

MINUTES
PUBLIC WORKS COMMITTEE
NOVEMBER 1, 2021

The Penn Township Public Works Committee convened on Monday, November 1, 2021, following Public Safety Committee Meeting at 7:26 p.m. Present were Chairman Black, Commissioners Brown, Cromer, Elksnis and Heiland. Also present were Township Manager Rodgers, Police Chief Hettinger, Fire Chief Clouser, Township Engineer Bortner, Zoning Officer Smith and Township Secretary Sweeney. The following items were discussed:

ANNOUNCEMENTS: There were none.

APPROVAL OF THE MINUTES: The minutes of the October 4, 2021 Public Works Committee meeting were approved as submitted.

CITIZEN'S COMMENTS: Mr. Lenny Warren, 1052 Brian Lane, President of the Thornbury Hunt Home Owner's Association was in attendance to discuss the transition of ownership of the stormwater management area from J.A. Myers. They have conflicting information on the ownership of the stormwater management areas. The documentation they have is from 2015 and is not the most current. He stated that several of the lots have changed from the plan that they have. He has contacted J.A. Myers and was told their attorney would be in touch with the information, and to date he has not heard from them. Zoning Officer Smith reported the Township has the land development plans that have been recorded at the courthouse, and are most likely from 2015, and have not been notified of any changes.

Mr. Warren also reported that a property owner on Quartz Ridge had her property surveyed and discovered that she owns a portion of the stormwater management area. She was not aware of this at the time of purchase, and was not informed of the responsibility for the upkeep. She has asked the HOA if she can gut out the area and reseed. The water stream is backed up, mosquito infested, the side banks are eroded, and the sidewalk is already broken up.

Chairman Black recommended that Engineer Bortner and Zoning Officer Smith locate the most recent plans the township has, and begin from there.

GUIDE RAIL UPDATE: Engineer Bortner reported C.S. Davidson has advertised the invitation to bid documents for the project. The contract should be awarded at the Board of Commissioners meeting on November 15, 2021.

TRONE FAMILY TRUST LANDSCAPING AND BUFFERYARD: Engineer Bortner reported that he and Zoning Officer Smith visited the site with Hanover Land Services. The landscaping architect did a redesign of the bufferyard to address the area of the suburban residential area. The property is owned by Hanover Borough, and they are awaiting approval for installation.

PARK HEIGHTS BLVD. SCHEDULE: C.S. Davidson has scheduled the work in two phases. The first is replacing the culvert and opening to traffic, which must be completed prior to applying for the permits for the second phase for the realignment.

KAREN LANE BRIDGE: Engineer Bortner reported that the Karen Lane Bridge is not open at this time, but should be in the very near future.

STONEWICKE PHASE III BOND: Engineer Bortner suggested setting the bond amount for Stonewicke – Phase III at \$1,375,360.75. The Committee recommended setting the amount.

Chairman Black requested an update on the surplus equipment discussed at last months meeting. Manager Rodgers reached out to York County and they are interested in taking over ownership of the equipment and requested if there are any originating documents. The Township has not heard from West Manheim.

Chairman Black also requested an update on the shed that is located on Township Property. Engineer Bortner reported that he along with Shawn Garrett have begun surveying the property and estimating 99% of the shed is on the Township property.

Commissioner Elksnis requested someone be contacted to street sweep the roads around the construction work at Hanover Foods. Engineer Bortner stated he can reach out to them.

REVIEW OF CURRENT SUBDIVISION AND LAND DEVELOPMENT PLANS: Engineer Bortner gave the committee a review of the current Subdivision and Land Development Plans. Current Plans are:

- SL17-10 – Mustang Pointe
- SL20-09 – Pero Farms Hanover Facility LLC
- SL20-10 – Aquaphoenix Scientific Building Addition
- SL21-01 – Clover Lane Development (Stonewicke V)
- SL21-05 – Elsner Engineering Works
- SL21-07 – Stonewicke – Phase III
- SL21-09 – Porter and Warehime Property, BPR LLC
- SL21-10 – Conewago North Ridge Partners, L.P.
- SL21-11 – Brookside, LLC & Meadow Springs, LLC

The Committee thanked Engineer Bortner.

MS4 UPDATE: Manager Rodgers reported MCMs 1, 2 and 3 will be ready for review. Hanover Land Services has reviewed the pump stations, will visit the Fire Stations, and some of the outfalls in the near future with Engineer Bortner. The recent diesel spill was not in the MS4 area, but will be documented.

EXTENSION REQUESTS: Zoning Officer Smith submitted extension requests for SL17-10-Mustang Heights, SL21-01-Clover Lane Development, LP and SL21-05 Elsner Engineering Works, Inc. The Committee recommended approving the requests.

UPDATE OF 4 SCOTT STREET: Zoning Officer Smith reported they continue to monitor the property. The railing on the rear deck has not been repaired, a citation has been filed. Watermelons are piling up on the property. An email was received about raw chicken being thrown between the neighboring property, notification has been sent about sanitation. Sheriff Sale is scheduled for February 7, 2022.

RECREATION-CREATIVE PLAYGROUND: Manager Rodgers presented the plans forwarded from JMT for the Creative Playground Designs. The next step is to decide which company and design to use. Manager Rodgers stated no word has been heard regarding the grants that we applied for. Commissioner Brown stated that there is a budget meeting on November 9th, and would like to discuss the design and have a decision made to move forward as soon as possible. The Committee was in agreement.

Manager Rodgers reported the York County Rail Trail is looking for a Penn Township resident to be a part of their committee. Commissioner Black volunteered for the position.

OTHER MATTERS: Commissioner Brown stated that the Township has seen examples of the situation that Mr. Warren spoke about earlier in the evening. Developers are passing off the responsibility of the stormwater management areas to property owners who have no knowledge of ownership and the responsibility for the maintenance. Engineer Bortner stated that the situation is confusing. Chairman Black asked who owns the new subdivision land development plans. Engineer Bortner stated that typically it is the HOA. Chairman Black stated the upkeep and management is a struggle for the HOAs.

Commissioner Elksnis reported at the October Planning Commission meeting the Commission denied a land development plan regarding a proposed retaining wall. Commissioner Elksnis requested Engineer Bortner to look into the Ordinances to avoid these situations in the future. Engineer Bortner reported currently the Zoning Ordinance addresses retaining walls, as well as does the UCC, however, Stormwater Management does not.

CITIZEN'S COMMENTS: There were none.

The meeting was adjourned at 8:17 p.m.

Respectfully submitted,

Donna M. Sweeney,
Township Secretary