

Chanceford Township, York County Board of Supervisors Regular Meeting

MEETING DAY AND TIME: August 11, 2014

Kent Heffner 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. Mr. Heffner led those in attendance to the pledge to the flag.

Members present: Chairman Kent Heffner, Vice-chairman Bradley Smith, and Member Clifton Baldwin.

Others present: Engineer Grant Anderson, Solicitor Tim Bupp, Zoning Officer Jeffrey Koons, and Secretary Treasurer Danielle Folkenroth.

APPROVAL OF MINUTES:

Brad Smith made the motion to approve the minutes of 7/14/14 as written. Seconded by Clifton Baldwin, motion carried unanimously.

NEW BRIDGEVILLE FIRE CO:

Terry Snelbaker, Deputy Chief stated that there were 12 calls in Chanceford Township in July. New Bridgeville is asking Chanceford Township to post \$188,000.00 CD at People's Bank to back their purchase of a new truck; Board of Supervisors agreed.

New Bridgeville would also like the minutes to note that they are now licensed for "Small Games of Chance", and will be actively fundraising.

Discussed "Knox Box" requirement for the Water's Edge United Methodist Church Land Development Plan- New Bridgeville Fire Company does not use Knox Boxes in their jurisdiction therefore, WEUMC cannot comply with the plan requirements. Brad Smith made the motion to approve a waiver of the Knox Box requirement for the new house of worship for WEUMC, seconded by Clifton Baldwin; motion carried unanimously.

FELTON FIRE CO.:

John McDonald reported that there were 11 calls in July. Felton Fire Co.'s Blue Grass Jam's have ended for the year but the breakfasts start again in September.

BROGUE AMBULANCE, INC.:

Nelson Tome, Jr. reported there were 51 calls in the July, with 26 of them being in Chanceford Township. On August 6, 2014, there was a special meeting between Fawn Grove Ambulance, Brogue Ambulance and Delta Ambulance concerning joining together as Southern York EMS in order to keep Medic 95 in our area. The Board of Supervisors are considering Southern's request for an Emergency Services Tax. The Emergency Service Tax is allowed by a special law that indicates Townships can levy taxes for emergency purposes.

SUBDIVISION AND SUBMITTAL PLANS:

J.L. Groff Farms, LLC—Preliminary/Final Land Development plan- Kent Heffner made a motion to conditionally approve J.L. Groff Farms posting bond for the development of the Lower Storm Water Management in a formal amount determined by the Engineer Grant Anderson, seconded by Brad Smith; motion carried unanimously.

Kent Heffner made a motion to grant the five waivers, seconded by Brad Smith; motion carried unanimously. The waivers are as follows:

1. Section 601- Plan Scale
2. Section 601.d- Boundary lines of parcel shown s found by an accurate survey
3. SWM 5.f- Roof areas exceeding 1,000 S.F. must discharge to a seepage structure
4. SWM 7.j- Maximum permitted side slopes shall be 4:1
5. SWM 7.l- SWM facilities proposing to retain water on a temporary basis may be subject to fencing requirements

Kent Heffner made a motion to conditionally approve this plan based on the open conditions being addressed. The open conditions are as follows:

1. Section 602.a & f- provided copies of the NPDES Permit

2. Section 602.d- Post improvement bond in form and amount approved by Township Engineer for construction of Stormwater Facilities for houses one and two (stormwater facility for house three will be posted at the time of applying for building permit for house three)
3. Section 7.g- all storm water management facilities must discharge into adequate drainage ways or storm sewers
 - a. The Board of Supervisors and J.L. Groff, Farms have agreed that Lloyd Groff will purchase the materials and the Township Road Crew will do the labor. Lloyd Groff will purchase 30+ feet of pipe and plastic wing walls with the specifics being discussed with Grant Anderson, TWP Engineer.
4. Payment of all Fees

The Board of Supervisors would like the minutes to show that J.L. Groff's are instructed to obtain all proper permits before building.

