

**CARROLL TOWNSHIP  
BOARD OF SUPERVISORS  
WORK SESSION MINUTES  
MAY 02, 2022  
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ROLL CALL

SUPERVISORS – Bruce Trostle, Kelley Moyer-Schwille, Dave Bush, Kelly Wall, and Tim Kelly

ATTENDEES - Faye Romberger, Phillip Brath, P.E., Michael Pykosh, Esquire, Thomas Wargo, Chief, Bruce Janasik, Cindy Janasik, Kenneth L Farnar, Amy Adams, Jeremiah Jones, Paul Coleman, Charlie Courtney, Joel Giovannetti, Jason Wickard, Davon Hensel, and Teal Hensel

ZOOM ATTENDEES - Peggie Williams, James Hess, Dan Bush, Vicki Church, Chris Del Vecchio, and Scott Vance

Carroll Township’s Municipal Building was open 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 Kelly called the regularly scheduled Work Session of the Carroll Township Board of Supervisors to order at 6:30 p.m. The location of the meeting is the Carroll Township Municipal Building, 555 Chestnut Grove Road, Dillsburg, Pennsylvania.

PUBLIC  
COMMENTS

Chairman Kelly called for public comments.

Joel Giovannetti, New Hope Ministries, was here tonight to state that New Hope Ministries is grateful for the continuous support that they have been receiving from Carroll Township in past years. He stated that the Township has received ARP money from the American Rescue Plan Act. The Township is to decide how to use this money. Some Townships are allocating 10 to 30 percent of their money to New Hope Ministries. He is asking that the Township would help New Hope Ministries with some of this money and allocate at least 10 percent to them.

The following residents from South Mountain Estates were here tonight to discuss their concerns and the construction of the R. F. Fager building.

Cindy Janasik – 176 Martel Circle – stated that the last 2 ½ months they have been hearing construction on the Fager Property starting around 6:30 a.m. - 7:00 a.m. During this time, she has had dishes falling from her cabinets to the floor. The building is 60 feet from her property line. She also stated that there are four of

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the six property owners here tonight. She feels the Board of Supervisors did not have the best interest of the residents of South Mountain Estates in mind when this plan was approved.

Eric Danielson – 170 Martel Circle – stated that there is zero flood control on this property. All the water is running into his property and the Board of Supervisors have not been any help.

Bruce Janasik – 176 Martel Circle – stated that South Mountain Estates is zoned RS-2 how did a Commercial Property get next door to a RS-2 zone. He also asked if a Traffic Study was done for this property. He is concerned about the construction, traffic control, and the outside lighting. He asked if sound barriers could be installed.

Paul Coleman – 164 Martel Circle – stated all the trees along the property line has been removed. He questioned the buffer zone for this property. What kind of trees are to be installed and what is their growth rate? Is there a site plan for the buffer? What about outside storage. Is this allowed.

Jason Wickard – 199 Martel Circle – stated that during the construction of the Fager’s property the shocks had his desk shaking. He could also hear customers at Rutter’s discussing the price of gas. He is concerned about the drainage of the development.

Jeremiah Jones – 182 Martel Circle – stated he would like to see an updated landscape plan and have sound barriers installed.

Supervisor Wall stated that from the discussion tonight the following items are topics of concern:

1. Updated landscaping Plan
2. Would like to have sound barriers installed
3. What is Fager’s hours of operation
4. Sump Pump at 170 Martel Circle
5. Drainage
6. Outside lighting

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Kenneth Farner – 285 Ore Bank Road – is concerned about the two septic systems that were installed along his property line. These septic systems are in the Fieldstone Crest Development. As per Section 435.46.G of the Subdivision and Land Development Ordinance that was adopted December 10, 2018 states a 100-foot setback from on-lot disposal system must remain on the subject property and must not extend onto any adjacent property, without adjacent property owners’ approval via a recorded easement. These two septic systems 100-foot setback is encroaching on his property, and he did not give approval via a recorded easement. He is wondering how this happened. He is asking the Board to remove and relocate these septic systems, so the setback is off his property.

ITEMS TO BE  
PLACED ON THE  
MAY 09, 2022  
AGENDA

The following items were discussed and are to be placed on the May 09, 2022 Board of Supervisors Meeting Agenda for further discussion and for action:

1. Final Subdivision Plans for Harold C. Willis – 4 Lots – Time Extension
2. Final Minor Subdivision Plan of Plan Book QQ, Page 51, Lot No. 6-B for Sylvan L Stoner – 4 Lots – Time Extension
3. Re-Configuration Final Subdivision Plan for Harry H Fox, Jr – 4 Lots – Time Extension
4. Final Minor Subdivision Plan David W and Kimberly A Meck and Paul E and Robin S Eschbach – 2 Lots – Time Extension
5. Dillsburg Ventures – Village at South Mountain – Time Extension

The Board asked Mr. Courtney to finalize the plans or do 18B or another plan.

6. Update on Proposed Street Dedications and Surety reduction for Stonebridge Crossing Phase I and II
7. Update on the Northern York County Fire Rescue – Proposed Governance and funding Plan

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ITEMS TO BE  
PLACED ON THE  
MAY 09, 2022  
AGENDA  
CONTINUES

8. Update on the Township owned property on Old Mill Road – .23 acres  
  
The Board asked that Todd Lyons go out and create a plan to locate the pipes.
9. Resolution Number 2022-14 – Amend the 2022 Police Department Budget Figures to match the 2022 – 2026 Police Contract
10. Resolution to sell Glock Handguns to the Carroll Township Police Officers
11. April 04, 2022 Board of Supervisors Work Session Minutes
12. April 11, 2022 Board of Supervisors Meeting Minutes

ITEMS TO BE  
PLACED ON THE  
JUNE 06, 2022  
AGENDA

1. Update on Proposed Street Dedications Locust Hills Farm
2. Update – Four No Pumps for 2021 – due October 31, 2021  
  
Mike Pykosh, Esquire, stated that the reminder letters were sent out April 12, 2022 and they have thirty days to respond.

ITEMS TO BE  
REMOVED FROM  
THE AGENDA

1. Letter from Warrington Township concerning Old York Road

OTHER ITEMS TO  
DISCUSSED

1. Create an Ordinance to create a Township Manager position. Then create a Resolution and Agreement to appoint Brandon Slatt as Township Manager.

WAREHOUSE

Charles Courtney is here tonight to present a warehouse project

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**PROJECT**

out along Route 194 by the Northern York County School District. There are two concept plans. The first one is Dillsburg Warehouse Concept #19 shows four warehouses and 6 apartment buildings. There is one small warehouse in Franklin Township and everything else is in Carroll Township. On this concept plan a small area would need to be rezoned from Agricultural-Conservation Zone (AC) to Mixed Used 1 (MU-1). The second is Dillsburg Warehouse Concept #20. This concept shows two warehouses. The biggest warehouse is in Carroll Township. The smaller warehouse is in Franklin Township. They have options to purchase the Willis, Reinhart, and Wonders properties along Route 194. Mr. Courtney asked the Board to review the concepts and let him know which one they would be in favor of.

**ADJOURNMENT**

It was moved by Supervisor Moyer-Schwille, seconded by Chairman Kelly, and unanimously carried to adjourn the meeting at 9:44 p.m.

Respectfully submitted,

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Faye L. Romberger, Secretary