

Manager's Report

Kim Kaufman – 11-14-24

Elizabethtown Area Water Authority (EAWA)

This project is currently working on several issues. As you may have noted, Del Becker has announced his retirement in March and at this week's meeting with Elizabethtown Borough, the board has paused further consideration of the project pending clarification of the requested financial guarantees from the EAWA member municipalities.

Ann Roda from Elizabethtown has proposed a meeting with a member of each Board of the three member municipalities to discuss the guarantee issue. Please advise who you would like to attend the meeting. Dates to be provided.

Old Trolley Park – Security Cameras

In the next few weeks we will receive the updated cost proposal for the ARPA funded security cameras for the completed Phase I and Phase II sections of Old Trolley Park. Once completed, the cameras will fully cover the Phase I and II areas to assist in resolving vandalism at the park.

A similar system will be included in the development of the Phase III, IV, and V sections of the park.

2025 Budget Draft

The draft was presented to and reviewed by the Board this week.

Security Upgrades

Following the fatal shooting in front of the Township Building, we are focusing on upgrades to the Township's physical security needs and have had an introductory meeting with Martin Limmel of Kimmel Bogrette Architects to evaluate options to address security needs. A proposal for a detailed evaluation will be available to you and the Police Department next week.



MOUNT JOY TOWNSHIP

• Lancaster County, Pennsylvania •

8853 Elizabethtown Road, Elizabethtown, PA 17022
717.367.8917 • 717.367.9208 fax
www.mtjoytwp.org

Community Development Director/Zoning Officer Monthly Report for October/November 2024

Planning Commission

- Prior 9/23 meeting:
 - Lot Line Change Plan for Bailey Family Limited Partnership – **Conditionally approved** the proposal to reconfigure three tracts of land under common ownership at 1501 Mill Road to consolidate the mobile home park lands.
 - 1376 Campus Road Phase 1B Final Plan – **Conditionally approved** of the proposal to develop 280 apartment units and a clubhouse on Phase 1B of the 1376 Campus Road site.
 - Preliminary/Final Land Development Plan for Repler Investments LP – Reviewed the updated plans for the nonresidential redevelopment project at 380 Hershey Road (Central PA Sweepers).
 - Preliminary Lot Add-On, Subdivision & Land Development Plan for Westmount – Reviewed the new application for Westmount, a proposal to develop 211 townhouses and 78 apartments on Harrisburg Avenue.
- Upcoming 11/25 meeting:
 - 1376 Campus Road Phase 2 Final Plan – Proposal to develop 27 single-family homes on Phase 2 of the project.
 - Robert Brubaker Minor Land Development Plan – Proposal to construct an additional 54' x 600' poultry barn at 2205 Camp Road.

Zoning Hearing Board

- Prior 11/6 meeting:
 - Case #240011: Sheetz, Inc – **Granted approval** of the Special Exception application to permit a vehicular fueling station in the Mixed Use District as part of a proposal to redevelop 50 Veterans Drive (at the corner of Hershey Road) into a Sheetz convenience store with fuel pumps. A variance is also requested to extend the requested special exception approvals for an additional year.
 - Case #240013: Kolaric – **Granted approval** of the Special Exception request to add an echo housing unit to the residential property located at 330 Hillside Road.

- Upcoming 12/4 meeting:
 - Case #240012: Elizabethtown Mount Joy Associates LP – Variance request to use a stone paving system on the interior drive aisles instead of a concrete or bituminous surface at the proposed miniwarehouse site at 2269 South Market Street. (continued from November 6th meeting)

Misc

- Assisted Tracey with budget preparation
- Coordinating meeting with Conewago Township Board of Supervisors for Prospect Road bridge removal and road vacation process
- Attended GEARS design meeting for the second floor renovation at the Poplar Street building on 11/12
- Continuing our SmartGov software build; next steps are validation, data migration, and training
- Helped troubleshoot ongoing networking/server room issues (switch replacement, UPS failure)



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PUBLIC WORKS DEPARTMENT

NOVEMBER 2024

COMPLETED:

- Trail N shoulder backup
- Cold Spring and Creek shoulder backup
- Speed table removed and patched on Campus
- Base repairs
- Hauled Topsoil (free) from a private contractor in Rapho to our shop for two full days
- Hauled topsoil to OTLP and prepped for hydro seeding
- Line painting
- Sealed all base repair joints

FUTURE:

- Base repair
- Snow fence
- Get trucks and equipment ready for winter maintenance



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November 1, 2024

To: Mt. Joy Township Board of Supervisors
From: Daniel Ford- Code Compliance Official / Assistant Zoning Officer
Re: Monthly Codes Summary Report for October 2024

Dear Board Members:

22 rental properties were inspected in October 2024.

2 Zoning inspections for a Certificate of Occupancy

188 rental licenses were created and sent for 2025

Complaints and concerns:

- Enforcement notice to 1104, 1106, and 1108 Bellaire Rd for replacing his septic tank without a permit from our sewage enforcement officer. (Citation issued)
- Letter to 573 Aberdeen Rd about an uninspected/unregistered vehicle. (complaint)
- Enforcement notice to the owner of 933 Campus Rd about the refusal to get the required rental inspection. (Inspection obtained)
- Enforcement notice to 974 Mount Gretna Rd about renting without a license. (License revoked)
- Letter to the owner of 2002 S. Market Street about the need to reinspect the property.
- Citation issued to the owner of 1374 Ridge Rd for creating a Nuisance for the neighbors. Multiple complaints to the Police about "burning off" car tires in the driveway. The owner refuses to stop.
- Letter to 1827 Harrisburg Ave about two uninspected/dilapidated vehicles

MOUNT JOY TOWNSHIP-MultiSelect Permits Issue Date: 10/1/2024 - 10/31/2024

Zoning Officers Report

PermitNo	Issue Date	Owner	Project Addr	ParcelID	Est Cost	Fee
RoadOcc						
Electric						
Active						
240060	10/29/2024	DAMREN THOMAS & AUDREY Electrical - New Development	1925 SHEAFFER RD	4602123600000	\$0.00	\$70.00
Total Electric 1					\$0.00	\$70.00
Fiber Cable						
Active						
240059	10/29/2024	MINNICH SHAUN & VALERIE Fiber Cable	40 WINEBERRY CT	4609055000000	\$0.00	
Total Fiber Cable 1					\$0.00	\$0.00
Total RoadOcc 2					\$0.00	\$70.00
StormWater						
Exemption						
Active						
240078	10/2/2024	SPRENKEL ROBERT C Carport	1754 SHEAFFER RD	4607445100000	\$0.00	\$50.00
240077	10/2/2024	MESSICK KRISTIN H Pool / patio	385 GREENTREE RD	4608072900000	\$0.00	\$50.00
240083	10/9/2024	SRF, LLC Compost Barn	1502 SCHWANGER RD	4615987300000	\$0.00	\$50.00
240079	10/14/2024	DERITTIS DANIELLE Pool - In ground	254 MIDLAND CIR	4617487000000	\$0.00	\$50.00
240085	10/15/2024	FISHER DAVID R. & BARBIE S. Horse Barn	572 CHURCH RD	4603438000000	\$0.00	\$50.00
240082	10/17/2024	ESPENSHADE MARVIN H Demolition & New Construction	105 LAKE RD	4600576200000	\$0.00	\$50.00
240087	10/24/2024	WILKINSON, RODNEY & GONZALEZ, CYNTHIA Shed	9 WIGEON WAY	4609393600000	\$0.00	\$50.00
Total Exemption 7					\$0.00	\$350.00
Small Project						
Active						
240080	10/2/2024	HIESTAND NEVIN & HOPE Greenhouse	2980 HARVEST RD	4605804100000	\$0.00	\$175.00
240084	10/15/2024	RIEHL CHRIST L & MARTHA K Greenhouse	320 TRAIL RD N.	4608064800000	\$0.00	\$175.00
Total Small Project 2					\$0.00	\$350.00
Total StormWater 9					\$0.00	\$700.00
Use						
Temporary						
Active						
240010	10/28/2024	HUMMER REED & WRIGHT KRISTINA Dumpster	1883 HARRISBURG AVE	4614282600000	\$0.00	\$10.00
Total Temporary 1					\$0.00	\$10.00
Total Use 1					\$0.00	\$10.00

Zoning Ag Barn

PermitNo	Issue Date	Owner	Project Addr	ParcelID	Est Cost	Fee
Zoning						
Ag Barn						
Active						
240154	10/9/2024	SRF, LLC Compost Barn	1502 SCHWANGER RD	4615987300000	\$76,748.00	\$521.00
240158	10/15/2024	FISHER DAVID R. & BARBIE S. Horse Barn	572 CHURCH RD	4603438000000	\$25,000.00	\$204.00
Total Ag Barn 2					\$101,748.00	\$725.00
Alterations						
Active						
240150	10/14/2024	JABEBO AMANUEL Bathroom	1582 HICKORY RUN CT	4601507510028	\$7,000.00	\$128.00
240155	10/23/2024	BRANDT CLAY E & BONNIE S Kitchen alterations	586 MILTON GROVE RD N.	4604632800000	\$10,000.00	\$149.00
240156	10/23/2024	MESSICK BRYAN M Addition - Kitchen	797 TRAIL RD N	4601597600000	\$79,590.00	
Total Alterations 3					\$96,590.00	\$277.00
carport						
Active						
240147	10/2/2024	SPRENKEL ROBERT C Carport	1754 SHEAFFER RD	4607445100000	\$8,409.00	\$92.00
Total carport 1					\$8,409.00	\$92.00
Com-Building						
Active						
240146	10/2/2024	GARMAN JAY WENDELL & EMILY ROSE Com-Buildings	1267 RISSERMILL RD	4611074100000	\$300,000.00	\$1,909.00
Total Com-Building 1					\$300,000.00	\$1,909.00
Deck						
Active						
240144	10/2/2024	THOMPSON ROBERT & HEIDI deck	2045 HARRISBURG AVE	4616881800000	\$18,000.00	\$205.00
Total Deck 1					\$18,000.00	\$205.00
Fence						
Active						
240151	10/3/2024	WOOD MICHAEL L Fence	2124 SHERI LN	4619799900000	\$6,687.00	\$78.00
Total Fence 1					\$6,687.00	\$78.00
greenhouse						
Active						
240149	10/2/2024	HIESTAND NEVIN & HOPE Greenhouse	2980 HARVEST RD	4605804100000	\$0.00	\$204.00
240157	10/15/2024	RIEHL CHRIST L & MARTHA K Greenhouse	320 TRAIL RD N.	4608064800000	\$13,000.00	\$120.00
Total greenhouse 2					\$13,000.00	\$324.00
Pool						
Active						
240145	10/2/2024	MESSICK KRISTIN H Pool / Patto	385 GREENTREE RD	4608072900000	\$38,900.00	\$343.00
240148	10/14/2024	DERITIS DANIELLE Pool - In-Ground	254 MIDLAND CIR	4617487000000	\$137,000.00	\$931.00
Total Pool 2					\$175,900.00	\$1,274.00
SFD						
Active						
240153	10/17/2024	ESPENSHADE MARVIN H Demolition / New Construction	105 LAKE RD	4600576200000	\$650,000.00	\$4,009.00
Total SFD 1					\$650,000.00	\$4,009.00

PermitNo	Issue Date	Owner	Project Addr	ParcelID	Est Cost	Fee
Zoning						
Shed						
240162	10/24/2024	WILKINSON, RODNEY & GONZALEZ, CYNTHIA	9 WIGEON WAY	4609393600000	\$3,000.00	\$50.00
		Shed				
				Total Shed 1	\$3,000.00	\$50.00
Sign						
240159	10/29/2024	MEADOWBROOK REALTY, LLC	1950 W MAIN ST	4619771000000	\$21,500.00	\$100.00
		Signage				
				Total Sign 1	\$21,500.00	\$100.00
Solar						
240152	10/14/2024	HAMELOTH KENNETH R	140 SPORTSMENS LN	4602172100000	\$25,136.00	\$261.00
		Solar roof mounted				
				Total Solar 1	\$25,136.00	\$261.00
				Total Zoning 17	\$1,419,970.00	\$9,304.00
Total Permits: 29					\$1,419,970.00	\$10,084.00

MOUNT JOY TOWNSHIP-Complaints: 10/1/2024 - 10/31/2024

Number	ParcelID	OpenDate	CloseDate
Building			
Open			
240002	4608855500000	10/23/2024	
Location:	MOUNT JOY TOWNSHIP (7C12 - 2 - 14)	573 ABERDEEN RD	
Owner:	JJY PROPERTY DEVELOPMENT LLC	Tenant: Bair Hope	
		CreatedBy:	
Complainant:	Bair Hope	(717) 689-0505	
	573 ABERDEEN RD Unit: 8 ELIZABETHTOWN PA 17022		
Description:	Unsafe Structure / Conditions		
<p>Hope Bair came to the Police Department to obtain a police report of when her apartment window was shot back in 2018. Her landlord has refused to fix or replace the window and it is now cracked and dropping glass fragments into her daughters room. On 10/23/24 I called John Yanonak Jr and he knew about the window but was not sure what apartment it was in. He stated that the broken glass was on the outside and did not need replaced. I informed him that it is worse than he describes and it is a violation of the Property Maintenance Code for a rental unit. He said that he would go check it out and take care of it.</p>			
Total number of Open Building Complaints: 1			
			Total Complaints: 1

