

LITTLE BRITAIN TOWNSHIP
MAY 13, 2025

The Little Britain Township Board of Supervisors held its regular monthly meeting on Tuesday, May 13th 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 7:29 p.m. A moment of silence and reflection was followed by the salute to the Flag.

PRESENT:	Richard Brenneman	Abner Beiler	Amos Lapp
	Clark Coates	Daniel S. Beiler	Marcella Peyre-Ferry
	Mervin Beiler	Chris Colletti	Rick Prettyman
	David Martin	Trisha Colletti	Dan Risk
	Wayne Reynolds	Ivan Fisher	Amos Zook
	Christine Jackson		
	Margaret DeCarolis		

MINUTES: Motion made by Mr. Beiler, seconded by Mr. Martin and carried to adopt the minutes of the April 8th meeting as printed.

SANITATION: It was reported that Sewage Enforcement Officer, Rick Prettyman collected \$5,700.00 in sanitation fees during the month of April. No well permits or storage tank permits were issued.

ZONING: Zoning Officer, Christine Jackson reported issuing 11 zoning, 30 occupancy, 1 extension and 4 demolition permits during the month of April along with the acceptance of 2 Zoning Hearing Applications. Ms. Jackson also advised the Board on the following:

- Zoning Hearing Application of Timothy Paul Jennings of 113 Brown Road who is requesting a variance of section 461 to allow for a 14' x 22' pool house to be constructed 10 feet from the property line due to the slope of the property and the location of the pool. Mr. Beiler questioned if neighbors had been contacted and was informed all adjoining property owners receive notification of the hearing details. Following a brief discussion, a motion was made by Mr. Beiler, seconded by Mr. Coates and carried to support the application as presented.
- Zoning Hearing Application of Wendy Kay Haga who is requesting a variance of side and rear yard setbacks. She would like to construct a family room and small pantry on an existing concrete pad. It was noted that woods surround the back of her property. Upon completion of the application review, Mr. Beiler motioned the Board support the application. Mr. Martin seconded the motion, which carried.
- Abandoned trailer at 91 Kinseyville Road that property owner Robert Icenhour is attempting to remove has delinquent taxes owed. This particular trailer is not owned by Mr. Icenhour. The renters who owned it left it abandoned, and it is now uninhabitable. Due to this, the county has placed the unit in repository, yet taxes continue to accrue. Ms. Jackson has confirmed that Mr. Icenhour can pay a fee of \$387.00 to the County, which would allow him to remove the structure if the Township and School District agree to waive the taxes due. She would like to recommend this to the resident but would like to confirm the Board would support the waiver of taxes if this route is followed.

Following a discussion on the matter, Mr. Coates motioned the Board support the waiver of taxes. Mr. Brenneman seconded the motion, which carried.

- Request received from the County's Agricultural Security Board for a waiver of lot add-on processing on the Marilyn Fuller property. Ms. Fuller would like to consolidate her 14.1-acre property with her 20.9-acre property and have the entire property entered into the Ag Security Program. It was noted that Ms. Fuller wants to ensure no development of the land and is willing to sign away the building right that she could retain upon entering the Ag Security Program. Ms. Jackson noted that if the Board supported this request, Ms. Fuller would need to provide the township with an updated deed and plot delineation. Following a discussion, Mr. Beiler motioned that the Board support the waiver as requested. Mr. Reynolds seconded the motion, that carried.

TAXES: It was reported that Tax Collector, Agnes Reeder submitted \$40,488.43 in Real Estate tax in tax collections during the month of April.

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

- Worked on equipment.
- Checked roads.
- Got new batteries on old mower tractor.
- Graded dirt roads.
- Removed tree.
- Chipped and cleaned up sticks at park.
- Helping Fulton Township with road milling.
- Chipped branches along Brown Road.
- Cut firewood.
- Filled potholes.
- Mowed at the park and municipal building.
- Sprayed weeds.
- Spread stone on dirt roads.

Mr. Brenneman indicated concern over wrapped bail tubes on the edge of roads and of the potential visibility issues. Mr. Risk advised that nothing should be within the 16.5' from the center of the road setback. He will keep an eye on roads for this going forward and address matter with residents as needed.

PAYMENT OF BILLS: Motion made by Mr. Brenneman, seconded by Mr. Martin and carried to authorize the payment of General Fund checks 13772 through 13804 in the amount of \$46,449.91. Mr. Beiler abstained from voting. Mr. Coates motioned the payment of State Fund check 2071 in the amount of \$39,671.58. Mr. Beiler seconded the motion, which carried.

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 to adopt the minutes of the April 22nd Township Planning Commission meetings as printed.

