

**Chanceford Township, York County
Board of Supervisors Regular Meeting
July 13, 2009**

MEETING DAY AND TIME: July 13, 2009

David Gemmill opened the regular meeting of the Chanceford Township Board of Supervisors at 7:00 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 Member Bradley Smith.

Others present: Engineer Casey Deller, Solicitor Timothy Bupp, Zoning Officer Jeffrey Koons and Secretary-Treasurer Brenda Gohn.

APPROVAL OF MINUTES:

David Gemmill made the motion to approve the minutes of 6/8/09 as written. Seconded by Eric Bacon, motion carried.

ASA HEARING:

The hearing for the purpose of receiving public comments relative to the proposal for addition of certain lands to the Agricultural Security Area was opened.

There being no comments from the public, Bradley Smith made the motion to approve the resolution adding the following parcel in its entirety to the ASA:

Jere L. & Diane E. Hoover – HN-7D (53.3 Acres)

Seconded by Eric Bacon, motion carried unanimously. Hearing was closed.

FIRE CHIEF'S REPORT:

No Report.

AMBULANCE CAPTAIN'S REPORT:

No Report.

PUBLIC COMMENT:

There being no comments, the floor was closed.

SUBDIVISION PLAN:

Jared Wotring Final Plan #3198-D-1 – Eric Bacon made the motion to deny the plan due to lack of response from the applicant. Seconded by Bradley Smith, motion carried unanimously.

ROADMASTER'S REPORT:

Ronald Miller stated he will be using stockpiled 1" stone purchased from County Line Quarry which will be compatible with the oil to be purchased from Hammaker East Ltd.

Mr. Miller asked the Board to consider choosing the second lowest bidder, Long's Asphalt, for the Salem Church Road project. He stated that Kinsley Construction, lowest bidder, did not use the screening ballast that was specified in the bid specs of the Salem Church Road realignment project performed by them in 2008. It is the Board's contention that Kinsley Construction did come back and rectify the problem and their bid is several thousand dollars lower.

ZONING OFFICER'S REPORT:

Wilbur Posey – there are still three barrels stored flat on the ground outside that are supposedly filled with fuel oil. The Board wants them removed by the next meeting due to the fact that they are being stored improperly by not being on a skid or cement.

Kerry Posey – has at least seven junked cars on his property as well as other various refuse. Atty. Bupp was directed to send Mr. Posey a letter asking him to contact the township within thirty days to resolve this in a peaceful manner. If there is no response, further action will be taken.

Dustin Smith – a site visit was done and it appears that all the hardship requirements has been met.

ENGINEER'S REPORT:

Act 537 Study – still working through revisions with DEP. There has been no response from DEP regarding a meeting to discuss this plan. Casey will provide the Board with additional information that can be distributed to residents as needed.

Brown Cow Pkg. Facility – need to verify whether or not the silt sack has been removed from the seepage pit. Casey will talk with Mr. Heindel about removing it.

Joint Comprehensive Plan – need to obtain revised copies of draft.

Flood Plain Ordinance – Case will provide copies of revisions made. The Board will take action at the August meeting.

SOLICITOR'S REPORT:

Atty. Bupp discussed the proposed lease between Chanceford Township and Shentel regarding a communications tower to be located at the New Bridgeville Recreation Area. It would be a five year lease with seven five year each renewals with monthly rent of \$700.00 paid to the township. After the first year, rent would increase at 3% per year. Anytime an antenna is added, the rent would increase by \$300.00 per month. Also, Shentel would pay any real estate taxes that may be incurred because of this tower. However, there are three issues and they are as follows:

1. Issue of going from the original 170 feet to 199 feet.
2. Driveway and parking lot must meet township specs.
3. Land development plan will be required.

After discussion, David Gemmill made the motion to direct the solicitor to renegotiate for a better land lease fee in the fact that they want to go 29 feet higher with the tower. Seconded by Eric Bacon, motion carried.

BID AWARDS:

After being duly advertised and properly received, the following bids were read as follows:

Pond Road

<u>Highway Materials</u>	<u>Kinsey</u>	<u>Emory Peters Exc.</u>	<u>Long's Asphalt</u>	<u>W. Craig Adams</u>
28,415.30	24,490.00	29,903.00	27,855.00	29,982.70

Bradley Smith made the motion to award the bid to the low bidder, Kinsley Construction, with the stipulation that the Roadmaster be on site while work is being performed. Seconded by Eric Bacon, motion carried unanimously.

Salem Church Road

The only bid received from Hammaker East Ltd. was read as follows: \$31,999.96. Bradley Smith made the motion to award the bid to the only bidder. Seconded by Eric Bacon, motion carried unanimously.

SUSAN DRIVE AGREEMENT:

David Gemmill made the motion to accept the agreement stating that the residents do not want the road widened an additional two and one-half feet. Seconded by Bradley Smith, motion carried unanimously.

RESIDENT REQUEST:

Penny Dietz requested permission to use the New Bridgeville Recreation Area for an event, Worship Warriors Presents a Day in the Field, with fireworks and various other activities. Eric Bacon made the motion to deny the request due to the liability issue. Seconded by Bradley Smith, motion carried unanimously.

APPROVAL OF BILLS:

Bradley Smith made the motion to approve the payment of all bills in a manner approved by law. Seconded by Eric Bacon, motion carried unanimously.

ADJOURNMENT:

Bradley Smith made the motion to adjourn the meeting. Seconded by Eric Bacon, the meeting was adjourned at 9:14 p.m.

Respectfully submitted,

Brenda C. Gohn
Secretary-Treasurer

