

Minutes of the Spring Garden Township Board of Commissioners Business Meeting
6:30 PM – August 13, 2025

Persons Present:

Daniel E. Rooney, President Commissioner Anne Gray, Commissioner
David Detwiler, Vice President Commissioner (Remote) Thomas Gwilt, Commissioner
Andrew Herrold, Commissioner (Remote)

I. Call to Order / Pledge of Allegiance

Executive Session was held on August 13, 2025, to discuss legal matters.

A. Presentations - None

B. Public Comment

Garth Ericson of 200 Elmwood Blvd – Thanked the Township for the updated intersection markers at S Ogontz St. He also inquired if it was possible to work with the York City School District to help with daily traffic issues with drop-offs and pick-up, as well as the contractors working on the water line replacements causing issues with bus stops. The Commissioners and Public Works stated they would contact relevant parties and keep an open line of communication to work on potential solutions.

C. Business Meeting Minutes

1. **MOTION (Herrold/Gray)** to approve July 9, 2025, Business Meeting and Workshop Minutes.
Discussion: None. Public Comment: None. 5/0. Carries.

D. Finance

1. **MOTION (Herrold/Gray)** to accept the July 2025 Treasurer's Report and Bank Transactions.
Discussion: None. Public Comment: None. 5/0. Carries.

E. Subdivision / Land Development

1. **York Country Day School**

Request to extend August 9, 2022, classroom trailer approval to July 30, 2027.

MOTION (Detwiler/Gwilt) to approve the time extension to maintain classroom trailers through July 30, 2027. Discussion: The Zoning Officer clarified that this extension would bring all the approved trailers to the same expiration date. Public Comment: None. 5/0. Carries.

2. **1520 S George Street – 3D Metals – Land Development Plan Time Extension Waiver**

MOTION (Gray/Gwilt) to approve a 45-day time extension waiver to September 12, 2025, for recording the Final Land Development Plan. Discussion: None. Public Comment: None. 5/0. Carries.

3. **501 Windsor Street – Security Release**

- i) **MOTION (Gwilt/Gray)** to ratify the Manager's authorization for the Engineer to proceed with inspection of improvements at 501 Windsor Street and to fully release security as recommended by Engineer. Discussion: None. Public Comment: None. 5/0. Carries.

4. **1742 Sixth Avenue – Morehouse – Security Release**

- i) **MOTION (Gray/Gwilt)** to ratify the Manager's authorization for the Engineer to proceed with inspection of improvements at 1742 Sixth Avenue and to fully release security as recommended by Engineer. Discussion: None. Public Comment: None. 5/0. Carries.

F. Old Business

1. Comprehensive Plan – FYI

The Planning Commission met on July 9th and voted to recommend the comprehensive plan to the BOC for 45-day review at the August meeting with some suggested updates. Updates have been completed, and the latest version is available on the website.

MOTION (Gray/Gwilt) to direct staff to work with Solicitor to advertise the draft comprehensive plan 45-day review and comment period by the York County Planning Commission, York Suburban School District, contiguous municipalities, and the public.

Discussion: Commissioner Gray reviewed some errors with the current version of the Plan and asked for clarification about the review period and further changes/corrections. It was clarified that this review period would be sent to neighboring municipalities and other relevant parties; changes can be made before additional review periods or advertisement before adoption.

Public Comment: Raeann Waltersdorf of 1558 Hollywood Pkwy inquired if there was an advertisement and a meeting during the 45-day review period and it was clarified that there was no meeting scheduled, but comments can be submitted to the Township. 4/0. Carries.

(Commissioner Herrold lost his connection to the meeting during this discussion and was unable to reconnect for the remainder of the meeting).

2. Mill Creek Trail and Greenway – FYI

The Township is still waiting for notification if the grant was received, the board did approve spending for the project if the grant is not awarded.

