

**Chanceford Township, York County  
Board of Supervisors Regular Meeting**

**MEETING DAY AND TIME:** March 12, 2012

Bradley Smith announced that a minor work session was held on March 9, 2012 and an executive session was held prior to the meeting.

Bradley Smith opened the 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 Bradley Smith, Vice-chairman Kent Heffner and Member Clifton Baldwin.

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

**APPROVAL OF MINUTES:**

Kent Heffner made the motion to approve the minutes of 2/13/12 as written. Seconded by Clifton Baldwin, motion carried.

**NEW BRIDGEVILLE FIRE CO.:**

Chief Witmer reported that there were five calls in February. He also made the Board aware that a Peach Bottom drill will be held on March 28.

**FELTON FIRE CO.:**

John McDonald reported that there were eight calls in February of which none were in Chanceford Township. The new air packs have arrived and training has started. The new packs should soon be ready to put into service.

**BROGUE AMBULANCE, INC.:**

The treasurer reported that there were thirty-four calls in February of which twenty-one were in Chanceford Township. There were ninety-two calls year to date.

Atty. Bupp distributed copies of the Chanceford Township/Brogue Ambulance lease agreement for review. Bradley Smith requested that any changes by the Brogue Ambulance should be submitted to the Board two weeks prior to the April meeting.

The Board gave permission to the Brogue Ambulance Auxiliary to hold a bake sale during the next election.

The new Magisterial Judge, John Fishel, was present to introduce himself to the Board. He gave his office hours and encouraged the Board members to call or email with any questions.

**SUBDIVISION PLANS FOR REVIEW:**

George S. & Jane A. Meyers Final Plan #9912 – Bradley Smith made the motion to approve the plan contingent on new deeds being prepared and recorded. Seconded by Kent Heffner, motion carried unanimously.

Bradley K. Smith Final Plan #11085 – Kent Heffner made the motion to grant a waiver from the requirement of Section 501r (slopes in excess of 15% be located on the plan) and to approve the plan. Seconded by Clifton Baldwin, motion carried. Bradley Smith abstained from voting.

Frank N. Shaffer Sr. Limited Partnership Final Plan #L-5380 – Bradley Smith made the motion to adopt Resolution #2012-01 of the Component 2 Planning Module and submit it to DEP for its approval as a revision to the “Official Sewage Facilities Plan”. Seconded by Kent Heffner, motion carried unanimously.

Bruce A. & Jill M. McKinley Final Plan #L-5423 – Bradley Smith made the motion to adopt Resolution #2012-02 of the Component 2 Planning Module and submit it to DEP for its approval as a revision to the “Official Sewage Facilities Plan”. Seconded by Kent Heffner, motion carried unanimously.

Blaine Marsh – Bradley Smith made the motion to approve sending the Component I Planning Module into DEP for review and approval. Seconded by Kent Heffner, motion carried unanimously.

**PUBLIC COMMENT:**

John Rose of Precise Bldgs. LLC was present on behalf of Jeanne Belcher to request that the full stormwater management plan for the construction of an agricultural building be waived due to extra cost and the delay that this process would create.

Bradley Smith stated that the township cannot alleviate a complete stormwater management plan for a building with 14, 346 square feet.

Casey Deller stated that an E&S plan will be required for York County Conservation District without exception. However, a NPDES permit may not be required under the jurisdiction of the York Co. Conservation District. At a minimum, an E&S plan will likely be required by York Co. Conservation District. Casey commented that he is willing to work with them to provide the basics of what is required by the township Stormwater Management Ordinance which would be engineered calculations, scaled drawings showing the location of proposed building, where controls are going to be and details on how it is going to be built. Casey advised Mr. Rose to bring in his site plan, when it is in place, to the township Planning Commission.

**ZONING OFFICER’S REPORT:**

McKinley property located along Sam’s Road – Jeff Koons inspected the driveway. However, the road is not posted and therefore it is an assumed 55 MPH speed limit which would require 707 feet of sight distance. At 30 MPH and 12% slope, they have 260 feet of sight distance. The condition of the road would not be conducive to

traveling at a speed of 55MPH. They will be advised to request a waiver from this requirement of the Subdivision and Land Development Ordinance.

Russo property located along Trinity and Brogueville Roads – Mr. Russo would like to erect an attached garage in the flood plain. The Secretary was directed to contact Commonwealth Code Inspection Service for their guidance. If they are unable to help, then Jeff was directed to work with Casey to make a determination.

#### **ROADMASTER’S REPORT:**

FEMA – reimbursement for Tropical Storm Lee is beginning to come in.  
PEMA – Kent contacted them again regarding the paperwork required to receive monetary help for the repairs on Green Branch Road. There has been no response to date.  
Cat Payloader – placed new plates and hard surface welded bucket.  
Mower – working on the decks.  
New Bridgeville Recreation Area – repairs are being made to the buildings.  
Manor Furnace Road Easement – at their request, Kent will meet with Jim and Grace McWilliams to show them the scope of the project.  
Generator – the electrician needed to replace the meter cabinet and will finish installing the transfer switch for the new generator.  
Chanceford Crossings – Kent will approach the landowners involved with the ten foot drainage /utility easement that is to be used to lay an electric line to the concession stand.

#### **ENGINEER’S REPORT:**

Act 537 Study Information – the pump certification card will be ready by the next meeting.  
Stormwater Management Ordinance – Federal regulations still dictates that the model ordinance needs to be adopted with virtually no modifications.  
Fisher Farm located on Gum Tree Road – the NPDES permit has been received. Casey was directed to contact their engineer and request all work to be completed for this project so that it can be closed.  
Dettinger Road Culvert – Stormwater calculations are complete. Permit package nearing completion.  
Floor Ordinance – FEMA is now requiring revisions to the recently adopted Flood Ordinance. C. S. Davidson is monitoring the required changes.

#### **SOLICITOR’S REPORT:**

Cable Franchise – Atty. Bupp asked for conditional approval of joining the consortium contingent on getting a satisfactory return. He was given approval.  
New Cingular Wireless cs v. Zoning Hearing Board of Chanceford Township – the transcript was ordered and received. New Cingular Wireless will need to reimburse the township for the cost of the transcript before the appeal is filed.

#### **AUDIT:**

The 2011 Audit Report was submitted by the Board of Auditors. All financial records were found to be in order.

**CORRESPONDENCE/COMMUNICATIONS:**

Felton Community Day – Bradley Smith made the motion to approve the request from Don Gingrich, Fire Police Captain of the Union Volunteer Fire Company for the services of the fire police of New Bridgeville Memorial Fire Company for the upcoming Felton Community Day to be held on May 12, 2012 from 8:00 a.m. to 4:00 p.m. Seconded by Kent Heffner, motion carried unanimously.

**OTHER BUSINESS:**

Kent Heffner made the motion to approve advertising for bids for the various road materials. Seconded by Clifton Baldwin, motion carried unanimously.

**APPROVAL OF BILLS:**

Kent Heffner made the motion to approve the payment of all bills in a manner approved by law. Seconded by Clifton Baldwin, motion carried unanimously.

**ADJOURNMENT:**

Bradley Smith made the motion to adjourn the meeting. Seconded by Kent Heffner, the meeting was adjourned at 9:22 p.m.

Respectfully submitted,

Brenda C. Gohn, Secretary-Treasurer