

**CARROLL TOWNSHIP
BOARD OF SUPERVISORS
MEETING MINUTES
AUGUST 10, 2026
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ROLL CALL	SUPERVISORS –Brent Sailhamer, Dave Bush, Libby Loudenslager, Frank Setlak, and Sheila Covert
ATTENDEES	Manyi Liu, P.E., Township Engineer, Brandon Slatt, Township Manager, Faye Romberger, David Jones, Esquire, Thomas Wargo, Police Chief, Lt. Michael Lohr, Kristen Stagg, Art Carr, Mike Faust, Judy Bailey, Chelsie Markel, Larry Cutight, Paul Olinick, Michelle Kiesinger, Justin Sipe, Vicky Church, and Paul Kerrigan Zoom Attendees – Borkenhagen and James Hess Carroll Township’s Municipal Building was opened to the public. The meeting was broadcast via the Zoom platform and YouTube.
CALL TO ORDER	Chairman Sailhamer called the regularly scheduled meeting of the Carroll Township Board of Supervisors Meeting to order at 6:30 p.m. The location of the meeting is at the Carroll Township Municipal Building, 555 Chestnut Grove Road, Dillsburg, Pennsylvania.
EXECUTIVE SEESION	Chairman Sailhamer announced that the Board of Supervisors held an executive session prior to this meeting to discuss a legal matter.
FIRE REPORTS	The Fire Report for Northern York County Fire Rescue for the Month of July 2026 is available for review.
PUBLIC COMMENT	Chairman Sailhamer asked for public comment. Judy Bailey, from Cumberland Valley Rails to Trails, gave an update on the South Mountain Trolley /Greenway through Carroll Township.
POLICE REPORT	Chief Thomas Wargo presented the Police Report for the Month of July 2026.
UPDATE ON THE K-9 MOU	The revised K-9 MOU is ready to forward to Sgt. Terry Williams for review and comments.

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DOJ GRANT
RESOLUTION
NUMBER 2026-22
FY26 BIDEN
PROGRAM ROUND
2 GRANT

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to adopt Resolution Number 2026-22 - A Resolution of the Board of Supervisors of Carroll Township, authorizing the signing of the FY26 Bridging Immigration-Related Deficits Experienced Nationwide (BIDEN) Program Round 2 Grant and designate Brent A Sailhamer, Chairman of the Board, and Brandon M. Slatt, Township Manager, as the officials to execute all documents and agreements between the Board of Supervisors of Carroll Township and the Department of Justice (DOJ).

Supervisor Setlak is concerned about the money. We don't have the money to pay for the equipment up front.

Ann Johnston – 282 Al Pat Drvie – questioned the grant.

SET TRICK OR
TREAT NIGHT

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to set trick or treat Night for Carroll Township on Thursday, October 29, 2026, from 6:00 p.m. to 8:00 p.m.

APPROVAL TO PAY
THE OPEN BILL
LIST

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to approve the Open Bill List up to and including August 05, 2026, in the amount of \$70,947.76.

Supervisor Covert questioned the cleaning bill for the Police Department why it was much more than the Township cleaning. She also questioned swing mats.

JULY 06, 2026
WORK SESSION
MINUTES
APPROVED

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to approve the July 06, 2026, Board of Supervisors Work Session Minutes as submitted.

JULY 13, 2026
MEETING
MINUTES
APPROVED

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to approve the July 13, 2026, Board of Supervisors Meeting Minutes as submitted.

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NORTHERN YORK
COUNTY SCHOOL
DISTRICT PLIGT
ACCOUNT
FINANCIAL
SURETY
RELEASE

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to release \$687,635.00 from the financial surety being held for the Northern Elementary Project for Northern York County School District on the PLIGT Account Agreement dated July 23, 2024. this will reduce the PLIGT Account Agreement to zero.

DEVELOPERS
AGREEMENT FOR
CHESTNUT GROVE
DEVELOPMENT, LLC
AND ESTABLISH
THE SURETY

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and carried to enter into the Developer Agreement with Chestnut Grove Development, LLC for Phase 1 Final Subdivision and Land Development for the Chestnut Grove project and authorize Brent Sailhamer, Chairman of Board to sign the Agreement.

It was also moved to set the surety establishment for Chestnut Grove Development, LLC for Phase 1 Final Subdivision and Land Development for Chestnut Grove project as follows:

The cost estimate for Bonding for site improvements for the above-referenced project, as prepared by JVH Excavating, and dated April 12, 2026, revised on August 05, 2026, identifies the probable costs of construction of the required site improvements to be \$1,771,446.10. Therefore, the amount of financial security to be posted for the required site improvements should be established at 110% of the probable cost of construction, or \$1,948,590.71.