3. Fire Station 892 on Indian Rock Dam Road

i) Request for Payment – MW Studios Invoice 24-156-08

MOTION (Gray/Gwilt) to approve payment in the amount of \$24,370.50 to MW Studios using unbudgeted funds from the Building Improvement Fund. Discussion: None. Public Comment: None. 4/0. Carries.

ii) Resolution 2025-17 Reimbursement Tax-Exempt Bond-Note Resolution

PFM Financial Advisors suggested adoption of a reimbursement resolution which would allow the Township to begin the fire station replacement project prior to receiving borrowed funds.

MOTION (Detwiler/Gwilt) to adopt Resolution 2025-17 Reimbursement Tax-Exempt Bond-Note Resolution. Discussion: None. Public Comment: None. 4/0. Carries.

4. Chapter 300 Vehicles and Traffic Ordinance Update

MOTION (Gray/Gwilt) to direct staff to work with Solicitor to draft and advertise amendments to Chapter 300 including updating the handicapped parking application requirements and recreation vehicle restrictions (ATVs, motorized bikes, etc....) Discussion: None. Public Comment: None. 4/0. Carries.

5. Victory Fire Company – 2025 Parking Lot Paving Project (Phase II)

The Township will be reimbursed for the paving costs through a CFA LSA Grant.

MOTION (Gwilt/Gray) to approve payment in the amount of \$58,708 to Kinsley Construction for the 2025 Victory Fire Station Paving Project. Discussion: None. Public Comment: None. 4/0. Carries.

6. 2025 Streets Paving Project Payment – Liquid Fuels

Applications for Payment (AFP) for the 2025 Ludlow Stormwater Project.

MOTION (Gray/Gwilt) to approve AFP #1 in the amount of \$23,246.72 and AFP #2 in the

amount of \$19,720.31 to Pennell Services from the Liquid Fuels Fund. Discussion: None. Public Comment: None. 4/0. Carries.

7. 2025 Sanitary Sewer Maintenance Projects

i) Tri Hill Sewer Project – Sanitary Sewer Portion

A previous estimate of \$50,000 for relining was approved. It has been determined that the condition will require full replacement of the main and laterals estimated at \$200,000.

MOTION (Gray/Gwilt) to direct staff to work with Engineer to pursue a 2025 Tri Hill sanitary sewer project estimated at \$200,000. Discussion: The Public Works Superintendent clarified the condition of the lines needing replaced rather than relined. Public Comment: None. 4/0. Carries.

ii) MOTION (Gray/Gwilt) to approve payment to USG in the amount of \$5,550 for the Ludlow Point Repair Project. Discussion: None. Public Comment: None. 4/0. Carries.

8. Graham Packaging Insect Issue – Blank Rome Engagement Letter

Legal counsel to address insect activity complaints associated with the Graham Packaging Recycling Plant.

MOTION (Gray/Gwilt) to affirm the Township Manager's execution of the Blank Rome Law Firm Engagement Letter appointing them as legal counsel and to approve unbudgeted general funds not to exceed \$50,000 for legal representation for the Graham Packaging insect issue. Discussion: None. Public Comment: None. 4/0. Carries.

9. YAUFR Charter Agreement Amendment

The proposed amendment to Article III. Section B of the YAUFR Charter Agreement between Springettsbury Township, Manchester Township, and Spring Garden Township.

MOTION (Gwilt/Gray) to direct staff to work with the solicitor to draft and advertise a YAUFR Charter Agreement Amendment Ordinance. Discussion: None. Public Comment: None. 4/0. Carries.

10. Recreation Commission

The Spring Garden Township Recreation Commission will begin meeting at the Township Building at 5:00 PM on the third Wednesday of the month starting on August 20th.

