

**FRANKLIN TOWNSHIP
BOARD OF SUPERVISORS
REGULAR MEETING
March 8, 2017**

ROLL CALL

Present were Supervisors David Sprigg, Naomi Decker, Kevin Cummings, Eric Stonesifer and Michael Ryan. Also present were Solicitor Bret Shaffer, Engineer Phillip Brath, and Secretary Nancy Zentmeyer. The meeting was held at the Franklin Township Municipal Building, 150 Century Lane, Dillsburg, York County, PA. Guests and visitors are on the attached sign-in sheet.

CONDITIONAL USE HEARING – ROBERT GREENFIELD – 6:30 P.M.

The conditional use hearing was called to order at 6:30 p.m. At this time Robert Greenfield, Kevin Greenfield, and the zoning officer were sworn-in. The application is for a granny flat at 120 Whiskey Springs Road, Dillsburg under Section 427 of the zoning ordinance. Robert Greenfield stated that his house that too large and he intends to sell his home and move in with his son Kevin Greenfield. No plans have been submitted but it was noted that he will need to meet the setback requirements and coverage. The granny flat is being proposed to be to the left and rear of the home and will be less than 1,000 s.f. A sketch plan was presented and was listed as exhibit #1 and the application will be exhibit #2. The granny flat will be a single story home. The current home has a sand mound designed for 4 bedrooms and there are only 3 bedrooms. There will be a living area, a bedroom, 1.5 baths and a kitchen. The granny flat will be separated from the main house by 100'. It was noted that if this conditional use is granted the granny flat can never be used as a rental unit in the future. The property is 4.33 acres and is in the Open Space zoning district. Storm water is not required with this but it can be made a condition of approval.

Motion: Chairman Cummings made a motion to approve the conditional use with the provision that the owner cannot use the granny flat as a rental property. **Seconded** by Supervisor Ryan. The motion carried.

Chairman Cummings closed the hearing at 6:45 p.m.

The Regular Meeting opened at 7:00 p.m.

PLEDGE OF ALLEGIANCE AND PRAYER

Chairman Cummings led the pledge of allegiance and gave the opening prayer.

APPROVAL OF MINUTES

Board of Supervisors Regular Meeting, February 8, 2017

Motion: Supervisor Stonesifer made a motion to approve the February 8, 2017 Regular meeting minutes with a couple minor corrections. **Seconded** by Chairman Cummings. The motion carried.

ORGANIZATION REPORTS

Police – Supervisor Sprigg noted with the year ending the calls were up 6.55%. Calls followed that same trend January 2016 – January 2017 with it being 22.6%. Most were service calls but there were some serious calls.

EMS – There were 29 calls for the month of February. There was a brief discussion on Frank Wirth giving a presentation and it was noted that date has not been set yet. The steering committee does have a meeting on March 20 beginning at 7:00 p.m. at the Franklinton Fire Station.

Fire – It was noted that there were 15 calls for the month of February and that this is a combined report from both fire companies. There has been training for the last 2 weeks and there was a hazmat refresher course. Notices for the special meeting with Mr. Wirth, when scheduled, will be by email and township residents will also be allowed to attend. It was noted that a member of the fire company lost his mobile home and this Sunday’s dinner is to help him and his family. The dinner will be held from 11:00 a.m. until 1:00 p.m. It was noted that this member is a great asset to the community. Supervisor Ryan stated that the votes for the merger did not get the vote. The resolution did not pass or fail as it was a 4 to 4 vote and not all members were present when the vote was taken. The statement of fund expenditures has not been received by the township. It was suggested that there may be issues with the merger. The business plan has also not been received. The fund expenditures from both fire companies need to be sent to the township and they need to be received by the township within 30 days for review for 2016. Supervisor Stonesifer and the treasurer will send a letter to both fire companies, as noted in the Second Class Township Code, Section 1803.

Motion: Supervisor Ryan made a motion that a letter be sent for the fund expenditures annual reports for 2016. **Seconded** by Supervisor Stonesifer. The motion carried.

DAA – Minutes were submitted.

Emergency Management – Mr. Fleming was not present but did submit a report. There was a brief discussion on the heater that needs replaced and it was questioned if that is somehow connected to the heater in the records room.

Route 15 Committee Meeting – Supervisor Decker stated that there was no meeting but corrected minutes have been received from Will Clark regarding Supervisor Decker’s statement and not the Board of Supervisors regarding Golf Course Road and suggested using Glenwood Road as alternate for truck traffic.

Engineer’s Report

Engineer Brath submitted his monthly report.

The Century Lane bridge – DEP will get to it in April.

Greenhouse and Rocky Ridge Roads – on Rocky Ridge Road the work will be done by the road crew; Greenhouse Road, it was suggested to go with the plan Engineer Brath presented and to go forward with reinforcing the abutments and will need a GP-11 permit.

Motion: Supervisor Ryan made a motion to grant the engineer to proceed with the Greenhouse Road Bridge. **Seconded** by Chairman Cummings. It was noted that this is just to approve the project repair of the bridge on Greenhouse Road to prevent a collapse. The motion carried.