MOUNT JOY TOWNSHIP-Violations: 'OpenDate' 10/1/2024 - 10/31/2024

Number		OpenDate	Deadline	CloseDate
Building				
Open				
240001	4605569500000	10/3/2024	1/2/2025	
Location:	MOUNT JOY TOWNSHIP	(6D - 6 - 3)	1093 MILTON GROVE RD	
Owner:	THILO EDWARD M	Tenant:		
	1051 MILTON GROVE RD N.			
108.1.3	Structure unfit for human occupancy			
Description:	Code Enforcement			
3-16-23- A first class letter was sent to Mr. Thillo advising Mr. Thillo that he has an unsafe structuer on his property and to notify Mount Joy Trownship about his plans to remove the structure. No contact was made				
7-16-24- The trailer at this address was condemned due to it being unsafe and unfit for human occpancy. A certified and 1st class letter was sent to the owner advising that the structure was condemned and that it must be removed within 45 days.				
7-23-24- Mr Thillo called on the phone and agreed that the structure should be removed and ask for a year to complete the task. After conferring with the Twp manager we detecrmined that we would give him until January 1, 2025 to complete the removal. Mr. Thillo was notified of this date via a first class letter and voicemail.				
9-12-24- a first class letter was sent to Mr. Thillo reminding him of the January 1, 2025 dealdline.				
Total number of Open Building Violations: 1				
Total Violations: 1				



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Minutes of a Regular Meeting of the Mount Joy Township Planning Commission Held on September 23, 2024

1. Vice Chairman Delmar Oberholtzer called the meeting to order at 7:00 p.m. in the Mount Joy Township Municipal Building located at 8853 Elizabethtown Road, Elizabethtown, PA 17022.
2. Pledge of Allegiance
3. Roll call of the Planning Commission Members:

Kevin Baker — Present

Rodney Boll — Present

Gerald Cole — Present

Michael McKinne — Present

Arlen Mummau — Absent

Delmar Oberholtzer — Present

Bill Weik, Jr. — Present

Other Township Representatives Present: Justin Evans, Zoning Officer; Kim Kaufman, Township Manager; Josh Brengel, Lancaster Civil Engineering (Township Engineer)

4. Public Comment:

Bruce Garman from 1551 Grandview Road addressed the Commission regarding a proposed building addition and related changes to his facility. He wishes to relocate the loading dock from its current location along Grandview Road to a building behind it. The new dock would be accommodated by demolishing a portion of the other building and adding approximately 2,500 sf. to the structure. Mr. Evans commented that he has met with Mr. Garman multiple times to improve the operation as well as the flow of traffic on site.

Mr. Garman stated that the addition will not change the operation or increase traffic. It will help his trucks get off the public road and maneuver deliveries around internally. His brother is relocating the mobile grinding and repair operation to his property on Rissermill Road. Activities like equipment washing related to that business will go to that property once the Rissermill Road building is constructed. Mr. Garman's trucks are typically washed off site at a truck wash facility. The matter was brought before the Planning Commission to raise awareness prior to construction activities taking place. Permits are required.

5. Consent Calendar:

- a. Approve and ratify the minutes of the August 26, 2024 meeting
- b. Sign the Preliminary / Final Land Development Plan for Tiny Estates (#22-14-PLDP)
- c. Sign the Final Subdivision & Land Development Plans – Phase 1 1925 Sheaffer Road (#21-15-FLDP)

A motion was made by Gerald Cole and seconded by Michael McKinne to approve the Consent Calendar as written. All members present voted in favor of the motion.

6. Old Business:

- a. Final Land Development, Subdivision, and Lot Add-On Plan for Raffensperger – Phase 1 (#24-10-FLDP): Proposal to develop Phase 1 of the Raffensperger project that includes the subdivision of 53 single-family residential lots on the 33.97-acre site. The project is located in the R-2 – Medium-Density Residential District and will be served by public water and sewer. A small add-on parcel will be divided from the parent tract and combined with the adjoining Erb lot at the northeast end of the site.

Kim Fasnacht of Rettew Associates presented the plan to the Commission on behalf of the applicant. The plans have been updated since the initial view of the project to address the Township's reviews. Improvements along Sheaffer Road will be extended across the entire frontage while phase one is under construction. The applicant is not requesting any waivers. The remaining outstanding comments are largely administrative.

Mr. McKinne discussed the comment concerning plot plans for each individual lot intended for the future property owners. Conservation easements and other non-construction encumbrances should be shown on the plan for the owners' awareness. These plot plans are also useful to township staff when processing permits after the homes are constructed. A discussion took place regarding the township's responsibility to monitor and inspect easements and stormwater facilities. The HOA will be responsible for maintaining the stormwater facilities and ensuring that any easements are not encroached upon.

A motion was made by Gerald Cole and seconded by Kevin Baker to grant approval of the Final Land Development, Subdivision, and Lot Add-On Plan for Raffensperger – Phase 1 (the "Plan") prepared by Rettew Associates, Inc., Drawing No. 019792000, dated April 12, 2024, subject to the following conditions:

1. To the extent not otherwise provided in these conditions, Applicant shall address the comments of the Township Engineer's review letter dated August 21, 2024.
2. To the extent not otherwise provided in these conditions, Applicant shall address the comments of the Township Solicitor's review letter dated May 17, 2024.
3. A deed with a perimeter legal description incorporating Mr. & Ms. Erb's existing lot with the small triangular tract proposed to be granted to the Erbs shall be recorded within 30 days of the recordation of the Final Plan.
4. Applicant shall submit a fully executed Storm Water Management Agreement and Declaration of Easement, which shall be acceptable to the Township Solicitor and in recordable form. The Agreement, fully executed, shall be submitted and approved prior to the release of the final plan for recording. Per the Township Solicitor's review letter, this agreement shall be extended to include J. Leon Rutt and the homeowners' association as parties.
5. Applicant shall submit a fully executed Agreement Providing for Grant of Road Maintenance Easement, which shall be acceptable to the Township Solicitor and in recordable form. The Agreement, fully executed, shall be submitted and approved prior to the release of the final plan for recording.
6. Applicant shall provide additional right-of-way for Sheaffer Road and Market Street (SR 0230) as shown on the Final Plan prior to the release of the final plan for recording.
7. Applicant shall provide the Township and each lot purchaser a plan of each individual lot showing all easements and the building area at the time of building permit submission for each dwelling.
8. Applicant shall install no parking signs as specified on the Final Plan prior to the issuance of the first certificate of occupancy for a dwelling on such a street.
9. Applicant shall pay Mount Joy Township traffic impact fees, as required by Chapter 125 of the Code of Ordinances of the Township of Mount Joy, in the total dollar amount of \$95,364 (54 P.M. peak hour

trips @ \$1,766/trip). Payment of the traffic impact fees shall be made at the time an application is made for the required building permit. Applicant shall not at any time in the future seek return of such impact fees, or any earned accrued interest thereon, or authorize any successor to make such claim, whether or not the Township expends the traffic impact fees within the time limitations set forth in Act 209 of 1990, as amended, 53 P.S. §10501-A, et seq., expends the traffic impact fees for improvements set forth in the Transportation Capital Improvements Plan or for other road improvements not addressed in the Transportation Capital Improvements Plan or for road improvements to address existing deficiencies or for improvements (regardless of the percentage of the cost of improvements or the amount of the improvements paid for with traffic impact fees) to state highways. Applicant shall place a note on the final plan referencing this condition.

10. Applicant shall pay a fee-in-lieu of dedication of recreation land in accordance with §119-61, unless otherwise modified by the Mount Joy Township Board of Supervisors. This fee shall be \$148,082 (\$2,794 x 53 units). Applicant shall waive any right to request any refund of such fee is not expended within any required time period.
11. Applicant shall submit a fully executed Land Development Agreement, which shall be acceptable to the Township Solicitor. Said Agreement shall be submitted and approved prior to the release of the final plan for recording.
12. Applicant shall submit financial security to guarantee the proper installation of all improvements associated with this land development project prior to the release of the final plan for recording and shall be in a form acceptable to the Township Solicitor. The amount of said financial security shall be in the amount consistent with the construction cost opinion approved by the Township Engineer.
13. Applicant shall apply for and obtain all necessary permits prior to commencing any construction activities.
14. Applicant shall reimburse the Township for all reasonable engineering and legal fees incurred in the review of plans under the Subdivision and Land Development Ordinance, Storm Water Management Ordinance, and other governing ordinances; review or preparation of documentation required in connection with the development; review and approval of financial security and other documentation; inspection of improvements; and for other costs as set forth in these Conditions within 30 days after receipt of an invoice for such fees. If Applicant fails to pay such costs within 30 days after the date of a written invoice for such costs, Applicant shall be in violation of this Condition.

All members present voted in favor of the motion.

7. New Business:

- a. Land Development Plan Waiver for Daniel S. Beiler (#24-17-WAIV) – Proposal to construct a schoolhouse and related accessory structures at 2091 Milton Grove Road. The property is zoned A – Agricultural and is served by on-lot water and sewer facilities. The proposed use was approved by the Zoning Hearing Board at a hearing held on August 7, 2024.

Landowner Daniel Beiler addressed the Commission with the waiver request. The school will use a privy instead of an indoor restroom, which is subject to an agreement with the township and DEP approval. Mr. Beiler believes there will be one bus coming to the site for pickup and drop-off of children. The school is needed due to the growing number of Amish children in the area. A new driveway is proposed since the existing driveway is located near a curve with constrained sight distance. The Commission discussed access and safety for the children.

Mr. Beiler expects approximately 25 children to attend at first, with a maximum of 35. Many families in the area will travel to the school by foot. The others will be bussed. Currently, the local children travel

approximately 4 miles to another school and this location will be more convenient for the community. The Commission discussed approvals for the privy and holding tank, noting an additional condition for DEP approval of the sewage disposal method.

A motion was made by Michael McKinne and seconded by Bill Weik the Township Planning Commission grant a waiver of Chapter 119, Article III of the Code of Ordinances of the Township of Mount Joy, i.e. the Mount Joy Township Subdivision and Land Development Ordinance, i.e. plan processing procedure, relating to the requirement to prepare, submit, gain approval of and record a land development plan, subject to the following conditions:

1. To the extent not otherwise provided in these conditions, Applicant shall address the comments of the Township Engineer's review letter dated September 16, 2024.
2. If a new driveway is to be constructed, Applicant shall submit a copy of the Highway Occupancy Permit as issued by the Pennsylvania Department of Transportation or, in lieu thereof, evidence satisfactory to Township Staff that the Pennsylvania Department of Transportation will not require the issuance of a Highway Occupancy Permit.
3. Applicant shall address and comply with all conditions contained in the Mount Joy Township Zoning Hearing Board decision dated August 12, 2024 (Case #240009).
4. Applicant shall submit a fully executed Privy Agreement, which shall be acceptable to the Township Solicitor and in recordable form. The Agreement, fully executed, shall be submitted and approved prior to the issuance of any and all required permits.
5. Applicant shall obtain approval from the PaDEP for the proposed method of sewage disposal, or notice from the PaDEP that such approval is not required.
6. Applicant shall prepare, submit and gain approval of a Stormwater Management Site Plan, as applicable, and obtain a Stormwater Management Permit in accordance with Chapter 113 of the Code of Ordinances of the Township of Mount Joy, i.e. the Mount Joy Township Stormwater Management Ordinance.
7. Applicant shall submit a fully executed Stormwater Management Agreement and Declaration of Easement, which shall be acceptable to the Township Solicitor and in recordable form. The Agreement, fully executed, shall be submitted and approved prior to the issuance of any and all required permits.
8. Applicant shall submit financial security to guarantee the proper installation of all improvements associated with this project prior to the commencement of construction and shall be in a form acceptable to the Township Solicitor. The amount of said financial security shall be in the amount consistent with the construction cost opinion approved by the Township Engineer.
9. Applicant shall apply for and obtain all necessary permits prior to commencing any construction activities.
10. Applicant shall reimburse the Township for all reasonable engineering and legal fees incurred in the review of plans under the Subdivision and Land Development Ordinance, Storm Water Management Ordinance, and other governing ordinances; review or preparation of documentation required in connection with the development; review and approval of financial security and other documentation; inspection of improvements; and for other costs as set forth in these Conditions within 30 days after receipt of an invoice for such fees. If Applicant fails to pay such costs within 30 days after the date of a written invoice for such costs, Applicant shall be in violation of this Condition.

All members present voted in favor of the motion.

8. Initial View:

- a. 1376 Campus Road – Phase 1B Final Land Development Plan (#24-16-FLDP): Proposal to develop approximately 39.49 acres of this multi-phase residential development with 280 multifamily units in 11 buildings along with a clubhouse. The site is zoned R-2 – Medium-Density Residential and will be served by public water and sewer.

The application materials were distributed electronically prior to the meeting but hard copies of the plans were not provided. There were no project representatives present. Mr. Evans noted that he and the Township Engineer will be meeting with the applicant's team the following day to discuss the review comments. Mr. Brengel updated the Commission on the roundabout construction and Campus Road restoration activities. Campus Road is expected to be reopened next week.

A motion was made by Gerald Cole and seconded by Rodney Boll to table the item until a representative of the applicant is present. All members present voted in favor of the motion.

- b. Lot Line Change Plan for Bailey Family Limited Partnership (#24-18-LLCP): Proposal to reconfigure three tracts of land consisting of 55.48 acres at or near 1501 Mill Road. The subdivision will consolidate Lakewood Country Estates onto its own lot, a single-family home on another, and a larger farm parcel. Public sewer and a community well serve the manufactured home park. The subdivision is preceded by variances granted by the Zoning Hearing Board at their June 5, 2024 meeting.

