

**LITTLE BRITAIN TOWNSHIP  
MAY 12, 2020**

The Little Britain Township Board of Supervisors held its regular monthly meeting on Tuesday, May 12<sup>th</sup>, at the Municipal Building, 323 Green Lane, Quarryville, Pennsylvania. Prior notice of the meeting was given.

Chairman, Jerry Emling called the meeting to order at 7:04 p.m. A moment of silence was followed by the salute to the Flag.

**PRESENT:** Jerry Emling  
Clark Coates  
Richard Brenneman  
Shawn Reimold  
Pat Wood  
Christine Jackson  
Margaret DeCarolis  
Israel Kinsinger  
George Osborn  
Marcella Peyre-Ferry  
Dan Risk

**MINUTES:** Motion made by Ms. Wood, seconded by Mr. Brenneman and carried to adopt the minutes of the April 14<sup>th</sup> Board of Supervisors meetings as printed.

**EXECUTIVE SESSION:** Mr. Emling advised the Board held an executive session on May 5<sup>th</sup> to discuss a legal matter with the solicitor.

**SANITATION:** It was reported that Mr. Stoner collected \$1,425.00 in sanitation fees and \$50.00 in well permit fees during the month of April.

**ZONING:** Zoning Officer, Christine Jackson reported issuing 11 zoning, 1 occupancy, 1 driveway and 2 demolition permits during the month of April along with the acceptance of 1 Zoning Hearing Applications. Ms. Jackson also advised of the following:

- Zoning Hearing application of Arturo Romero who resides at 340 Sleepy Hollow Road to install a private dog kennel on property, which consists of 1.09 acres. He is requesting relief of the following zoning ordinance requirements under dog kennels: 419.1: Minimum lot size, 419.2: Minimum setback, 419.3: Screening, 419.4, waster/nuisance control and 311.4: fencing under the Natural resource use limitations section. The Board questioned how the kennel could be referred to as private if the pups born would be sold and the applicant claims he is dependent on the income the kennel generates. It was noted the applicant is currently licensed with the State and located in Fulton Township. Copies of several inspection reports from the Department of Agricultural were enclosed confirming the kennels were in compliance with all provisions and regulations of the Dog Kennel Act at the time of inspections. The reports also noted that an average of 26 adult dogs were on the property during each inspection as well as their pups. Mr. Brenneman stated his belief that Mr. Romero may have been misled by his realtor. Mr. Emling indicated his belief that it is up to the proposed buyer to confirm information prior to purchase. Following a review of the application a motion was made by Mr. Emling that the Zoning Hearing Board be informed the Board did not support this application and recommends its

denial. Mr. Reimold seconded the motion, which carried. Ms. Wood abstained due to being an adjoining property owner.

- Letter received from Lancaster Farmland Trust seeking the Board's perspective about allowing the 37-acre property belonging to Ruth Myers located on Little Britain Road South in the Rural Residential zoning district being placed in the agricultural preserve. It was noted the property is located within the township's urban growth area where agricultural uses are permitted. Ms. Wood indicated she was not inclined to support the inclusion of this property into preserve land due to it being located within the growth area. Mr. Emling indicated concern over the possible need to bring in public water and sewage if the property were sold into 1-acre lots as currently permitted. He noted that he realized the Comprehensive Plan is adopted by the Township but believes its content is pushed by the desires of the County. Ms. Jackson advised that supporting this change would require an update of the Comprehensive Plan. Following a discussion on the matter, Mr. Reimold motioned the property remain rural residential and the Farmland Trust be advised the Board is opposed to their request. Mr. Coates seconded the motion, which carried.
- Update to the Planning Area assignments of the County Planning Commissioners. This realignment attempts to place planners in areas in which they are knowledgeable and have experience. Gwen Newell will be the new representative for Little Britain.
- Correspondence received from the solicitor providing an overview of the legal matters pertaining to the Weaverland Mennonite School appeals and mandamus action which was discussed with council on May 5<sup>th</sup> during an executive session. Following a discussion on the matter and the options presented, a motion was made Ms. Wood, seconded by Mr. Emling and carried to follow the recommendation of the solicitor which would acknowledge the deemed approval in exchange for the discontinuance of the Mandamus action and the appeal filed by the applicants and the township to the decision rendered on the January zoning hearing. It would continue the litigation of the appeal filed by the applicants on the September zoning hearing and would continue the litigation filed by the township to the deemed approved of the January zoning hearing decision. Mr. Reimold opposed the motion.

