

LITTLE BRITAIN TOWNSHIP
MAY 12, 2026

The Little Britain Township Board of Supervisors held its regular monthly meeting on Tuesday, May 12th 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 7:31 p.m. A moment of silence and reflection was followed by the salute to the Flag.

PRESENT:	Richard Brenneman	Abner Beiler	Brian Masterson
	Clark Coates	Christopher Colletiti	Marcella Peyre-Ferry
	Mervin Beiler	Trisha Colletti	Dan Risk
	David Martin	Ivan Fisher	Daniel Smoker
	Christine Jackson		

MINUTES: Motion made by Mr. Martin, seconded by Mr. Beiler and carried to adopt the minutes of the April 14th meeting and the Henry Fisher ECHO hearing as printed.

SANITATION: It was reported that Sewage Enforcement Officer, Rick Prettyman collected \$160.00 in well permits and \$5,760.00 in sanitation fees during the month of April. No storage tank permits were issued.

ZONING: Zoning Officer, Christine Jackson reported issuing 11 zoning, 24 occupancy, 3 driveway, 1 extension and 4 demolition permits during the month of April. Ms. Jackson also advised the Board on the following:

- Zoning Hearing Application of James & Melissa Landis who reside at 825 Little Britain Road. They are requesting a variance of setback to construct two 50' x 60' manure storage facilities that would be attached to their chicken houses. Motion made by Mr. Beiler, seconded by Mr. Brenneman and carried to defer to the Zoning Hearing Board, ensuring that residents have an opportunity to comment if desired.
- Notice of all local representatives of the Lancaster County Conservation District was enclosed for reference.
- Request received from Justin Krieder to install an RV on his Brown Road property during the summer for his son to reside in while repairs are made to the house. Per the photos received, the structure is a park model cabin not an RV. Following a discussion a motion was made by Mr. Martin to allow the structure to be placed for 120 days if the unit can be moved with a standard pickup truck and does not require any oversize permits to relocate. Mr. Coates seconded the motion, which carried.
- Invoice received from John Smoker demanding interest for his escrow funding on his King Pen Road project. Ms. Jackson advised several inspections have been made on the property and the project fails to meet the standards that Mr. Smoker was advised of. A letter from Township Engineer, Ed Fisher describing the deficiencies along with a letter from Ms. Jackson advising no interest would be paid on the escrow funding being held. The Board agreed the response was appropriate.

TAXES: It was reported that County Treasurer collected \$60,786.67 in Real Estate tax during the month of April.

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

- Spreading, grading and rolling of dirt roads.
- Worked on equipment.
- Spread stone on dirt roads.
- Mowed at Township building.
- Mowed at the park
- Spread mulch at the park.
- Mowed road banks.
- Checked work on Kinseyville Road.
- Attended State Convention in Hershey.
- Sprayed guiderails for weeds.
- Worked on ditch on Kinseyville Road.
- Performed routine equipment maintenance.

Mr. Brenneman commented that spraying early was a good decision and that things look good.

PAYMENT OF BILLS: Motion made by Mr. Beiler, seconded by Mr. Coates and carried to authorize the payment of General Fund checks 14191 through 14222 in the amount of \$37,214.72. Mr. Coates motioned the payment of State Fund checks 2083 through 2084 in the amount of \$47,937.52. Mr. Martin seconded the motion, which carried.

PUBLIC PARTICIPATION: Abner Beiler questioned if the Board received their invitation to the Fire Company's Strategic Planning Meeting to be held on May 20th at 7 p.m. Mr. Coates advised the information was received and he planned to attend.

PLANNING COMMISSION: Motion made by Mr. Coates, seconded by Mr. Beiler and carried to adopt the minutes of the April 28th Township Planning Commission meetings as printed.

Jacob & Sarah Yoder: Brian Masterson of Register Associates presented the lot add-on plan requesting plan approval and a waiver of plan scale. Following a review of the plan, Mr. Beiler motioned the approval of the plan and waiver request. Mr. Coates seconded the motion which carried. Mr. Martin abstained from voting due to being an adjoining property owner.

Daniel Smoker: Mr. Smoker presented his stormwater plan requesting plan approval and a waiver of section 307.E of the Stormwater Ordinance. Motion made by Mr. Beiler, seconded by Mr. Martin and carried to approve the plan and waiver request but reminded Mr. Smoker that the limits of disturbance must be fenced and a pre-construction meeting would need to be held.

MATERIAL BIDS: Roadmaster, Mr. Risk, advised the Board of the bids received and made the following recommendations for the awarding of materials: 2A-Limestone to New Enterprise and all other stones to H & K, Road Oil and Seal Coat to Asphalt Industries and Equipment Rental to Long's Asphalt. He noted that as there were no bids for bituminous materials that he could use a Co-Stars provider if necessary. Following a review of the information presented a motion was made by Mr. Coates, seconded by Mr. Beiler and carried to award the bids per the Roadmaster's recommendations.

AG SECURITY: The Board was advised that both the Township Planning Commission and the Township Agriculture Security Board reviewed the request of Elizabeth Logan to include her 132 +/- acres of property into the Township's Agricultural Security area and recommended approval of the request. Mr. Beiler questioned the benefits of having property included in the Ag Security. Ms. Jackson advised it prevents the taking of farmland by eminent domain for things like gas lines, water lines, high tension lines, etc. It is also a prerequisite to apply to have property included in the Ag Preserve. Motion was then made by Mr. Beiler to approve the inclusion of this property into the Township's Ag Security Area. Mr. Martin seconded the motion, which carried.

FEDERAL SURPLUS PROPERTY: Motion made by Mr. Coates, seconded by Mr. Brenneman and carried authorizing the renewal of the Township's membership in the Federal Surplus Purchasing program.

RELEASE OF ESCROW: The Board reviewed the comments provided by Township Engineer, Ed Fisher pertaining to the release of escrow on the following plans:

David Martin: Motion made by Mr. Beiler, seconded by Mr. Coates and carried authorizing the release of escrow funding held on the Nottingham Road project. Mr. Martin abstained from voting.

Aaron S. Stoltzfus: Mr. Coates motioned that the escrow funding being held on the Little Britain Road South project be released. Mr. Martin seconded the motion, which carried.

William Hershey: As the project on Balance Meeting Road is complete, a motion was made by Mr. Martin, seconded by Mr. Brenneman and carried authorizing the release of escrow on this project.

CONVENTION UPDATE: Mr. Beiler stated he attended some seminars at the convention and found most of them interesting and informative. A hot topic of conversation was Data Centers. The general consensus was to allow for them but to be prepared with appropriate regulations to guide placement and restrictions. Some Townships are considering self-containment to limit water and electric consumption. He was pleased the Board had already directed the Township Planning Commission to begin research on this matter. Mr. Coates suggested the Township research the expense to place a moratorium while the ordinance on Data Centers is being drafted. Motion made by Mr. Beiler, seconded by Mr. Coates and carried to have Ms. Jackson obtain a cost estimate for this.

TRAINING/SEMINARS: Upcoming training and seminars were reviewed.

ADJOURNMENT: At 8:36 p.m., being no further business, a motion was made by Mr. Beiler, seconded by Mr. Martin and carried to adjourn the meeting.

Respectfully Submitted,

Margaret D. DeCarolis
Secretary/Treasurer