

Cumberland Township Board of Supervisors
Minutes of the August 18, 2011 Workshop

Chairman Waybright called the workshop to order at 8:30 a.m. Present were Supervisors Tom Shealer, Barbara Underwood, and Randy Phiel; Solicitor Sam Wiser, Manager Ben Thomas, Jr., Assistant Secretary Carol Merryman and Zoning Officer Bill Naugle. Visitors present were: Martin Hill, Carolyn Greaney, Dale Molina, Al Ferranto, Don Sangirardi, Mike Jackman, Speros Marinos, Nathan Hockley, Scot Pitzer from The Gettysburg Times and Tim Prudente from The Evening Sun. The meeting was tape-recorded. Supervisor Golden was absent.

Engineer's Items: Manager Thomas reported the following:

Final review is being given to a Developer's Agreement and Indemnification Agreement for Cumberland Village for a public/private partnership for a project on Herr's Ridge Road which does include closing the portion of Herr's Ridge Road between Fairplay Road and Paddock Drive.

The Deed of Dedication for the streets in Patriot's Choice is being reviewed by the Solicitor. The developer has submitted the required Maintenance Bond and they are working to address the last of the punch list items. A Resolution for the adoption of the Deed of Dedication has been prepared by Solicitor Wiser.

The Deed of Dedication for the remainder of the street in The Meadows, Phase II is also being reviewed by the Solicitor and he has prepared a Resolution for adoption of the Deed of Dedication.

Hagemeyer North America aka: Tristate Electrical Supply has requested a release of their financial security for their project located on Biglerville Road and KPI has prepared a letter dated August 15, 2011 and recommended a full release.

Comfort Suites has submitted an amended land development plan and it is being reviewed by the Township Engineer. The appropriate Township staff, including a representative from the Authority, is also performing a team review of the plan.

Public comment:

Mr. Speros Marinos, 912 Baltimore Pike, asked again for Historical Architectural Review Board (HARB) training and for a meeting to be held. Mr. Thomas reported that a meeting will be held and asked Mr. Marinos to contact the Chairman of the HARB, Jim Fox, in regards to the training.

Mr. Don Sangirardi, 51 Hunter's Trail, commented on the actions of the Authority's previous secretary and stated that he hopes that the Township has the proper safeguards in place to prevent something similar from happening.

Mr. Al Ferranto, 501 Knight Road, asked if a date has been set for the arbitration with the Police Association and Solicitor Wiser stated that a date has not been set. Mr. Ferranto also asked to review the developer's agreement regarding the improvements to Herr's Ridge Road in conjunction with the Cumberland Village development because there are some residents who are opposed to a portion of Herr's Ridge Road being closed and taxpayers money is being spent on the project. Mr. Thomas clarified that no taxpayer money is being spent for the road improvements. The developer will be given a credit on his Traffic Impact fees for the portion of the work that the Township wants done above and beyond the work required to be done by the developer. He added that the Township will save money by partnering with the developer and this may also have an impact on the Board's decision in 2012 whether or not to close Bream Hill Road. Mr. Martin Hill, developer of Cumberland Village, reiterated that the Township will not be spending any tax dollars on this project.

Mr. Mike Jackman, 862 Boyd's School Road, asked if the Township would publish a copy of the Ordinance and By-Laws for the York-Adams Tax Bureau. Mr. Thomas asked Mr. Jackman to fill out a Right-to-Know request and the Township would be happy to supply a copy of the documents.

Manager's Items: Mr. Thomas reported the following:

Mr. Thomas recommended that the Township establish a \$50.00 fee for the re-stamping of plans that are not recorded in the required time limit. He suggested that this fee be considered to be put into effect at the beginning of the year.

A Conditional Use application has been received from the Authority for a proposed sewage pump station building and fence to be located on Willoughby Run Road. Mr. Thomas recommended that the hearing be scheduled for September 27, 2011 at 6:45 p.m. He added that the plan includes a small 13'x22' building and a fence and the building was engineered by KPI Technology. Mr. Thomas asked the Board to consider waiving the formal engineering review for this project. The plan has been given a team review by the Township staff, comments were heard at the Zoning Hearing and the stormwater management will be reviewed by the Adams County Soil Conservation District.

Solicitor Wiser and the Board are reviewing a proposed Ordinance and By-Laws for the York Adams Tax Bureau and action must be taken at the September meeting. Mr. Thomas added that he will inquire about a joint legal advertisement to save all of the municipalities some money.

A letter has been received from T. Elizabeth Magner, 470 Belmont Road, asking that her application to place her property in the Township's Agricultural Security Area (ASA) be suspended until next year. It is the Township's intention to open the ASA once a year in June, and hold the required public hearing in July or August.

C. S. Davidson, on behalf of St. Francis Xavier, is requesting that their land development plan be re-stamped by the Township so they can record the plan (a requirement for them to get their Certificate of Occupancy.) The Township will require C. S. Davidson to record the plan and return a copy of the receipt to the Township within two business days. **Mrs. Underwood made a motion seconded by Mr. Phiel and carried to approve the request from C. S. Davidson, on behalf of St. Francis Xavier, to re-stamp their land development plan and require that a receipt for the recording be returned to the Township within two business days.**

The Township staff and Mrs. Underwood have reviewed health insurance proposals from three entities and are ready to recommend the Highmark Blue Shield Value 1000 Plan effective September 1, 2011. Mr. Nathan Hockley, Hockley and O'Donnell, helped the Township with two specific plans that were comparable to our existing plan with Capital Blue Cross. The change to Highmark Blue Shield will reduce the Township's premium costs by 45 to 50% and the Township stands to save in excess of \$150,000.00 in health care premiums if the change is approved. He added that the Township will no longer need a third-party HRA Administrator and this will also save the Township money. Mrs. Underwood thanked Nathan Hockley for his hard work to make this savings possible. **Mr. Phiel made a motion to approve the change to the Township's health insurance carrier to Highmark Blue Shield Value 1000 Plan pending the review and approval by the Police Union seconded by Mrs. Underwood and carried.**

A letter of resignation has been received from part-time Patrolman Eric Yost effective July 31, 2011. Officer Yost has accepted a position with the South Carolina Highway Patrol. **Mr. Phiel made a motion to accept the letter of resignation from Patrolman Eric Yost seconded by Mrs. Underwood and carried.** The Board thanked Officer Yost for his service to Cumberland Township.

Committee Reports:

Planning/Zoning – No report.
Public Safety – No report.
Finance Committee – No report.
Park and Rec – No report.
Personnel – Executive Session.
CTA – Discussing administrative issue.
COG – Meeting next week.
ACTPO – No report.
CT411 – No report.

At 9:25 a.m., the Workshop was adjourned for an Executive Session to discuss a personnel issue and a potential litigation issue.

Carol A. Merryman, Asst. Secretary

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