**TAXES:** It was reported that Tax Collector, Agnes Reeder collected \$60,486.78 in Real Estate tax and \$57.37 in Interim tax during the month April.

**ROADS:** Roadmaster, Dan Risk reported on the following April road crew activities.

- Checked driveway sites for permits.
- Checked roads
- Worked on equipment.
- Checked bridges.
- Picked up sticks at Park.
- Removed salt spreaders from trucks.
- Removed trees from storm damage.
- Cleaned inlet boxes.
- Checked roads following storms and removed downed trees and branches.
- Placed stone on Ford Road.
- Cleaned side gutter on Brookside Place.

- Worked on Mack Truck.
- Pressure washed the gazebo at the Park.
- Filled in side gutter on Pine Grove Road.
- Placed stone on and regraded Fairmount Road.
- Replaced fuel tank on Peterbilt.
- Picked up parts.
- Mowed road banks.
- Mowed at municipal building.
- Replaced speed limit signs.
- Cleaned storm grates.

Mr. Risk advised the Board that while he was not notified by the State, he confirmed while performing a one-call inspection that work on the bridge of Kinseyville Road is slated to begin on May 27<sup>th</sup> and last approximately 4 months. Ms. Wood stated she believed the bridge on Noble Road near Wesley Road is also scheduled to be replaced.

**PAYMENT OF BILLS:** Motion made by Mr. Coates, seconded by Mr. Brenneman and carried authorizing the payment of General Fund checks 11752 through 11771 in the amount of \$19,543.79. Motion made by Mr. Brenneman, seconded by Mr. Reimold and carried authorizing payment of General Fund check 50.00. Ms. Wood abstained from voting. Motion made by Ms. Wood, seconded by Mr. Reimold and carried authorizing the payment of State Fund check 2035 in the amount of \$28,307.89.

**PUBLIC PARTICIPATION:** Resident, George Osborn questioned the situation with the Chester Water Authority and advised he had dealt with Aqua Water in the past and that it was an unpleasant experience. The Board was advised that Representative Cutler had visited the site in late 2019. As of that time, the major question was of the ownership of the authority and the matter was being pursued in court. Reporter, Ms. Peyre-Ferry indicated there are numerous stories in the news regarding the current legal situation but stated the City of Chester is currently under receivership with the State. The firm handling that receivership indicated the city could obtain cash quickly by selling off the water authority. The water authority offered to submit 60 million dollars to the city in exchange for them relinquishing their right to sell any or all of the company for 40 years. The water company Aqua then went to court to block the proposal of the water company. As of this time, the matter is still unresolved but residents of the area as well as customers of the authority are highly opposed to the sale. Following a discussion on the matter, Mr. Emling motioned that the Township support Chester Water Authority in their opposition to the sale of the company. Ms. Wood seconded the motion, which carried.

**ZONING HEARING BOARD:** Motion made by Mr. Coates, seconded by Mr. Brenneman and carried appointing David Young to a 3-year term on the Zoning Hearing Board.

**PLANNING COMMISSION:** Motion made by Ms. Wood, seconded by Mr. Brenneman and carried adopting the minutes of the April 21<sup>st</sup> Township Planning Commission meeting as printed.