Todd Smeigh of DC Gohn and Associates presented the plan with landowner Craig Bailey in attendance. Mr. Smeigh provided an overview of the entire subject area consisting of three parcels. One parcel contains nearly all of the Lakeview Country Estates manufactured home park, another is referred to as "the farm", and the third will ultimately contain the single-family home inhabited by a family member. The lot line change plan will situate all of the manufactured home lots on a single lot.

The parcel to be divided from the Lakeview Country Estates tract will be added to the farm. This is largely wooded and underlain by rock. Mr. Bailey confirmed the challenges with developing that area and would rather join it to the farm than leave it remaining with the manufactured home park in case it is sold in the future. Mr. Smeigh acknowledged the Zoning Hearing Board's approval of the requested items of relief – screening along the wooded areas and encroachments of several accessory structures into the proposed boundary setback.

The plan starts with three tax parcels and will result in three reconfigured parcels. Other adjacent lots under the same ownership shown on the plan are not part of the proposed lot line changes. The applicant acknowledged that brush and other yard waste is taken to the farm for composting but otherwise they wish to keep the properties separate. Additionally, there are three wells used by the manufactured home park. One is located on the park lot and the other two are located on the farm lot. An easement will be created to preserve the park's access to the water supply.

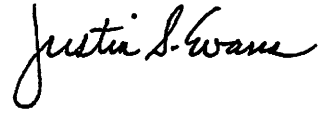
9. Correspondence: NONE

10. Other Business: NONE

11. The next regular meeting of the Mount Joy Township Planning Commission is scheduled to be held on **Monday, October 28, 2024** beginning at 7:00 P.M.

12. A motion was made by Kevin Baker and seconded by Rodney Boll to adjourn the meeting at 8:24 p.m. All members present voted in favor of the motion.

Respectfully Submitted,

A handwritten signature in black ink that reads "Justin S. Evans". The signature is written in a cursive style with a large initial 'J' and a long, sweeping underline.

Justin S. Evans
Zoning Officer



MOUNT JOY TOWNSHIP

• Lancaster County, Pennsylvania •

8853 Elizabethtown Road, Elizabethtown, PA 17022
717.367.8917 • 717.367.9208 fax
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Minutes of a Meeting of The Mount Joy Township Zoning Hearing Board Wednesday, October 2, 2024

1. Chairman Gregory R. Hitz, Sr. called the meeting to order at 6:00 P.M. in the Mount Joy Township Municipal Building located at 8853 Elizabethtown Road, Elizabethtown, PA 17022.
2. Meeting Attendance:
 - Members Present: Gregory R. Hitz, Sr., James E. Hershey, and Robert F. Newton, Jr.
 - Members Absent: None
 - Alternate Member Present: Roni K. Clark
 - Township Representatives: Justin S. Evans, Zoning Officer; Kim Kaufman, Township Manager
 - Lancaster County Court Reporter: Veronica Johnston Gouck
 - Zoning Hearing Board Solicitor: John P. Henry, Esq. of Blakinger Thomas
3. A motion was made by Robert F. Newton, Jr. and seconded by Roni K. Clark to approve the minutes of the September 4, 2024 meeting. All members present voted in favor of the motion.
4. Solicitor John P. Henry provided a procedural briefing for the meeting.
5. Mr. Evans, Township Zoning Officer, stated that a Public Notice was published in the August 15, 2024 and August 22, 2024 editions of the LNP. The subject property was posted on August 23, 2024.
6. Old Business:
 - a. Request For a One-Year Extension of Time of Prior Approvals – Case #230015: Elizabethtown Mt. Joy LLC (2269 South Market Street). Hearings held on October 4, 2023 & November 1, 2023; approvals expire on November 1, 2024.

Attorney Nicholas Daller presented the time extension request on behalf of the applicant. He provided a written summary of progress on the project and a general timeline moving forward. Survey and preliminary site investigations are complete. Ongoing tasks include preparation of the land development, stormwater management, and erosion and sediment control plans. The applicable plans will be submitted to the Township and County Conservation District in the coming months.

A motion was made by Robert F. Newton, Jr. and seconded by James E. Hershey to grant a one-year extension of time to the approvals. All members present voted in favor of the motion.
7. Zoning Case #240011 [Continued from the September 4, 2024 meeting.]
 - a. Applicant/Landowner: Sheetz, Inc. (equitable owner)
 - b. Property Location: 50 Veterans Drive, Elizabethtown, PA 17022; Tax Parcel ID #460-79623-0-0000
 - c. Zoning District: MU – Mixed Use District
 - d. Special Exception Request:
 - 1) Chapter 135, Article XV, §135-143.D – establishment of a vehicular fueling station

e. Variance Request:

- 2) Chapter 135, Article XXVIII, §135-383.B(7) – to extend approvals for an additional period of one year in which to obtain a zoning permit and to complete construction

The applicant was represented by Attorney Adam DeBernardis of McNees Wallace & Nurick LLC with consultants Chris Venarchick of RGS Associates and Chris Schwab of Transportation Resource Group, Inc.

The following members of the public requested party status for the hearing:

- John Morris, 225 Old Hershey Road; lives approximately 150' from the site. Attorney DeBernardis had no objection.
- Kristy Moore, 8 King Court; lives in adjacent residential neighborhood. Attorney DeBernardis had no objection.
- Kulwinder Grewal (represented by Attorney Daniel Stephenson, Vanormer & Stephenson, PC), 467 Hershey Road; located approximately ½ miles from the site. Attorney DeBernardis objected to the request. Attorney Stephenson expressed a unique impact to his client, whose property received approvals for use as a vehicular fueling station. The objection to the request was based on distance and economic impact not being a legitimate basis.

A motion was made by Robert F. Newton, Jr. and seconded by James E. Hershey to accept John Morris, Kristy Moore, and Kulwinder Grewal as parties to the hearing. All members present voted in favor of the motion.

The applicant's testimony began with Attorney DeBernardis providing a general overview of the proposal to redevelop the Pizza Town/House of Wine site with a Sheetz convenience store and vehicular fueling pumps. He called Mr. Venarchick to provide an overview of his credentials and professional scope of work as a civil engineer and land planning consultant. A motion was made by Robert F. Newton, Jr. and seconded by James E. Hershey to accept Mr. Venarchick as an expert witness in civil engineering and land planning. All members present voted in favor of the motion.

The following exhibits were referenced during Mr. Venarchick's testimony:

- A-1: Application
- A-2: Aerial Image of the Site
- A-3: Existing Conditions Exhibit
- A-4: Proposed Site Plan
- A-5: Color Rendering
- A-6: Lighting Plan

Mr. Venarchick referred to Exhibit A-3 while describing the site's existing conditions, access points, and surrounding properties. Exhibits A-4 & A-5 showed the proposed redevelopment with the Sheetz store and fuel pumps after demolishing the existing restaurant structure. It will utilize the existing entrances on Veterans Drive and Old Hershey Road. There will be six fueling positions; each of which can accommodate two vehicles. Truck turning models were used to route fuel and other delivery trucks through the site in from Veterans Drive and out to Old Hershey Road. Sheetz tries to schedule their fuel deliveries during off-peak times to avoid conflicts with customer traffic.

The proposed dumpster location is similar to where the dumpster is now located for the pizza shop. 38 spaces are required by the Zoning Ordinance; 43 spaces are provided. The dumpster will be enclosed within a 360-degree structure that meets ordinance requirements. There will be no outdoor storage or servicing of vehicles. No development within a wetland is proposed. Mr. Venarchick noted the various third-party agency approvals and the amount of time it would take to obtain them.

Referring to the lighting plan (Exhibit A-6), he stated that the proposed lights will comply with the requirements that prohibit spillover beyond 0.1 footcandles onto a residential property or 1.0 footcandles onto a nonresidential property. The average illumination under the canopy does not exceed 20 footcandles.

Mr. Venarchick confirmed that the layouts in Exhibits A-4 & A-5 comply with the area and bulk regulations in Section 135-145. He went on to detail compliance with the standards in Section 135-268 for vehicular fueling stations. He addressed the criteria for special exceptions in Section 135-383.B.

Mr. Newton requested confirmation that all activities other than vehicular fueling will take place indoors per Section 135-268.D. Confirmed. Additionally, they confirmed that all parts will be stored inside per Section 135-268.F. Permits for underground storage tanks will be obtained per Section 135-268.K. No junked or abandoned vehicles will be stored on the property. Mr. Venarchick acknowledged that subsections .H, .I, & .J are not applicable to the application.

Mr. Hitz asked about moving the building between the original application and the revised site plan. It was shifted a few feet but meets all setbacks. The applicant could not recall receiving the Zoning Officer's letter dated August 12, 2024. They were provided with a copy of the letter during the hearing and reviewed it. Attorney DeBernardis will check with his client whether the proposed conditions are acceptable.

Mr. Hershey asked if there will be electric charging stations on site. No.

Attorney Stephenson cross-examined Mr. Venarchick. He asked if propane is a fuel, citing Section 135-268.F and referencing the plan's proposal to locate propane tanks in a locker adjacent to the building. Yes. If the propane tanks are not stored in a completely enclosed building, does the application comply with the ordinance? Mr. Venarchick believed so since the propane tanks are not intended to fuel a vehicle.

What about the claims that the Sheetz will not adversely affect the neighborhood? Correct, in as much that it will not have greater effects in this location compared to similar uses. Will Sheetz close in the evenings like the existing restaurant? No, it will be open 24/7. Attorney Stephenson questioned about the hazards of alcohol sales in this location where fuel is sold. Mr. Venarchick noted that Sheetz successfully operates hundreds of stores with alcohol sales.

Section 135-383.B(4) regarding neighborhood impacts was discussed, specifically with respect to alcohol sales and trucks accessing the site at night. Mr. Venarchick noted in his experience that truck deliveries are off-peak and not necessarily in the middle of the night. Impacts of late night truck deliveries and alcohol sales are speculative.

John Morris cross-examined Mr. Venarchick. Will the project disturb the water retention area in the front of the site? No. Was the water retention area on the adjoining property studied? They are aware of it via a site assessment. How much fuel and oil runs off a fueling station's parking lot? Unsure. Mr. Morris expressed concerns with fuel runoff affecting surface and ground water, in addition to general stormwater management issues. A discussion took place regarding what level of design is appropriate for zoning approval versus land development. Mr. Venarchick noted the existing stormwater facility at the rear of the site will be relocated underground though the final design is not complete.

Mr. Morris asked about truck routing through the site and noise from refueling. Sheetz employs their own truck drivers and has control over their operations to avoid late night deliveries. Mr. Morris has concerns with noise traveling through the surrounding neighborhoods.

Kristy Moore cross-examined Mr. Venarchick. Impacts of off peak delivery times are a concern with the surrounding neighborhood. The lighting plan is helpful to visualize those impacts but what about sound, including music played at the fuel pumps as it is at most Sheetz? That information is not available at this stage in the land planning process.

Why are the fuel tanks near the rear of the site so close to the neighborhood? This is the best location for circulation in and through the site for customers and deliveries. Where is the vent stack for the underground fuel tanks? It will be located off the edge of pavement near the fuel tanks. Ms. Moore then requested to hear the three proposed conditions in the Zoning Officer's letter to the applicant. They were read aloud to the public, generally addressing compliance with other provisions of the Zoning Ordinance, gaining approval of a land development plan through the Township Planning Commission, and compliance with the testimony given at the hearing(s).

Mr. Morris requested to ask additional questions. How much volume does the eliminated stormwater facility hold? Mr. Venarchick could not answer at this time. With that basin being removed, what is the routing of stormwater

through the site? It is not fully designed, however, the general plan is to maintain the drainage areas on the site. The above ground basin near the back will be replaced by an underground facility.

Attorney DeBernardis redirected to Mr. Venarchick. Will this Sheetz have a similar impact on the surrounding neighborhood as similar uses do elsewhere? Yes. Mr. Hitz asked if Sheetz has a spill response plan. Mr. Venarchick was not aware of the specific details but does know that Sheetz has one through his prior experience with the company. Are the employees trained on the spill response plan? Yes.

Attorney DeBernardis called Mr. Schwab, who presented his credentials and professional scope of work in transportation engineering. He was offered as an expert in the field with 26 years of experience. A motion was made by James E. Hershey and seconded by Robert F. Newton, Jr. to accept Mr. Schwab as an expert in transportation engineering. All members present voted in favor of the motion.

The September 2024 edition of the Transportation Impact Study was entered as Exhibit A-7. Mr. Schwab provided an overview of the study process and trip estimation through the ITE Trip Generation Manual. The study includes an analysis of the site's access points onto Veterans Drive and Old Hershey Road, as well as three intersections along Hershey Road: Veterans Drive, the Route 283 interchange, and Mount Gretna Road/N Holly Street. These intersections are selected in conjunction with the Township Traffic Engineer. They currently operate at acceptable levels of service during the weekday and Saturday peak hours.

Projected volumes in 2025 which include background growth factors provided by PennDOT show that the intersections will continue to operate with acceptable levels of service without the proposed Sheetz. This holds true for the 2030 horizon year without the development. Sheetz is expected to generate the following peak hour trips:

- AM peak hour (highest between 6:00-9:00 a.m.): 379 total trips; 288 pass-by and 91 new
- PM peak hour (highest between 3:00-6:00 p.m.): 334 total trips; 250 pass-by and 84 new
- Saturday peak hour (highest between 11:00 a.m.-2:00 p.m.): 393 total trips; 255 pass-by and 138 new

Levels of service for the studied intersections in the opening year (2025) with the development's traffic are still acceptable. A grade of "D" or better is considered acceptable.

