

**CARROLL TOWNSHIP  
BOARD OF SUPERVISORS  
MEETING MINUTES  
NOVEMBER 4, 2002  
Page 1 of 5**

ROLL CALL                      SUPERVISORS – Gary Brown, Robert Faulkner, Calvin Hipp, Kevin Zinn, and Robert Schopfer

ATTENDEES – Dianne Price, Faye Romberger, Mark Hilson, Jeff Murphy, Alexis Hilbish, Roy Fuss, Alan E. Love, Allyn Myers, Todd Cook, Kristen Stagg, Dave Stwalley, Stan Carpenter, Robert Schrift, Carrie Schrift, Jere Rutherford, Robert Gray, Bill Wessels, Chief Francis, and Terry Burger

CALL TO ORDER                Chairman Gary Brown called the regularly scheduled Work Session of the Carroll Township Board of Supervisors to order at 7:03 p.m. The location of the meeting is at the Carroll Township Municipal Building, 555 Chestnut Grove Road, Dillsburg, Pennsylvania.

PUBLIC COMMENT              Chairman Brown announced that the Board of Supervisors held an Executive Session prior to the Work Session to discuss two items, a personnel issue and a legal issue. No decisions were made other than to write a letter.

Mr. David Stwalley, Carroll Township's Representative on the Dillsburg Area Authority Board, informed the Board that the upgrades at the Old Mill Road Wastewater Treatment Plant is about 88% completed at this time and is at about 72% of the cost. DAA is proposing a new pump station on Ore Bank Road. They are working with the property owner to get right-of-ways. DAA has been approved for an 18 month interim financing with a local bank to sewer Homewood Street, Golf Club Avenue, Carroll Manor, Berkshire Hills, and install the Ore Bank Road pump station. Mr. Stwalley stated by including Homewood Street and Golf Club Avenue in the financing it will save the residents in that area several thousands of dollars. DEP is not requiring the Township to revise our 537 Plan for the new pump station on Ore Bank Road.

**CARROLL TOWNSHIP  
BOARD OF SUPERVISORS  
MEETING MINUTES  
NOVEMBER 4, 2002  
Page 2 of 5**

YORK COUNTY  
S.P.C.A.

Chief Francis informed the Board that he has done some research on the picking up and taking in of animals to the Humane Society and is recommending that we enter into an agreement with the Humane Society of Harrisburg Area, Inc. The Humane Society of Harrisburg Area, Inc. is working on 2003 Agreements at this time.

WEST SHORE  
TAX BUREAU  
2003 BUDGET

It was moved by Supervisor Hipp, seconded by Supervisor Faulkner, and unanimously carried to approve West Shore Tax Bureau 2003 Budget as submitted.

APPOINTMENT  
WEST SHORE  
TAX BUREAU  
REPRESENTATIVE

No action was taken on the Resolution designating the West Shore Tax Bureau as its collection agent, appointing an income tax officer, and assigning the representative and alternate representative to the Board of Directors of said Bureau. The Board asked that the current representatives be called to see if they are interested in being re-appointed to this position.

PROPOSED ESCROW  
ACCOUNT FOR  
SUBDIVISIONS

The current application for filing for a Subdivision and/or Development Plan has been updated. The updated application includes an escrow account for engineering fees. The engineering fees are a very wide range at this time. The Board asked that page 3 of the application item number eight is changed to Township Engineer instead of ARRO's plan review, etc., Page 2 item number seven needs to be revised to show an Escrow Account, and Page A-2 that a Note 3 be added stating Escrow Fees Received. The Board is requesting that the application be revised to show the above corrections and that the proposed escrow fee schedule be revised to show a more realistic fee schedule. The revised application and fee schedule will be submitted to the Board at a later date to adopt a resolution.

ROBERT GRAY  
FENCE PROBLEM

Mr. Gray is asking the Board to issue his fence permit, because a judgment has been made in his favor. Dianne Price informed the Board that it is our Solicitor's opinion this judgment does not include the Pealer's. The Board feels until the Township Solicitor informs them that Mr. Gary owns this property no permits will be issued.

**CARROLL TOWNSHIP  
BOARD OF SUPERVISORS  
MEETING MINUTES  
NOVEMBER 4, 2002  
Page 3 of 5**

2003 BUDGET  
WORK SESSIONS  
SET

It was moved by Supervisor Hipp, seconded by Supervisor Schopfer, and unanimously carried to schedule 2003 Budget Work Sessions for Monday, November 11<sup>th</sup>, Wednesday, November 13<sup>th</sup> and Tuesday, November 19<sup>th</sup> at 6:00 p.m.