G. New Business

1. Personnel

i) MOTION (Gwilt/Detwiler) to appoint Karen Smeltzer to the Office Assistant II position effective August 10, 2025. Discussion: None. Public Comment: None. 4/0. Carries.

ii) MOTION (Gwilt/Detwiler) to approve an hourly compensation rate of \$21.80 for Karen Smeltzer and \$27.25 for Eryn Arnold effective August 10, 2025. Discussion: None. Public Comment: None. 4/0. Carries.

iii) Resolution 2025-18 Public Works 2026-2029 Teamsters Union Contract Renewal

MOTION (Gray/Gwilt) to adopt Resolution 2025-18 Public Works Teamsters Union Contract 2026-2029. Discussion: President Commissioner Rooney and the Solicitor acknowledged the staff and their hard work to have the agreement reached four months before the end of the current contract. Public Comment: None. 4/0. Carries.

2. Penn Waste Contract Extension, Service Discussion – Ron Tuder, Penn Waste District Manager

Our contract provides the option to be extended by two one-year terms. The 2026 extension is

\$113.13 per quarter plus a \$2.00 municipal administration fee.

MOTION (Gwilt/Gray) to table a decision on extending the Penn Waste contract. Discussion: President Commissioner Rooney stated that he believed that Penn Waste was doing a good job working through the issues the Township has been having with the service. Commissioner Gray inquired about the potential for additional yard waste pickup. Public Comment: Ron Tudor from Penn Waste spoke about the plan to have newer drivers receive additional training on replacing the toters, working on more detailed route maps, and working on logistics with some of the smaller alleys to improve service level. 4/0. Carries.

3. Springettsbury Sewer Treatment Costs

Springettsbury completed their 2024 sewer audit resulting in back billing for 2024 and an increase in 2025 treatment costs. The 2025 budgeted amount for Springettsbury treatment is \$265,225 based on their 2023 audit figures. The amount due for 2025 treatment is \$354,122 and 2024 back billing is \$72,894 totaling \$427,016. There has been an increase in annual flow by 26 million gallons and an increase in treatment of \$0.26 to \$1.9382 per 1,000 gallons.

MOTION (Gray/Gwilt) to approve payment in the amount of \$427,016 to Springettsbury Township for sewer treatment costs. Discussion: The Township Manager clarified that the amounts from the audit can be impacted by budgeting, cost increases, and changes in flow. Public Comment: None. 4/0. Carries.

4. Resolution 2025-19 York County Stormwater Consortium (YCSWC) Intergovernmental Cooperation Agreement (ICA) Extension Amendment

Current YCSWC ICA to satisfy the requirements of the Chesapeake Bay Pollutant Reduction Plan is scheduled to expire at the end of 2025. This will extend the agreement through 2030.

MOTION (Gwilt/Gray) to approve Resolution 2025-19 York County Stormwater Consortium Intergovernmental Cooperation Agreement Extension Amendment. Discussion: None. Public Comment: None. 4/0. Carries.

5. Budgeted Capital Purchase to Replace P-2 and H-15

MOTION (Gwilt/Gray) to approve the purchase of two 2025 Dodge RAM 2500 pickups from Hondru Auto representing P-2 and H-15 at \$71,917 each with budgeted capital funds.

Discussion: It was clarified that the trucks are equipped for utility work and snow removal. Public Comment: None. 4/0. Carries.

6. Sewer S-4 Pickup Ford F-150 Buyout

Final lease payment was made, and a buyout option has been provided by Enterprise Fleet.

MOTION (Gray/Gwilt) to buy out the Sewer S-4 Ford F-150 pickup from Enterprise in the amount of \$4,987.12 using sewer funds and the authorize the Township Manager to execute any and all documents. Discussion: None. Public Comment: None. 4/0. Carries.

7. Asset Disposal

i) P-2 2008 Ford F-250 Pickup Truck H-15 & 2007 Chevy Silverado Pickup Truck

Seeking to sell the previous P-2 2008 Ford F-250 pickup truck and seeking to sell the previous H-15 2007 Chevy Silverado pickup truck. It was purchased with general funds, and proceeds will go into the General Fund.

