

## Little Britain Township Zoning Hearing Board

December 19, 2018

At 7PM on December 19, 2018 the Zoning Hearing Board of Little Britain Township convened to hear 2 cases: Daniel S. Beiler and Kenneth J. Helm.

Attorney, Neil Albert explained the hearing process to all applicants.

First applicant, Daniel S. Beiler, 180 Little Britain Rd., Nottingham was requesting a Variance to create a lot of less than 20 acres in size by creating a new lot of the lands to the North of the PECO line, which are approximately 17 acres in size.

A motion was made by Joan Deen, seconded by Jeff Wood and George Osborne, granting the application as presented.

Next hearing was that of Kenneth J. Helm & Deborah Helm, 790 Little Britain Rd. North, Quarryville, PA. Mr. & Mrs. Helm were requesting a Special Exception from Section 105. However, a Use Not Provided For is a matter for special exception, not a variance. The request is for the proposed special event venue, and its relationship to the winery.

An extensive discussion took place between the Board and the Applicants with respect to the winery. No one testified in opposition to the Application. The special exception was approved, and the operator of the winery must retain a state license, also, the tasting room is to be closed during events. The board voted, a motion was made by Joan Deen, seconded by Jeff Wood. George Osborne dissents from this decision and would deny the application.

Respectfully Submitted

Dorothy E. Simpson, Secty.

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