

WEST HEMPFIELD TOWNSHIP SUPERVISORS' MEETING
Minutes of March 4, 2014

The regularly scheduled meeting of the Board of Supervisors was held at the Township Municipal Office, 3401 Marietta Avenue, Lancaster, Pennsylvania on Tuesday, March 4, 2014. Chairman David Dumeyer and Board members Frank Burkhart, Edward Fisher, Kent Gardner and Naomi Martin were present. Also in attendance were: Ron Youtz, Township Manager; Mark Pugliese I, Chief of Police, Dale Getz, Public Works Director, Jodi Heffner, Zoning Officer and Brenda Shuey, Recording Secretary.

I. CALL TO ORDER:

Chairman David Dumeyer called the meeting to order at 7:30 p.m. and led with the Pledge of Allegiance.

II. APPROVAL OF MINUTES: FEBRUARY 4, 2014

Motion: Kent Gardner moved, seconded by, Edward Fisher, to approve the Board's February 4, 2014 meeting minutes as presented. Motion carried, 5-0.

III. COMMUNICATIONS

A. BOARD OF SUPERVISORS

1. Chairman David Dumeyer complimented the Road Department for a great job with keeping up with the brutal storms that have been bestowed upon us.
2. Kent Gardner stated that he attended a seminar in Lancaster City with DEP/EPA officials and he felt that the conversations exchanged with these officials were positive.

B. TOWNSHIP MANAGER

1. Ron Youtz announced that the Lancaster County Commissioners will hold their March meeting on March 12, 2014 at our facility beginning at 7 pm.
2. Ron also reminded the Board that the Lancaster County Association of Township Supervisors spring meeting will be held at the Four Season Complex on Monday March 31, 2014 at 5:30 pm, and to let either Brenda or himself know if any Board member will be attending so registration can be prepared.
3. He also commended the road crew department on an excellent job dealing with the numerous storms and appreciative that the Board also acknowledges their continuous efforts.

C. RESIDENTS

1. Boy Scout Blaine Benfer of Charelle Drive, Columbia stated he was working on his merit badge by attending a Board meeting.
2. Barry Carter, Assistant Fire Chief presented the Board members with a copy of the West Hempfield Fire & Rescue January 2014 report. He stated that there were 46 fire calls, 13 fire police calls, and 21 QRS calls for a total of 80 calls for

the month. He also stated that there were 16 automatic fire alarms which were caused by faulty detectors.

3. Fire Chief Gantz of Mountville Borough informed the Board that he had given his report to the Township Manager.

IV. SUBDIVISIONS, LAND DEVELOPMENTS, AND PLANNING MODULES

A. CLARK-FILTER – 3649 HEMPLAND ROAD – STORMWATER MANAGEMENT PLAN BRIEFING.

Frank Burkhart informed the Board that the draft minutes of the Planning Commission dated February 20, 2014, he noted a typo with the acreage amount in section III. Briefing Items, A. Clark-Filter shows { 114 acres } should read { 11.4 acres }. Ron Youtz stated that he would have the correction made prior to minutes going to Planning Commission members.

Jodi Heffner, Zoning Officer informed the Board that the site currently consists of 11.4 acres, a large warehouse building and associated driveways and parking areas. The proposed improvements include increasing the impervious area by adding additional truck parking, loading docks with associates maneuvering areas, and an additional storage building. The runoff from the site drains to a tributary of the Little Conestoga Creek.

Ms. Heffner informed the Board that the applicant has applied for a variance to Section 701.18.C for site screening of outdoor trash storage area and Section 701.18.D for maximum site area to install a structure to store recycling on their property zoned I-2. The variance request will be heard by the Zoning Hearing Board at their March 11, 2014 meeting.

B. CJPS, LLC – 3614 & 3616 ORKNEY ROAD – STORMWATER MANAGEMENT PLAN BRIEFING.

Jodi Heffner, Zoning Officer informed the Board the property is zoned R-3 and consists of existing multi-family dwellings. The applicant is proposing construction of two new garage buildings. Each building will consist of six garages per building located on each lot and paving of existing and new parking and driveway areas for the residents of the existing dwellings. There are no new proposed lots or lot additions.

Edward Fisher questioned if the new construction would be for the current tenants use and not to be rented to the public. Mr. Youtz, Township Manager informed the Board that a stipulation has been included in writing for them to proceed that the new garages are to be used by tenants and not allowed to be rented to the public.

V. OLD BUSINESS - NONE

VI. NEW BUSINESS

A. REQUEST AUTHORIZATION TO ADVERTISE PROPOSED STORM WATER MANAGEMENT ORDINANCE.

Ron Youtz stated that the final draft of the proposed storm water management ordinance has been completed, he is requesting the Board to authorize the advertisement to hold the public hearing.

Edward Fisher felt that the proposed Ordinance is consistent with the County's Act 167 blueprint and there are simple diagram/examples included for residents to use to help determine if a storm water management plan is necessary.

Mr. Youtz stated that fees need to be established for both exemption applications and for the small project applications. Staff can provide to Board at next meeting recommendations for both fees.

Kent Gardner questioned if the staff has the computer program to track the information. He also stated that there could be funding coming available through the LIMC for a program to track this information. Mr. Youtz informed the Board he felt that the current program is sufficient to track all data relating to each parcel in the Township.

Motion: Kent Gardner moved, seconded by, Edward Fisher, to authorize the advertisement of the proposed Storm water Management Ordinance and to establish a Public Hearing for the April 1, 2014 Board of Supervisors meeting . Motion carried, 5-0.