MOTION (Gwilt/Gray) to approve the sale of the P-2 2008 Ford F-250 pickup truck on Municibid to the highest bidder that meets the reserve amount of \$5,000 and to approve the sale of the H-15 2007 Chevy Silverado pickup truck on Municibid to the highest bidder

that meets the reserve amount of \$5,000 and to authorize the Public Works Superintendent to execute any and all sale documents. Discussion: None. Public Comment: None. 4/0. Carries.

8. Battery Backup System Replacement for the Signal at Market and Belmont

MOTION (Gray/Gwilt) to approve the replacement of the battery backup system for the signal at Market and Belmont by Signal Services for \$6,534 in unbudgeted general funds. Discussion: Public Comment: Melissa Stuart of 1161 Hollywood Terrace inquired about the length of life of the battery backups. It was stated the light has needed multiple repairs and the new battery backup has an estimated life of ten years. 4/0. Carries

9. Property Maintenance Nuisance Violations

Attempts to work with owners to bring properties into compliance have failed.

MOTION (Gray/Gwilt) to direct staff to work with a private contractor and/or Public Works to remediate property maintenance violations at 515 Dupont Avenue, 658 Windsor Street, 1111 Lancaster Avenue, and 175 S. Belmont Street and to direct staff to work with Solicitor to lien properties if costs are not covered by property owners. Discussion: President Commissioner Rooney clarified that this is a last resort option for the Township after multiple attempts to get the properties cleaned up by the owners. Public Comment: None. 4/0. Carries

10. Mount Rose Property Safety

Unsafe areas of the property have been identified to be posted hazardous and inaccessible.

MOTION (Gray/Gwilt) to direct staff to indicate certain areas as unsafe on the Mt. Rose property including the Public Works work areas, abandoned structures, pond, demolished building and railroad debris, and rugged/impassable terrain. Discussion: The Solicitor clarified that this action would help to address concerns. Commissioner Gray inquired if it was possible to coordinate a cleanup. Public Comment: Lynne Huddleston of 808 Clearmount Rd inquired what constitutes a hazard and the Solicitor clarified it comes down to legal liability and based on access. 4/0. Carries

H. Commissioner Constituent Representation

- 1. Commissioner Detwiler, Ward 1** – Robert Sandmeyer, of the Planning Commission will be leaving and Ward 1 will need a replacement starting in 2026.
- 2. Commissioner Rooney, Ward 2** – Thanks to Commissioner Detwiler for running the meeting last month.
- 3. Commissioner Gray, Ward 3** – Suggested the creation of a Facebook page to increase communication with residents. There was discussion about the potential legal ramifications regarding comments and time commitment. There was also clarification about residents attempting to access Violet Hill Park through other residents' property.
- 4. Commissioner Herrold, Ward 4** - None
- 5. Commissioner Gwilt, Ward 5** – Noted the issues with the Penn Waste toters his neighborhood had.

I. Township Consultant, Contracted Services, Departments

1. Township Consultants

- i) Solicitor - None
- ii) Engineer - None

iii) **Fire Department / York Area United Fire and Rescue** – Thanked Commissioners for actions at the meeting relating to the Fire Department.

iv) **Police Department / York County Regional Police Department** – Thanked residents for National Night Out participation. Noted that there is a reporting issue for the number of citation issues due to software changes.

2. Township Administration

i) **Manager** - None

ii) **Zoning and Codes Enforcement** - None

iii) **Public Works** - None

iv) **Recreation** – An additional Fourth Friday Food Truck & Flicks is scheduled for September.

J. Public Comment

Amy Mitten of 653 Mulberry St asked for clarification about the type of vote for Ordinances versus Resolution. The Solicitor clarified that Roll Call votes were only required for Ordinances. She also asked for clarification on what happens if a plan is not recorded in a timely manner and it was clarified that it would have to be resigned and redated to record.

II. Adjourn

Motion (Gwilt/Gray): to adjourn. **Adjourned at 8:14 p.m.**

Respectfully submitted,

Luther C Wike Jr.
Township Secretary
EA