

## Manor Township Supervisors Meeting

Monday, August 7, 2017

7:00 p.m.

Chairman John Wenzel called the meeting to order in the Manor Township Municipal Building located at 950 West Fairway Drive, Lancaster, Pennsylvania on Monday, August 7, 2017 at 7:00 p.m. Chairman Wenzel led those in attendance in the Pledge of Allegiance to the Flag. The Board of Supervisors was introduced.

Members Present: Brandon Clark, Jay Breneman, John Wenzel, George Mann, and Mike Julian

Staff Present: Ryan Strohecker, Teresa Strubel, Mark Harris, and Chief Todd Graeff

Visitors Present: See attached Sign-In Sheet

**Previous Month Minutes** – Chairman Wenzel entertained a motion to approve the June meeting minutes as they have been submitted. George Mann so motioned, Jay Breneman seconded, and the motion carried unanimously.

**Financial Report and Accounts Payable** – Chairman Wenzel entertained a motion to approve the financial reports and pay invoices on the accounts payable report. George Mann so motioned, Brandon Clark seconded, and the motion carried unanimously.

### Public Comment

David Ellenberg, 1119 Colonial Road, voiced his concern in regards to the Zoning Officer job title change to Zoning Officer & Planning Director and the conflict of interest that could cause.

Susan Weaver, 111 Wellington Road, discussed a safety concern on South Centerville Road. She would like to see a sign installed to warn motorists of geese crossing the road.

### Old Business

LCSWMA Metals Recovery Facility Update – Ryan Strohecker commented that a time extension was made in June by Manor Township and granted by LCSWMA. However, due to significant changes, new plans are being submitted which make the time extension no longer valid. The new Metals Recovery Facility Plans will be presented at the Planning Commission meeting on Monday, August 14<sup>th</sup> and then come before the Supervisors at the Tuesday, September 5<sup>th</sup> meeting.

Frantz Herr Non-Building Waiver – Frantz Herr made comment about the waiver and his concern for the perc and probe test that is required per ordinance. Ryan Strohecker commented that the On-Lot Sewage Waiver can be discussed at the Planning Commission meeting on Monday, August 14<sup>th</sup>.

Village at Funk's Farm Update – Ryan Strohecker mentioned a correspondence received end of July from the City of Lancaster. The letter stated their current water system cannot adequately supply enough water to the outskirts of their usage area which is in Manor Township. Upgrades and timelines are expected in the near future. This project, along with another one on Cottage and Duke Streets, are effectively shutting down new construction due to non-compliance with the townships ordinance.

## **New Business**

Tom Breneman Subdivision Briefing Item – Ted Cromleigh, Diehm & Sons, representing Tom Breneman, made a presentation of the 70.35 acre farm located at 1074 Breneman Road. The proposal is to subdivide a two acre residential lot for a single family home. Waiver requests have been requested in regards to Section 388.42.E.7 - Dedication of Additional Right-of-Way and Section 388.47.A.2 - Radial Lot Lines.

Chairman Wenzel entertained a motion to move Tom Breneman Subdivision Briefing Item to an Action Item. Brandon Clark so motioned, George Mann seconded, and the motion carried unanimously.

Chairman Wenzel entertained a motion to conditionally approve the final plan based on the Rettew letter dated May 19, 2017. Jay Breneman so motioned, Mike Julian seconded, and the motioned carried unanimously.

LCSWMA Stormwater Operations and Maintenance Agreement – Ryan Strohecker commented that LCSWMA had submitted a stormwater plan for the vertical expansion which has been approved. Presented to the Board this evening is the Operations Maintenance Agreement that is to be included with all stormwater plans.

Brandon Clark motioned to move the Board of Supervisors to enter into a Stormwater Major Facilities and Best Management Practices (BMP) Operations and Maintenance (O&M) Agreement and Declaration of Easement for the Frey Farm Landfill Vertical Expansion and that the Chairman or Vice Chairman of the Board of Supervisors be authorized to execute and acknowledge and the Township Secretary be authorized to attest that Agreement. Mike Julian seconded and the motion carried unanimously.

