

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

MEETING DATE AND TIME: May 13, 2024 7:00 p.m.

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

Others present: Grant Anderson Engineer, John Wilson Attorney, Leah Geesey Secretary

APPROVAL OF MINUTES:

Bradley Smith made a motion to approve the minutes from the Board of Supervisors meeting on April 8, 2024 as written. Seconded by, Eric Bacon motion carried unanimously.

PA STATE POLICE:

None

NEW BRIDGEVILLE FIRE CO:

Austin Tome stated in April there were 27 calls 15 were medical in the Township 8 mutual aide.

ALLIANCE FIRE & RESCUE SERVICES:

Kent Heffner stated in April there were 6 calls in the Township, 3 were medical. Upcoming fundraisers; Gun Raffle – Sept 21st

SOUTHERN YORK COUNTY EMS, INC. REPORT:

Kent Heffner stated in March there were a total of 141 calls, 51 calls in the Township, received mutual aide 14 times, gave a mutual aide 17 times.

YORK ENERGY STORAGE: (Cuff's Run)

Attorney John Wilson gave an update; a motion to intervene was prepared and filed on behalf of the Township. Brookfield/ Safe Harbor have also filed a motion to intervene.

PUBLIC COMMENT: None

BUILDING CODE / ZONING REPORT:

The monthly reports were distributed to the Supervisors. Zoning Report 12 permits were received and 12 issued, 7 site visits and took action on 3 complaints. Building Permit Report 12 residential permits were issued. Dependable Code Services is still having permitting issues with 105 Walker Road. The Supervisors asked Kevin to visit the site, and give a notice of violation and a 60-day time frame, if not resolved it will be turned over to the District Magistrate.

SUBMISSION/LAND DEVELOPMENT PLANS:

A. Maple Spring Farms Partnership - 710 Muddy Creek Forks Road – Proposing to separate the existing dwelling and farm building on 11 acres from the residual farm parcel. New Lot provided frontage by Private Road ROW and not proposing to improve to 16 feet. The Planning Commission reviewed the plan and recommended approval with several conditions:

PA DEP Planning Module approved.

Professional Land Surveyor needs to sign plan.

Property Owners need to sign the plan

Private Driveway cross-section added to plan but not proposing to widen. Added language restricting use of driveway by Lot 2 only.

Payment of outstanding fees including Rec Fee

Preparing new deeds which are to be recorded with the FSD Plan

Eric Bacon made a motion to waive section 703.2B for improving the driveway. Seconded by, Bradley Smith motion carried unanimously.

Bradley Smith made a motion to approve the Subdivision for Maple Spring Farms Partnership 710 Muddy Creek Forks Road. Seconded by, Eric Bacon motion carried unanimously.

ENGINEER’S REPORT:

The Maple Springs Farm Subdivision dated June 8, 2020 parcel 52 shows four (4) dwelling rights, Tom and Stacy Burchett have requested to transfer two (2) dwelling rights from Parcel 52 to parcel EM-29 Wolfe Road, both parcels are prime soil high quality soil.

Stacy Burchett asked if they needed to provide a location of where the transferred rights are going? There was a brief discussion on the process, going forward the areas will be shaded on the exhibit. The Planning Commission will review prior to Supervisor’s approval.

Bradley Smith made a motion to approve the transfer of two (2) dwelling rights from Bender Farm parcel 52 to parcel EM-29 Wolfe Road. Seconded by, Eric Bacon motion carried unanimously.

Road Projects:

1. Culverts / Crossings:

Glen Allen School Road – GP-11 Permit Application and Site Plans submitted for review and approval by PA DEP to authorize Twp to replace existing 48” CMP with 100 ft. and 2 concrete headwalls. Following up with PA DEP.

Trinity Road Bridges – SDC measured the rough openings of the existing bridges, reviewed drainage areas, and determined minimum size of structures per PA DEP regulations:

Akins Road requires a structure equivalent to 10’ – 7” x 4’ – 2” metal box culvert

Brogueville Road requires a structure equivalent to 20' - 9" x 10' - 2" metal box culvert
Coordinating with InQuick Bridges to investigate a Modular Bridge System

Warner Road – Wetland Specialist authorized to investigate wetlands and submit report for
Bog Turtle Clearance / Time of Year Restriction.

2. DGLVR Program Applications:

Pickle Road –DGLVR Kent Heffner and Grant Anderson will visit the site.

