

**LITTLE BRITAIN TOWNSHIP**  
**November 12, 2024**

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

<b>PRESENT:</b>	Richard Brenneman	Abner Beiler	Leisa Shepherd
	Clark Coates	Debbie Kilby	Tom Shepherd
	Mervin Beiler	Tracy Kilby	Amos Zook
	David Martin	Marcella Peyre-Ferry	Denise Zorn
	Wayne Reynolds	Dan Risk	Mike Zorn
	Christine Jackson		
	Margaret DeCarolis		

**MINUTES:** Motion made by Mr. Coates, seconded by Mr. Beiler and carried to adopt the minutes of the October 8<sup>th</sup> meeting and budget workshop as printed.

**SANITATION:** It was reported that Sewage Enforcement Officer, Rick Prettyman collected \$2,175.00 in sanitation fees during the month of October. He also collected \$225.00 in storage tank fees during the month. No well permits were issued.

**ZONING:** Zoning Officer, Christine Jackson reported issuing 16 zoning, 8 occupancy, 5 driveway and 2 demolition permits during the month of October along with the acceptance of 3 Zoning Hearing Applications. Ms. Jackson also advised of the following:

- Zoning Hearing Application of David Yoder Beiler of 32 N. Little Britain Road who is requesting a special exception for the expansion of a non-conforming use in the R-2 district to contact a 34' x 137' greenhouse on land that is currently being cropped. It was noted that farming is not a permitted use within the R-2 District. Following a review of the application, a motion was made by Mr. Beiler, seconded by Mr. Reynolds and carried to support the application as presented. Mr. Coates abstained from voting.
- Zoning Hearing Application of John S. Smucker of 71 Oak Road who is requesting special exceptions to allow for additions to his home, which is a non-confirming structure, and for the installation of another green house. He is also requesting a variance of setback to allow the structure to be closer to the roadway than permitted to allow for the installation of handicapped entry and an additional year to complete the projects. Following a review of the application, Mr. Beiler motioned the Board support the application as presented. Mr. Coates seconded the motion, which carried.
- Zoning Hearing Application of John Petro for a variance of design standards to allow him to add a 3-acre lot currently owned by Alan Criswell onto his current 10-acre lot located on Latham Road. Upon review and discussion of the application, Mr. Coates motioned the Board support the application as presented. Mr. Beiler seconded the motion, which carried.

- Notification received from the Agricultural Preserve Board that one-half of an acre of property owned by James and Sandra Sensenig located within Little Britain was included into the Fulton Township Agricultural Security Area in error. As the Sensenig's are now in the process of having their property put into the Preserve, the error needs to be corrected. Ms. Jackson advised the Board they may follow the standard procedure which entails holding a hearing and the Board authorizing its inclusion. Legally the Board can allow the property to be included at the conclusion of 180 days without a hearing or official action or they may defer the action of this property to Fulton Township where the remaining 39 acres are located. Following a discussion of the options, Mr. Beiler motioned the issue be deferred to Fulton Township. Mr. Brenneman seconded the motion, which carried.
- An exterior emergency light is needed on the outside of the porch to meet building code. As this item was not included on the prints, the contractor will not install the lighting. Ms. Jackson requested authorization to have Harnish Electrical install the necessary lighting so the final inspection of the addition can be completed. Mr. Coates motioned Ms. Jackson be authorized to have the light installed. Mr. Martin seconded the motion, which carried.

**TAXES:** It was reported that Tax Collector, Agnes Reeder collected \$59.14 in Real Estate tax during September. She collected \$33.18 in Real Estate and \$11.22 in Interim tax during the month of October.

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

- Mowed road banks.
- Checked on and cleaned the park.
- Hauled stone.
- Replaced downed Stop sign.
- Cleaned and fixed lights in meeting room.
- Took down bank and cut in swale on Friends Road.
- Mowed at the park and municipal building.
- Cut in side gutter on Lloyds Road.
- Paved Sleepy Hollow Road.
- Patched King Pen Road.
- Replaced road signs.
- Worked on equipment.
- Cleaned inlet boxes.
- Took trucks in for inspection.
- Inspected emergency lights in municipal building.
- Swept and cleaned the shop area.
- Placed millings and stone on Reath Road.
- Worked on skid loader.

**PAYMENT OF BILLS:** Motion was made by Mr. Reynolds, seconded by Mr. Martin and carried authorizing the payment of General Fund checks 13570 through 13602 in the amount of \$36,420.23. Motion made by Mr. Martin, seconded by Mr. Beiler and carried authorizing the payment of State Fund checks 2066 through 2068 in the amount of \$101,737.11.

**PUBLIC PARTICIPATION:** The meeting was opened for public participation, with no response.

**PLANNING COMMISSION:** Motion made by Mr. Coates, seconded by Mr. Beiler and carried adopting the minutes of the October 22<sup>nd</sup> Township Planning Commission as printed.

**RECYCLING:** Resident, Denise Zorn inquired if the Board would consider reinstating the recycling program. She was advised the program was discontinued due to difficulty finding volunteers, decrease in participation and increase in cost. It was noted that once the recycling market gave out, it was difficult to dispose of the recyclable items. She was advised of 2 other locations in Chester County that still accept recyclable materials.