PUBLIC COMMENT:

No public comment, the floor was closed.

ZONING OFFICER'S REPORT:

- Wherely Auto- (located on Daugherty Road) The owners have asked for a use and occupancy letter to become an Automobile Franchise but the state has turned down previously sent TWP letters. They now need a use and occupancy permit from the Building Codes Official.
 - Kent Heffner made a motion to ask the Building Codes Official to issue a use and occupancy permit to Wherely Auto as a pre-existing non-conforming use, seconded by Brad Smith, motion carried unanimously.
- Urey Permit- A complaint concerning Urey's property located on Main Street Ext. Originally, his plans showed that he was building 10 feet from the property lines but after building was completed, Mr. Urey has built on the property line with dirt sloping down onto the neighbor's property. The Board at this time has decided not to get involved.
- Marvella Lehr- BOS signed a letter July 2013 stating that the camper located on 12244 Lucky Road (property owners David & Susan Miller) was in violation, and that such a use will not be permitted/approved in the future.
 - As a side note: The BOS would like it to be noted that it does not meet the habitable floor level of 700 feet.
- 12563 Stamper Road was investigated and the tree limbs are not seen by the road. Also, there is a property along Stamper road with a fallen "Winnebago" and at this time the BOS have chosen not to get involved.

ROADMASTER'S REPORT:

- New chipper purchased was fabricated, welded and installed on truck
- The large patches dug out and based in on Kline, Glen Allen and Hake Hollow Rds are completed
- Sweeping of roads and tar/chipping began July 21 and was completed on August 6
- Grading of dirt roads and mowing have begun
- Will be starting on inlet repair that collapsed on Pond Road
- Road Project on Dettinger Road which consists of pipe replacement, installing a new inlet box and rebuilding approximately 400 feet of roadway will begin
- Met with Grant Anderson about pipe bids and visited Irvin Allot's property about SWM
- Met with L.S. Lee about guide rail in the Oak Brook Culdesac and also changing guide rail at Detting Hollow bridge
- Maintenance building estimates will have to be bid- prices that came in exceeded \$19,400.00 threshold

ENGINEER'S REPORT:

- Water's Edge United Methodist Church- Brad Smith made a motion that a "Knox Box" does not need to be installed as per the plan, seconded by Clifton Baldwin; motion carried unanimously.
- Mr. Allot- Pictures of property were reviewed, BOS instructed the road crew to mow the SWM areas to see if this will help the situation
- Road Projects will be bid:

- Sechrist Road (supplying pipe and headwalls only)
- Fake Road (Supplying pipe and representative only)
 - Brad Smith made a motion to advertise in the Delta Star for Sechrist and Fake Road, seconded by Clifton Baldwin; motion carried unanimously. Bids will be opened September 8, 2014 at 9:00 a.m.
- Chapel Church Road- PA DEP GP-11 Application has been sent to PA DEP for review
- Enfield Road- revised application per PA DEP comments have been resubmitted

SOLICITOR’S REPORT:

- Revised SW ordinance- recommendation to not act on it at this time
- Bonding of Construction Projects- Last few plans are having trouble understanding Bonding requirements
- Lot Frontage Ordinance- BOS gives Tim Bupp permission to attend the PC meeting and discuss this with them

PUBLIC COMMENT:

OTHER BUSINESS:

- TWP will send a letter notify Scouts using building on Sunday’s that they will have to use it during the week instead
- Second and final notice will be sent out to all scouts notifying them that the building needs to be as clean as when they came
- Proposed Star Rock Farms construction- Grant Anderson will send them a letter notifying them to send a revised SWM by the September BOS meeting or it will be rejected. It also needs to be recorded at landowner’s expense

APPROVAL OF BILLS:

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

ADJOURNMENT:

Brad Smith made the motion to adjourn the meeting; seconded by Clifton Baldwin, the meeting adjourned at 9:08 p.m.

Respectfully submitted,

Danielle N. Folkenroth, Secretary-Treasury