The study proposes two improvements at the Hershey Road/Veterans Drive intersection to mitigate the project. A left turn lane with a signalized arrow from the northbound approach of Hershey Road is intended to be implemented. A right turn lane from the southbound approach meets traffic volume warrants with the additional traffic from the project, however, it is not proposed for construction due to the constraints on the adjoining property owned by Mount Calvary. The queue analysis reveals the queuing lengths will not exceed the lane lengths at any of the studied intersections. Traffic projections by their nature are applicable to the same use in any situation. Additional traffic considerations will be made during the land development process.

Mr. Newton asked about the study's future traffic projections and whether it considers other developments' traffic projections. None were identified by the Township Traffic Engineer.

Mr. Hershey asked for clarification about the proposed turn lanes. Both a southbound and a northbound turn lane at the Hershey Road/Veterans Drive intersection were considered. The southbound right turn lane is not proposed to be built, though the northbound left turn lane is recommended.

Mr. Hitz referenced the Township Traffic Engineer's review of the study, requesting responses to the review comments. Mr. Schwab responded that they will conduct supplemental traffic counts now that the school district and Elizabethtown College are in session. A supplemental analysis for the warranted right turn lane was requested, to which Mr. Schwab reiterated that it is not proposed due to environmental constraints on the Mount Calvary property. The level of service at the Veterans Drive intersection is projected to be B/C, which is still acceptable. Small level of service gains were deemed to be not enough to overcome the environmental impacts. The Highway Occupancy Permit application for the proposed improvements on Hershey Road will include the municipal reviews and comments for PennDOT's consideration.

Mr. Newton asked if the southbound right turn lane will be reassessed. Yes, once the new traffic counts are completed. Mr. Schwab reiterated that the environmental impacts from widening Hershey Road must be balanced

with the anticipated queuing benefits. Mr. Evans confirmed that the Township is comfortable with where the traffic study is now and what needs to be done to satisfy the Township Traffic Engineer's comments.

Attorney Stephenson cross-examined Mr. Schwab. What does it mean to meet PennDOT warrants with respect to the right turn lane? There is a spreadsheet developed by PennDOT that factors traffic volumes and determines the warranted turn lane length. If the right turn lane meets warrants, why is it not proposed to be built? The volume warrants are met for a right turn lane; however, other impacts or factors may not justify the proposed improvement. In this case, the turn lane will not materially impact the intersection level of service and will encroach upon the environmental features on the adjoining property.

Is traffic generation from convenience stores differentiated by whether alcohol is sold or the quality of food provided? No, because those variables are not factored in the ITE Manual. It considers the size of the building and number of fueling positions. Why are Sunday peak hours not studied when the church across the street lets out? Sunday is not considered in traffic studies because volumes are generally lower than Monday through Saturday, which drive the level of service determinations.

Attorney Stephenson then asked for an explanation of pass-by traffic. Motorists traveling by on Hershey Road that stop into the Sheetz are passing by the site regardless. Does turning in and out of the Veterans Drive intersection add trips through the intersection? Correct. He asked for information on the LOS categories and thresholds as determined by the traffic study, specifically the longest additional delay at the intersection.

- Weekday AM peak hour: 5.1 second delay existing; 21.8 second delay anticipated
- Weekday PM peak hour: 5.7 second delay existing; 19.4 second delay anticipated
- Saturday peak hour: 9.3 second delay existing; 15.1 second delay anticipated

These are averages across all approaches to the intersection. The study breaks down the movements in all directions though. No analysis was conducted for late night traffic impacts per the municipal ordinance requirements. Peak hours are the key drivers of the analysis.

John Morris cross-examined Mr. Schwab. Does the study include traffic coming off of Route 283, specifically any increase due to wayfinding signs posted on the highway? Traffic to and from the highway is factored but not any specific impacts of signs attracting people from the highway. Does it account for the school bus stop on Old Hershey Road near the site or other motorists cutting through the site to avoid a school bus? No. What about additional traffic due to the provision of diesel or propane, especially with an RV campground further up Hershey Road? That is not factored into the traffic study.

Kristy Moore cross-examined Mr. Schwab. Would a convenience store without fuel pumps create less traffic? The ITE Manual addresses this as a convenience store with fuel pumps. Mr. Schwab has not prepared a study for a convenience store without fuel pumps in the past, though he acknowledged that people go to such facilities just for fuel. She was in favor of the southbound right turn lane and identified backups due to the bus stop. What happens when the four-way stop at Veterans Drive and Old Hershey Road is congested? Mr. Schwab noted that they study traffic in general, not necessarily a 30-second window created by something like school bus pickup and drop off. Are the regional Amazon traffic surges accounted for in the study? Not specifically.

Attorney DeBernardis redirected to Mr. Schwab, who confirmed the following:

- If other traffic studies for nearby proposed developments were available, they would have been incorporated into this study.
- The traffic study review process and considerations discussed in the hearing are good examples why most of the traffic details are worked out in the land development process.
- The improvements proposed on Hershey Road are ultimately up to PennDOT's approval in conjunction with the Township.
- Post development, all of the studied intersections will continue to operate at acceptable levels of service.
- Warranted improvements do not necessarily mean there is an inadequacy present.
- Sundays have less traffic than other days, which is why they are not studied.
- Similar facilities studied under this land use in the ITE Manual include locations near highways.

John Morris provided his testimony. He read statements pertaining to the nature of the residential neighborhood as quiet at night despite growing and changing over time. His concerns extend to traffic, crime, and alcohol sales at night near a neighborhood with children. Hammering of stone underlying the site is likely since other businesses in the area needed to do so while under construction. This will be disruptive to the neighbors.

Mr. Morris reiterated concerns about stormwater runoff and groundwater concerns from fuel and other chemicals that would emanate from the site. This could negatively affect water quality into the Conewago Creek where recreation and fishing is common. Traffic already backs up to Route 283 in some evenings and this project will not help. He spoke to the safety of children walking to the bus stop on Old Hershey Road in addition to the convenience of alcohol in proximity to children.

Attorney DeBernardis cross-examined Mr. Morris. Does the current business on the site sell alcohol? Yes. Do other nearby businesses sell alcohol? Yes. Have you been inside of a Sheetz? Yes. Do they serve alcohol to be consumed on property? I do not know.

Attorney Stephenson cross-examined Mr. Morris. If there are noise concerns at night with voices carrying, what would it be like with a 24/7 business here? He is considering moving away. Is the current establishment open 24/7? No. It may close around 9:00 or 10:00 and is not open every day. It does not have nearly the same amount of customers as Sheetz.

Mr. Hitz asked Mr. Morris when the Mount Calvary property is typically used. Youth activities typically take place indoors year-round on Sundays. The baseball team practices there and the administrative offices have moved to that location.

Kristy Moore provided her testimony. She expressed quality of life concerns despite the convenience of having a Sheetz close by. The proximity of the fuel pumps, tanks, and vent stacks to the Rockwood neighborhood is a problem along with chemicals and noise. She acknowledged the commercial nature of properties along Hershey Road, although those businesses do not stay open late or create as much traffic as Sheetz. Increased traffic is incompatible with children living nearby.

Attorney DeBernardis cross-examined Ms. Moore, asking what her main concern is. Safety of children from traffic and health concerns. She did not have any citations available for the health issues raised in her testimony.

Attorney Stephenson brought his witness, Kulwinder Grewal to the stand. He is in the gas station business but operates much smaller facilities. Mr. Grewal spoke about a new Sheetz location near him with drinking, fighting, and traffic issues among the neighborhood. Sheetz installed no left turn signs to manage traffic but motorists frequently disobey them. They spoke to the lack of hardship proven for the time extension variance and objected to the request.

Attorney DeBernardis cross-examined Mr. Grewal. What is your general concern with the proposal? Traffic and drinking at night. Attorney Stephenson asked Mr. Grewal to reiterate the concerns stated in his original testimony.

Attorney Stephenson made his closing statement, beginning by referencing the Municipality Planning Code's criteria for special exceptions and variances. The standards for each type of request are different with variances hinging on hardships. Outdoor storage of propane is in conflict with Section 135-268.F. Has the applicant proven that the safeguards contained in Section 135-383.B(4) pertaining to the surrounding neighborhood have been met?

Kristy Moore made her closing statement, summarized as this site being the wrong location for a Sheetz or other gas station.

John Morris made his closing statement with respect to the applicant not having met the criteria for zoning approvals specifically regarding traffic and pollution. His opinion is a convenience store and gas station are better located near the highway interchange where there is vacant land.

Attorney DeBernardis made his closing statement on behalf of the applicant. He reiterated that the special exception request is only for the proposed fueling station in the Mixed Use District. The applicant is not requesting a use variance; the variance is for a time extension to accommodate various approvals to permit construction. They believe that the application meets the applicable requirements of the Zoning Ordinance.

Testimony was closed. The public comment period was opened.

Calvin Brackbill, 721 Old Hershey Road – Concerns about trash, litter, traffic, and crime.

Valerie Ferrarelli, daughter of the landowner – Lived in Rockwood for 11 years; recounted crime issues in the Rockwood neighborhood. Existing business has truck deliveries. Some people are happy for the Sheetz to be built there.

Kristi Schellhammer, 719 Old Hershey Road – Trucks already travel on Old Hershey Road to the farms in the area. She is not concerned with alcohol sales at Sheetz because other nearby businesses sell it and convenience is good. The site used to be a VFW which served alcohol and kids lived in the neighborhood then.

Solicitor Henry informed the public on the Zoning Hearing Board’s role, power, and limits to their discretion. The Board is not prepared to render a decision tonight. Parties and the applicant should provide their Findings of Fact and Conclusions of Law by Friday, October 18th. A decision will be rendered at the November 6th meeting.

The record was closed.

8. Next regularly scheduled hearing will be held Wednesday, November 6, 2024, beginning at 6:00 p.m.
9. A motion was made by James E. Hershey and seconded by Robert F. Newton, Jr. to adjourn the meeting at 8:45 p.m. All members present voted in favor of the motion.

Respectfully Submitted,



Justin S. Evans, AICP
Zoning Officer

For: Robert F. Newton, Jr., Secretary
Mount Joy Township Zoning Hearing Board



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Minutes of the Regular Meeting of the Mount Joy Township Park & Recreation Board Held on October 8, 2024

1. Karen L. Boyer, Chairperson, called the meeting to order at 7:00 P.M. in the Mount Joy Township Fairview Municipal Building at 8853 Elizabethtown Road, Elizabethtown, PA 17022.
2. Roll call: Present – Karen L. Boyer, Donald Bush, William Duncan, and Adam Reed. Absent – John L. Felix, Jr.

Others in attendance – Patricia J. Bailey, Township Secretary, Justin S. Evans, Township Community Development Director/Zoning Officer, and Kim Kaufman, Township Manager.
3. Approval and ratification of the minutes of the September 10, 2024 meeting:

A motion was made by William Duncan and seconded by Adam Reed to approve the minutes from September 10, 2024 as written. All members present voted in favor of the motion.
4. Old Trolley Line Park – Expansion:
 - a. Chuck Strodoski, YSM Landscape Architects, was in attendance to discuss the public comments that were offered at last month's meeting. He is hoping to have a final plan by the end of tonight's meeting. The three main points that he garnered from the public comments were there are no athletic fields, concern about the utilization of the pump tracks and the number of entrances to the Lancaster County Conewago Trail. Mr. Felix, at last month's meeting, expressed his desire to include the pump tracks and Ms. Boyer agreed. Mr. Strodoski presented a plan that showed an overlay with a multipurpose field for ages four-twelve and a smaller field for under eight. He will also present a probable construction cost opinion for the project. The fields are oriented more east-west than the favored north and south. We would lose the pump tracks, and the basketball court would need to be moved. There was a discussion about how fields or more unique parks would be favored for a grant. Mr. Strodoski stated the application could lose some points due to the orientation of the fields. Mr. Strodoski asked what GEARS would favor,
 - Mr. Reed likes the original plan with the pump tracks. If the fields aren't the correct orientation, then it does not work.
 - Would there be enough parking spaces for fields, pickleball, pavilion, and basketball if they are all being used?
 - Mr. Bush likes the original plan but agrees that several of the entrances to the Conewago Trail could be removed. It was agreed to remove 2 of the entrance points.
 - Paved walkway would connect Phase 1 with the natural area and would continue into the third area. When it is along Beverly Road, Mr. Strodoski is hoping there is enough room for an 8' beauty strip (grass) with a guiderail.
 - There was a discussion on how much access to the Conewago Trail there should be. Gerald G. Cole, 1682, Mount Gretna Road, Elizabethtown, PA 17022, suggested moving all access

points except what was installed during Phase 1. Ms. Bailey stated we do have a designated trail head parking area for trail users.

- Mr. Strodoski presented a Probable Construction Cost Opinion for the expansion that has been discussed. The total cost is shown to be \$3,470,573.00 with 2 Add Alternates with a cost of \$337,500.00. The project will have to be completed in phases. He feels the costs, as presented, are conservative. Discussion continued on possible ways to phase in the project. Mr. Strodoski is unable to attend the November meeting. He will get phases costs to Ms. Bailey so they can be discussed, and a recommendation be made to the Board of Supervisors.
- b. A motion was made by William Duncan and seconded by Donald Bush to approve the pre-final master plan, dated August 2024 less two connection points to the Lancaster County Conewago Trail for the expansion of Old Trolley Line Park. All members present voted in favor of the motion.