Ordinance 3-2017 – Graham Alley Vacation – Chairman Wenzel entertained a motion to adopt Ordinance 3-2017. Brandon Clark so motioned, Mike Julian seconded, and the motion carried unanimously.

Disposition of Records - Barry Smith General Files 1990 & 1991; Barry Smith General Files A-O 1992 & 1993; Barry Smith General Files 1994, 1995, 1996, 1997, 1998 & 1999; Legal files Barry Smith; Barry Smith Insurance 1995; Insurance Barry Smith File; LASA; Barry LASA Board; Dr. Dirk; PP&L Myer Property; Enforcement Letter 1998 Bruce Ott; Closed Letters of Credit 2010, Old Box 1, Old Box 2; Ed Goodhart's Files 1977, 1978, 1980, 1981, 1982, 1983, 1984, 1985, 1986, 1987, 1988, 1989, 1990, 1991, 1992, 1993, 1994, 1995, 1996, 1997, 1998, 1999; Financial Records 2003, 2004, 2005; Property Issues 1993-2007; Property Issues 2003-2011.

Chairman Wenzel entertained a motion to dispose of all aforementioned boxes of records. George Mann so motioned, Mike Julian seconded, and the motion carried unanimously.

Police Lieutenant Retirement – Chairman Wenzel entertained a motion to accept the notice of retirement for Lieutenant Gary Gardner. George Mann so motioned, Jay Breneman seconded, and the motion carried unanimously.

Randy Herman, 301 White Chapel Road, asked if a replacement would be made in the police department due to Lieutenant Gardner's retirement. Ryan Strohecker commented that currently applications are being accepted for a police officer.

Zoning Officer Resignation – Chairman Wenzel entertained a motion to accept the resignation of Nick Ebersole. Jay Breneman so motioned and commented that Nick did an exceptional job, George Mann seconded, and the motion carried unanimously.

Zoning Officer from 8/4/2017-8/21/2017 – Sam Meckley – Chairman Wenzel entertained a motion to name Sam Meckley the Manor Township Zoning Officer from 8/4/2017-8/21/2017. George Mann so motioned, Brandon Clark seconded, and the motion carried unanimously.

Approval of Hiring – Nathaniel Taggart – Ryan Strohecker remarked that although the process moved along fairly quickly, he is confident in Nate’s ability due to the experience he brings with him. Ryan was pleased to introduce Nate Taggart to the Board for approval of hiring. Chairman Wenzel entertained a motion to hire Nathaniel Taggart as the Manor Township Zoning Officer & Planning Director effective 8/21/2017. Jay Breneman so motioned, George Mann seconded, and the motion carried unanimously.

Act 14 Notification – Borough of Millersville; Act 14 Notification – Penn Manor School District; Act 14 Notification – Columbia Water Company; Williams Partners Notification; and Drug Task Force Quarterly Update – Chairman Wenzel stated these are for informational purposes only.

Training Approvals-Administration-Police-Public Works – Chairman Wenzel entertained a motion to approve all training requests as submitted. Jay Breneman so motioned, George Mann seconded, and the motion carried unanimously.

Traffic Commission Report; Police Chief Report; Public Works Director Report; Township Managers Report; Blue Rock Fire Rescue Report; and Building Permit Report – Chairman Wenzel entertained a motion to approve all reports as submitted. Brandon Clark so motioned, Jay Breneman seconded, and the motion carried unanimously.

Chairman Wenzel excused the Board to move into an Executive Session to discuss a personnel matter.

The Board returned and with no further business to discuss, Chairman Wenzel entertained a motion to adjourn the meeting. George Mann so motioned, Brandon Clark seconded, and the motion carried unanimously. The meeting adjourned at 8:00 p.m.

Respectfully Submitted,

J. Ryan Strohecker  
Secretary-Treasurer

Recording Secretary  
Teresa Strubel