

**LITTLE BRITAIN TOWNSHIP  
FEBRUARY 10, 2026**

The Little Britain Township Board of Supervisors held its regular monthly meeting on Tuesday, February 10<sup>th</sup> at the Municipal Building, 323 Green Lane, Quarryville, Pennsylvania. Prior notice of the meeting was given.

Chairman, Richard Brenneman, called the meeting to order at 7:30 p.m. A moment of silence and reflection was followed by the salute to the Flag.

**PRESENT:** Richard Brenneman  
Clark Coates  
Mervin Beiler  
David Martin  
Wayne Reynolds  
Christine Jackson  
Margaret DeCarolis

Abner Beiler  
Hope Crandall  
Julie McConnell  
Marcella Peyre-Ferry  
Dan Risk  
Christopher Schwerin  
Craig Williams

**MINUTES:** Motion made by Mr. Beiler, seconded by Mr. Reynolds and carried to adopt the minutes of the January 5<sup>th</sup> meeting as printed.

**SANITATION:** It was reported that Mr. Prettyman collected \$320.00 in Sanitation fees during January. No well or storage tank permits were issued.

**ZONING:** Zoning Officer, Christine Jackson reported issuing 8 zoning, 14 occupancy, 2 demolition and 2 driveway permits during the month of January. Ms. Jackson also advised the Board on the following:

- An overview of 2025 zoning activities was provided for the Board.
- Call received from Tim Tercha of the Solanco School District looking to schedule another community service project for 10 to 20 students from Swift and Smith Middle Schools at the Park. The students would be supervised by 4 teachers. A tentative date of March 25<sup>th</sup> is being planned. Motion made by Mr. Beiler, seconded by Mr. Martin and carried authorizing the community service project.

**TAXES:** It was reported that Tax Collector, Agnes Reeder collected \$284.44 in Real estate and \$48.06 in Interim tax in November, \$1,083.45 in Real Estate and \$21.33 in Interim tax in December and \$252.60 in Real Estate and \$84.43 in Interim tax in January. It was noted that Ms. Reeder has closed out her records with the county and all unpaid taxes were submitted for collections.

**ROADS:** The Board was advised of the following January road crew activities:

- Performed routine equipment maintenance.
- Treated roads for snow and ice.
- Cleaned equipment after storm.
- Worked on equipment.
- Graded dirt roads.

- Filled in potholes.
- Hauled anti-skid material.
- Checked roads for cold spots.
- Treated roads and plowed snow.
- Mixed salt and anti-skid material.
- Prepared equipment for snowstorm

**PAYMENT OF BILLS:** Mr. Coates motioned the payment of General Fund checks 14071 through 14124 in the amount of \$75,946.84. Mr. Reynolds seconded the motion, which carried.

**PUBLIC PARTICIPATION:** The meeting was open for public comment, with no response.

**PLANNING COMMISSION:** Motion made by Mr. Coates, seconded by Mr. Brenneman and carried to adopt the minutes of the January 27<sup>th</sup> Township Planning Commission meeting as printed.

**John Petro:** Zoning Officer, Christine Jackson advised the sub-division plan has been delayed but that Mr. Petro would like to see the Sewage Facility Module approved and sent for DEP approval. Following a brief review of the plan, a motion was made by Mr. Coates, seconded by Reynolds and carried approving the Sewage Facility Module – **Resolution #5-26.**

**Mike Jones:** Craig Williams of Strausser Surveying advised the previously accepted Sewage Facility Module on this plan was rejected as this project requires a Community On lot System versus the Individual On lot System due to the commercial and residential use the property will have. He also noted that “marginal conditions” exist on the plan which must be addressed. A new interpretation of the regulations requires all plans to address “marginal conditions” even when there is no planned construction or disturbance of the ground in the marginal area. Following a review of the information presented, Mr. Beiler motioned the approval of the updated/corrected Sewage Facility Module – **Resolution #6-26.** Mr. Martin seconded the motion, which carried.

**Justin Kreider:** Craig Williams of Strausser Surveying presented the plan and advised of a property line dispute on the property that the Township is requesting be rectified prior to recording the plan. He indicated property line disputes are civil issues and his belief this should not have any effect on Township approval. Ms. Jackson noted that per the Township Engineer if we approval the plan with the known issue that we would be adopting a faulty plan and that the matter needs to be resolved prior to plan recording. Mr. Williams requested the matter be referred to the Township Solicitor for review and determination, acknowledging that his client would be responsible for all legal fees generated. The Board agreed to have the attorney review and authorized Ms. Jackson to sign the plan outside of a meeting once this matter was resolved.

