

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

MEETING DATE AND TIME: June 9, 2025, 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: Leah Geesey Secretary, John Wilson, Solicitor, Grant Anderson, Engineer

APPROVAL OF MINUTES:

Bradley Smith made a motion to approve the minutes from the Board of Supervisors meeting on May 12, 2025, as written. Seconded by Eric Bacon, motion carried unanimously.

NEW BRIDGEVILLE FIRE CO:

Ron Witmer stated in May there were 42 calls, 24 were medical calls. There is an upcoming raffle, Chicken BBQ on June 21st.

ALLIANCE FIRE & RESCUE SERVICES:

Kent Heffner stated in May there were 86 total calls, 9 were in the Township, 5 were medical.

SOUTHERN YORK COUNTY EMS, INC. REPORT:

Kent Heffner stated in April there were a total of 142 calls, 42 were in the Township, received mutual aide 4 times, gave mutual aide 25 times.

YORK ENERGY STORAGE: (Cuff's Run)

John Wilson stated that the 3rd Circuit Court has ordered a consolidation of the petitions that have been filed by multiple parties. He will continue to monitor the docket.

PP&L SUB STATION:

Grant Anderson attended Zoom Meeting with PPL Representatives on May 7th at 10:00. PPL shared the list of anticipated roads to be used during the switchyard and tower upgrade project. Continuing to follow up for updates on timelines and video documenting road conditions. They plan to start construction of the switch yard and southern transmission lines Summer of 2025. The Transmission line from the switch yard to Peach Bottom will be completed in 2026.

John Wilson is working on a draft for the road maintenance and bond agreement for the July meeting. Bradley Smith asked if the legal and research fees can be incorporated in the agreement and be billed to PP&L?

BUILDING CODE / ZONING REPORT:

The monthly reports were distributed to the Supervisors. Zoning Report 20 permits were received and 20 issued 0 in process. An update was given on current pending issues.

The following Zoning Hearings have been scheduled:

June 23rd - David and Colleen Gemmill, Special exception and Variance 10173-10174 Chapel Church Road. John Wilson will attend the hearing. This hearing was postponed indefinitely as the Township was notified by Mr. Gemmill's attorney after the Supervisors meeting.

July 22nd - Integrated Consulting, Special Exception Solar Energy System 2161 Delta Road

August 21st -Mt. Zion Baptist Church, Special Exception and two Variances 51 Muddy Creek Forks Road.

PUBLIC COMMENT: None

SUBMISSION/LAND DEVELOPMENT PLANS: None

ENGINEERS REPORT:

Site Design Concepts submitted a request, on behalf of New Hope Presbyterian Church, to release the surety held by the Township to ensure the SWM BMPs were constructed in accordance with the approved plan. We conducted a Site Inspection to document the site conditions and completed an inspection report. Since the site is stabilized and all bonded improvements were constructed, we recommend releasing the full surety in the amount of \$137,340.31. Bradley Smith made a motion to approve the release of New Hope Presbyterian Church's surety in the amount of \$137,340.31. Seconded by Kent Heffner, motion carried.

Rutter's Preliminary / Final Land Development Plan –
The second Surety release request came from Tim Bieber with Rutter's. Last month, I reported that we inspected the site and found everything in compliance except the inlet filter bags. Tim informed me this week that the bags were installed. I stopped by this afternoon and found 8 inlet bags in place. As such, I recommend the remaining \$4,400 be released.

There was discussion and the Supervisors agreed that a yearly inspection that will be done by the Township Zoning Officer or Road Master and Rutters will be billed for the cost of the inspection.

Grant Anderson with contact Time Bieber from Rutters and will work with John to finalize the exact language in the surety release condition letter to Rutters.

Road Projects:

Trinity Road Bridges –Seeking quotes for wetland investigation.

Shoff Road –Currently coordinating with Met-Ed to relocate the poles in 2025 (DR#: 359210419) Paul Miller is assigned to the project and visited Site. Requested more information on the specific poles being relocated.

ROADMASTER’S REPORT:

Kent Heffner gave the following report:

All the road banks have been mowed.

Grading of the dirt roads are behind schedule due to the rain.

Short Cut Road is marked out for base repair, to begin next week.

To date the roofers have not scheduled a time to address the roof issues at the office. Uhrig was contacted, John Wilson will follow up with a legal letter.

New plumbing has been installed, due to ageing pipes and water tank issues at the New Bridgeville Fields

The transmission in the boom mower has been repaired.

The small roller hydraulic coupler has been repaired.

The drive pump on the 299D Caterpillar skid loader snapped all the bolts, Cleveland Brothers did the repair.

Bradley Smith made a motion to purchase an extended warranty for the 2024 Ford F-350, \$3764.00 for a 10 year/ 100,000-mile warranty. Seconded by, Eric Bacon, motion carried unanimously.

SOLICITORS REPORT:

G&G Family Limited Partnership litigation has been assigned a Judge, and we are waiting for dates.

A complaint has been filed for the McKinley enforcement matter.

John Wilson gave the Supervisors examples of Ordinances for the Volunteer Service Tax Credits from several local municipalities that participate in the program.

York Water Company has applied to the PUC for the CMV acquisition. John will review the application regarding the project site.

PUBLIC COMMENT:

June Ellis stated the banks need mowed on Jacobs Road.

CORRESPONDENCE/COMMUNICATION/NEW BUSINESS:

Bradley Smith made a motion to ratify the decision to accept Brown and Brown's proposal for Property and Casualty and Cyber Insurance \$43,170.68 per year. Seconded by Eric Bacon, motion carried.

The fees for recording O&M SWM agreements will be added to the zoning permit fees going forward.

Leah Geesey will contact Beth Kern at CGA regarding the language in the Employee Handbook regarding new hire waiting periods, to ensure we comply with the ACA.

Pension Audit scheduled for June 10th.

APPROVAL OF BILLS:

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

ADJOURNMENT:

Eric Bacon made the motion to adjourn the meeting. Seconded by Bradley Smith the meeting adjourned at 9:10 pm.

Respectfully submitted,

Leah R. Geesey

Secretary-Treasurer