B. APPOINTMENT OF MEDICAL DIRECTOR FOR WEST HEMPFIELD FIRE & RESCUE QUICK RESPONSE SERVICE.

John Leas, President of the West Hempfield Fire and Rescue informed the Board that the department plans to appoint Dr. Steven Ginder with the Emergency Medical Specialist Group which is affiliated with Lancaster General Hospital to serve as the Medical Director for the Quick Response Service. This will ensure our personnel meet the requirements of Act 35, PA Emergency Medical Services.

Mr. Leas stated that Dr. Ginder is also the Director for the Susquehanna Valley Emergency Medical Services which run from our station.

Mr. Leas informed the Board that Dr. Ginder would provide training, verify certifications of the QRS personnel and ensure the proper emergency equipment is utilized. Dr. Ginder will also become a member of the department.

C. CONSIDERATION TO ESTABLISH COMMITTEE TO DISCUSS FIRE

DEPARTMENT PROJECT.

Ron Youtz, Township Manager informed the Board that on February 15, 2014, he along with Chairman Dumeyer and Kent Gardner attended an informal meeting with Fire Department officials to discuss the future needs of the Fire department. It was discussed that a committee be established to look into the needs of the department.

Chairman Dumeyer suggested that the committee consist of 2 Planning Commission members, 2 Board members, 2 fire company members and possibly 2 residents. He felt that having the committee would possibly have ideas that were not yet discussed.

Edward Fisher stated that he felt that we did a needs analyzes with the fire company because plans have been provided, he has more concerns with financing and logistics of the project.

Frank Burkhart asked if Ron Youtz would be involved in the meetings. Chairman Dumeyer stated that Ron would be involved and attend the meetings.

Ron Youtz, Township Manager informed the Board that any names to be considered from any of the committees and public should be forwarded to him so he can contact the individuals to see if they would be interested in serving on the committee.

Motion: Kent Gardner moved, seconded by, David Dumeyer, to authorize the establishment of a research committee which shall consist of 2 Planning Commission members, 2 Board members, 2 Fire company members and 2 residents at large to discuss the fire company project. Motion carried, 5-0.

D. AUTHORIZE SOLICITOR TO ENTER COMPLAINTS ON OUTSTANDING OLDS COMPLIANCE PROPERTIES.

Ron Youtz, Township Manager informed the Board that they were provided with a list of names that did not comply with pumping their septic system as required by the OLDS program. He stated he is requesting authorization to forward the names to the Township Solicitor, if needed, to enforce the penalty for non-compliance.

Motion: Edward Fisher moved, seconded by Kent Gardner, to authorize the Township Manager to interact with the Solicitor, if needed, to enter complaints for properties for noncompliance with the OLDS Program. Motion carried, 5-0.

E. APPROVAL OF LEASE PURCHASE AGREEMENT FOR IN-CARE CAMERAS.

Ron Youtz, Township Manager explained to the Board that with the new technology for in-car cameras, he and Police Chief Mark Pugliese looked into a lease to own option in order to install new in-car cameras in all police vehicles. The lease is for 3 years

with annual installment of \$14,679.44 for a total of \$44,333.32 which includes a \$295.00 document filing fee.

Chief Mark Pugliese stated that the in-car cameras are the state of the art and in HD which means the pictures are improved and vibrant. He also stated that these cameras are necessary as they show how the officer and citizens are interacting with each other and can prove if the officer was acting appropriately during a call.

Motion Kent Gardner moved, seconded by Frank Burkhart, to approve the 3 year lease with Susquehanna Commercial Finance for the purchase of in-car cameras for a total of \$44,333.32. Motion carried, 5-0.

VII. ORDINANCE AND RESOLUTIONS.

A. RESOLUTION 3-14 TO INCLUDE ESCALATOR CLAUSE IN ROAD MATERIAL BIDS.

Ron Youtz informed the Board that the proposed Resolution to be considered is for the escalator clause that is needed for asphalt bids which would contain less than 100 tons of liquid asphalt.

Motion: Kent Gardner moved, seconded by Frank Burkhart, to approve Resolution 3-14 to include an escalator clause in the road material bids. Motion carried, 5-0

VIII. APPROVAL OF PAYABLES

Payroll/Taxes.....	\$173,216.70	Electronic Payment
General Fund.....	\$133,793.73	Checks 24653 - 24774
Fire Hydrant.....	\$ 0	Checks
Street Light.....	\$ 4,323.91	Checks 368
State Fund.....	\$ 10,773.75	Checks 2874 – 2876
Escrow Fund.....	\$ 2,909.72	Checks 116
Sewer Fund.....	\$ 13,965.09	Checks 3693
Refuse Fund.....	\$ 30,279.75	Checks 2147 – 2155
Police Liquid Reserve.....	\$500,000.00	Checks 173

Motion: Kent Gardner moved, seconded by Frank Burkhart, to approve payment of all bills between February 1 through February 28, 2014 and any residuals. Motion carried, 5-0

IV. ADJOURNMENT TO EXECUTIVE SESSION TO DISCUSS A PERSONNEL ISSUE
AND A LEGAL MATTER.

Motion: Chairman David Dumeyer called for motion to adjourn into Executive Session to discuss a personnel issue and a legal matter. Kent Gardner moved, seconded by Frank Burkhart, to adjourn the regular meeting at 8:15 p.m., and to go into Executive Session to discuss personnel and legal issues. Motion carried, 5-0.

Respectfully submitted,

Ron L. Youtz,
Secretary