

**LITTLE BRITAIN TOWNSHIP
FEBRUARY 8, 2022**

The Little Britain Township Board of Supervisors held its regular monthly meeting on Tuesday, February 8th 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 7:00 p.m. A moment of silence and reflection was followed by the salute to the Flag.

PRESENT: Jerry Emling	George Osborn
Clark Coates	Marcella Peyre-Ferry
Richard Brenneman	Dan Risk
David Martin	Rupert Rosseti
Pat Wood	Craig Williams
Christine Jackson	
Margaret DeCarolis	

MINUTES: Motion made by Mr. Coates, seconded by Mr. Brenneman and carried to adopt the minutes of the January 3rd meeting as printed.

SANITATION: It was reported that Mr. Stoner collected \$225.00 in Sanitation fees during the month of January. There were no collections for Well permits during the month.

Supervisor, David Martin entered the meeting at 7:05 p.m.

ZONING: Zoning Officer, Christine Jackson reported issuing 4 zoning, 5 occupancy and 1 extension permits during the month of January along with the acceptance of 4 Zoning Hearing Application. Ms. Jackson also advised the Board on the following:

- Zoning Hearing Application of Christie Slaymaker of Kirks Mill Road requesting a special exception to allow her to keep 24 chickens on her rural residential property and a variance of setback for the location of the manure compost site. The property in consists of 2.66 acres. Following a review of the application, the Board noted it without comment.
- Zoning Hearing Application of Joseph Esh of King Pen Road requesting a special exception to construct a high tunnel measuring 24 feet by 100 feet. He would like to join the proposed high tunnel to one already located on the property. The application was noted without comment following its review by the Board.
- Zoning Hearing Application of Russell Spicer and Kelsie Trago of Kirks Mill Road requesting a special exception to allow the keeping of 12 chickens on their property, which is zoned rural residential. They are able to comply with all setback requirements as dictated by the zoning ordinance. Upon the conclusion of the application presentation, the Board noted it without comment.
- Zoning Hearing Application of Jeffrey Eckman requesting a special exception to allow for the sale of used cars on the property owned by Christopher Cozzone located on Nottingham Road, known as Cox's Garage. It was noted that no more than 4 cars would be available for sale at a time and the business would only employ 1 person. Parking accommodations for all businesses on the property have been presented. Following a thorough review of the application, the Board noted it without comment.

- Letter received from Township Engineer that was forwarded to residents residing at 154 Charlestown Drive and 294 Kirks Mill Road on January 8th was enclosed for review. Ms. Jackson noted that no response from the correspondence has been received and questioned how the Board wished to proceed. Following a discussion, the Board advised that a reminder letter be sent to residents advising they will be given 30 days to obtain a contract for the completion of the necessary work on their stormwater features.
- Overview of 2021 Zoning activities was included for the Boards review along with the annual report summarizing permits issues, fees collected, new dwellings built and zoning hearings held.

TAXES: It was reported that Tax Collector, Agnes Reeder had no tax collections during the month of January. It was additionally noted that all delinquent taxes had been turned over for collection and that tax statement for this year would be mailed soon. Ms. Reeder is also compiling a list of unpaid streetlight taxes and has been advised they must be submitted for collections also.

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

- Treated and removed snow from roads.
- Quarantined due to exposure to COVID.
- Performed routine equipment maintenance.
- Cleaned equipment following snow.
- Mixed materials for snow removal.
- Worked on snowplow.
- Treated roads for snow and ice.
- Picked up parts for equipment repair.
- Cleaned and checked activity at Park.
- Hauled anti-skid material to salt shed.
- Plowed and treated roads.

Ms. Wood questioned if there had been any problems or concerns at the park and was advised there were not.

PAYMENT OF BILLS: Motion made by Mr. Brenneman, seconded by Ms. Wood and carried authorizing the payment of General Fund checks 12469 through 12515 in the amount of \$48,383.83.

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

PLANNING COMMISSION: Motion made by Mr. Coates, seconded by Ms. Wood and carried to adopt the minutes of the January 25th Township Planning Commission meetings as printed.

Benjamin Dawson: Zoning Officer, Ms. Jackson presented the plan for Brian Masterson of Register Associates. She advised the resident wishes to add a second dwelling unit on his property, which he has a building right for and is requesting a waiver of land development and acceptance of his Sewage Facilities Module, Resolution #3-22. Following a review of the plan, a motion was made by Ms. Wood, seconded by Mr. Martin and carried authorizing the waiver of land development and accepting the Sewage Facilities Module.

Carl & Fanny Smucker: Zoning Officer, Ms. Jackson presented the plan for Brian Masterson of Register Associates. Ms. Jackson advised the Smucker's are requesting support to revise their stormwater plan due to their desire to relocate the proposed barn to be constructed. The Township Engineer supports the request. Upon conclusion of this request, Mr. Coates motioned the Board support this request. Mr. Brenneman seconded the motion, which carried. Ms. Wood abstained from voting due to being an adjoining property owner.

Emanuel Esh: Ms. Jackson, Zoning Officer, advised the Board that she had received a request from Emanuel Esh of 56 Schoolhouse Road to operate a hydraulics and motor farm related business on his property, which consists of 54 acres. She noted that per the zoning ordinance she has the ability to authorize such a request but that she is uncomfortable doing so and believes these matters should be authorized as a special exception through the Zoning Hearing Board and recommends the Board consider this the next time the zoning ordinance is revised. She sought out comments from the Township Planning Commission on this request and is now seeking input from the Board. The Planning Commission supported the request. Ms. Jackson noted her concern that farm related businesses were to supplement the income of the farm, not become its primary source of funding. Following a discussion on the matter, a motion was made by Ms. Wood, seconded by Mr. Brenneman and carried to authorize the farm related business as presented. They also noted they would support these uses being a special exception in the future as suggested.

