LOWER WINDSOR TOWNSHIP
BOARD OF SUPERVISORS
REGULAR MEETING
OCTOBER 8, 2026
6:30 PM

The Lower Windsor Township Board of Supervisors held their regular meeting at the Township Community Building at 2425 Craley Road, Wrightsville PA. The meeting was called to order by Chairman George Yakubowski at 6:30 p.m. with a pledge to the flag. Also present at the meeting was Supervisor Phil Rohrbaugh; Supervisor Barry Strayer; Township Manager Sande Cunningham; Zoning Officer Monica Love; Solicitor Andrew Herrold; Engineer John Affriol and Chief Thomas. Linda Zimmerman was absent. Patrons in attendance: 9

Chairman Yakubowski announced an executive session was held on October 1, 2026, to discuss litigation matters.

PUBLIC COMMENT: None

Mr. Yakubowski read the following statement:

An Update on Modern Landfill and Board Actions
It has been a little while since the Board of Supervisors shared an update regarding Modern Landfill. With recent news about a proposed vertical expansion at the site, we want to fill you in on what is happening and share the steps we have been taking on behalf of our community over the last few years.

First and foremost, we hear you. We know many of you are deeply concerned about whether landfill operations are affecting our local groundwater here in Lower Windsor Township. Please know that we take our responsibility to protect your health, safety, and well-being with the absolute utmost seriousness. We also may understand and share the worries about how the growing size of the landfill might impact local property values.

While the township doesn't have direct legal authority over the landfill's operations—that oversight belongs entirely to the U.S. Environmental Protection Agency (EPA) and the Pennsylvania Department of Environmental Protection (PADEP)—we refuse to sit on the sidelines. We have been aggressively advocating for our community with these regulators and taking proactive steps to protect our neighborhood.

What We've Been Doing For You:

- ***Pushing for Stronger Permits:*** *During the recent environmental permitting process, we submitted formal, technical objections. We fought for more frequent water testing and pushed back against bringing in liquid waste (leachate) from outside landfills. While the state ultimately issued the permit without the changes we wanted, we made sure Lower Windsor's voice was firmly on the record.*
- ***Taking Our Demands Straight to Leadership:*** *In March 2025, we met face-to-face with the General Manager of Republic Services. We asked them to step up for our community by:*
    - *Funding the expansion of public water lines to more homes so residents have safe options.*
    - *Setting up a joint, face-to-face public meeting between the community, the EPA, and PADEP so you can get answers directly from regulators.*
    - *Creating a detailed plan to test deeper wells for PFAS chemical monitoring.*
    - *Sharing all their own well test results directly with the township.*
    - *Providing funding to test a much larger radius of private backyard wells.*

  Status: *To date, Modern Landfill management has not given us a formal response to these requests, but we are not letting it drop.*
- ***Partnering for Local Water Testing:*** *We have partnered with the Susquehanna Riverkeeper, the Water Center at the University of Pennsylvania, and RCAP Solutions to expand local well-testing. This program is active and ongoing.*
- ***Responding to Elevated PFAS Findings:*** *We recently learned that residential well testing conducted by Modern Landfill near the site showed elevated levels of PFAS. We immediately contacted the EPA to express our serious concerns and demanded that they expand the testing radius to include more homes.*

- ***Taking It to Our Lawmakers:*** *Because we share your frustration with the lack of clear answers from the EPA and PADEP, we are taking things to the next level. We are actively working with our federal and state legislators to demand transparency and get the legislative help we need to keep our community safe.*

The Proposed Vertical Expansion
Finally, we want to let you know that Modern Landfill recently shared the plans to expand upward. This vertical expansion would keep the site operational for several more years.

Our township Zoning Officer has reviewed the plans and determined that this expansion would likely violate our ordinances regarding steep slopes, meaning they would need a zoning variance to move forward. Representatives for Modern Landfill disagree with this view and plan to take the issue to the Zoning Hearing Board. Importantly, this proposed expansion would build directly on top of the landfill's existing Superfund footprint.

Your Board of Supervisors remains 100% committed to watching out for our township. We will continue to keep you updated with transparent, timely details as soon as we have them.

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APPROVAL OF MINUTES – SEPTEMBER 10, 2026: Motion by Chairman Yakubowski, seconded by Supervisor Rohrbaugh to approve the September minutes as presented, motion carried.