5. 2025 Meeting Schedule

A motion was made by Donald Bush and seconded by Adam Reed to approve the 2025 Meeting Schedule as presented. All members present voted in favor of the motion.

6. Other Business:

- The mallet to one of the musical instruments at Old Trolley Line Park was cut off. Ms. Bailey took pictures and e-mailed River Valley to see if it could be replaced.
- A meeting was held with the company that does the spraying for the Township. Whenever Paul Warburton can mark the plants that were planted as a boy scout project, the area can be sprayed and mulched.
- The walking path from the Municipal Building parking lot to Wolgemuth Park will be included in the 2025 budget using ARPA money.
- A picture was presented that shows the 10' paved walking path along Campus Road that was installed as a requirement for the development.
- Mr. Duncan stated the batting cage has been repaired. The only thing that remains is the pile of dirt.
- The Westmount Development along Harrisburg Ave. has submitted a preliminary plan. We hope to have them at the November meeting to present the plan.

7. Correspondence:

8. The next meeting of the Park and Recreation Board is scheduled to be held on **November 12, 2024 at 7:00 P.M.**
9. A motion was made by William Duncan and seconded by Donald Bush to adjourn the meeting at 8:30 P.M. All members present voted in favor of the motion.

Respectfully Submitted,



Patricia J. Bailey, Secretary

Northwest Regional Lancaster County Police Commission
8855 Elizabethtown Road
Elizabethtown, PA 17022

Minutes of the Regular Meeting of the
Northwest Regional Lancaster County Police Commission
Held on September 24, 2024

1. Kevin Baker called the meeting to order at 7:00 P.M. in the Mount Joy Township Municipal Building, 8853 Elizabethtown Road, Elizabethtown, PA 17022. Kevin Baker led the pledge of allegiance.

Roll Call: Present – David W. Sweigart II, Kevin Baker, John Rudy, Debra Dupler and Doug Hottenstein were in attendance.

2. Public Comment: none

3. Consent Calendar:

- a. Approval and ratification of the minutes of the August 27, 2024 meeting.
- b. Accept and ratify the Treasurer's Report for the period of January 1 through August 31, 2024, subject to audit.
- c. Approve payment of all bills via Bill Lists #21, 22 and 23 in the amount of \$74,882.38 ; ratify payment of all payrolls for the period of August 2024, inclusive, in the amount of \$184,305.04 , which represents two (2) pay periods.
- d. Raymond James Pension Account summary from July 29, 2024 through August 29, 2024.

A motion was made Debra Dupler, seconded by John Rudy to approve items a. through d. of the Consent Calendar as presented. All members present voted in favor of the motion.

4. New Business:

Treasurer Marc Hershey was in attendance to present the first draft of the 2025 Budget. The driving factors of the increase in the budget are the salaries, which are contractual and the health insurance. Health Insurance cost projections for 2025 have not yet been received, however are thought to be approximately 20%. A 6% increase to the municipalities is expected however that number will not be specifically known until the next draft. Marc outlined all facets of the budget and answered questions from the commissioners.

5. Old Business:

Chief Mayberry reported that all four officers who took the written promotional exam for sergeant received passing scores. The oral interviews are scheduled for October 23.

An update was given on the Act 205 prior service buyback. Ashley Wise, our actuary from Conrad Siegel was contacted, and an actuarial study must be prepared before adding this to the pension plan. Since 2025 is our regularly scheduled year to have an actuarial study, we will proceed with the consideration of an amendment to the pension plan after the study is completed.

6. Advisements:

Faith & Blue event will be held on October 12 at the E-town Grace Church on Anchor Road. Local First Responders will participate in the event.

The DEA National Drug Take Back event will be held on October 26 from 10 a.m. to 2 p.m. at the Giant Food Store.

Donations for the Pink Patch Program and for the purchase of a pink patch will be collected during the month of October. Funds collected will be donated to Suzanne H. Arnold Center for Breast Health.

On September 14, Officer Carl Bergmark, Officer Brad Redinger and Officer Abby Shaeffer were at the Lancaster Stormer's game to promote the Pink Patch month.

West Donegal Township resident Marie Martin donated \$175 to the Department K9 program.

7. Correspondence:

- a. Calls for Service – August 2024
- b. Police Activity Report – August 2024

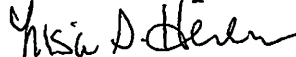
- c. Overtime Report – August 2024
- d. Police Cruiser Mileage Chart – August 2024

8. Other Business: None

The next regularly scheduled meeting of the Northwest Regional Lancaster County Police Commission will be held on October 22, 2024 at 7 p.m. at the Mount Joy Township Municipal Complex.

A motion was made by John Rudy, seconded by Debra Dupler to adjourn the meeting at 7:40 p.m. All members voted in favor of the motion.

Respectfully submitted,



Lisa S. Heilner
Assistant Secretary/Treasurer
Northwest Regional Lancaster
County Police Commission

**EAWA WORK SESSION MEETING MINUTES
OCTOBER 2, 2024 - 6:30 PM**

1. **CALL TO ORDER:** The EAWA Board meeting was called to order at 6:30 P.M. by Dale Treese, Chairman. Members present: Keith Murphy, Jeff McCloud, Rich Sheidy, Rick Erb, Chuck Brewer and John O'Connell. Also present were: Del Becker, Authority Manager; Jason Bock, Operations Manager; Michael Krieger, Engineer; Jeffrey Shank, Solicitor; and Jill Gebhart, Admin Assistant. Not present: Michele Powl, Business Manager; Donna Bissinger, Admin Assistant. Members of the Public: None
2. **PUBLIC COMMENT:** None
3. **REPORTS:**
 - a. **Manager's Report:**
 - i. **Lebanon County Dept of EMS Special Operations request:** draft MOU provided by the County. With tighter language in the MOU, stronger indemnification provisions, responsibility in terms of safety and insurance, time frame to renew year to year, limited training times during the year; the consensus of the board was favorable to this request.
 - ii. **Cornwall Properties Request for Consideration of Sale of Portion of EAWA Cornwall Property:** Borough requested the Developer consider alternative access to proposed development. A sale agreement should include that Cornwall Properties put up a fence, and provide storm water management to protect water quality. Becker suggested agreement includes option to buy more of the property - entire piece of land surrounding the property on one end. Mike Swank from Cornwall Properties will attend a future meeting.
 - iii. **Vema H2 Access:** Requesting permission to enter property to perform rock analysis for hydrogen production feasibility. The board was favorable to conditional approval with appropriate release form and statement of insurance.
 - iv. **Phase 1 Cast Iron Main Replacement Bid Results:** Bids received September 13, 2024. See Bid Summary. Informational only, Becker will ask the board approval for Joao low bid at the point it meets the PENNVEST funding timeline.
 - v. **N Poplar St Main Replacement:** Bids received September 27, 2024. See Bid Summary. Becker will ask to proceed with awarding low bid to Ebersole Excavating at next meeting.
 - vi. **Professional Services Agreement:** PRworks Inc. recently assisted MESA with PR efforts related to the Authority formation.

Action: "That the Board approves the Public Relations Services Agreement with PRworks Inc. in an amount not to exceed \$10,000."

Motion: K Murphy **Second:** J McCloud **Approved**

- b. **Operations Manager's Report:** Jason Bock presented report. Replaced 1" line leak at Rheems, worked on items from EPA recommendations, new techs were certified for handheld analyzer, Cornwall pump running again, wells are still down, creeks normal.
- c. **Engineer's Report:** Michael Krieger - Poplar St bidding opening, High St projects walked with Becker and Bock; started design. Wells 6 & 7 drawings back from vendor. Existing membrane replacement submitted minor public water supply permits to DEP Sept 10, 2024 and they are past the administrative report and will begin the technical review. The treatment plant project working with skid vendor and close to submitting permit for that.

4. UNFINISHED BUSINESS: None

5. NEW BUSINESS: None

6. BOARD MEMBER'S REMARKS: Dr Treese said there was discussion at prebudget meeting on restructure for the Authority. Move discussion from Oct 16 to Work Session Meeting Nov 6, 2024.

7. EXECUTIVE SESSION:

8. ADJOURN: 7:36 PM

Action "That the Board adjourns the regular meeting."

:

Motion: K Murphy **Second:** J O'Connell **Approved**

Respectfully submitted,

D. Becker, PE, Authority Manager

Approved at 11/11/2024 Meeting

**EAWA BOARD MEETING MINUTES
OCTOBER 14, 2024 - 6:30 PM**

1. **CALL TO ORDER:** The EAWA Board meeting was called to order at 6:30 P.M. by Dale Treese, Chairman. Members present: Keith Murphy, Rich Sheidy, Rick Erb, Chuck Brewer and John O'Connell. Also present were: Del Becker, Authority Manager; Michele Powl, Business Manager; Jeffrey Shank, Solicitor; and Jill Gebhart, Admin Assistant. Not present: Jeff McCloud, Board Member, Jason Bock, Operations Manager; Michael Krieger, Engineer; Donna Bissinger, Admin Assistant, Bailey Boyd, Assistant Business Manager. Members of the Public: None

2. **PLEDGE OF ALLEGIANCE TO THE FLAG:**

3. **PUBLIC COMMENT:** None

4. **APPROVAL OF PREVIOUS MINUTES:**

Action: "That the Board approves the WS Meeting Minutes of 09/04/2024, Board Meeting Minutes of 09/9/2024, Board Budget Meeting of 09/21/2024, as presented."

Motion: J O'Connell **Second:** K Murphy **Approved**

5. **REPORTS:**

a. **Manager's Report:**

i. **Cast Iron Pipe Project Municipality Meetings:** Scheduled as follows: October 14, West Donegal Township; October 17, Elizabethtown Borough; October 21, Mount Joy Township.

Becker will attend Municipality Meetings to present the project and request to advertise the necessary financing debt ordinances. Next step will ask for approval, then submit paperwork to Dept of Community Economic Development, then on to PENNVEST.

ii. **N Poplar Street Main Replacement Project:** Bids received September 24, 2024. The lowest bid received was from Ebersole Excavating, Inc. with a total bid amount of \$906,490.00.

Action: "That the Board approves the Award of subject Bid to Ebersole Excavating, Inc. contingent upon submission and approval of all necessary documentation in the bid amount of \$906,490.00.

Motion: C Brewer **Second:** R Sheidy **Approved**

b. **Operations Manager's Report:** was presented at work session meeting.

c. **Engineer's Report:** was presented at work session meeting.

d. Financial Reports:

- i. Paid Bills Detail (*Operating Fund*) (09/23/24) distributed with package (\$52,355.45 for balance);
- ii. Paid Bill Detail (*Capital Fund*) (09/23/24) distributed with package (\$29,990.93 for balance);
- iii. Statement of *Operating* Revenues & Expenditures for period of SEPTEMBER YTD, distributed with package. Balance: \$1,854,839.26, Expenditures: \$147,942.28 & Income: \$60,414.74;
- iv. Statement of *Capital* Revenues & Expenditures for period of SEPTEMBER YTD, distributed with package. Balance: \$9,806,939.39, Expenditures: \$138,860.09 & Income: \$50,122.56.

Action: "That the Board accepts the SEPTEMBER Statement of Revenues & Expenditures (Actual vs. Budget)."

Motion: K Murphy **Second:** J O'Connell **Approved**

6. UNFINISHED BUSINESS: None

7. NEW BUSINESS: None

8. BILLS PAYABLE: Refer to Unpaid Report;

Action: "That the Board pays bills listed on statement of Unpaid *Operating* Fund Bills Detail totaling \$61,861.92 (10/14/24), Unpaid *Capital* Fund Bills Detail totaling \$115,857.73 (10/14/24) and Unpaid *Developer Escrow* Fund Bills Detail totaling \$173.75 (10/14/24)."

Motion: K Murphy **Second:** J O'Connell **Approved**

9. BOARD MEMBER'S REMARKS: Dale Treese mentioned there will be an Executive Session after the meeting tonight.

10. EXECUTIVE SESSION:

11. BOARD MEETING ADJOURN: 6:46 PM

Action: "That the Board adjourns the regular meeting."

