

**CARROLL TOWNSHIP
BOARD OF SUPERVISORS
MEETING MINUTES
FEBRUARY 09, 2026
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ROLL CALL SUPERVISORS –Brent Sailhamer, Dave Bush, Libby Loudenslager, Frank Setlak, and Sheila Covert

ATTENDEES Faye Romberger Phillip Brath, P.E., Township Engineer, Brandon Slatt, Township Manager, John Baranski, Jr, Esquire, Thomas Wargo, Police Chief, Michael Lohr, Ron Colvin, Lee Royer, Chad Lauchman, Mike Kreiger, Linda Fiscus, Josh Ushes, and Kyle Hoffman

 Zoom Attendees – Borkenhagen, Jim Hess, Ken, Kristen Stagg, Jeri Jones, Michelle Woysner, Bill Grant, and Terry Williams

 Carroll Township’s Municipal Building was opened to the public. The meeting was televised on Carroll Township’s Comcast Cable TV Channel 95 and via the Zoom platform.

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 the Carroll Township Municipal Building, 555 Chestnut Grove Road, Dillsburg, Pennsylvania.

FIRE REPORTS No report was available for the Northern York County Fire Rescue Fire for the Month of January 2026 .

PUBLIC COMMENT Chairman Sailhamer asked for public comment. There were no public comments.

POLICE REPORT Chief Thomas Wargo presented the Police Report for the Month of January 2026.

PERMISSION TO
SELL OLD CAR 7 It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to authorize Chief Thomas Wargo to sell old car 7; a 2018 Ford Explorer Police Interceptor Utility and go through Municibid to sell the vehicle.

PERMISSION TO
ORDER NEW
POLICE VEHICLE It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to authorize Chief Thomas Wargo to start the process to order the new police car and equipment as per the 2026 Budget.

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APPROVAL TO PAY THE OPEN BILL LIST
It was moved by Chairman Sailhamer, seconded by Supervisor Setlak, and unanimously carried to approve the Open Bill List up to and including February 04, 2026 in the amount of \$126,264.38.

TABLE THE TREASURER'S REPORT
It was moved by Chairman Sailhamer, seconded by Supervisor Setlak, and unanimously carried to table the Treasurer's Report dated February 09, 2026

JANUARY 05, 2026 WORK SESSION MINUTES APPROVED
It was moved by Chairman Sailhamer, seconded by Supervisor Loudenslager, and unanimously carried to approve the January 05, 2026, Board of Supervisors Work Session Minutes as submitted.

JANUARY 05, 2026 RE-ORGANIZATIONAL MINUTES APPROVED
It was moved by Supervisor Loudenslager, seconded by Supervisor Covert, and unanimously carried to approve the January 05, 2026, Board of Supervisors Re-Organizational Meeting Minutes as submitted.

JANUARY 12, 2026 MEETING MINUTES APPROVED
It was moved by Supervisor Loudenslager, seconded by Supervisor Covert, and unanimously carried to approve the January 12, 2026, Board of Supervisors Meeting Minutes as submitted.

FINAL PLANS FOR RONALD AND SHARON COLVIN 90 CHESTNUT GROVE ROAD
It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to grant the following waiver request for the Final Subdivision Plan of 90 Chestnut Grove Road, Carroll Township, York County, Pennsylvania, for Roanld B. and Sharon L. Colvin as per Phillip Brath's Comment Letter dated January 09, 2026:

II. Requested Waivers

1. Provide a Preliminary Plan. (§ 435-13) The Applicant has requested a waiver. Planning Commission recommended waiver.
2. Provide a site context map. (§ 435-27.J) The Applicant has requested a waiver. Planning Commission recommended waiver.
3. Provide Existing Resources and Site Analysis Plan.