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 Martin's 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. Martin, and carried to award the bids as described above.

AG SECURITY: The Board was advised that both the Township Planning Commission and the Township Agriculture Security Board reviewed the request of Marilyn Fuller to include her 20.9 acres of property at 2192 Ashville Road into the Township's Agricultural Security area and recommended approval of the request. Motion was then made by Mr. Beiler to approve the inclusion of this property into the Township's Ag Security Area. Mr. Coates seconded the motion, which carried.

WAKEFIELD AMBULANCE: Chris Colletti advised the ambulance association remains busy responding to calls and preparing to upgrade its service to the Advanced Life Support (ALS) level. They anticipate going live with that certification on July 7 and request that a letter be approved in June advising the county that the Wakefield Ambulance Association (WAA) has been appointed as its primary provider. A discussion pursued regarding the Township's ability to enact a revenue source strictly for supporting emergency services. The Secretary/Treasurer advised that PSATS indicated the only way to achieve this financial support is to enact a tax millage expressly for this use. Mr. Beiler advised he spoke with someone at the State Convention who indicated his municipality had established an authority that allows them to collect revenue for emergency management services more equitably to all residents without adjusting the tax millage. The Secretary/Treasurer will research what options, if any, are available. A motion was then made by Mr. Coates, seconded by Mr. Beiler and carried authorizing a one-time payment of \$3,500.00 to the WAA to assist with the expense of obtaining their ALS certification.

ROAD CLOSURE REQUEST: Zoning Officer, Ms. Jackson advised that Matt Young of Red Knob Farm has submitted a request that the Board consider closing an additional 570' section of Balance Meeting Road. The section of the road leads to a dead-end, is steep and despite signs placed by both the township and the property owners that the road is impassable, people still try using the muddy section of road and are often stuck and need to be pulled out. Two parcels of land were combined in December 2024 and entered the Township's Ag Security Area, but an area was withheld to allow for a turnaround to be installed to allow for emergency services vehicles. A map indicating the section of road previously closed by Ordinance 33 in June 1993 along with the section of road requesting to be closed was presented. The Board was asked to consider including this road closure when discussing a section of Springhill Road to be closed.

STORAGE UNITS: The Board was advised of comments received from the Lancaster County Planning Commission pertaining to the zoning ordinance text amendment on storage units. Ms. Jackson requested the Board review and notify her of any concerns with the proposed ordinance by May 16th so that the proposed ordinance can be advertised and prepared for adoption at the June meeting.

2024 AUDIT REPORT: The Board was advised that the 2024 audit has been completed with no concerns or problems noted. It was noted that a Pension Plan audit has also been completed for the years 2020 through 2024 and all records were found to be in compliance with regulations.

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

Jeff Lewin: Motion made by Mr. Coates, seconded by Mr. Martin and carried authorizing the release of escrow funding held on the Howard Lane project.

David Mahala: Mr. Beiler motioned that the escrow funding being held on the Pine Grove Road project be released. Mr. Reynolds seconded the motion, which carried.

Alexander Vazquez: As the project on Green Lane is complete, a motion was made by Mr. Coates, seconded by Mr. Martin and carried authorizing the release of escrow on this project.

Daniel King/Elmer Lapp: A motion was made by Mr. Reynolds approving the release of escrow on the Little Britain Road North project. Mr. Brenneman seconded the motion, which carried.

Daniel Miller: Motion made by Mr. Beiler, seconded by Mr. Reynolds and carried authorizing the release of escrow funding held on the Little Britain Road South project.

Aaron Fisher/Jonathon Stoltzfus: Motion made by Mr. Coates authorizing the reduction in the line of credit on this project by \$39,431.46, retaining a balance of \$19,377.05 until the project is complete. Mr. Martin seconded the motion, which carried.

George & Linda Burritt: Ms. Jackson advised that this property was inspected and found in conformance with the projected plan. She requested authorization to release this funding upon written verification from the Engineer of the inspection. Mr. Beiler motion approval for releasing the funds held on this project outside of a meeting once written documentation is received. Mr. Reynolds seconded the motion, which carried.

EXECUTIVE SESSION: At 8:19 p.m., Mr. Brenneman called for an executive to discuss a personnel issue. The meeting reconvened at 8:47 p.m.

TRAINING/SEMINARS: Upcoming training and seminars were reviewed. Mr. Beiler stated he attended some seminars at the convention and found most of them interesting and informative.

ADJOURNMENT: At 8:49 p.m., being no further business, a motion was made by Mr. Martin, seconded by Mr. Brenneman and carried to adjourn the meeting.

Respectfully Submitted,

Margaret D. DeCarolis
Secretary/Treasurer