**Israel Kinsinger:** Cameron Renehan of Team Ag was contacted via phone to present the plan for the proposed dairy plant expansion. It was noted that the new area would be utilized for cold storage and that no new employees or truck traffic would be generated due to the renovation. He requested waivers of the Preliminary and Final Land Development plan processing, bicycle parking requirements, showing of all man-made features within 200 feet of development site boundary and for acceptance of an adequacy letter from the County Conservation District instead of an E & S control plan. The Board was advised there are still minor items that need to be corrected prior to final plan approval. Following a review of the plan, a motion was made by Mr. Coates, seconded by Mr. Reimold and carried authorizing the waiver of land development requests. Mr. Reimold motioned the waiver of the bicycle parking requirement. The motion was seconded by Ms. Wood and carried. Mr. Coates motioned the waiver of showing all man-made features. Mr. Brenneman seconded the motion, which carried. Ms. Wood motioned that Township Engineer, Ed Fisher be authorized to be the approving authority on the plan. Mr. Coates seconded the motion, which carried. A motion was made by Ms. Wood, seconded by Mr. Coates and carried authorizing the plan to be signed outside of a meeting upon final approval from Township Engineer, Ed Fisher. Mr. Kinsinger then questioned the placement of the dumpster, during which time it was discovered he would be utilizing a standard 96-gallon toter and was informed to be advised the Township Engineer of this to confirm if that even needed to be addressed on the plan.

Ms. Jackson advised the Board that Ed Fisher has begun work on the new Ordinance for the closing of Dogwood Lane.

**RESOLUTION #5-20:** The Board was advised of a resolution adopted by several municipalities within Lancaster County urging the Governor to lift the stay at home order for Lancaster County. Following a brief discussion, Mr. Emling motioned the adoption of the resolution. Mr. Reimold seconded the motion, which carried. The Board was also advised that the County of Lancaster has applied for and received 95.2 million dollars in COVID-19 funding relief from the federal government. Based on a webinar attended on the funding hosted by County Commission, Josh Parsons the county is still confirming how the funding will be allocated but indicated all expenses incurred must be submitted for approval and payment by the end of the year. Based on information presented, the Secretary/Treasurer indicated she would submit receipts for all bleach wipes/disinfectant materials purchased and the iPad's obtained to allow for remote meetings. Ms. Wood thanked the office staff for attending the various webinars being presented to remain up to date on matters pertaining to the pandemic.

**TRUCK BED ESTIMATES:** Estimates obtained for truck beds were enclosed for the Board's review. As no estimates were obtained on trucks as of this time, that information will be filed for future reference.

**PLGIT CHECK VERIFIER:** The Board was advised that PLGIT is requesting the appointment of a check verifier as an additional security measure on these accounts. The check verifier would be notified each time a check is presented for payment through the PLGIT accounts and given 24 hours to notify PLGIT should payment on the check be withheld. The Board appointed Mr. Reimold to serve as the check verifier on the PLGIT accounts.

**CELL PHONES:** The Board was advised that due to the Government coding on the Township's account with AT&T, the cell phone plan and upgrades approved at the March meeting are unavailable. As a government account phones cannot be purchased on a payment plan and must be purchased outright. Due to the difficulties encountered completing the upgrades between the account coding, closures encountered due to COVID-19, etc. the Board can purchase the iPhone 11's for \$100.00 each following all rebates and credits. Following a discussion on the matter, a motion was made by Mr. Coates, seconded by Mr. Brenneman and carried authorizing the purchase of the updated phones.

**IPAD'S:** Ms. Wood expressed her appreciation to Mr. Reimold for suggesting the purchase of the iPad's and indicated her pleasure in seeing less paper wasted each month and in having the ability to meet remotely if necessary.

**PENSION PLAN AUDIT:** The Board was advised that the Pension Plan audit covering the years 2016 through 2019 has been completed, with no finding or recommendations.

**ADJOURNMENT:** At 8:55 p.m., being no further business, motion was made by Mr. Brenneman, seconded by Ms. Wood and carried to adjourn the meeting.

Respectfully Submitted,

Margaret D. DeCarolis  
Secretary/Treasurer