

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

MEETING DATE AND TIME: September 11, 2023 7:00 p.m.

Eric Bacon opened the Chanceford Township Board of Supervisors meeting at 7:00 p.m. in the Community Building, 33 Muddy Creek Forks Rd., Brogue, PA. He led those in attendance in the pledge to the flag.

Members present: Eric Bacon Chairman, Vice-Chairman Kent Heffner, Bradley Smith

Others present: Attorney John Wilson, Grant Anderson Engineer

APPROVAL OF MINUTES:

Bradley Smith made a motion to approve the minutes from the Board of Supervisors meeting on August 14, 2023 as written. Seconded by, Kent Heffner motion carried unanimously.

NEW BRIDGEVILLE FIRE CO:

Kent Heffner stated in August there were a total of 26 calls in the Township, 13 were medical.

ALLIANCE FIRE & RESCUE SERVICES:

Tyler Burkins stated in July there were a total of 3 calls in the Township, 3 were medical. And in July there were a total of 8 calls in the Township, 6 were medical. Gun Raffle fundraiser is going well.

SOUTHERN YORK COUNTY EMS, INC. REPORT:

Eric Bacon stated in there were a total of 147 calls, 41 calls in the Township, received mutual aide 9 times, gave a mutual aide 31 times.

YORK ENERGY STORAGE: (Cuff's Run)

John Wilson stated that on Sept 6th FERC denied York Energy Storage (YES) primarily permit application based on that YES did not amend the deficiency in their application regarding boundaries of project and how it would impact PPL and Safe Harbor. YES, can amend application and resubmit with corrections.

BUILDING CODE / ZONING REPORT:

Kevin Hertzog was present and had nothing to report.

PUBLIC COMMENT:

June Ellis asked when Jacob’s Road will be mowed, and asked about the branches that block the view pulling out of Jacob’s Road on Route 74. Kent Heffner will contact Penn Dot.

SUBMISSION/LAND DEVELOPMENT PLANS:

St. James Cemetery Final Subdivision Plan – DEP has approved the module. Brad Smith made a motion to approved the St. James Cemetery Final Subdivision Plan as presented. Seconded by, Kent Heffner motion carried unanimously.

Rutter’s Preliminary / Final Land Development Plan – Brad Smith made a motion to conditionally approve the Rutter’s Final Land Development Plan with the condition that the Developers Agreement are fully executed. Seconded by, Kent Heffner motion carried unanimously.

ENGINEER’S REPORT:

J.L. Groff Land Development Plan for Fourth Poultry Barn – Mr. Groff submitted a request to release remaining surety funds (\$52,330.20). SDC completed Site Visit on 8/24/23 to verify all improvements were installed per the approved plan and site was stabilized. SDC recommends releasing remaining surety of \$52,330.20. Kent Heffner made a motion to release the remaining surety of \$52,330.20 for J.L. Groff. Seconded by, Bradley Smith motion carried unanimously.

Lloyd Groff asked about the denied building permit for a new 40x50 barn, due to storm water. Will need to have an Engineer run calculations for storm water stating the pond is big enough. Grant Anderson will review with Keith Hunnings.

Kent Heffner questioned the zoning permit that was issued to Barley Farms for a AG Building regarding storm water, he will contact Keith Hunnings.

Jacob Stoltzfus Final Subdivision Plan- Still holding Surety grass not stabilized yet.

Thomas Cordwell Final Subdivision – Waiting for conditions to be met.
No Action Needed. *Time Waiver Signed.*

Stephen Beiler SWM Site Plan – The General NPDES Permit Application was withdrawn from the YCCD. A new Individual NPDES Permit application was submitted.

Tarry Bratton – 2061 Burkholder Road SD Plan to create 2 lots along Burkholder Road. Reviewed by SDC / Planning Commission Recommended for Approval at 8/15 meeting. Several State approvals are required prior to presenting plan to BOS.

Maple Spring Farms Partnership (13895 Wolf Road) – Proposing to subdivide existing house with 1.992-acre lot and requesting Non-Building Waiver. Under Review, Planning

Commission recommended conditional approval of the plan at 8/15 meeting. Several State approvals are required prior to presenting plan to BOS

Jordan Hoover SWM Site Plan for Poultry Barns – Proposing 2 – 600’x42’ Poultry Barns at 2025 Furnace Road. Under Review, no Waivers Requested to date.

