

**West Donegal Township Supervisors
Board of Supervisors Meeting
December 21, 2015**

The regular meeting of the Supervisors was held at 7:00 p.m. at the Township Municipal Building. Chairman Roger Snyder called the meeting to order with the following Supervisors in attendance: Ralph Horne, John Yoder, J. Clair Hilsher and Doug Hottenstein. Also in attendance were Zoning Officer Wayne Miller, Township Manager, Gene Oldham, Township Roadmaster, Todd Garber, and Chief of NRLCPC, Mark Mayberry.

- I. **Call Meeting to Order**
- II. **Pledge of Allegiance, Silent Prayer, Tape Announcement**
- III. **Roll Call of Supervisors** -- All Supervisors were present.
- IV. **Approval of the November 9, 2015 Meeting Minutes** -- Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- V. **Public Comments** -- Chairman Snyder recognized Supervisor Horne for his 6 years serving on the Board. Tonight is his last meeting. A plaque was presented to Supervisor Horne and pictures were taken. Marie Martin of 996 West Ridge Road made a statement regarding the use of leaf bags and burning leaves on a property. She explained the difficulty it creates for the senior citizens of the township to try and get the leaves in the bags provided. She would like them to pursue alternatives on disposing leaves in the fall of 2016. She also thanked the Board of Supervisors, the Chief of Police, and Fire Departments for their service and wished them a Merry Christmas and Happy New Year. Supervisor Horne agreed that the Township should look into alternatives for leaf pick up for next fall.
- VI. **Reports** -- Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- VII. **Actions**
 - A. Approve/Reject Ordinance No. 221 to amend the Code of Ordinances of West Donegal Township, Chapter 240, Zoning, to add and revise definitions of terms; add and revise uses authorized in various zoning districts; and make amendments to implement the Regional Strategic Plan for Elizabethtown Borough and the Townships of Conoy, Mount Joy, and West Donegal, adopted as the West Donegal Township Comprehensive Plan. -- Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
 - B. Approve/Reject Ordinance No. 222 to amend the Code of Ordinances of the Township of West Donegal, to revise and amend Chapter 195, Streets and Sidewalks, in its entirety. -- Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
 - C. Ironstone Ranch – Star Barn Project – WDT 15-08 – There are representatives of Ironstone Ranch present at the meeting. Craig Smith with RGS Associates, Inc. explained the project more in depth and reviewed the waivers.
 1. Approve/Reject the following waivers (see Engineer’s letter, dated December 4, 2015): Motion by Supervisor Yoder to include all SALDO and Stormwater Management Ordinance Waivers listed below/Supervisor Horne to approve. Motion carries.

SALDO

 - a. Section 200-13 – Preliminary Review Process
 - b. Section 200-20.A(7) – Drafting Standards
 - c. Section 200-35.J – Horizontal Alignments
 - d. Section 200-35.S(5) – Cartway Width
 - e. Section 200-35.S(8) – Setback from Access Drive

Stormwater Management Ordinance

 - a. Section 190.31.L.1 – Limiting Zone
 - b. Section 190.32.A.2.c – Loading Rates