REPORTS

1. POLICE: Chief Thomas submitted his report.
    a. The Lions Club requested the Chief to speak to their club about fraud.
    b. Supervisor Rohrbaugh asked if we are now at full complement with our officers.
    c. Supervisor Rohrbaugh also asked about motorcycle club with their increase in approved meetings. The Chief reassured the Board there have been no incidents involving the club.
    d. Supervisor Yakubowski was concerned with the number of delivery drivers who park along the roadway while delivering their packages.
2. MANAGER: Ms. Cunningham submitted her report.
    a. DCED approved our LSA grant for SAFER for $374,792 for the purchase of firefighter hoses, nozzles, thermal imaging cameras, and vehicle rescue equipment.
    b. A second meeting is scheduled for October 29th and the Board decided to cancel that meeting due to nothing for the agenda.
3. SOLICITOR: Atty. Herrold submitted his report.
4. ENGINEER: Mr. Affriol submitted his report.
    a. River Ridge Development - PennDot requesting curbing at Knights View Rd. There were savings from unnecessary conduit which allowed them to add the curbing. We are tracking to submit next week to PennDot. Discussion of sidewalk placement and maintenance will be addressed by the H.O.A. Township will need to pass an ordinance for sidewalk maintenance for snow. Progress has been made with parking issues along the roadways.
5. HIGHWAY: Mr. Miller submitted his report.
6. BUILDING MAINTENANCE: Mr. Zimmerman submitted his report.
7. EMERGENCY SERVICES: Received reports from Craley Fire Co. and SAFER.
    a. Mr. Hopple thanked the Township for the resolution for the LSA grant which helped acquire the items mentioned in the Township Manager's report.
    b. He said Susquehannock and Kennard Dale School Districts have implemented the tax incentive for fire personnel. This is something that should be brought up with Eastern York School District.
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c. Mentioned how all the emergency personnel worked so well together when the tornado struck at Eastern Yor High School.

8. RECREATION AUTHORITY: Ms. Cirilo submitted her report.
    a. Supervisor Strayer noted there are having an issue with scheduling the electrician to install the new scoreboard. It may happen next month.
    b. Waiting on a possible grant for the ballfield. Work may happen in the spring.
    c. Still working on the budget.
    d. LWT opening on the rec board.
    e. The carnival had a profit. This is the first year the EYRA has coordinated it.

ZONING:

1. Ms. Love has plans for the Board to sign for River Ridge Hills. Most of the conditions have been addressed but the plan will not yet be released.
2. Copies of easements need to be signed for the community building at River Ridge Hills where they have an overhang in the right of way stating it's their responsibility and not the township's.

OLD BUSINESS: None

NEW BUSINESS:

1. FOREIGN FIRE DISTRIBUTION: Ms. Zimmerman provided information to the Board. Chairman Yakubowski motioned to approve a 60/40 split. Seconded by Mr. Rohrbaugh, motion carried.
    Craley Fire Co. - $29,764.52
    SAFER - $19,843.02
1. RESOLUTION 2026-14 – LSA GRANT FOR SAFER FIRE CO. Motion by Supervisor Rohrbaugh, seconded by Chairman Yakubowski to approve the LSA grant resolution, motion carried.
2. PLANNING COMMISSION APPOINTMENT, ALTERNATE MEMBER – Mr. Strayer motioned to approve Russ Robertson as an alternate member of the Planning Commission. Mr. Rohrbaugh seconded, motion carried.
3. RESOLUTION 2026-15 – ZONING HEARING BOARD APPOINTMENT, MEMBER and RESOLUTION 2026-16 – ZONING HEARING BOARD APPOINTMENT, ATERNATE Mr. Rohrbaugh motioned to appoint Cory Simo as member and Mr. Borgna as alternate. And to appoint John Fowler as a second alternate to the Planning Commission. Mr. Strayer seconded, motion carried.
4. APPROVAL OF BILLS: Motion by Chairman Yakubowski, seconded by Supervisor Strayer to approve the bills as listed in the amount of $91,086.47, motion carried.
5. OTHER PERTINENT BUSINESS:
    a. Ms. Cunningham stated that since the tornado caused considerable damage at the high school, the voters for District 2 will now vote at SAFER, 5410 Mt. Pisgah Rd. We have noted the change on our website and Savvy Citizen app. Rep. Wendy Fink also had it listed on her weekly newsletter.

Meeting adjourned at 7:27 pm

Respectfully submitted,

Linda J. Zimmerman, Secretary/SC