ROADMASTER’S REPORT:

Kent Heffner gave the following report:

We are milling, digging out and paving broken out areas on Glen Allen, Workerger, Wolf, and other various roads.

We hauled all the stone we had stacked on the Gipe Road bridge back to our shop so JVI can proceed with bridge demo which they have started. Completion date is September of this year.

We have spread and rolled all the millings that Penn Dot had given us from their milling project on New Bridgeville road on the rec field parking lot at Conrad’s. We also power washed the grand stand area and the bleachers. We also cleaned out the basement area below the bleachers. High Rock construction repaired the lumber and fascia around the garage door to the basement. We also dug up and repaired the drain behind home plate to help with the drainage problems we have been plagued with. We placed weed control on the walking trail. We replaced the sliding board on the Jungle Jim that someone thought they had to destroy. I also had the inmates paint the swing sets and all the basketball poles and backboards.

We hauled all of the pipe from Chemung supply to Pickle Road. The boxes and end walls are scheduled for delivery on May 20th.

Equipment update:

The new boom mower has arrived. The hydraulics were super slow, so Stephenson sent a mechanic out to change that. The 2003 Mack is scheduled to start having the frame replaced on May 28.

Eric Bacon made a motion to place the John Deere on Muncibid, seconded by Bradley Smith motion carried unanimously. A reserve will be placed.

There was discussion regarding requests for Amish Buggy signs on State Roads, we have had several requests, The State requires a traffic study been done prior to the signs being placed. The cost of the signs \$80.00 plus the post and installation. The Supervisors agree that this is a State issue and Township will not pay for the signs.

SOLICITOR’S REPORT:

Kent Heffner made a motion to adopt the updated Road Maintenance Agreement for Sabrina Burkins. Seconded by, Bradley Smith motion carried.

Kent Heffner made a motion to temporarily pause the regularly scheduled meeting and commence a Public hearing.

There was no Public Comment

Eric Bacon made a motion to adopt Ordinance 2024-1 Zoning Ordinance. Seconded by, Kent Heffner motion carried.

Kent Heffner closed the hearing.

Alliance Fire and Rescue – Fireside Property/Alcohol sales – This was tabled until the June meeting.

A letter from Attorney Malone regarding C&G Grimmel’s Property was received. York County has denied their CAP’s Application. There was discussion regarding the history of this parcel.

Enforcement issues:

Notice has been sent to property owner at 12559 Laurel Road.

Will get an update on Robert Good judgement/violation.

PUBLIC COMMENT:

Randall Patterson stated the Township does not need alcohol sales.

There was a question on the Rexroth Farm on Bacon Road and the Biosolids being spread on the property, Kent Heffner stated the Township has no say in this, this is controlled by the State and Federal Government.

RACP Grant for 33 Muddy Creek Forks Rd:

A checking account for Building Renovation has been opened by transferring funds from the CARES Act Account \$511831.39 and the Peoples Bank Money Market \$488168.61.

CORRESPONDENCE/COMMUNICATION/NEW BUSINESS:

Bradley Smith made a motion to accept the Liability and Auto Insurance (EMC) quote received from Kocman Insurance. Seconded by, Eric Bacon motion carried.

Bradley Smith made a motion to accept the Health Insurance renewal from Gunn Mowery. Seconded by, Eric Bacon motion carried.

Kent Heffner made a motion to approve the Dallastown Borough Fire Police request for the June 28th Budweiser Clydesdale Parade. And Felton Borough request for June 22nd for the 125 Anniversary. Seconded by, Bradley Smith motion carried.

John Wilson explained the York County Board of Commissioners – Commercial Property Assessed Clean Energy Financing (C-PACE) Act. This program offers residents assistance with financing for clean energy projects.

PPL is holding a Public meeting Wednesday, May 29th 6-8pm at the New Bridgeville Fire Company

Building Rental fees - nonprofits this will be reviewed and discussed at a later date.

Kent Heffner made a motion to update the Chanceford Township Fee Schedule 2024 – update includes Home Occupation Review and Permit \$50.00, Fence Permit \$50.00. and Driveway Permit \$50.00. Seconded by, Bradley Smith motion carried.

APPROVAL OF BILLS:

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

ADJOURNMENT:

Eric Bacon made the motion to adjourn the meeting. Seconded by, Bradley Smith the meeting adjourned at 8:35pm.

Respectfully submitted,

Leah R. Geesey

Secretary-Treasurer