

LITTLE BRITAIN TOWNSHIP
PLANNING COMMISSION
NOVEMBER 25, 2025

The Planning Commission of Little Britain Township held its regular monthly meeting on Tuesday, November 25, 2025 at 7:30 p.m. at the Little Britain Township Municipal Building, located at 323 Green Lane Quarryville, Pennsylvania. Prior notice was given.

Planning Commission Chair, Matthew Young called the meeting to order at 7:32 p.m.

Members

Matthew Young, Chair
Phyllis Brubaker, Vice Chair
Ron Criswell
David Martin
Christy Krassenstein (phone)

Others

Christine Jackson, Zoning Officer
Jennifer Brown, Planning Commission Secretary
Joseph & Karen Greer
Debbie Chase Proffitt
Craig Williams, Strausser/Brown
Julie Spangler
Tim Hahn

Absent

Clark Coates
Elaine Craig

Minutes

Motion made by Phyllis Brubaker seconded by David Martin and carried to accept the October 28, 2025 minutes as written.

Zoning Officer' Report

Ms. Jackson reported issuing thirteen (13) zoning permits, two (2) zoning hearing applications, six (6) occupancy permits, three (3) driveway permits and one (1) zoning permit extension for the month of October.

Motion made by David Martin seconded by Ron Criswell and carried to accept the Zoning Officer's report as written.

Public Participation

None

Projects for Review

Charles M. Jones-Stormwater Management Plan

Motion made by Matthew Young seconded by David Martin and carried to recommend the signing of the sewage planning module and revisit the plan at next month's meeting.

Justin Kreider-Stormwater Management Plan (replan for Lot#3)

Motion made by Ron Criswell seconded by Phyllis Brubaker and carried to recommend plan approval with revision of stormwater and driveway location.

Steven Paul Markley Jr.-Zoning Hearing Application for a Special Exception

Motion made by David Martin seconded by Phyllis Brubaker and carried to deny this application due concerns of the neighbors and the deed restrictions state no poultry.

David Martin-Stormwater Modification

Motion made by Matthew Young seconded by Christy Krassenstein with David Martin abstaining due to conflict of interest, to recommend that David Martin be allowed to use and modify a small project.

Puddle Duck Creek LLC-Zoning Hearing Application for a Special Exception and a Variance

Motion made by David Martin seconded by Ron Criswell and carried that the Planning Commission saw no problem with this application.

Galen Nolt-Zoning Hearing Application for a Special Exception and a Variance

Motion made by David Martin seconded by Phyllis Brubaker and carried that the Planning Commission has no objection to this application but this puts the structure closer to the agricultural area. Present and future users are reminded that the primary purpose is agriculture and are subject to the AG nuisance disclaimer.

Correspondence for Review

David P. Mahala-letter dated November 7, 2025-from Lancaster County Planning Department

Noted without comment

Menno Z. King-letter dated November 7, 2025-from Lancaster County Planning Department

Noted without comment

Enos S. Lapp Jr.-letter dated November 7, 2025-from Lancaster County Planning Department

Motion made by Ron Criswell seconded by David Martin and carried to table until plan is received next month.

Adjournment

Motion made by Phyllis Brubaker seconded by David Martin and carried to adjourn at 8:57 p.m.

Respectfully Submitted,

Jennifer Brown, Recording Secretary