Road Projects:

Shoff Road – Grant Anderson submitted updated application, DGR accepted application and will be reviewed at their October meeting.

Pickle Road - Penn State has denied the permit due to water runoff and pipe width and inlets.

MULA GROUP/ BUILDING RENOVATION:

No updates

ROADMASTER’S REPORT:

Kent Heffner gave the following report:

Paved and placed DSA material on Cramer Road. Engineer from GTA and Representative from DGR oversaw work as required.

Prepping an area on Runkle Road to be leveled and build a crown in the road to correct water puddles and icing issues.

Surface treatment – tar and chip from Russell Standard is to begin September 20th. Several roads will be done.

Wendy Fink is organizing a meeting with Penn Dot regarding Lucky Road, Kent spoke to her regarding the date and time, more residents will attend if it is an evening meeting.

Gipe Road Bridge– going out for Bid, Construction to start late 2023 early 2024.

Complaint regarding Laurel Road - Letters were sent from Township and South Penn Code and no response was received. The Township had the property mowed. Bill will be forward to CGA for a lien to be placed against property.

Bradley Smith had received complaints about the number of dogs on a property on Laurel Road. The Township only has regulations for kennels not the amount of pets a resident can own.

SOLICITOR’S REPORT:

Eric Bacon made a motion to adopt Resolution 2023-10 to add the land at 331 Runkle Road parcel 21-000-FL-0023.00-00000 of Shawn and Darlene McGuire to AG Security Area. Seconded by, Bradley Smith motion carried unanimously. Bradley Smith asked about the cost of adding lands to AG Security, The Township currently pays for the advertising, legal fees there is no charge to the resident.

Comcast Franchise Agreement Renewal – Bradley Smith made a motion to advertise the ordinance for Comcast Franchise Agreement. Seconded by, Kent Heffner motion carried unanimously.

John Wilson gave an update on the David Black and Amber Fromm, their Attorney stated they have not had a chance to review the escrow agreement.

Update on Todd Kauffman enforcement matter. The Township received \$13,466.00 from the mortgage company who paid off the liens. Kent Heffner stated we received the money however the property still has not been mowed.

Update on the LWCF Conversion for New Bridgeville Rec Field. The National Park Service is now requiring the entire parcel be placed in the area. CGA will draft a response letter.

Enforcement issues – McKinley- Rockey Road deadline is October 1st The Supervisors agreed to extend deadline to Jan 15th.

John Wilson reviewed an updated letter received from G&G LP, regarding parcels on Stamper and Delta Roads. Property owner would like to sell off the northern most track as a single unit. CGA will draft a response letter.

York County (Right to Know) – Bradley Smith made motion to extend until Dec 31st with the condition no more cost is occurred. Seconded by, Kent Heffner motion carried.

PUBLIC COMMENT:

Amos King asked if zoning was out to inspect his property at 2707 Delta Rd. Bradley Smith shared the email from Keith Hunnings, property was inspected and is compliant.

Grant Anderson stated the Planning Commission is working on the Zoning Ordinance updates during Tuesday evening workshops.

CORRESPONDENCE/COMMUNICATION/NEW BUSINESS:

Eric Bacon made a motion to accept the 2024 York County SPCA Contract Renewal \$4227.00 Seconded by, Bradley Smith motion carried.

2024 Budget Workshops dates are to be determined.

Kent Heffner made a motion to allow Leah Geesey to attend PSATS training including expenses. Seconded by, Bradley Smith motion carried.

Elected Auditors have not scheduled audits for Recreation and Tax Collector and Road Master Wages. Can the Supervisors set a date for Auditors to meet? CGA will advise.

APPROVAL OF BILLS:

Bradley Smith made the motion approve the payment of all of the bills in the manner approved by law. Seconded by, Kent Heffner motion carried.

ADJOURNMENT:

Bradley Smith made the motion to adjourn the meeting. Seconded by, Kent Heffner the meeting adjourned at 9:00 pm.

Respectfully submitted,

Leah R. Geesey

Secretary-Treasurer