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- (§ 435-27.K) The Applicant has requested a waiver. Planning Commission recommended waiver.
4. Provide a Preliminary Resource Impact and Conservation Plan. (§ 435-27.L) The Applicant has requested a waiver. Planning Commission recommended waiver.
 5. Where a subdivision or land development abuts an existing street of inadequate width, sufficient additional width shall be constructed. (§435-39.D.1) The Applicant has requested a modification to provide a fee in lieu, consistent with other subdivision plans along Chestnut Grove Rd. Planning Commission recommended acceptance of fee in lieu for the new lot frontage only. This waiver will be granted for the exiting lot only, which is Lot Number 3. A fee in lieu will be paid for Lot Number 3A.
 6. Curbing shall be constructed along all existing street frontages. (§ 435-45.C) The Applicant has requested a waiver. Planning Commission recommended waiver.
 7. Provide a grading plan for all subdivisions. (§435-26.N) The Applicant has requested a waiver. Planning Commission recommended waiver.
 8. Provide a Stormwater Plan for all subdivisions. (§435-27.1) The Applicant has requested a waiver. Planning Commission recommended waiver.

It was moved by Chairman Sailhamer, seconded by Supervisor Loudenslager, and unanimously carried to deny the Waiver Request number 5 which pertains to - Where a subdivision or land development abuts an existing street of inadequate width, sufficient additional width shall be constructed. (§435-39.D.1) The Applicant has requested a modification to provide a fee in lieu, consistent with other subdivision plans along Chestnut Grove Rd, for lot number 3A only, unless the Applicant pays a fee in lieu of in the amount of \$9,702.00 for the estimate of costs of construction, as per Phillip Brath's Comment Letter dated February 09, 2026.

It was moved by Chairman Sailhamer, seconded by Supervisor Loudenslager, and unanimously carried to conditionally approve the Final Subdivision Plan of 90 Chestnut Grove Road Carroll Township York County, Pennsylvania for Ronald B. and Sharon L. Colvin contingent upon addressing all of the following

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comments in Phillip Brath's Comment Letter dated January 09, 2026:

III. Outside Agency Approvals Required Prior to Recording the Plan

1. Sanitary sewer planning must be approved prior to recording the plan. (435-27.B);

IV. Administrative Comments:

1. Confirm in writing that monuments and markers are placed prior to recording the Plan. (§435-44)
2. Waivers Section shall be updated on the Plan with dates based on the Board's action. (§435-26.K),
3. All certificates must be executed and dated after last revision on plan (435-28.B);
4. The owner must sign the plan and date it after the latest revision on the plan (435-28.C);
5. All outstanding fees, including recreation fees, must be paid prior to plan recording. (435-36.M) The applicant has offered a fee in lieu to meet park and open space provisions. (§435-43).
6. A digital set of the full LD Plan set shall be provided, with the final plans, prior to recording. (§435- 14.K)
7. Draft deeds and provide to Solicitor for review to confirm the deeds contain easement language reflecting the septic area crossing over lot lines.

45 GOLF COURSE
ROAD – YORK HESS
SOLAR
DEVELOPER'S
FINANCIAL
SECURITY
AGREEMENT AND
DECOMMISSIONING

It was moved by Supervisor Loudenslager, seconded by Supervisor Covert, and unanimously carried to enter into the Developer's Financial Security Agreement with Solar Decommissioning Provision for 45 Golf Course Road – York Hess Solar Final Land Development project and authorize Brent A. Sailhamer, Chairman of the Board to execute the Agreement.

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AUTHORIZING
SOLICITOR TO
ADDRESS ISSUES
IN THE COLLECTIVE
BARGAINING
AGREEMENT DATED
2026-2031

It was moved by Chairman Loudenslager, seconded by Supervisor Bush, and unanimously carried to authorize the Township Solicitor John Baranski, Jr. to draft a clarification amendment to the Carroll Township Police Department concerning the Collective Bargaining Agreement 2026 – 2031 to clarify the dates and miscellaneous clerical issues.

AUTHORIZING
SOLICITOR TO
DRAFT
TERMINATION
AGREEMENT FOR
THE COLLECTIVE
BARGAINING
AGREEMENT
2022-2026

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to authorize the Township Solicitor John Baranski, Jr. to draft a termination agreement to the Carroll Township Police Department for the Collective Bargaining Agreement 2022 – 2026.

DILLSBURG
MAGNETITE
MINES HISTORICAL
MAP

It was moved by Chairman Sailhamer, seconded by Supervisor Bush, and unanimously carried to enter into Jeri Jones' Proposal for Construction of a Dillsburg Magnetite Mines Historical Map not to exceed \$500.00 with a delivery by the end of April 2026. Payment will be due following delivery of the map.

