

YORK TOWNSHIP
BOARD OF COMMISSIONERS
190 Oak Road, Dallastown, PA 17313
Tuesday, May 14, 2024
6:00 pm.

Comm. Steele called the meeting to order at 6:00 pm and led the Pledge of Allegiance.

The following were in attendance:

Commissioners

Comm. Robert Steele
Comm. George Cronin
Comm. Robert Kessler
Comm. George Jones
Comm. Paul Knepper

Other Township Employees or Board Members:

Gary Millbrand, Township Manager
Lisa Frye, Director of Economic Development, Assistant Manager
Barry Myers, Director of Public Works
Carly Mercadante, Director of Recreation
Steve Hovis, Solicitor, Stock & Leader
Josie Dick, Water & Sewer Authority
Lisa Keller, Finance Director
Sue Sipe, Stenographer

Other Community Members:

Bob Junkins, Goodwill Fire Company
Mike Noel, Goodwill Fire Company
Jim Marsteller Goodwill Fire Police

Comm. Steele announced there will be an Executive Session at the end of the meeting to discuss personnel matters and litigation.

Minutes – April 9, 2024

On motion of Comm. Cronin, seconded by Comm. Kessler, the minutes of April 9, 2024 were approved as presented.

Vote 5 yes.

Payment of Bills

On motion of Comm. Jones, seconded by Comm. Knepper, the following bills for April 2024 were approved for payment:

Vote 5 yes.

Total expenses for the month of April 2024 were as follows:

General Fund	\$ 1,154,149.28
Sewer Revenue Fund	\$ 95,950.29
Inter-Municipal Sewer Fund	\$ 4,818.42
Storm Water Management Fund	\$ -0-
Recreation Capital Reserve Fund	\$ - 0 -
Liquid Fuels Fund	\$ - 0 -
General Capital Reserve Fund	\$ 87,330.00
Sewer Capital Reserve Fund	\$ 61,548.29
Street Light Fund	\$ 271.92
Escrow Fund	\$ 0 -
Impact Fees Fund	\$ - 0 -
Total	\$1,404,068.20

On motion of Comm. Jones, seconded by Comm. Knepper , the non-reimbursable portion of the Professional Services invoices for April 2024 in the amount of \$46,677.79 were approved for payment.

Vote 5 yes.

Public Comments

Karen Deck – 460 Green Valley Road

Ms. Deck stated she was present in regards to concerns about the sewer hookup for her neighborhood, commenting it creates a financial burden. She also noted in 2018 they installed a new septic system on their property at a cost of total of \$18,000.00.

Kelly Sanders – 430 Green Valley Road

Ms. Sanders also expressed their concerns about the sewer hookup due to financial hardship for her and also several neighbors. She asked if the Commission would consider for those residents who have an updated septic system, if they would be allowed to not hook up at this time.

Engineer – Lisa Frye, Director of Economic Development

Applications/Plans/Action Items

a. Surety Reduction – Blue Field Properties \$201,791 (\$394,854.15 remaining)

On motion of Comm. Jones, seconded by Comm. Knepper, a surety reduction for Blue Field Properties in the amount of \$201,791 (\$394,854.15 remaining).

Vote 5 yes.

Time Extensions

On motion of Comm. Kessler, seconded by Comm. Cronin, the 90 Time Extensions were granted for the following:

- a. LD2022-11-2 Village Walk Final Land Development Plan, Gotham Place
- b. LD2019-3-2 SSN Hotel Land Development Plan
- c. P2023-11-1 William H. and Alice M. Payne Final Subdivision Plan

Vote 5 yes.

Other Information

- d. Comprehensive Plan Update – YTPC Open House will be held at the Planning Commission meeting, Tuesday, May 21, 2024 at 6:00 PM with Spring Garden Township.

Commissioner Agenda

Comm. Knepper

- He asked about the policy for sewer extensions as to who is required to hook up to the sewer. Mr. Millbrand explained the ordinance which states when a public sewer is available it is mandated that residents connect to it. In regards to the Green Valley Road sewer extension, 10 properties are required to connect, with five properties beyond the distance of mandatory connection.
- He attended the York County Regional Police meeting on May 9, 2024.
- He visited Water Street to determine the progress of creating a cul-de-sac.

Comm. Kessler

- He attended the York County Regional Police meeting on May 9, 2024.

Comm. Jones

- He attended the Parks & Recreation meeting on April 1, 2024.
- He met with Mr. Millbrand on April 8, 2024.
- He responded to questions from residents of the Township.

a. **Recruitment and Retention Money for 4th Quarter**

On motion of Comm. Jones, seconded by Comm. Knepper, the Board approved the release of the Recruitment and Retention funding to Goodwill Jacobus, York Township and SAFER Fire Company based on the First Quarter, 2024 reports.

Vote 5 yes.

Comm. Cronin

- He recognized Brian Witmer as a 40 year veteran of Goodwill Fire Company, and acknowledged Mr. Witmer's uncle Ken Witmer who passed away today, noting he dedicated his life to public service as a police officer and was active even beyond his retirement.
- He had several interactions with the fire department.
- He thanked Mr. Millbrand for his assistance with a billing issue which was resolved with a resident.

Comm. Steele

- He attended the York County Regional Police meetings in April and May.

Township Manager's Agenda – Gary Milbrand

a. **P3 Towers Lease Agreement**

On motion of Comm. Knepper, seconded by Comm. Kessler, the Board approved the lease agreement with P3 Towers for the installation of a cell tower on township property.