It was noted that with regards to the Rocky Ridge Road repair the township did receive the insurance information and expenses. This work will be done tomorrow.

The bridge at the park needs a stream permit in order to drop the pipe into the stream bed.

Motion: Chairman Cummings made a motion to begin the process. **Seconded** by Supervisor Stonesifer. The motion carried.

PUBLIC COMMENT

Linda Walker, Lost Hollow Road

Ms. Walker spoke regarding the letters that were sent to her in 1986 and 2016 regarding the removal of the shed. Chairman Cummings noted that he had met with Ms. Walker at her property and also spoke to Solicitor Shaffer. It was questioned where is the township at with this since there have been different owners of the property. The current owner does not live at the property, but just down the road. Is this enforceable? Due to the length of time Chairman Cummings asked if there was a fact finding mission. Ms. Walker also noted cars being parked in the roadway, but it was noted that this is a police action. Prior to zoning it was noted that setbacks were in the SALDO and were 10' from the property lines. It was noted that there are adjacent property owners who are also complaining about the property. A letter needs to be sent to the property owner.

Ken Swomley, Franklinton Road

Mr. Swomley commented on emergency management and suggested to have a meeting to inform the public on what they do and drills that anyone can attend. He also discussed the electric grid and that it could be knocked out. He suggested having an education forum for the residents.

APPROVAL AND PAYMENT OF BILLS

On the bill list is the Hammaker East bill again and it was noted that the township has not heard back from them.

Motion: Chairman Cummings made a motion to strike the Hammaker East bill from the bill list until the township hears back from them. **Seconded** by Vice Chairman Sprigg. The motion carried.

Motion: Vice Chairman Sprigg made a motion to pay the bills **Seconded** by Chairman Cummings. Supervisor Ryan asked if any grievance is going to be filed before paying the bills. Lorin Stough discussed that last year with working on his plan and module with 6/7 hours to update and attend meeting which the engineer did not attend the meeting. It was asked if this is normal practice that Mr. Stough was charged this amount. No grievance will be filed. The motion carried. It was suggested to call Hill & Associates to see if this is their last bill.

TREASURER'S REPORT

The treasurer's memorandum under item #3 has information on the costs from different companies for updating the website. The different dollar amounts are because of the added items to the site. It was suggested to contact PSATS and gather more information. It was noted that the township would not go with CivicPlus because of the cost. SimpleNerds was discussed and it was noted that this company is out of California. The FM Berkheimer bill from last month was answered, as noted the contract only covers the heat pumps and not the second system that heats the offices. Also discussed was the copier the township purchased and whether the township wants to put it out on bid or possibly donate it. Under the Second Class Township Code, Section 1504 this indicates how to handle of sale of township property. After a brief discussion it was noted that the township will donate it to a non-profit organization.

BCO REPORT

A report was submitted of the building permits issued for the month of February along with a breakdown of the fees.

ZONING OFFICER REPORT

A report was submitted. The new copier is not compatible with the zoning officer’s laptop. It was suggested to have the treasurer get a cost on a new laptop that is compatible with the other equipment in the township office. Stormwater management files should be filed at the township office. Everything for the plan must be complete. Soil testing was previously kept at the engineer’s office. The township BCO indicated that when a new home is being built that the stormwater management approved plan, the driveway permit, the on-lot septic permit or information from DAA for public sewer is put in the property file and must be received before the building permit is issued.

Motion: Chairman Cummings made a motion that all information needs to be with the plans/permits in the property files. **Seconded** by Supervisor Stonesifer. The motion carried.

SUBDIVISION AND LAND DEVELOPMENT

Lorin Stough, Final Subdivision Plan, File #2015-07-13 & Planning Module Approval

It was noted that this plan was recommended for approval by the Planning Commission at their February meeting. The comments have been addressed but the stormwater needs to be addressed further. A waiver for the road improvements along Lots 1 & 2 has been submitted. It was questioned if this is the same as the Hoffman plan. The new lot is Lot 3. The estimate Mr. Stough received for 190 L.F. is \$2,920.00 from Williams Excavating but the engineer’s quote is \$3,700.00. In lieu of fees were discussed. The right-of-way is 50’ but in the zoning ordinance it is 60’. Also discussed is the service agreement for the escrow amount of \$5,000.00 to bond the 2 systems (small flow treatment facility). This is a known flood zone. Markers are to be set to show where the easement is. The contracts were signed when the module was sent to DEP. The stormwater management report was updated. It was noted that if this plan is approved the applicant needs to satisfy the engineer’s and solicitor’s comments. The bond needs to be paid. The waiver request on the road improvement fees were discussed and noted to just pay on the new lot being created, but as noted with the Hoffman plan if the land is re-subdivided the road improvement fees will need to be paid.

Motion: Vice Chairman Sprigg made a motion to approve the waiver from Section 4.101.C.2.b road improvement fees for the existing house and to pay the fee for new Lot #3. The rate is to be determined by the township engineer. **Seconded** by Supervisor Decker with Chairman Cummings and Supervisor Ryan opposing.