APPOINTMENTS
TO THE CARROLL
TOWNSHIP
ZONING HEARING
BOARD

It was moved by Supervisor Setlak, seconded by Supervisor Covert, and carried to appoint Linda Fiscus to the Carroll Township Zoning Hearing Board for a three-year term to expire January 2029. Let the record show there were four yes votes and one no vote.

Supervisor Bush voted no

It was moved by Supervisor Setlak, seconded by Supervisor Covert, and unanimously carried to appoint Greg Taylor to the Carroll Township Zoning Hearing Board to fill the unexpired term of Frank Setlak until January 2027.

APPOINTMENTS
TO THE CARROLL
TOWNSHIP
PLANNING
COMMISSION

It was moved by Chairman Sailhamer, seconded by Supervisor Covert, and unanimously carried to re-appoint Keith Borkenhagen to the Carroll Township Planning Commission for a four-year term to expire March 2030.

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It was moved by Chairman Sailhamer, seconded by Supervisor Setlak, and unanimously carried to re-appoint Ken Baker to the Carroll Township Planning Commission for a four-year term to expire March 2030.

UPDATE ON THE
PETROFF'S
WATER
ISSUE

It was moved by Chairman Sailhamer, seconded by Supervisor Bush, and unanimously carried to authorize Township Staff to advertise for Request for Proposals (RFPs) for a Hydrogeologist to investigate the Petroff property to determine where the water is coming from.

Phillip Brath stated that we should look at the stormwater ponds.

Phillip Brath and Brandon Slatt will provide the scope of work for the RFPs.

Supervisor Bush references the Carroll Township Stormwater Ordinance.

APPOINTMENT OF
TOWNSHIP
ENGINEER UNTIL
MARCH 10, 2026

It was moved by Supervisor Loudenslager, seconded by Supervisor Bush, and unanimously carried to appoint Gibson-Thomas Engineering – Phillip Brath, P.E. as Carroll Township's Township Engineer until March 10, 2026.

TABLED
KIMLEY – HORN &
ASSOCIATES
PROFESSIONAL
SERVICE
AGREEMENT FOR
ROUNDAABOUT

It was moved by Chairman Sailhamer, seconded by Supervisor Loudenslager, and unanimously carried to table the Kimley-Horn & Associates, Inc. Professional Service Agreement for the West Siddonsburg Road and Ore Bank Road Roundabout Project until the March 09, 2026 Board of Supervisors Meeting.

ADOPT ORDINANCE
NUMBER 2026-257
RENEWAL OF THE
VERIZON
FRANCHISE
AGREEMENT

It was moved by Chairman Sailhamer, seconded by Supervisor Bush, and unanimously carried to adopt Ordinance Number 2026-257 – An Ordinance of Carroll Township (“Township”) authorizing execution of a Cable Franchise Agreement between the Township and Verizon Pennsylvania LLC (“The Franchisee”) and authorize Brent A. Sailhamer Chairman of the Board, to execute the Cable Franchise Agreement on behalf of the Township.

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FIRST PAYROLL
OF 2026 ISSUES

It was moved by Supervisor Setlak, seconded by Supervisor Bush, and unanimously carried to authorize the Carroll Township Police Committee to meet with the Chief and the Carroll Township Police Union to discuss the issues that pertain to the first payroll of 2026 running from December 22, 2025 to January 04, 2026, dated January 07, 2026 and the over payments.

If there is anything to be paid back the employees should have a twenty-day notice to pay it all at once or over four pays.

Supervisor Covert stated it has to be determine how promotion raises and step increases which were not effective until after January 4, 2026 have been paid since December 22, 2025.

Linda Fiscus – 104 Midway Drive - stated that if an error occurred it should be stopped now.

ADDITIONAL
COMMENTS

There were no additional comments.

COMMITTEE
REPORTS

There were no Committee Reports.

ADJOURNMENT

It was moved by Supervisor Setlak, seconded by Supervisor Covert, and unanimously carried to adjourn the meeting at 7:44 p.m.

Respectfully submitted,

Faye L. Romberger, Secretary