

PUBLIC MEETING AGENDA

January 25, 2024

I. CALL TO ORDER

II. PUBLIC COMMENTS

The Chairperson will entertain comments from the public regarding any matter not scheduled for discussion on the agenda.

III. APPROVAL OF MINUTES

- A. APPROVAL OF MINUTES: Motion to approve or modify the minutes from the December 14, 2023, Regular Public Meeting as presented.
- B. APPROVAL OF MINUTES: Motion to approve or modify the minutes from the January 2, 2024, Re-Organizational Meeting as presented.

IV. OPEN FLOOR DISCUSSION

None

V. UNFINISHED BUSINESS

None

VI. NEW BUSINESS

- A. TOWNSHIP 457 DEFERRED COMPENSATION PLAN: Motion to approve, revise, table or deny staff recommendation to appoint Conrad Siegal to handle the Township's 457 Plan.
- B. T-882 PRELIMINARY/FINAL SUBDIVISION & LAND DEVELOPMENT PLAN FOR MISTER CAR WASH #2516: Motion to approve, revise, table or deny a preliminary/final subdivision and land development plan for Mister Car Wash #2516 depicting the subdivision of a parcel from the parent tract and the land development of a drive-thru car wash facility located at 1410 Kenneth Road (1408 Kenneth Road) and to establish financial security.
- C. T-885 FINAL LAND DEVELOPMENT PLAN FOR WEST YORK COLLISION CENTER – BUILDING ADDITION: Motion to approve, revise, table or deny a final land development plan for West York Collision Center's building addition depicting a 5,330 square foot building addition located at 4595 West Market Street and to establish financial security in the amount of \$7,901.30.
- D. ORDINANCE 24-01 SPEED LIMIT CHANGE: Motion to approve, revise, table or deny Ordinance 24-01, a speed limit request to change the speed limit from 35 mph to 25 mph on Golden Eagle Drive between Sunset Lane and Loman Avenue.

- E. ORDINANCE 24-02 AMENDING THE TOWNSHIP ZONING MAP: Motion to approve, revise, table or deny Ordinance 24-02, amending the Zoning Map of West Manchester Township per the Public Hearing held prior to the public Board meeting.
- F. VOLUNTEER FIREFIGHTER TAX CREDIT ELIGIBILITY: Motion to approve, revise, table or deny the certified tax credit eligibility list in accordance with Ordinance 23-03 as presented by the Fire Chief.
- G. ROAD CLOSURES: Motion to ratify the following road closures that took place prior to the January Board Meeting:
- Water Line Repair on January 17, 2024, on Filbert St. from Oxford St. to Berwick St.
 - Service Line Replacement from January 16th to the 19th, 2024, on Philadelphia St. from Scott St. to Forrest St., and from Stanton St. to West Market St.
- H. NEW COPIER MACHINE: Motion to approve, revise, table or deny the purchase of a new Toshiba copier from Doceo for the Township Administration at a cost of \$6,550.00. This price includes a \$225.00 trade-in and a maintenance plan that includes toner, 5,000 free copies and a maintenance cost of 0.00600 cents per copy per year.
- I. FINANCIAL SECURITY RELEASE REQUEST FOR T-861 FINAL LAND DEVELOPMENT FOR TACO BELL AND MAVIS TIRE: Motion to approve, revise, table, or deny a request from Winterstar Corporation on behalf of White Street Investors, LLC to release the remaining Letter of Credit posted on October 7, 2022, in the amount of \$53,322.88. As-built plans have been submitted. Dawood Engineers has inspected the site, reviewed the request and provided a recommendation memo to the Board for consideration, Dawood recommends releasing \$14,980.20 and retaining \$38,342.68 to establish the 18-month maintenance guaranty which 15% of the actual cost of the installation.
- J. CANARY CIRCLE PROPERTY: Discussion and motion to approve, revise, table or deny that the single-family detached dwelling with an attached carport located at 230 Canary Circle be considered a dangerous building and to direct the Solicitor to take the next appropriate steps.
- K. POLICE DEPARTMENT ALARM : Motion to approve, revise, table or deny the purchase of a new alarm system and access control system for a price of \$8,190.00 from Smart Technology Systems, LLC.
- L. APPLICATION FOR PAYMENT: Motion to approve, revise, table or deny application for payment #7 from Mr. Rehab, LLC for the Hayward Area Rehabilitation Project in the amount of \$50,725.25.
- M. APPLICATION FOR PAYMENT: Motion to approve, revise, table or deny application for payment #1 from E.K. Services, Inc. for the Market Street Pump Station Valve Replacement and Upgrade project in the amount of \$104,376.16.

VII. ADMINISTRATIVE REPORTS

- A. RECREATION DIRECTOR
- B. FINANCE DIRECTOR
- C. FIRE CHIEF
- D. POLICE CHIEF
- E. TOWNSHIP MANAGER
- F. ENGINEER
- G. ZONING OFFICER
- H. SOLICITOR
- I. PUBLIC WORKS DIRECTOR

VIII. BILLS

- A. MOTION TO PAY BILLS

IX. ADJOURNMENT

- A. MOTION TO ADJOURN