REVISION OF PREVIOUSLY APPROVED LAND DEVELOPMENT PLAN: Craig Williams of Strausser Surveying advised the Board that the scope of the project proposed at 1315 Lloyds Road has been revised. Previously the project consisted of renovating an existing barn on the property into a second dwelling unit. A DEP planning module was approved for that proposed project. The property owners now wish to leave the barn intact and construct a stand-alone second dwelling unit. He noted the planning module would remain valid but requested the Board's support in changing the scope of the project to construct a new structure versus renovating the barn. It was noted that stormwater for the construction of the home would need to be addressed and that an as built plan would be submitted upon completion of the project. Following a review and discussion of the plan modification requests, Ms. Wood motioned the Board support the revision as presented. Mr. Martin seconded the motion, which carried.

RESOLUTION # 2-22: COVID Sick Policy – The Board reviewed a COVID sick policy drafted by the Township Solicitor which authorizes up to 14 days of COVID sick pay per calendar year for those employees who are exposed to COVID and are required to remain out of work for their illness or quarantining. The policy would be retroactive to January 1, 2022 and remain in effect until January 2, 2023. Upon a thorough review of the proposed policy, a motion was made by Mr. Coates, seconded by Mr. Brenneman and carried to adopt the policy – Resolution #2-22 as presented.

LEGAL NOTICES: The Board reviewed the legal advertising rates of the LNP Media Group and The Lancaster Patriot newspapers. As both publications are a paid subscription paper and meet legal advertising requirements, Mr. Coates motioned the Township utilize The Lancaster Patriot newspaper for its legal notifications due to the cost savings it would provide. The motion was seconded by Ms. Wood and carried. It was also noted that going forward legal notices should be posted on the Township's website and that residents should be notified of the change in advertising in the next newsletter.

SEPTIC PUMPING EXCEPTION REQUEST: The Board was advised of a request received from residents residing at 33 Howard Lane to extend their timeframe requirement to 4 years on the pumping of their septic system. The request noted that this is a new home with only 2 adults residing in it. A letter from Devonshire Septic Tank Service supported the extension request. Mr. Brenneman stated his concern over issuing these exceptions for properties when the home could be sold, which could change the conditions on which the exception was approved. The Board concurred with this concern and following a discussion decided going forward to grant exception to the property owner, not the property itself. Motion was then made by Mr. Coates, seconded by Ms. Wood and carried authorizing an exception to allow Michael and Denise Zorn to have their septic system cleaned every 4 years versus every 3.

AMERICAN RESCUE PLAN FUNDING: The Board was advised that the Treasury Department issued the final guidelines pertaining to the use of ARP funding on January 6th. Per PSATS, each municipality may elect to take a standard revenue loss allowance of up to \$10 million to spend on general government services over the life of the ARP program. Should the Board elect to utilize this option, all funding received would comply with those guidelines. It would also allow for improvements at the park, the purchase of road or office equipment, building renovations, road and bridge work, etc. Following a review of the information, a motion was made by Mr. Coates, seconded by Ms. Wood and carried to utilize the standard revenue loss allowance for the ARP funding. Mr. Emling stated he would like to see some of the funding used to close in the porch area of the municipal building and to add an electronic messaging board for postings.

SHREDDING PRICES: The Board was advised that several companies were contacted regarding pricing for shredding services. Only a few have service available in this area. The best price received was from Iron Mountain at \$275 per hour with a minimum of 4 hours work. Other prices received average \$450 to \$500 an hour, with the same minimum number of hours. Ms. Wood indicated she would like to see this service offered as a free service to residents during our Spring Clean-Up event on April 30th. Mr. Emling stated his belief that it was not the township's responsibility to provide this service free of charge. Following a discussion, a motion was made by Ms. Wood, seconded by Mr. Coates and carried to contract with Iron Mountain at the prices noted above for their services on April 30th. Mr. Emling opposed the motion.

OCTORARO WATERSHED ASSOCIATION: Rupert Rossetti of the Octoraro Watershed Association introduced himself and explained a little about his organization. He noted that he is currently working on a stream restoration project at 49 Kinseyville Road and a gully restoration and wetland creation project at 350 Brown Road. He is seeking grant funding for both projects and requested the Boards support in doing so. He has already obtained letters of support from the Lancaster County Planning Commission and the Lancaster County Conversation District. It was confirmed that a letter of support did not commit the township to any financial or work-related items. Following a review of the material presented, Mr. Coates motioned the Township provide letters of support for these projects. Ms. Wood seconded the motion, which carried.

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

Robert Miller: Motion made by Ms. Wood, seconded by Mr. Brenneman and carried authorizing the release of escrow funding being held on the Armstrong Lane project.

David Martin: Ms. Wood motioned the escrow on the Martin project located on Nottingham Road be reduced by \$66,400.00, maintaining a balance of \$12,000.00 until the completion of the project. The motion was seconded by Mr. Brenneman and carried. Mr. Martin abstained from voting.

ADJOURNMENT: At 8:38 p.m., being no further business, motion was made by Ms. Wood, seconded by Mr. Martin and carried to adjourn the meeting.

Respectfully Submitted,

Margaret D. DeCarolis
Secretary/Treasurer