

May 2nd, 2023

Lower Chanceford Township Building, May 2nd, 2023 at 7:30pm. The regular monthly meeting of the Lower Chanceford Township Board of Supervisors was called to order by the Chairman David Glenn. Others present were Supervisors James Parlett, Jr, Alan Taylor, Secretary/Treasurer/Zoning Officer Susan Wiley and Solicitor Gilbert G. Malone.

The meeting was opened with the salute to the "American Flag".

The minutes of the April 4th, 2023 meeting were read and approved.

A motion by Supervisor Parlett and second by Supervisor Taylor to approve payment of bills. Motion carried.

FLOOR WAS OPENED TO THOSE THAT ASKED TO BE PLACED ON AGENDA

1. Mr. Arnez whom resides at 546 River Road/Riverview Rd intersection inquired about the school bus and parents destroying his property. He asked what he could do to project his yard. Sue reported that she will look at the file and visit property with road master.

EMS REPORT

1. Southern York EMS Treasurer John Eaton reported that Lower Chanceford Township had 33 calls in March. There were a total of 149 calls. He stated that they give more mutual aid then they receive. He reported that they have 2 fundraisers coming up a golf one on June 30th and one on August 26th their annual bull roast.

NEW BUSINESS

1. Motion by Supervisor Taylor and second by Supervisor Parlett approve a proposed fence ordinance pertaining to township roads be sent to York County Planning for review. Motion carried.
2. Auditor Angie Blankenbiller presented the board and Sue with the auditors report, she then proceeded to read it to the public.

3. Motion by Supervisor Taylor and second by Supervisor Parlett to approve the non-building waiver for the Johnson/Robinson subdivision on Barkmill Rd. Motion carried. Also motion by Supervisor Taylor and second by Supervisor Parlett to approve the subdivision Plan. Fees have been paid. Motion carried.
4. Sue reported that revised Subdivision/Land Development plans for the Dollar General have been presented for the general public to look at.
5. Motion by Supervisor Taylor and second by Supervisor Parlett to approve Kinsley Construction to do the road maintenance using ARP funds. Motion carried. (Stewart & Tate \$62,550 & Kinsley Construction \$38,590)
6. Motion by Supervisor Taylor and second by Supervisor Parlett to approve Kinsley Construction to approve paving of the township parking lot using ARP funds. Quotes were Stewart & Tate in the amount of \$61,200 and Kinsley Construction \$39,560. Motion carried.
7. Motion by Supervisor Parlett and second by Supervisor Taylor to approve advertising the 2000 International Dump Truck.

ZONING

1. ZO Sue asked the board to send Ivan Esh an enforcement notice because he has not come into compliance or applied to the zoning hearing board. Ivan asked what his options were and he was informed to apply to the ZH Board for a small Business.
2. ZO Sue reported that Steven Smucker, Bridgeton Road, is in violation for use of his buildings without a U & O and storm water approval since April 5th, 2023. Attorney Malone informed the board that at the magistrate's office Laura Manifold that they just charged for 1 day for a thousand dollars. Attorney Malone informed the board the township can go for additional charges.
3. ZO Sue reported that Samuel Stoltzfoos on East Posey Road put 5 high tunnels on his property which he had permits for but Sue made a visit to the property because she and Dave Lipinski had not heard from him and

as of April 20th all green houses were being utilized with tomato plants. He did not have U & O's for any of them and he choose to do his own storm water plan, not the one that was approved. At the time Sue observed that there was not 70% vegetation. Supervisor Parlett asked Mr. Stoltzfoos why he didn't comply with the approved SW plan and why he used them without a U &O. He said that the excavators estimated bill was \$48,000 dollars and he was thinking maybe around \$10,000. Mr. Stoltzfoos said the bio charge material was \$16,000. He asked the board for patience several times until Representative Zimmerman's HB 1486 could be worked out. He also stated that he was running out of time. His storm water plan was 3 x 3 corn fodder bales with black plastic. He also said that Sally Holbort from "Water Quality Control" was going to touch base with the township. The board decided to retreat to an executive session to discuss litigation pertaining to the violations. The board then returned to the meeting and informed Mr. Stoltzfoos of their decision. Motion by Supervisor Parlett and second by Supervisor Taylor to approve the criminal action paperwork but not to file it at this time unless Mr. Stoltzfoos does not pay his \$7,500 late charge/fine by May 8th, 2023. He is not to put any new crop in the high tunnels after the tomatoes are finished and until this matter is resolved and that someone must be in contact with Sue before the next supervisors meeting to discuss his stormwater. Mr. Stoltfoos asked for patience again and asked about having a meeting with DEP and Zimmerman, and Sally. Attorney Malone stated that this has nothing to do with the impact on the penalty.

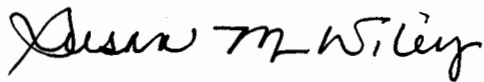
4. ZO Sue reported that Jared Wotring owner of Sunnyburn Court was pumping raw sewage into the bamboo and was digging up a sewage line. Sue reported that Mr. Wotring has made application for perc/probes and is trying to solve the problem. Attorney Malone had paperwork with him to start prosecution. Mr. Wotring stated that he was willing to pay a fine that evening in order to keep from going to court. Sue asked that Mr. Wotring be responsible for paying for the neighbor's water test and he agreed. Mr. Wotring is to give the manifests to the township until the new system is installed.

The meeting was closed to "Open up hearing for Public Comments" as advertised.

The hearing is for adding 90 Frosty Hill Road also known as Map EN Parcel 34 into Ag security. The Ag security board and the township planning commission gave their approval. With there being no comments, the hearing was closed and the meeting was reopened. Motion by Supervisor Parlett and second by Supervisor Taylor to approve this addition. Motion carried.

Before the meeting was adjourned, Henry Esh along with Realtor Bob Gochenaur inquired as to the zoning and what could be done with the apartment and store at the corner of East Telegraph Rd and Route 74. The advertisement is wrong. It is zoned Residential with a commercial use which was grandfathered for retail sales. It was asked about a restaurant and about expanding and he was told he would have to go to the zoning hearing board. Attorney Malone stated that a restaurant probably wouldn't be able to meet parking, sewage, needs.

There being no further business, the meeting was adjourned.



Susan M Wiley, sec/treasurer/zoning officer