Motion: R Seidy **Second:** J O'Connell **Approved**

Respectfully submitted,

D. Becker, PE, Authority Manager
Approved at 11/11/2024 Meeting

Municipal Emergency Services Authority (MESA)
Agency Incident Report
Call Totals by Class
October 2024

Municipality	Class 1	Class 2	Class 3	Other	Total
Columbia Borough	31	4	7	0	42
Conoy Township	9	6	4	0	19
Dauphin County - Conewago Township	1	1	2	0	4
Dauphin County - Londonderry Township	1	0	1	0	2
Dauphin County - Other	0	0	0	0	0
East Donegal Township	39	10	24	9	82
East Hempfield Township	2	0	0	0	2
Elizabethtown Borough	54	14	51	21	140
Lebanon County	1	0	0	0	1
Manheim Borough	0	0	0	0	0
Manor Township	1	0	1	0	2
Marietta Borough	7	6	5	0	18
Millersville Borough	0	0	0	0	0
Mount Joy Borough	16	3	7	0	26
Mount Joy Township	55	11	31	5	102
Mountville Borough	0	0	0	0	0
Rapho Township	11	2	5	0	18
West Donegal Township	63	17	48	1	129
West Hempfield Township	10	0	5	0	15
York County	8	1	3	0	12
Total Dispatches	309	75	194	36	614

Dauphin Co. "Other" = Derry Twp, Lower Swatara Twp, Middletown Borough, Royalton Borough,
S. Londonderry Twp., Swatara Twp

**Municipal Emergency Services Authority (MESA)
Agency Incident Breakout
October 2024**

Incident Type

Medical	531
Public Service	12
Cardiac Arrest (class 1)	11
Vehicle Accident	28
Fire call	2
Gas leak	0
EMS activity	11
Routine Transport	19

<u>Mututal Aid</u>	<u>Covered</u>	<u>Assisted</u>
Dauphin Medic 4	1	0
Dauphin Medic 7-3 (SCEMS)	3	0
Lancaster EMS (06)	0	0
Lebanon County	0	0
Penn State Life Lion EMS (77)	71	15

<u>Receiving Facility</u>		<u>Disposition</u>	
Penn Medicine Lancaster General	211	Cancelled	24
Penn State - Hershey	113	DOA	4
Penn State - Lancaster	93	No patient found	35
Reading Hospital - Tower Health	0	Non-Treat/Transport	60
UPMC - Osteo (Harrisburg)	0	Recalled	23
UPMC - Lititz	3	Standby (fire, sporting/special event)	8
UPMC - Harrisburg	1	Transported	428
UPMC - York Memorial	0	Treat/no transport	1
Wellspan Ephrata Community Hospital	0	Other	31
Wellspan Good Samaritan Hospital	1		
Wellspan York	3		
Other	3		

Municipal Emergency Services Authority (MESA)
Agency Incident Report
Call Totals by Class
January 1 – October 31, 2024

Municipality	Class 1	Class 2	Class 3	Other	Total
Columbia Borough	207	26	59	0	292
Conoy Township	114	22	67	1	204
Dauphin County - Conewago Township	17	4	14	0	35
Dauphin County - Londonderry Township	22	3	8	0	33
Dauphin County - Other	6	2	3	1	12
East Donegal Township	288	82	189	45	604
East Hempfield Township	11	5	1	0	17
Elizabethtown Borough	586	120	521	209	1,436
Lebanon County	12	1	1	0	14
Manheim Borough	1	0	0	0	1
Manor Township	14	3	10	0	27
Marietta Borough	127	31	107	2	267
Millersville Borough	0	0	1	0	1
Mount Joy Borough	176	21	47	0	244
Mount Joy Township	500	127	317	57	1,001
Mountville Borough	4	2	1	0	7
Rapho Township	94	13	29	1	137
West Donegal Township	616	146	411	8	1,181
West Hempfield Township	55	9	23	0	87
York County	73	8	15	0	96
Total Dispatches	2,850	617	1,809	324	5,696

Dauphin Co. "Other" = Derry Twp, Lower Swatara Twp, Middletown Borough, Royalton Borough,
South Londonderry Twp, Susquehanna Twp

**Municipal Emergency Services Authority (MESA)
Agency Incident Breakout
January 1 – October 31, 2024**

Incident Type

Medical	4,983
Public Service	93
Cardiac Arrest (class 1)	77
Vehicle Accident	206
Fire call	45
Gas leak	0
EMS activity	78
Routine Transport	214

<u>Mututal Aid</u>	<u>Covered</u>	<u>Assisted</u>
Dauphin Medic 4	3	0
Dauphin Medic 7-3 (SCEMS)	27	0
Lancaster EMS (06)	9	3
Lebanon County	1	0
Penn State Life Lion EMS (77)	546	93

Receiving Facility

Penn Medicine Lancaster General	1,975
Penn State - Hershey	1,062
Penn State - Lancaster	1,014
Reading Hospital - Tower Health	0
UPMC - Osteo (Harrisburg)	12
UPMC - Lititz	43
UPMC - Harrisburg	11
UPMC - York Memorial	9
Wellspan Ephrata Community Hospital	1
Wellspan Good Samaritan Hospital	4
Wellspan York	13
Other	19

Disposition

Cancelled	311
DOA	35
No patient found	194
Non-Treat/Transport	400
Recalled	212
Standby (fire, sporting/special event)	79
Transported	4,163
Treat/no transport	4
Other	298



Lobar Associates, Inc.
 4 Barlo Cir
 Dillsburg, Pennsylvania 17019
 P: (717) 432-3429
 F: (717) 432-7343

Project: 24-1099 GEARS 2nd Floor Renovation DESIGN
 170 South Poplar Street
 Elizabethtown, Pennsylvania 17022

Design Meeting Minutes: Meeting #5

Meeting Date Oct 9, 2024 **Meeting Time** 2:00 PM - 3:00 PM Eastern Time (US & Canada)

Meeting Location Onsite

Overview Design meeting

Notes

Attachments [GEARS Etown Boro Code Meeting Recap.pdf](#)

Scheduled Attendees

Name	Company	Phone Number	Email	Attendance
Justin Evans			justin@mtjoytwp.org	For Distribution Only
Joyce Hardman			joycehardman@getintogears.org	Present
Jay Hynicker			marlinjh@comcast.net	For Distribution Only
Scott Kingsboro			scott@eastdonegaltwp.com	For Distribution Only
Hob Kroesen			kro3187@embarqmail.com	For Distribution Only
Kyle Mogyorossy			kyle.mogyorossy@comunale.com	For Distribution Only
Lindsay Norris			lnorris@wdtwp.com	For Distribution Only
Delmar Oberholtzer			doberholtzer@mtjoytwp.org	For Distribution Only
Alex Shubert			sashubert@comcast.net	For Distribution Only
John Yoder			john@ulery-yoder.com	Absent
John Lewis	Barry Isett & Associates Inc.		jlewis@barryisett.com	Absent
Ryan Rupp	Barry Isett & Associates Inc.		rrupp@barryisett.com	Present
Bill Reymeyer	Fullerton Electric		bill@johnfullerton.com	Present
Barry Garman	Greater Elizabethtown Area Recreation & Community Services (GEARS)		bgarman@embarqmail.com	Present
David Wendel	Greater Elizabethtown Area Recreation & Community Services (GEARS)		davidwendel@getintogears.org	Present
Mike Caulfield	Lobar Associates Inc.	P: (717) 432-3429 ext. 130	mcaulfield@lobarassoc.com	Absent
Dane Eichelberger	Lobar Associates Inc.		deichelberger@lobarassoc.com	Present
Ken Staver	Lobar Design & Engineering	P: (717) 432-3429	kstaver@lobareng.com	Present
Joel Wolfe	Lobar Design & Engineering	P: (717) 432-3429	jwolfe@lobareng.com	Absent

Name	Company	Phone Number	Email	Attendance
Dylan Strausbaugh	S.A. Comunale	P: (717) 651-0550	dylan.strausbaugh@comunale.com	Present
Mark Wenger	S.A. Comunale		mark.wenger@comunale.com	Absent

Topics

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
1.5	1	Stairwells & Chase				Open	Old
		Description Stairwell discussions					
		Official Documented Meeting Minutes n/a					

New Meeting Items 8/13/2024

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
2.3	2	Water Authority Phone Notes	Dylan Strausbaugh (S.A. Comunale)	Aug 30, 2024		Open	Old
		Description Water Authority					
		Official Documented Meeting Minutes Possibly push waterline to right side of parking lot, opposed to center to leave some function of the parking lot during construction. Attempt to avoid existing gas line. Dell Becker, water authority to review new water line details. Where does fire hydrant need to be and if we can leave parking space. Hope to reuse domestic meter that is there.					

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
2.5	2	Mechanical				Open	Old
		Description Mechanical					
		Official Documented Meeting Minutes Mechanical - No changes on first floor 2nd floor - remove existing ductwork in one classroom & add exhaust fan for toilet rooms					

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
2.6	2	Plumbing				Open	Old
		Description Plumbing					
		Official Documented Meeting Minutes n/a					

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
2.7	2	Sprinkler				Open	Old
Description Sprinkler							
Official Documented Meeting Minutes <ul style="list-style-type: none"> • Basement no revisions • Dry riser on 2nd floor in classroom in small closet • Dry system down corridor 							

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
2.8	2	Electrical				Open	Old
Description Electrical							
Official Documented Meeting Minutes <ul style="list-style-type: none"> • Changed to 2x2 lighting fixtures • Minimal on receptacle end - stay off exterior walls if can.. 3-4 outlets per room • 2nd floor out of new panel • Provide raceways for cameras (cameras dependent on budget, possibly later down the road) 							

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
2.10	2	Open discussion				Open	Old
Description Open discussion							
Official Documented Meeting Minutes <ul style="list-style-type: none"> • December board meeting on the 17. Goal is to have budget pricing by December 11th.(next project meeting) • End of January - Elected officials meeting (to get update on project for financing and funding) • Final Design invoice to be submitted 							

New Items

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
3.1	3	Structural				Open	Old
Description Structural							
Official Documented Meeting Minutes Potentially have 1' above steel beam for moveable partition.							

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
3.2	3	Storm Windows				Open	Old
		Description Storm Windows					
		Official Documented Meeting Minutes n/a					

New Items

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
4.1	4	Commonwealth Code Inspection Services				Open	Old
		Description Meeting occurred to review pre-submission meeting and code review with Etown Borough & CCIS					
		Official Documented Meeting Minutes n/a					

No.	Mtg Origin	Title	Assignment	Due Date	Priority	Status	Old/New
4.2	4	Floor Plan Review of Design Team				Open	Old
		Description Architectural, Sprinkler, Mechanical, Plumbing, Electrical and Structural updates					
		Official Documented Meeting Minutes					
		<ul style="list-style-type: none"> • Gears to decide on yes or no for 2nd movable partition • Second floor plan - Classroom 217 <ul style="list-style-type: none"> ◦ Closet with access control for 5x6 sprinkler closet, rest is storage ◦ Walk with John to determine depth for this new closet/storage space. Look at lockers in corridor also. Something next week if John is available. ◦ Existing ductwork in this room to demolished • Current 1st floor locker room exhausts through HVAC ductwork (1st floor restroom) - continue with heating as is in this room. Provide dedicated exhaust through side of building. • Remove RTU and curb, down to deck and patch in with similar in-kind materials • Finalized size and layout for mechanical room 210, beside the restrooms. Need updated REVIT on. • Lounge area <ul style="list-style-type: none"> ◦ Possibly add storage in this area • Updated fence and concrete pad in back of building • Roof Scope to patch as needed with new mechanical. • No changes to sanitary 					

These meeting minutes are believed to be an accurate reflection of those items discussed and the conclusions that were reached during the referenced meeting.
Please contact Lobar Associates, Inc. if there are any discrepancies or questions with the content of these minutes.



RHEEMS FIRE DEPARTMENT

Monthly Report - October 2024

<u>Incident Type</u>	<u>Month</u>	<u>2024</u>	<u>Municipality</u>	<u>Month</u>	<u>2024</u>
Vehicle Accidents	4	45	Conewago Township		3
Vehicle Entrapments	2	8	Conoy Township		7
Vehicle Fire	4	17	East Donegal Township	4	15
Building Fire	4	62	Elizabethtown Borough	1	22
Chimney Fire			Londonderry Township		4
Brush/Trash Fire	3	19	Marietta Borough		2
Rescue - Other	2	5	Middletown Borough		
CO Incident	1	3	Mount Joy Borough	1	8
Gas Leak	2	15	Mount Joy Township	21	115
HAZMAT/Spill Control		1	Rapho Township		12
Investigations	7	26	West Donegal Township	7	74
Automatic Fire Alarm	1	32	West Hempfield Township		
Assist EMS	5	21	Other	4	11
Assist PD	1	2			
Good Intent Call		4			
Public Service		6			
Other					
Transfers/Standbys	2	7			
TOTAL	38	273	TOTAL	38	273

<u>PERSONNEL HOURS</u>	<u>MONTH</u>			<u>2024</u>		
	<u>Personnel</u>	<u>Hours</u>	<u>% Total Time</u>	<u>Personnel</u>	<u>Hours</u>	<u>% Total Time</u>
Response to Alarms	231	174.51	48.05%	1892	980.65	22.68%
Station Level Training	31	90.00	24.78%	336	1007.50	23.30%
Certified Training			0.00%	139	777.00	17.97%
Training Preparation & Set-Up			0.00%	57	110.50	2.56%
Duty Crew/Station Staffing			0.00%	42	219.00	5.07%
Administration	13	24.75	6.81%	141	251.50	5.82%
Fund Raising	4	2.75	0.76%	56	45.75	1.06%
Fire Prevention	11	33.00	9.09%	18	40.50	0.94%
Support Staff Functions			0.00%	49	117.50	2.72%
Funeral Details			0.00%	3	6.00	0.14%
Meetings	18	23.50	6.47%	163	232.75	5.38%
Rig Checks	4	5.45	1.50%	104	83.70	1.94%
Apparatus Maintenance			0.00%	22	34.50	0.80%
Equipment Maintenance	1	0.50	0.14%	35	64.00	1.48%
Facilities Maintenance	1	1.00	0.28%	2	19.75	0.46%
Municipal Meetings	3	3.75	1.03%	21	20.75	0.48%
Public Relations			0.00%	55	137.25	3.17%
Work Detail	4	4.00	1.10%	76	175.00	4.05%
TOTAL	321	363.21	100.00%	TOTAL 3211	4323.60	100.00%