**RESOLUTION #8-24:** Motion made by Mr. Coates, seconded by Mr. Beiler and carried adopting Resolution #8-24, officially establishing the speed limit on a section of Green Lane at 25 m.p.h.

**PROPOSED HOLDING TANK ORDINANCE:** The Board was advised that this proposed ordinance was scheduled to be advertised and ready for adoption at the December meeting. Should any Board member have questions, concerns or corrections they must contact her by December 19<sup>th</sup>.

**PROPOSED REFRIGERATOR TRAILER ORDINANCE:** The Board was advised that this proposed ordinance was scheduled to be advertised and ready for adoption at the December meeting. The proposed ordinance has also been forwarded to the Lancaster County Planning Commission for review as required by the Municipal Planning Code. Zoning Officer, Ms. Jackson advised she received a request from resident, Daniel Beiler, to advise the Board again of his opposition to the 5-year time frame being placed on the use of the refrigerator trailers. He indicated his belief that the units would not be an eyesore as they would only be on site for 6 months per year. Resident, Deborah Kilby stated her concern that being on-site 6 months a year would allow for the units to be an eyesore when present. She also noted concern over the noise that would be generated by the units. Mr. Beiler indicated the units would have to comply with the noise ordinance, which he believes is a fair compromise. Mr. Martin noted that these types of trucks have been used in agriculture practices for years and the current diesel motors are quieter now than in the past. Resident, Denise Zorn stated her concern that the amount of time a unit will run will be based on outside temperatures and the produce being stored.

**SUPERVISORS COMPENSATION:** The Board was advised of an update to the regulations regarding the Supervisor's compensation and made aware of the new maximum salary allowed for the role. The Board noted they had no desire to restructure the compensation rate for Supervisors.

**TRUCK PURCHASE:** Roadmaster, Mr. Risk advised the Board that he has obtained estimates for the purchase of 2014 Peterbilt for \$139,000.00 through the Co-Stars cooperative purchasing program. The upfitting of the truck is projected to cost \$78,000.00 through Hunter Keystone. The estimate received through Lancaster Truck Bodies for the upfitting is \$87,000.00. Following a discussion, a motion was made by Mr. Beiler, seconded by Mr. Coates and carried to authorize Mr. Risk to proceed with the purchase of the vehicle based upon the upfitting package he found most adequate to the needs of the township.

**TENTATIVE ADOPTION OF 2025 BUDGET AND TAX MILAGE:** Motion made by Mr. Beiler to tentatively adopt the 2025 tax milage of .3019 and the 2025 budget as prepared. Mr. Coates seconded the motion, which carried.

**BLACK AND LITTLE BRITAIN ROAD INTERSECTION:** The Board was advised that PennDOT continues to withhold approval for this project and that Engineer, Ed Fisher is requesting a 30-day extension on the awarding of the bids for this project.

**WOODS MOWER:** Roadmaster, Mr. Risk advised the Board the Woods mower requires approximately \$5,000.00 worth of repairs. He noted his belief the equipment did not merit the expense to fix and requested authorization to list the mower on Municipal Bid. Following a discussion, Mr. Coates motioned the approval for the listing of the mower for sale as requested. Mr. Brenneman seconded the motion, which carried.

**RELEASE OF ESCROW:** The Board reviewed the comments provided by Township Engineer, Ed Fisher on the plans below prior to taking the following actions:

**Matt & Christy Krassenstein:** Mr. Coates motioned that all but \$1,000.00 of the escrow funding being held on the Green Lane project be released. The motion was seconded by Mr. Beiler and carried.

**Philip Besancon:** Motion was made by Mr. Reynolds, seconded by Mr. Martin and carried authorizing the release of the feature escrow being held on the Ashville Road project.

**John Miller:** As the project on Little Britain Road has been completed as designed, a motion was made by Mr. Coates, seconded by Mr. Brenneman and carried authorizing the release of escrow funding.

**Robert Sensenig:** A motion was made by Mr. Beiler to authorize the escrow funding being held on the Scott Road project upon receipt of the recording confirmation. Mr. Coates seconded the motion, which carried.

**Jarid Tshudy:** The Board was advised that the feature escrow received has not yet been deposited on the Nottingham Road project. A motion was made by Mr. Coates, seconded by Mr. Martin and carried to return the original feature escrow check to Mr. Tshudy upon receipt of a check for \$750.00 which is recommended to be held until project completion.

**Jeffrey & Makenzie Wagner:** A motion was made by Mr. Beiler, seconded by Mr. Reynolds and carried authorizing the release of escrow funding held on the Little Britain Road project.

**Edwin Sensenig:** Mr. Martin motioned the escrow funding held on the King Pen Road project be released as recommended. The motion was seconded by Mr. Coates and carried.

**Michael Brooks:** Mr. Coates motioned that the escrow funding on the Hart Road project be released. Mr. Beiler seconded the motion, which carried.

**TRAINING/SEMINARS:** Upcoming training and seminars were reviewed. The Board was advised that the Supervisor's Elect have been notified of the PSATS Boot Camp training. Mr. Beiler, who was in attendance, indicated his desire to attend the training.

**ADJOURNMENT:** At 8:37 p.m., being further business, a motion was made by Mr. Beiler, seconded by Mr. Coates and carried to adjourn the meeting.

Respectfully Submitted,

Margaret D. DeCarolis  
Secretary/Treasurer