WINDY HILL  
REZONING  
REQUEST

Dianne Price informed the Board that the Windy Hill Re-zoning request will be going before the Carroll Township Planning Commission on Thursday, November 14, 2002. The Board asked Dianne Price to call Harry Fox, Jr. about the 100 feet right-of-way before we will forward the petition to the Carroll Township Planning Commission and York County Planning Commission.

PROPOSED  
SHOPPING CENTER

Bruce Haney, Vice President of ECHO, is looking at making a deal with two property owners along U.S. Rt. 15 and Route 74 to develop a shopping center. The properties involved are Doug Speck and Roy Fuss. They are still trying to work out a deal with Bill Wessels. At this time they are looking at a Wal Mart, a home improvement center, and five other out parcels. They are proposing a 32 acres park to be given to the township. The developer is proposing to build a new Route 74 from Rt. 15 to Route 74 and dedicate it to PennDOT. The developer has already met with PennDOT to discuss the proposed new Route 74. They have a second meeting scheduled for tomorrow and would like the Board to grant permission for Dianne Price to go along with them. The Board authorized Mrs. Price to attend this meeting with PennDOT. The Board asked Mr. Haney what his schedule is. Mr. Haney is looking at 12 months on the development and the building to open spring 2004. Mr. Haney also asked the Board if they need some fill from the proposed park area if they could use it. The Board did not have a problem with it as long as it was being removed from an area that needed to be leveled. Mr. Hilson suggested that a land cut design be made so everyone would know what areas can be cut. There is a 5 acre track that is zoned Apartment-Office (A-O) that needs to be re-zoned to Commercial-Highway (C-H). The Board does not have a problem with them asking for a re-zoning request. The Board would like the developers to work out a deal with Mr. Wessels instead of taking the land. Chief of Police John W. Francis questioned the presenter as to

**CARROLL TOWNSHIP  
BOARD OF SUPERVISORS  
MEETING MINUTES  
NOVEMBER 4, 2002  
Page 4 of 5**

PROPOSED  
SHOPPING CENTER  
CONTINUES

whether or not the developer had any plans to do “impact studies” from the perspective of emergency services – police, fire and EMS. The developer replied that the impact would be revealed in the traffic studies that would be done and further stated that at the Carlisle Wal-Mart an increase in as many as 5,000 cars per day was predicated. Chief Francis questioned whether a traffic study would reveal the true impact in terms of increased demands upon the emergency services, citing as an example, the increased amount of criminal activity, such as retail theft, that might be expected. Fire Chief Todd Cook echoed Francis’ concerns.

PROPOSED  
AMENDMENTS  
TO THE SLDO  
AND ZO

It was moved by Supervisor Hipp, seconded by Supervisor Schopfer, and unanimously carried to advertise to hold a public hearing on Tuesday, November 19, 2002 at 7:00 p.m. to receive public comment on the proposed amendments to the Subdivision and Land Development Ordinance and the Zoning Ordinance.

TOWNSHIP  
ENGINEER  
UPDATE

Mountain Crest Estates Phase I has submitted the proposed financial security and is being reviewed at this time.

Tristan Drive has placed the wearing course. Mr. Hilson will be sending out a memo itemizing the six outstanding issues that need to be completed before dedication.

There is a request for a private waiver for a joint driveway that is going before the Planning Commission at their next meeting. It will be coming before the Board in the near future.

STEPHENSON  
SUBDIVISION PLAN

The Sandra Stephenson plan was approved in January 2002. The deed conveyance has not been submitted. The Board asked that a letter be sent notifying them that if a deed is not submitted to the Township by November 19, 2002 the plan will be denied.

**CARROLL TOWNSHIP  
BOARD OF SUPERVISORS  
MEETING MINUTES  
NOVEMBER 4, 2002  
Page 5 of 5**

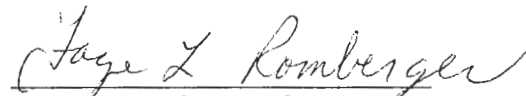
ROUTE 15  
BEVERAGE LAND  
DEVELOPMENT  
PLAN

The Route 15 Beverage Express Land Development Plan was approved in August 2002. The financial security has not been posted. The Board asked that a letter be sent notifying them that if the financial security is not posted by November 19, 2002 the plan will be denied.

ADJOURNMENT

It was moved by Supervisor Hipp, seconded by Supervisor Schopfer, and unanimously carried to adjourn the meeting at 9:09 p.m.

Respectfully submitted,

  
\_\_\_\_\_  
Faye L. Romberger, Secretary