RHEEMS FIRE DEPARTMENT

October 2024

Incident List

2024-236	10/1/2024 2:14	VEHICLE FIRE-COMMERCIAL; 132-Road freight or transport vehicle fire	1507 River Rd		Marietta	17547	PA	East Donegal Township
2024-237	10/2/2024 18:05	UNKNOWN TYPE-FIRE; 150-Outside rubbish fire, other	485 Maytown Rd		Elizabethtown	17022	PA	West Donegal Township
2024-238	10/3/2024 8:46	VEHICLE FIRE-COMMERCIAL; 132-Road freight or transport vehicle fire	163 ROUTE 283 W		Mount Joy	17552	PA	Mount Joy Township
2024-239	10/8/2024 11:45	FIRE ALARM-COMMERCIAL/INDUSTRIAL; 745-Alarm system activation, no fire - unintentional	1285 W Ridge Rd		Elizabethtown	17022	PA	West Donegal Township
2024-240	10/10/2024 8:35	GAS LEAK-1A; 412-Gas leak (natural gas or LPG)	1104 Merganser Ln		Elizabethtown	17022	PA	Mount Joy Township
2024-241	10/12/2024 3:08	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	147 Merts Dr		Elizabethtown	17022	PA	Mount Joy Township
2024-242	10/12/2024 7:24	MEDICAL ASSIST; 311-Medical assist, assist EMS crew	2077 Shady Oak Dr		Mount Joy	17552	PA	Mount Joy Township
2024-243	10/13/2024 8:53	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	257 Ersa Dr		Elizabethtown	17022	PA	Mount Joy Township
2024-244	10/13/2024 11:27	CARDIAC ARREST; 321-EMS call, excluding vehicle accident with injury	1963 Sheaffer Rd		Elizabethtown	17022	PA	Mount Joy Township
2024-245	10/13/2024 17:22	MEDICAL ASSIST; 311-Medical assist, assist EMS crew	2077 Shady Oak Dr		Mount Joy	17552	PA	Mount Joy Township
2024-246	10/14/2024 19:13	GAS LEAK-1A; 412-Gas leak (natural gas or LPG)	643 Rockwood Dr		Elizabethtown	17022	PA	Mount Joy Township
2024-247	10/14/2024 20:07	BRUSH FIRE-SMALL; 142-Brush or brush-and-grass mixture fire	162 Route 283 West		Mount Joy	17552	PA	Mount Joy Township
2024-248	10/17/2024 11:12	ASSIST POLICE DEPT-FIRE; 745-Alarm system activation, no fire - unintentional	1300 Merganser Ln		Elizabethtown	17022	PA	Mount Joy Township
2024-249	10/17/2024 21:18	BUILDING-SILO-2A; 111-Building fire	1609 River Rd		Marietta	17547	PA	East Donegal Township
2024-250	10/19/2024 18:04	BUILDING-DWELLING-1A; 111-Building fire	66 Trail Rd N		Elizabethtown	17022	PA	Mount Joy Township
2024-251	10/20/2024 10:46	AIRCRAFT-CRASH-1A; 300-Rescue, EMS incident, other	186 Airport Rd		Marietta	17547	PA	East Donegal Township
2024-252	10/21/2024 11:15	STANDBY-TRANSFER-FIRE; 571-Cover assignment, standby, moveup	50 Rexmont Rd		Cornwall	17016	PA	Cornwall Borough
2024-253	10/21/2024 11:57	VEHICLE FIRE; 131-Passenger vehicle fire	2489 Mt Gretna Rd		Elizabethtown	17022	PA	Mount Joy Township
2024-254	10/21/2024 13:55	VEHICLE ACCIDENT-ENTRAPMENT; 352-Extrication of victim(s) from vehicle	S. Market Street	Jonlyn Drive	Elizabethtown	17022	PA	Mount Joy Township
2024-255	10/21/2024 15:37	VEHICLE ACCIDENT-CLASS 2; 322-Motor vehicle accident with injuries	Route 322	Mount Gretna Road	Cornwall	17016	PA	Cornwall Borough
2024-256	10/21/2024 16:08	VEHICLE ACCIDENT-ENTRAPMENT; 352-Extrication of victim(s) from vehicle	2399 Quentin Road		Lebanon	17042	PA	North Cornwall Township
2024-257	10/21/2024 16:35	PERSON STRUCK; 321-EMS call, excluding vehicle accident with injury	1160 S Market St		Elizabethtown	17022	PA	West Donegal Township
2024-258	10/22/2024 5:42	VEHICLE ACCIDENT-UNKNOWN INJURY; 324-Motor vehicle accident with no injuries.	170 Route 283 West		Mount Joy	17552	PA	Mount Joy Township
2024-259	10/22/2024 11:02	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	226 Old Hershey Rd		Elizabethtown	17022	PA	Mount Joy Township
2024-260	10/22/2024 13:29	VEHICLE FIRE-COMMERCIAL; 132-Road freight or transport vehicle fire	1708 Ridge Rd		Elizabethtown	17022	PA	Mount Joy Township
2024-261	10/22/2024 17:46	MEDICAL ASSIST; 311-Medical assist, assist EMS crew	2077 Shady Oak Dr		Mount Joy	17552	PA	Mount Joy Township
2024-262	10/22/2024 23:13	STANDBY-TRANSFER-FIRE; 571-Cover assignment, standby, moveup	50 Rexmont Rd		Lebanon	17042	PA	Cornwall Borough
2024-263	10/25/2024 12:42	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	119 Lime St		Elizabethtown	17022	PA	West Donegal Township
2024-264	10/25/2024 13:38	BUILDING-HIGH OCCUPANCY 1A; 111-Building fire	341 Martin Ave		Mount Joy	17552	PA	Mount Joy Borough
2024-265	10/25/2024 14:44	BUILDING-DWELLING-2A; 111-Building fire	19 Hampshire Ct		Marietta	17547	PA	East Donegal Township
2024-266	10/26/2024 3:33	MEDICAL ASSIST; 311-Medical assist, assist EMS crew	271 Stonemill Dr		Elizabethtown	17022	PA	West Donegal Township
2024-267	10/26/2024 11:35	CO ALARM; 424-Carbon monoxide incident	119 Lime St		Elizabethtown	17022	PA	West Donegal Township
2024-268	10/26/2024 12:59	BRUSH FIRE-SMALL; 142-Brush or brush-and-grass mixture fire	365 Anchor Rd		Elizabethtown	17022	PA	Mount Joy Township
2024-269	10/27/2024 1:07	VEHICLE ACCIDENT-CLASS 2; 322-Motor vehicle accident with injuries	2703 Cloverleaf Rd		Elizabethtown	17022	PA	Mount Joy Township
2024-270	10/27/2024 19:23	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	32 Village Green Dr		Elizabethtown	17022	PA	West Donegal Township
2024-271	10/29/2024 6:01	VEHICLE ACCIDENT-CLASS 2; 322-Motor vehicle accident with injuries	Cloverleaf Road	Route 283	Elizabethtown	17022	PA	Mount Joy Township
2024-272	10/30/2024 23:06	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	105 E Washington St		Elizabethtown	17022	PA	Elizabethtown Borough
2024-273	10/31/2024 23:41	INVESTIGATION-INSIDE; 651-Smoke scare, odor of smoke	2345 S Market St		Elizabethtown	17022	PA	Mount Joy Township

Rheems Fire Department

Budget vs. Actuals: Rheems Fire Department 2024 - FY24 P&L

January - December 2024

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
Fundraising & Donations				
121 Annual Fund Drive	69,637.96	65,200.00	4,437.96	106.81 %
123 Fire Division Services	300.00	1,000.00	-700.00	30.00 %
124 Special Contributions	31,800.00	14,800.00	17,000.00	214.86 %
126 Miscellaneous Contributions	1,901.60	1,000.00	901.60	190.16 %
127 Memorial Contributions		250.00	-250.00	
150 Fundraising Event Proceeds	2,160.00	1,750.00	410.00	123.43 %
Total Fundraising & Donations	105,799.56	84,000.00	21,799.56	125.95 %
Grants				
184 PEMA Grants	16,757.46	15,000.00	1,757.46	111.72 %
Total Grants	16,757.46	15,000.00	1,757.46	111.72 %
Municipal Income				
101 MJT Operations	155,170.00	155,170.00	0.00	100.00 %
104 WDT Operations	163,000.00	133,000.00	30,000.00	122.56 %
Total Municipal Income	318,170.00	288,170.00	30,000.00	110.41 %
Other Revenue				
132 Sale of Fire Department Merchandise		1,000.00	-1,000.00	
140 Dues/Applications	40.00	250.00	-210.00	16.00 %
160 Interest Earned	13,671.73	750.00	12,921.73	1,822.90 %
163 Loan Repayment Interest		0.00	0.00	
Total Other Revenue	13,711.73	2,000.00	11,711.73	685.59 %
Total Income	\$454,438.75	\$389,170.00	\$65,268.75	116.77 %
GROSS PROFIT	\$454,438.75	\$389,170.00	\$65,268.75	116.77 %
Expenses				
Administrative				
281 Paper/Copier/Office Supplies	7.99	1,275.00	-1,267.01	0.63 %
282 Office Equipment	187.99	500.00	-312.01	37.60 %
283 Computer & Network Expenses	1,515.30	1,000.00	515.30	151.53 %
287 Postage & Shipping	14.00	150.00	-136.00	9.33 %
288 Fund Raising Expenses	8,724.95	12,500.00	-3,775.05	69.80 %
290 Dues & Subscriptions	464.00	750.00	-286.00	61.87 %
292 Property & Liability Insurance	11,583.00	13,500.00	-1,917.00	85.80 %
293 Software	10,374.00	10,750.00	-376.00	96.50 %
294 Copier Lease	1,120.86	1,500.00	-379.14	74.72 %
295 Fire Department Web Site	1,573.34	1,500.00	73.34	104.89 %
297 Legal & Accounting	1,256.00	1,250.00	6.00	100.48 %
298 Bank Fees		0.00	0.00	
299 Grant Preparation Expenses		2,500.00	-2,500.00	
332 Presidents Initiatives		1,500.00	-1,500.00	
340 Social Functions		1,500.00	-1,500.00	
341 Memorial Expenses		1,000.00	-1,000.00	

Rheems Fire Department

Budget vs. Actuals: Rheems Fire Department 2024 - FY24 P&L

January - December 2024

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Total Administrative	36,821.43	51,175.00	-14,353.57	71.95 %
Apparatus				
242 Engine 70 Maintenance	15,973.14	14,500.00	1,473.14	110.16 %
243 Rescue 70 Maintenance	4,166.17	11,500.00	-7,333.83	36.23 %
244 DC 70 Maintenance	895.05	250.00	645.05	358.02 %
245 Squad 70 Maintenance	1,243.69	1,000.00	243.69	124.37 %
246 Tanker 70 Maintenance	15,726.52	11,500.00	4,226.52	136.75 %
247 Fuel for Apparatus/Equipment	6,272.29	10,000.00	-3,727.71	62.72 %
249 Miscellaneous (Tools/Lubricants/Parts)	96.90	2,500.00	-2,403.10	3.88 %
250 C70 Maintenance	660.46	1,000.00	-339.54	66.05 %
Total Apparatus	45,034.22	52,250.00	-7,215.78	86.19 %
Capital & Debt Service				
613 KS State Bank Principle	35,827.56	35,827.56	0.00	100.00 %
614 KS State Bank Interest	16,517.86	16,517.86	0.00	100.00 %
Total Capital & Debt Service	52,345.42	52,345.42	0.00	100.00 %
Facilities				
301 Facilities Improvements		10,000.00	-10,000.00	
302 Facilities Maintenance	2,954.09	10,000.00	-7,045.91	29.54 %
303 Snow Removal	2,030.60	2,500.00	-469.40	81.22 %
304 Lawn Maintenance	5,422.50	5,500.00	-77.50	98.59 %
305 Appliance Purchase		1,000.00	-1,000.00	
306 Furniture Purchase	3,519.00	4,000.00	-481.00	87.98 %
307 Contract Cleaning	124.54	1,000.00	-875.46	12.45 %
308 Security System Maintenance		750.00	-750.00	
309 Supplies	524.39	750.00	-225.61	69.92 %
310 HVAC Maintenance	1,800.00	2,000.00	-200.00	90.00 %
311 Physical Fitness	5,060.00	7,000.00	-1,940.00	72.29 %
312 Pest Control		500.00	-500.00	
313 Emergency Generator Maintenance		1,500.00	-1,500.00	
314 Pond Maintenance	2,200.00	2,750.00	-550.00	80.00 %
315 Appliance Maintenance	631.45	750.00	-118.55	84.19 %
316 Kitchen Supplies	203.41	500.00	-296.59	40.68 %
Total Facilities	24,469.98	50,500.00	-26,030.02	48.46 %
Operations				
215 Equipment Purchases	9,408.48	14,000.00	-4,591.52	67.20 %
216 PPE	722.64	1,000.00	-277.36	72.26 %
226 Equipment Repairs	5,694.84	6,000.00	-305.16	94.91 %
231 Communications	283,979.98	280,000.00	3,979.98	101.42 %
234 Chiefs Initiatives	521.75	1,500.00	-978.25	34.78 %
236 Miscellaneous	1,316.92	9,500.00	-8,183.08	13.86 %
296 I-Pads	11,876.60	14,000.00	-2,123.40	84.83 %
338 Food for Calls/Training	2,109.78	2,000.00	109.78	105.49 %