2. Approve/Reject the Preliminary/Final Land Development Plan for Ironstone Ranch, dated October 15, 2015, prepared by RGS Associates, Inc., subject to the Engineer's letter of December 4, 2015 and Josele Cleary's letter of December 1, 2015 and her letter dated December 21, 2015. – Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
3. Approve/Reject the Sewage Planning Exemption for submission to DEP. – Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
4. Approve/Reject the signing of the Stormwater Management Agreement and Declaration of Easement when signed by the Developer/Owner. – Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
5. Approve/Reject the authorization to sign the Final Land Development Plan, prior to recording, when all conditions have been satisfied. – Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
6. Approve/Reject the posting of financial security. – Supervisor Yoder makes a motion to approve approximately \$1,000,000 of financial security subject to the Township Manager's approval of the exact amount needed. Supervisor Horne to approve. Motion carries.
- D. Approve/Reject the request by Donegal Woods, LLC regarding dedication of Lot 115 at the intersection of Poplar Path and Greenbriar Drive for a park. – The Township would like to have them come back in the spring when the roads are completed. Donegal Woods, LLC withdrew their request and agreed to come back after the roads are completed.
- E. Approve/Reject a waiver of Section 200-35.T(4) – Maximum Width of Drive to allow a 24-foot driveway at curb line for Michael Minick, 148 Oak Drive. – Mr. Minick was present with pictures and explained that he has difficulty getting out of his garage with a smaller width driveway. He's asking to expand it to 24 feet to give additional access to his new garage. Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- F. Approve/Reject the 2016 Budget. – Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- G. Approve/Reject Resolution No. 5/2015 of the Township of West Donegal to levy taxes upon all taxable real estate property within the Township for general Township purposes and for fire protection for the year 2016. – This is a motion to increase the taxes to 2 mills for next year. Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.
- H. Approve/Reject meeting dates for Boards and Commissions for 2016. – Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- I. Reduction of Escrow for Conewago Industrial Park Water & Sewer Company. – Township Manager Oldham recommends that the Board release the cash escrow in the amount of \$14,150.75. Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- J. Release of Escrow for Wenger's Feed Mill – Soybean Plant Stormwater Management Plan – Township Manager Oldham recommends that the Board release the Letter of Credit escrow of \$41,614.50. Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries.

VIII. Discussion Items

- A. Newville Road Bridge Project – The job is complete and the ribbon cutting took place December 7, 2015.
- B. On-lot septic maintenance for Pumping District No. 1. – All owners have responded. District No. 2 will begin in 2016.
- C. Discrimination Complaint filed by Lisa Bailey. We will appear on December 22nd at a PA Human Relations Commission for a fact-finding conference. Sheryl Brown, Esq., of Siana, Bellwoar & McAndrew, LP will be accompanying us. – All parties were informed today that this conference has been canceled due to Lisa Bailey unable to attend.

- D. Memorandum of Understanding with the Fire Department. – The final document will be passed around to each fire department for signature and the executed document will be returned to the Township for action on January 4, 2016.
- E. Bridge Inspection Reports prepared by Mackin Engineering Company. – Township Manager Oldham reviewed the bridge inspection reports.
- F. Alternate Engineer for 2016. – Three engineering firms have submitted their proposals and the Board will review the proposals and select an Alternate Engineer at the January 4, 2016 meeting.
- G. Reminder that the January meeting of the Board will the 4th.
- H. Zoning requests or letters issued. – Two letters were sent and they are waiting on a response.
- I. Planning Commission candidate. – David Lewis of Furnace Hill Road submitted his resume and indicated he would like to get involved in the Township. The Board will consider where he could best be utilized and make a decision at the January 4, 2016 meeting.
- J. Hess Road culvert replacement. – Supervisor Yoder projected the pictures on the wall. Township Manager Oldham would like to proceed with requesting easements from the property owners on Hess Road so the township can move forward on this project for 2016. The Board directed action for right-of-ways.
- K. Greider Avenue – Consider a one-way condition from Libhart Alley to Alida Street. Also consider a parking restriction on one side. – This street is only 16-feet wide and very narrow with houses close to the street. The Board viewed the satellite imagery and they would like input from the residents before making a final decision.
- L. DEP letter for Furnace Hill Rd and Cedar Hill area – Township Manager Oldham submitted a letter to DEP and had a phone conversation with DEP. DEP has yet to reply that they concur with the Township findings.
- M. The General Fund Narratives have been handed out for the Board's review.
- N. The Township Roadmaster is requesting a fuel tank be put on the property to save time and money. – The Board will look into this as a possibility for 2016.
- IX. **Executive Session** – There was none.
- X. **Bills Payable (Final Unpaid List)** -- Motion by Supervisor Yoder/Supervisor Horne to approve. Motion carries.
- XI. **Adjourn** – Motion by Supervisor Horne/Supervisor Yoder to approve. Motion carries. Meeting adjourns at 8:28 p.m.

Prepared by April Miller for

J. Clair Hilsher, Secretary