Motion: Chairman Cummings made a motion to approve the Lorin Stough Subdivision Plan based on satisfying the engineer’s comment letter dated February 2, 2017 and the solicitor’s comments, that bonding be posted, further development of the property to incur road improvement fees and that it is noted on the plan, pins for the easement be set, contingent that the maintenance agreements are signed, and DEP permits have been issued. **Seconded** by Supervisor Stonesifer. The motion carried.

Motion: Supervisor Stonesifer made a motion to approve the DEP planning module with Resolution No. 2017-3. **Seconded** by Supervisor Ryan. The motion carried.

REPORTS

Solicitor

Outstanding Municipal Debt

This was a request from York County Controller which the treasurer has already taken care of.

YCPC

Solicitor Shaffer asked if the Supervisors wanted him to attend the meeting on March 21 where the YCPC will be reviewing the township's zoning ordinance amendments. It was noted that they will just wait and receive their comments in the mail.

Roadmaster

Driveway, County Line Road and Spring Drive (Charles Szarowski)

Mr. Szarowski lives at 196 Spring Drive which is part of the Whitetail Crossing subdivision and he would like to change his driveway from coming out onto County Line Road to Spring Drive. The sight distance on County Line Road is not good and there is a safety issue. There is a 75' clear sight triangle that needs to be complied with the driveway on Spring Drive. The County Line Road driveway will be closed off. The Board noted that they are ok with this, that Mr. Szarowski needs to stake the driveway out and Supervisor Ryan will check it.

Parks & Recreation

Letter from TAM Requesting Use of Century Lane Park Parking Lot

A letter was received from TAM requesting the use of the parking lot at Century Lane Park for their open house on March 29, 2017. It was noted that this is not an issue as it is public property.

Motion: Chairman Cummings made a motion to allow TAM to use the parking lot at Century Lane Park on March 29, 2017. **Seconded** by Vice Chairman Sprigg. The motion carried.

Quotes for Tree Removal at Ponderosa Park

3 quotes were received for the removal of the trees at Ponderosa Park as follows:

Firewood Extractors LLC	- \$7,200.00
Shull Tree Service	- \$17,800.00
Cumberland Valley Tree Service	- \$41,850.00

It was noted that it would cost \$14,600.00 for township personnel to do the work. It was also questioned which fund was going to pay for this.

Motion: Chairman Cummings made a motion to accept the quote from Firewood Extractors at the price of \$7,200.00 with funds to be paid out of the Park & Recreation budget with half being paid at the start time and the other half when done and that the company is also bonded. **Seconded** by Vice Chairman Sprigg. The township also needs the contractor's liability and workers comp insurance. The motion carried.

Other Items

Water Start-up Procedures at Parks

There was a brief discussion on when to do the start-up procedures for the water at the parks. This will be discussed at the next Park & Recreation Board meeting.

Supervisor Ryan advised the public that the trees at Ponderosa Park did not die in one year. It was requested that the Park & Recreation Board reimburse the removal of the trees.

OLD BUSINESS

There was nothing to discuss at this time.

NEW BUSINESS

Appointment to Planning Commission Vacancy

Motion: Supervisor Stonesifer made a motion to appoint Jennifer Kuntz to the Planning Commission. It was questioned if her job will prevent her from attending the meetings. She will fulfil Mr. Bowers term which expires on December 31, 2017. **Seconded** by Chairman Cummings. The motion carried.

Cleaning Contract

There was a brief discussion on the proposal for the cleaning service to do the parks and the township building. It was noted that the building should be cleaned before the Supervisors monthly meetings.

Motion: Chairman Cummings made a motion to accept the cleaning contract from Above & Beyond Cleaning Services at a cost of \$75.00 for the first cleaning and \$40.00 monthly after that. **Seconded** by Supervisor Ryan. The motion carried.

Century Lane Park Parking Lot

It was noted that the parking lot needs taken care of and it was suggested to add the square footage to the MS 944 forms that the township is bidding for seal coat. It was noted that this could be a rider to the form.

Motion: Chairman Cummings made a motion to add the rider of Century Lane Park parking lot to the bid form. **Seconded** by Supervisor Decker. The motion carried.

Batting Cages

Information is still needed on the batting cages. It was suggested to contact the township's insurance agent to see if there is any liability issues.

Steep Slope Workshop Meeting, Set Date

It was noted that the Board needs to re-schedule the March 15 Workshop meeting and to also advertise the traffic ordinance. After a brief discussion the following meetings were scheduled:

April 5, 2017 beginning at 6:30 p.m. Workshop Meeting to discuss the employee handbook and adopt the amended traffic ordinance.

May 3, 2017 beginning at 7:00 p.m. Workshop Meeting to discuss steep slopes

CORRESPONDENCE

There was no correspondence to review at this time.

PUBLIC COMMENT

There was no public comment

ADJOURNMENT

Motion: Chairman Cummings made a motion to adjourn the meeting at 10:35 p.m. **Seconded** by Vice Chairman Sprigg. The motion carried.

Respectfully submitted,

Nancy Zentmeyer
Township Secretary