Rheems Fire Department

Budget vs. Actuals: Rheems Fire Department 2024 - FY24 P&L

January - December 2024

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Total Operations	315,630.99	328,000.00	-12,369.01	96.23 %
Personnel				
213 Patches/Shirts/Hats/Jackets		2,000.00	-2,000.00	
217 Fire Department Uniforms	700.70	4,000.00	-3,299.30	17.52 %
331 Fire Department Banquet	7,276.13	8,000.00	-723.87	90.95 %
335 Recruitment & Retention Incentive	2,332.76	8,000.00	-5,667.24	29.16 %
337 Water/Coffee Mess	1,204.37	1,500.00	-295.63	80.29 %
Total Personnel	11,513.96	23,500.00	-11,986.04	49.00 %
Utilities				
321 Electric	8,881.63	15,000.00	-6,118.37	59.21 %
322 Water	321.22	500.00	-178.78	64.24 %
323 Sewer	520.00	1,250.00	-730.00	41.60 %
324 Telephones	1,414.09	1,600.00	-185.91	88.38 %
326 Natural Gas	2,190.93	6,000.00	-3,809.07	36.52 %
327 Alarm System Monitoring	587.92	1,000.00	-412.08	58.79 %
329 Cable/Internet	227.20	300.00	-72.80	75.73 %
Total Utilities	14,142.99	25,650.00	-11,507.01	55.14 %
Total Expenses	\$499,958.99	\$583,420.42	\$ -83,461.43	85.69 %
NET OPERATING INCOME	\$ -45,520.24	\$ -194,250.42	\$148,730.18	23.43 %
NET INCOME	\$ -45,520.24	\$ -194,250.42	\$148,730.18	23.43 %

Rheems Fire Company Relief Association

Budget vs. Actuals: Relief Association 2024 - FY24 P&L

January - December 2024

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Income				
100 Commonwealth Allocations				
1001 MJT Relief	23,716.05	23,500.00	216.05	100.92 %
1002 WDT Relief	28,219.32	28,000.00	219.32	100.78 %
1003 East Donegal Relief	3,151.85	3,000.00	151.85	105.06 %
Total 100 Commonwealth Allocations	55,087.22	54,500.00	587.22	101.08 %
110 Interest Income				
1101 Interest Earned on Accounts	3,720.63		3,720.63	
Total 110 Interest Income	3,720.63		3,720.63	
170 Equipment Sold Proceeds				
1701 Relief Equipment Sold		2,000.00	-2,000.00	
Total 170 Equipment Sold Proceeds		2,000.00	-2,000.00	
Total Income	\$58,807.85	\$56,500.00	\$2,307.85	104.08 %
GROSS PROFIT	\$58,807.85	\$56,500.00	\$2,307.85	104.08 %
Expenses				
510 - Insurance Premiums				
5101 Insurance Premiums	4,733.00	5,000.00	-267.00	94.66 %
Total 510 - Insurance Premiums	4,733.00	5,000.00	-267.00	94.66 %
520 - Equipment Purchased				
5212 Rescue Equipment Purchase		1,000.00	-1,000.00	
5218 Pager Purchases		4,000.00	-4,000.00	
5233 Fire Extinguishers		500.00	-500.00	
Total 520 - Equipment Purchased		5,500.00	-5,500.00	
530 - Equipment Maintenance				
5304 Cascade System Maintenance	1,445.00	1,500.00	-55.00	96.33 %
5309 SCBA Service	1,943.00	4,000.00	-2,057.00	48.58 %
5310 SCBA Parts	1,365.16	1,250.00	115.16	109.21 %
5319 Pager Maintenance		1,000.00	-1,000.00	
5326 Miscellaneous Relief Expenditures	-110.80	2,000.00	-2,110.80	-5.54 %
5349 Miscellaneous (Tools/Lubricants/Parts)		500.00	-500.00	
5360 Sprinkler System Maintenance		650.00	-650.00	
Total 530 - Equipment Maintenance	4,642.36	10,900.00	-6,257.64	42.59 %
560 - Training Expenses				
5601 Training Classes/Programs	1,000.77	20,000.00	-18,999.23	5.00 %
5602 Training Equipment	369.60	3,000.00	-2,630.40	12.32 %
Total 560 - Training Expenses	1,370.37	23,000.00	-21,629.63	5.96 %
580 - Fire Prevention				
5801 Fire Prevention	1,823.50	2,500.00	-676.50	72.94 %
Total 580 - Fire Prevention	1,823.50	2,500.00	-676.50	72.94 %
590 - Administrative Expenses				
5907 Legal & Accounting	1,519.90	1,800.00	-280.10	84.44 %

Rheems Fire Company Relief Association

Budget vs. Actuals: Relief Association 2024 - FY24 P&L

January - December 2024

	TOTAL			
	ACTUAL	BUDGET	OVER BUDGET	% OF BUDGET
Total 590 - Administrative Expenses	1,519.90	1,800.00	-280.10	84.44 %
Total Expenses	\$14,089.13	\$48,700.00	\$ -34,610.87	28.93 %
NET OPERATING INCOME	\$44,718.72	\$7,800.00	\$36,918.72	573.32 %
NET INCOME	\$44,718.72	\$7,800.00	\$36,918.72	573.32 %



District	Alarm Date	Addresses Combined More	Incident Type
Conewago Township			
	10/10/2024 9:42:42 PM	2587 PENNSYLVANIA TPKE W	Dispatched & canceled en route
	10/12/2024 12:58:30 AM	523 KOSER RD	Unauthorized burning
	10/14/2024 1:59:20 PM	COLEBROOK RD	Motor vehicle accident with injuries
Conoy Township			
	10/26/2024 3:06:13 PM	213 N FRONT ST	Dispatched & canceled en route
	10/26/2024 4:40:09 PM	34 S 2ND ST	Fire Police
East Donegal Township			
	10/2/2024 1:43:42 PM	596 PINKERTON RD	Failed to Respond - Fire/Rescue
	10/17/2024 9:18:46 PM	1609 RIVER RD	Building fire
	10/25/2024 2:44:51 PM	19 HAMPSHIRE CT	Building fire
Elizabethtown Borough			
	10/1/2024 10:25:32 AM	1 N MARKET ST	False alarm or false call, other
	10/2/2024 5:18:35 PM	53 E WASHINGTON ST	Alarm system activation, no fire - unintentional
	10/3/2024 3:19:11 PM	600 E HIGH ST	False alarm or false call, other
	10/3/2024 3:56:36 PM	600 E HIGH ST	Chiefs Investigation
	10/3/2024 8:50:20 PM	225 E BAINBRIDGE ST	Smoke detector activation due to malfunction
	10/4/2024 7:46:40 PM	320 S MARKET ST	Alarm system sounded due to malfunction
	10/4/2024 8:22:55 PM	320 S MARKET ST	Alarm system sounded due to malfunction
	10/4/2024 9:46:14 PM	320 S MARKET ST	Alarm system sounded due to malfunction
	10/6/2024 9:09:22 AM	517 E HUMMELSTOWN ST	Medical assist, assist EMS crew
	10/11/2024 1:39:34 PM	320 S MARKET ST	False alarm or false call, other
	10/11/2024 4:01:00 PM	S MARKET ST	Motor vehicle accident with injuries
	10/11/2024 9:06:13 PM	600 E HIGH ST	Fire Police
	10/12/2024 10:33:54 PM	44 E HUMMELSTOWN ST	Vicinity alarm (incident in other location)
	10/13/2024 5:05:01 PM	920 HEDGEWYCK LN	Alarm system sounded due to malfunction

	10/14/2024 6:23:24 PM	225 S MARKET ST	Public service
	10/16/2024 10:15:44 AM	22 W HIGH ST	Motor vehicle accident with injuries
	10/17/2024 8:50:56 AM	600 E HIGH ST	False alarm or false call, other
	10/21/2024 3:24:24 PM	920 HEDGEWYCK LN	False alarm or false call, other
	10/21/2024 7:47:48 PM	304 E PARK ST	Gas leak (natural gas or LPG)
	10/22/2024 2:36:24 PM	920 HEDGEWYCK LN	Alarm system sounded due to malfunction
	10/22/2024 3:04:55 PM	920 HEDGEWYCK LN	Alarm system sounded due to malfunction
	10/22/2024 4:54:58 PM	644 MULBERRY ST	Outside rubbish fire, other
	10/22/2024 6:43:31 PM	155 E PARK ST	Assist police or other governmental agency
	10/25/2024 8:47:09 PM	600 E HIGH ST	Fire Police
	10/25/2024 10:56:17 PM	151 E WASHINGTON ST	Smoke detector activation, no fire - unintentional
	10/25/2024 11:32:17 PM	442 S MARKET ST	Carbon monoxide incident
	10/27/2024 4:57:06 PM	S CHERRY ALY & E COLLEGE AVE	Fire Police
	10/29/2024 2:39:07 PM	320 S MARKET ST	Uncon. AED
	10/30/2024 11:06:24 PM	105 E WASHINGTON ST	Alarm system sounded due to malfunction
	10/31/2024 2:21:27 AM	1 ALPHA DR	Gas leak (natural gas or LPG)
Middletown Borough			
	10/10/2024 11:22:10 PM	630 FEW AVE	Building fire
	10/26/2024 6:38:39 PM	CONEWAGO ST	Dispatched & canceled en route
Mount Joy Borough			
	10/25/2024 1:38:54 PM	341 MARTIN AVE	Dispatched & canceled en route
Mount Joy Township			
	10/7/2024 11:11:39 AM	1455 N MARKET ST	Alarm system activation, no fire - unintentional
	10/8/2024 6:34:01 AM	ROUTE 743	Motor vehicle accident with injuries
	10/10/2024 9:46:32 AM	ROUTE 283 W	Oil or other combustible liquid spill
	10/10/2024 6:36:44 PM	888 BELLAIRE RD	Motor vehicle accident with injuries
	10/13/2024 8:53:14 AM	257 ERSA DR	Dispatched & canceled en route
	10/14/2024 7:13:01 PM	643 ROCKWOOD DR	Malicious, mischievous false call, other

10/16/2024 8:13:28 PM	50 LAKEVIEW DR	Medical assist, assist EMS crew
10/19/2024 6:04:50 PM	66 TRAIL RD N	Smoke scare, odor of smoke
10/20/2024 2:01:56 PM	BEVERLY RD	Vehicle accident, general cleanup
10/21/2024 11:57:55 AM	2489 MOUNT GRETNA RD	Passenger vehicle fire
10/21/2024 1:55:49 PM	1943 S MARKET ST	Extrication of victim(s) from vehicle
10/22/2024 11:02:29 AM	226 OLD HERSHEY RD	Gas leak (natural gas or LPG)
10/22/2024 1:29:27 PM	1708 RIDGE RD	Off-road vehicle or heavy equipment fire
10/26/2024 9:28:24 PM	1455 N MARKET ST	Alarm system sounded due to malfunction
10/28/2024 1:37:27 PM	1453 N MARKET ST	Alarm system sounded due to malfunction
10/28/2024 6:56:18 PM	1455 N MARKET ST	False alarm or false call, other
10/29/2024 6:01:02 AM	ROUTE 283 E & CLOVERLEAF RD	Dispatched & canceled en route
10/31/2024 7:15:01 AM	ROUTE 743	Chemical spill or leak

**South Londonderry
Township**

10/28/2024 1:36:16 AM	2763 PENNSYLVANIA TPK E	Dispatched & canceled en route
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West Donegal Township

10/8/2024 11:45:29 AM	1285 W RIDGE RD	False alarm or false call, other
10/8/2024 10:12:21 PM	400 JAMES BUCHANAN DR	Alarm system sounded due to malfunction
10/13/2024 7:19:14 PM	5287 BOSSLER RD	Motor vehicle accident with injuries
10/18/2024 6:59:21 PM	30 FREEMASON DR	Vehicle accident, general cleanup
10/19/2024 6:07:24 PM	1787 TURNPIKE RD	Dispatched & canceled en route
10/27/2024 7:23:41 PM	32 VILLAGE GREEN DR	Dispatched & canceled en route
10/28/2024 12:45:56 PM	20 N PERRY ST	Public service
10/31/2024 6:17:20 AM	10 INDUSTRIAL RD	No incident found on arrival at dispatch address



District	2024-10-01	Total
Conewago Township	3	3
Conoy Township	2	2
East Donegal Township	3	3
Elizabethtown Borough	30	30
Middletown Borough	2	2
Mount Joy Borough	1	1
Mount Joy Township	18	18
South Londonderry Township	1	1
West Donegal Township	8	8
Total	68	68



Incident Type Details	2024-10-01	Total
111 - Building fire	3	3
131 - Passenger vehicle fire	1	1
138 - Off-road vehicle or heavy equipment fire	1	1
150 - Outside rubbish fire, other	1	1
311 - Medical assist, assist EMS crew	2	2
3211 - Uncon. AED	1	1
322 - Motor vehicle accident with injuries	6	6
352 - Extrication of victim(s) from vehicle	1	1
412 - Gas leak (natural gas or LPG)	3	3
413 - Oil or other combustible liquid spill	1	1
422 - Chemical spill or leak	1	1
424 - Carbon monoxide incident	1	1
463 - Vehicle accident, general cleanup	2	2
5501 - Chiefs Investigation	1	1
5503 - Fire Police	4	4
551 - Assist police or other governmental agency	1	1
553 - Public service	2	2
561 - Unauthorized burning	1	1
611 - Dispatched & canceled en route	9	9
6114 - Failed to Respond - Fire/Rescue	1	1
622 - No incident found on arrival at dispatch address	1	1
641 - Vicinity alarm (incident in other location)	1	1
651 - Smoke scare, odor of smoke	1	1
700 - False alarm or false call, other	7	7
710 - Malicious, mischievous false call, other	1	1
733 - Smoke detector activation due to malfunction	1	1
735 - Alarm system sounded due to malfunction	10	10
743 - Smoke detector activation, no fire - unintentional	1	1
745 - Alarm system activation, no fire - unintentional	2	2
Total	68	68