Supervisor Bush abstained from the vote.

Supervisor Setlak asked does the Developer agree to the dollar amounts.

BERKSHIRE HILL'S
PARK

There was a lot of discussion on the Berkshire Hill's Park.

Supervisor Setlak stated he is not in favor of taking over this park. He feels there are a lot of issues with the park that do not meet our Zoning Ordinance. Supervisor Setlak asked Larry Cutright if the Civic Association would like the Township to proceed with the takeover of the park.

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Supervisor Covert stated this park does not meet the Municipal Park section of our Zoning Ordinance. For example, it cannot meet the number of parking spaces as defined in the parking schedule for recreational picnic area and public park and/or playground.

Art Carr – 3 Sheffield Drive – stated that two Solicitors ago agreed to the takeover. He also stated that there will not be any picnic tables at the pavilion.

Paul Kerrigan – 17 Ashley Drive – stated there is not a safe way to access to the park. The access has to be 24 feet wide.

Vicky Church – 17 Ashley Drive – questioned when were the picnic tables removed. She stated there are Subdivision and Zoning issues at the park.

Larry Cutright – 17 Sheffield Drive – asked if the park is in violation of the Ordinances now.

Brandon Slatt explained that even though the use is now non-conforming, it can still be used as-is. However, a change of use to a township park would require meeting the current ordinance.

BARRY ISETT
ENGINEERING
CONTRACT
APPROVED

It was moved by Supervisor Setlak, seconded by Supervisor Covert, and unanimously carried to enter into the Final Revised Barry Isett & Associates Engineering Contract dated August 10, 2026 with the Certificate of Insurance attached.

STONY RUN
VILLAGE
SETTLEMENT
AGREEMENT

It was moved by Supervisor Setlak, seconded by Supervisor Loudenslager, and carried to authorize the Township Solicitor to discuss a settlement agreement with the Developer for the Stony Run Village Subdivision.

Supervisor Covert recused herself from the vote.

Chelsie Markel – 151 Quail Drive – questioned if the residents will have any input during the discussions.

Justin Sipe – 40 Hartman Lane – questioned why the residents will not have any input during the discussions.

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Michelle Kiesinger – 31 Hartman Lane – also was concerned about not being able to have any input during the discussions.

**UPDATE ON
NYCFR
AGREEMENT**

Supervisor Covert stated the Northern York County Fire Rescue Agreement be put on the September 08, 2026 Board of Supervisors Work Session Agenda for further discussion.

**ROBERT GAY
293 CAMP GROUND
ROAD**

Supervisor Bush asked that the Robert Gay issue at 293 Camp Ground Road be put on the September 08, 2026 Board of Supervisors Work Session Agenda for further discussion.

**HIRE SEK TO
TO HELP BALANCE
THE JANUARY 2026
BANK STATEMENTS**

It was moved by Supervisor Setlak, seconded by Supervisor Covert, and unanimously carried to hire Smith Elliott Kearns (SEK) to help find the issues so the General Fund can be balanced for January 2026 at \$1,500.00 to \$2,000.00 at a rate of \$300.00 per hour.

OTHER ITEMS

Supervisor Setlak questioned if a WIP folder could be created to put the MOUs in for Logan Park, K-9, and NYCFR. This way it can be shared documents so that everyone can see the proposed changes.

**COMMITTEE
REPORTS**

Supervisor Setlak stated that he attended the York Adams Tax Bureau, they are working on the bids to build a 2nd floor to their building for IT Department. At LGAC meeting today they discussed Carroll Township's Ordinances amendments.

Supervisor Covert stated that Supervisor Loudenslager and herself met with Dillsburg Borough representatives on July 27th to discuss the Logan Park MOU.

Supervisor Covert stated that Supervisor Bush and herself attended the July 27th Steering Committee meeting for the NYCFR. They need volunteers for Farmer's Fair. They are short volunteers and looking to hire more fire fighters. They also talked about tax incentives for volunteer firefighters.

Supervisor Covert stated she attended the DAA meeting on July 21st.

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ADJOURNMENT

It was moved by Supervisor Loudenslager, seconded by Supervisor Setlak, and unanimously carried to adjourn the meeting at 8:01 p.m.

Respectfully submitted,

Faye L. Romberger, Secretary