Vote 5 yes.

b. **York Water Company Road Abandonment Agreement Addendum #2**

On motion of Comm. Knepper, seconded by Comm. Kessler, the Board approved the York Water Company's Water Street Agreement Addendum #2.

Vote 5 yes.

c. **Monument Road Forcemain Repair (\$100,000)**

On motion of Comm. Knepper, seconded by Comm. Jones, the Board approved the Monument Road sewer repair in an amount not to exceed \$100,000, which includes using York Excavation for excavation, replacement and repair, as well as using Flagger Force for traffic control and purchasing materials under the existing paving an aggregate contracts and other miscellaneous expenses.

Vote 5 yes.

d. **Ordinance 2024-02 Turning Restriction at Old Dutch Lane and Cape Horn Road 7:00am – 7:00 pm**

On motion of Comm. Steele, seconded by Comm. Kessler, the Board approved Ordinance 2024-02 implementing turning restriction at Old Dutch Lane and Cape Horn Road 7:00 AM – 7:00 PM.

A Roll Call Vote was held:

Comm. Cronin – Yes;
Comm. Knepper - Yes;
Comm. Kessler – Yes;
Comm. Jones – Yes;
Comm. Steele – Yes.
Vote 5 yes.

e. Re-appointment of James O’Neill and Kathleen Dellinger to Recreation Board (through May 1, 2029)

On motion of Comm. Jones, seconded by Comm. Steele, the Board approved the re-appointment of James O’Neill and Kathleen Dellinger to Recreation Board for a term expiring May 1, 2029.

Vote 5 yes.

f. Remove Authorized Signer on all First State Trust, Principle, PLIGIT and Members 1st accounts.

On motion of Comm. Kessler, seconded by Comm. Steele, the Board approved removing Lisa Kellison as an authorized signer on all First State Trust, PLIGIT, and Members 1st accounts effective May 14, 2024.

Vote 5 yes.

g. Resolution 2024-08 Peoples Bank, Treasury Management Resolution

On motion of Comm. Knepper, seconded by Comm. Steele, the Board approved Resolution 2024-08, Peoples Bank, Treasury Management Resolution effective May 14, 2024.

Vote 5 yes.

h. Resolution 2024-10 Peoples Bank Accounts Authorized Signers

On motion of Comm. Steele, seconded by Comm. Jones, the Board approved Resolution 2024-10, removing Lisa Kellison as an authorized signer on all Peoples Bank Accounts effective May 14, 2024.

Vote 5 yes.

i. Resolution 2024-09 Morgan Stanley Investment

On motion of Comm. Jones, seconded by Comm. Knepper, the Board approved Resolution 2024-09, Morgan Stanley Investment effective May 14, 2024.

Vote 5 yes.

Recreation – Carly Mercadante

Ms. Mercadante reported Saturday, May 18, 2024, from 9:00 am to 11:00 am, the Township will conduct a shredding event at the municipal complex. The event is open to Township residents, requesting two canned goods be donated for each box received, with a limit of 3 boxes per resident. If any Commissioners would like to assist, please contact Ms. Mercadante.

Public Works – Barry Myers

- a. **Contract 2024-01 – Paving Placement (Kinsley \$554,825)**
On motion of Comm. Jones, seconded by Comm. Kessler, the Board approved Contract 2024-01 for Paving Placement to Kinsley Construction, LLC for \$554,825 subject to the condition that absent further Board approval, the total purchases under this contract will not exceed the 2024 budgeted expenditures.
Vote 5 yes.
- b. **Contract 2024-02 – Cold in Place Recycling Base Placement (Recon Construction Services Inc \$184,030)**
On motion of Comm. Knepper, seconded by Comm. Jones, the Board approved Contract 2024-02 for Cold in Place recycling Base Placement to Recon Construction Services, Inc. for \$184,030 subject to the condition that absent further Board approval, the total purchases under this contract will not exceed the 2024 budgeted expenditures.
Vote 5 yes.
- c. **Paving Materials (COSTARS Contract York Materials Group for \$697,319)**
On motion of Comm. Jones, seconded by Comm. Steele, the Board approved a PA COSTARS contract for the purchase of pavement materials to York Materials Group for \$697,319 subject to the condition that absent further Board approval, the total purchases under this contract will not exceed the 2024 budgeted expenditures.
Vote 5 yes.
- d. **Stone Aggregate Contract (COSTARS Contract York Building Products \$51,000.00)**
On motion of Comm. Steele, seconded by Comm. Kessler, the Board approved the PA COSTARS contract for the purchase of Stone Aggregate to York Building products for \$51,000 subject to the condition that absent further Board approval, the total purchases under this contract will not exceed the 2024 budgeted expenditures.
Vote 5 yes.

Solicitor – Steve Hovis

- a. **Ordinance 2024-01 Amending chapter 204 Sections 02 and 10.E**
On motion of Comm. Kessler, seconded by Comm. Jones, the Board approved Ordinance 2024-01 Changing the definition of leaf waste by Amending Chapter 204 Sections 02 and 10.E. A Roll Call Vote was held:
Comm. Cronin – Yes;
Comm. Knepper - Yes;
Comm. Kessler – Yes;
Comm. Jones – Yes;
Comm. Steele – Yes.
Vote 5 yes

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Executive Session TIME 6:54 p.m.

The Board was in an executive session at the end of the meeting to discuss personnel and litigation matters.

Meeting Reconvened TIME 7:40 p.m.

Adjourn

On motion of Comm. Cronin seconded by Comm. Jones, the Board adjourned the meeting.

Vote 5 yes

The meeting was adjourned at 7:40 p.m.

Secretary

(Seal)