail has been repaired.

Kline Road – a portion of the road at the bridge is to be repaired the week of 6/18/07 by the Township using Kent Heffner’s paver.

Fake Road – the grant money has been received and survey work is scheduled for week of 6/11/07.

ZONING OFFICER’S REPORT:

Country Home Loans property located at 11723 Gum Tree Road (GN-31B) is in violation of the Chanceford Township Weed Control Ordinance. Henry Tyson made the motion to give them until June 25 to have it mowed at which time if it is not mowed, the Township will have it mowed and charge them. Seconded by Eric Bacon, motion carried unanimously.

Earl Dettinger – the Zoning Officer received a call from Mr. Dettinger regarding an easement agreement which states his driveway off Dettinger Road is 75 feet from the centerline of the bridge not 70 feet as agreed upon. Jeff was directed to have him change the agreement to 70 feet.

James L. Stinchecum located at 205 Pond Road was informed he will need to move his fence that is in the stormwater easement. He is requesting a waiver to allow his fence to remain where it is. David Gemmill made the motion to deny the waiver. Seconded by Eric Bacon, motion carried unanimously.

ENGINEER'S REPORT:

Act 537 Task Activity Report – John Klinedinst submitted the Task Activity Report to be authorized to send to DEP. David Gemmill made the motion to authorize the Engineer to send the report into DEP. Seconded by Henry Tyson, motion carried unanimously.

Salem Church Road collapse – John Klinedinst submitted the survey and preliminary design for acquisition of easement for the Board's review. As presented, the edge of the road will be fifteen feet from the corner of the corncrib with an 85 foot super elevated radius curve. There will be a fifteen percent slope coming down from Richmond Road that will eliminate some of the fill needed.

John stated the alignment is to be staked out on Wednesday, June 13 and on Friday, June 15, the Board members or a Board representative will meet with the owners and sign off on the alignment. Once the easement is done and the price is negotiated, the barn can be moved and fill dirt put in the foundation which would allow the road to be opened while construction of the re-aligned portion is being completed. After construction is completed, the owners will have two points of access.

Perry Hilbert was present and stated he is willing to give the Township fill dirt for this project.

Attorney Bupp will prepare an agreement for a fifty foot permanent easement as well as a temporary construction easement.

Douglas Road – John prepared two options: Option A – close the road at a cost of approximately \$2,800.00 or Option B – restore and reopen at a cost of approximately \$5,100 as well as \$1,500 – \$2,000 to acquire a general permit. David Gemmill made the motion to authorize the Township Engineer to apply for the General Permit only from DEP. Seconded by Eric Bacon, motion carried unanimously.

PennDOT Bacon Road Facility – Casey Deller is coordinating a site inspection.

John Klinedinst was directed to send a letter to David Marshall and the designer informing them that the site is going to be inspected once the stormwater provisions are in place.

SOLICITOR'S REPORT:

Frank Shaffer Family Limited Partnership and Kevin and Kendra Shaffer – Attorney Bupp informed the Board that he filed a Notice of Intervention regarding this appeal.

APPROVAL OF BILLS:

David Gemmill made the motion to pay the bills in a manner approved by law and to include the following in addition to the bills list:

Ace Hardware - \$3.74

Urey's Garage - \$909.00

Yoe Parts - \$23.29

Rick's Home Center - \$61.43

Seconded by Eric Bacon, motion carried.

Henry Tyson abstained.

Eric Bacon left at approximately 9:30 p.m.

David Gemmill made the motion to approve the Change Order for Orbit Technologies to install power wiring to the split HVAC unit at the cost of \$2,850.00. Seconded by Henry Tyson, motion carried.

The Board decided to hold off replacing the remaining three metal exterior doors.

David Gemmill made the motion to approve paying #1 of the Change Order G-1 (installation of 12' wide service doors on ambulance bays) at a cost of \$6,387.45 but not #2 (wall furring to contain new piping at Women's Restroom #23) at a cost of \$1,587.77.

COMMUNITY BUILDING RENOVATIONS:

David Gemmill made the motion to delete one motion sensor from the Community Building. Seconded by Henry Tyson, motion carried.

The Board decided that Hemler ACS should only deal with cats when it is a public safety situation.

David Gemmill made the motion to amend the minutes of April 9, 2007 as follows: under Subdivision Plans for Review, AVA Properties add "Seconded by Henry Tyson, motion carried."

ADJOURNMENT:

There being no further business, David Gemmill made the motion to adjourn the meeting. Seconded by Henry Tyson, the meeting was adjourned at 10:13 p.m.

Respectfully submitted,

Brenda C. Gohn
Secretary/Treasurer