**Enos Lapp:** Craig Williams of Strausser Surveying presented the subdivision and lot add-on plan requesting plan approval and a correction of the Sewage Facility Module classifying the system as a community on-lot system. Following a review of the plan, a

motion was made by Mr. Coates, seconded by Martin and carried granting plan approval and the adoption of **Resolution #4-26**, the corrected Sewage Facility Module.

**David Mahala:** Ms. Jackson advised she had just received a clean letter on the plan and requested authorization to sign the land development waiver for this plan. Motion made by Beiler, seconded by Mr. Reynolds and carried authorizing that request.

**PROPERTY LINE CORRECTION ON DOROTHY FREESE PROPERTY:** Julie

McConnell and Hope Crandall advised the Board they are attempting to correct property line survey errors of 5 properties along Nottingham Road. When the properties were surveyed originally, the deeded acreage did not match the physical land acreage. They would like to rectify the situation with the filing of corrected deeds and be able to avoid submitting lot add-on plans through the Township. Following a thorough review of the information presented, Mr. Beiler motioned the Board waive the filing of lot add-on plans for these properties and allow the deed corrections to be filed at the County and with the Township and for Ms. Jackson to be authorized to process outside of a meeting. Mr. Coates seconded the motion, which carried.

**RESOLUTION #3-26: Destruction of Records** Motion made by Mr. Beiler, seconded by Mr. Martin and carried authorizing the destruction of the following records in accordance with ACT 428 of 1968 which was adopted by Little Britain in July 2006.

- Financial Records from 2014 to 2018
- State Ethic Statements of Financial Interests from 2019
- Tax Duplicates prior to 2000
- Zoning Officer Reports from 2010 to 2019
- Duplicate Board of Supervisors Minutes from 2001 to 2012
- Duplicate Township Planning Commission Minutes from 2013 to 2020
- Verbal and Written Estimates from 2008 to 2017
- Revenue Comparison Reports from 1994 to 1997
- Invoices from 2014 to 2017
- Road Construction and Maintenance Reports from 2009 to 2014
- Dental/Vision Records prior to 2020

Mr. Coates was acknowledged for agreeing to destroy the records through burning.

**CELL PHONES:** The Board was advised that the Township's contract with AT&T expired in January 2025. Therefore, the phones being used were purchased over 3 years ago. Based on a current special, the Township can upgrade its phones to the iPhone 16 for \$49.99 per phone with no trade in or the iPhone 17 for \$199.99 with a trade-in. Activation fees would be waived with either option. Following a discussion, a motion was made by Mr. Beiler, seconded by Mr. Reynolds and carried to update the phones to iPhone 16's.

**SEPTIC CLEANING EXEMPTION REQUEST:** The Board was advised of the following request for exemptions to the Septic Pumping Ordinance:

- Pat Curran of 188 Kirks Mill Road is requesting to be placed on a 5-year pumping schedule due to being the only occupant at her residence. Her request is supported by a

letter from Septic Solutions. Motion made by Mr. Coates, seconded by Mr. Martin and carried authorizing this request.

- Audrey & Karl Schuetz of 130 Heather Circle are requesting a 5-year schedule for the pumping of their septic system as they are only in residence at this address 5 to 6 days per month. Mr. Coates motioned the exemption be granted. Mr. Martin seconded the motion, which carried.

**SALARY ADJUSTMENT:** Ms. Jackson noted that part-time zoning assistant, Christina Krassenstein, was inadvertently overlooked at the re-organization meeting and therefore did not receive a salary adjustment. Motion made by Mr. Beiler, seconded by Mr. Reynolds and carried to adjust Ms. Krassenstein's salary by 4% as all other employees received.

**BRITAIN HILL ZONING VIOLATION:** The Board was advised that Debbie Casson has hired legal representation and requested to renegotiate her terms of use. As the Board declined to renegotiate, Ms. Casson applied for a Zoning Hearing but waived her right to a hearing within 60 days as she was unable to attend a hearing in February or March. The hearing is scheduled to be held in April.

**ADJOURNMENT:** At 8:13p.m., there being no further business, a motion was made by Mr. Coates, seconded by Mr. Martin and carried to adjourn the meeting.

Respectfully Submitted,

Margaret D. DeCarolis  
Secretary/Treasurer