

MINUTES  
PUBLIC WORKS COMMITTEE  
SEPTEMBER 3, 2024

The Penn Township Public Works Committee convened on Tuesday, September 3, 2024, meeting at 6:18 p.m., following the Public Safety Committee Meeting. Present were Chairman Baile, Commissioners Berlingo, Brown, Elksnis and Heiland. Also present were Police Chief Hettinger, Fire Captain Adams, Township Engineer Bortner, WWTP Superintendent Lank, Zoning Officer LeFevre, and Township Secretary Sweeney. The following items were discussed:

ANNOUNCEMENTS: There were none.

APPROVAL OF THE MINUTES: The minutes of the August 5, 2024, Public Works Committee meeting were approved as submitted.

CITIZEN'S COMMENTS: There were none.

TOWNSHIP FLEET REPLACEMENT PRIORITIZATION: Township Engineer Bortner reported, he previously discussed the prioritization of the Township's fleet replacement. After meeting with WWTP Superintendent Lank, Assistant WWTP superintendent Kline and Public Works Supervisor Ortman, they reviewed the list of equipment slated for release and established a priority, excluding equipment that isn't immediately available. The updated list, which was emailed to the Committee, reflects the equipment believed to be most urgently needed.

Commissioner Heiland stated since the budgeted Oil Creek project won't proceed, there is consideration of reallocating those funds. However, it's unclear if a budget amendment would be required, similar to the one for the sewer fine screen. This will need to be confirmed. If the funds aren't used this year, they will roll over into next year's budget. This is something to consider moving forward.

2011 CAM TRAILER MV-41: Township Engineer Bortner reported the township has received the new title and registration card for the 2011 CAM trailer and is officially registered at 51,750 pounds, making it legal for hauling.

SUBDIVISION AND LAND DEVELOPMENT PLANS: Township Engineer Bortner provided the Committee with a review of the current Subdivision and Land Development Plans. Current Plans are:

- SL17-10 - Mustang Pointe
- SL21-05 - Elsner Engineering Works
- SL22-01 - Water Street Four, LLC
- SL22-10 - 934 Baltimore Street – Cody Bentzel
- SL22-11 - Liberty Restoration & Construction, LLC
- SL24-03 - Holland Construction – 100 Blettner Avenue
- SL24-05 - LCBC Hanover – 1504 Broadway
- SL24-07 - Sheridan Press – 450 Fame Avenue & 15 Industrial Avenue

SL24-08 - Carrol County Christian Center, Inc. 889 Baltimore Street  
SL24-09 - Keel, LP – Spring Garden Street  
SL24-10 - 1085 Fairview Drive – John M. & Lisa A. Diehl

Township Engineer Bortner reported LCBC and Sheridan Press are expected to be ready for approval this month. Two new plans have been submitted: Keel LP, which is seeking to expand their property on Spring Garden Street and has moved forward with the land development plan, and 1085 Fairview Drive, which involves an add-on and reverse subdivision. Additionally, Mustang Point submitted revised plans last week, addressing staff comments, though they still need to obtain permits from the York County Conservation District and DEP.

2025 PUBLIC WORKS BUDGET: Township Engineer Bortner reported he emailed the committee the worksheets for the Public Works Budget along with the proposed road program. Commissioner Heiland stated he would like to review the highway aid details. He added that we'll need to account for wage increases due to the ongoing contract negotiations with AFSCME. Currently, there's no increase included in the 2025 budget for them, so we'll need to add that in to avoid a significant shortfall.

MS4 UPDATE: MS4 Inspector Garrett reported the Public Works building is still addressing EPA violations, and actively working to keep them up to date. He is also working on the Stormwater Ordinance. He sent in an updated form along with photos, including one from Baltimore Street where a leak had occurred; grass is now growing in that area, so it's resolved. Additionally, Photos were taken of the digital sign and noted the inclusion of MS-4 information in the fall/winter newsletter.

STONEWICKE: 2009 ZONING MAP VS. 2015 FUTURE LAND USE MAP: Township Engineer Bortner reported after the August Board of Commissioners meeting, he reviewed the zone map and future land use map, focusing on the Stonewicke neighborhood. He noticed some issues raised during the meeting, including the fact that part of Wellspan is zoned residential. Depending on the timing of any corrections in that neighborhood, Wellspan's zoning might need to be considered. Additionally, if Lot 1 were zoned residential, as requested last month, we might want to rezone Willow Court, which is currently zoned shopping commercial, to residential as well. This would prevent spot zoning and create a more consistent zoning pattern.

EXTENSION REQUESTS: Zoning Officer LeFevre submitted extension requests for SL22-10-934 Baltimore Street-Cody Benzel and SL22-11 Liberty Restoration and Construction, LLC. The Committee recommended approving the requests.

RECREATION: Commissioner Heiland reported the final part of our equipment purchase has been completed, and it turned out very well. He thanked the crew who worked on it. There was positive feedback from someone who accidentally sent a message to Kate Klunk, and she redirected them to the correct people to express their thanks. The new equipment is already making a positive impact, creating a sense of community with many more people and families engaging in the area than we anticipated.

OTHER MATTERS: There were none.

CITIZEN'S COMMENTS REGARDING THE DISCUSSION ITEMS: There were none.

The meeting was adjourned at 6:31 p.m.

Respectfully submitted,

Donna M. Sweeney,  
Township Secretary