

Brecknock Township  
Board of Supervisors Meeting  
September 12 2017

The regular meeting of the Brecknock Township Board of Supervisors, Lancaster County that was scheduled for September 12, 2017 was held at the Brecknock Township Building, 1026 Dry Tavern Road, Fivepointville. The meeting was called to order by Chairman Jerry Long at 7:00 p.m.

At this time the Pledge of Allegiance took place followed by Roll Call of Officials.

Present were Melvin Boyd, Arthur Zerbe, Jerry Long, William Cassidy, Mike Reinert & Carol Martin.

Community Open Session

Paul Diem of E. Maple Grove Road – Paul wanted to discuss with the Board of Supervisors some photos and history of the issues he is having with water which he believes is coming from Sun Valley Campground. After discussion it was decided that Mike and Andy would go talk to them to see if there is any suggestions that could be made to Campground that might help.

Ron Hershey – Hershey Surveying was present representing Jim & Kathleen Depew. There is a waiver request before the Board of Supervisors to allow the Depew's to combine the lot that their home is on with a lot they own next to it, they would like to do a consolidated deed. Motion was made by Boyd and seconded by Zerbe to grant the waiver of Section 98-21A (2) and 98.27 waiver the SALDO requirements. All in favor, motion was approved.

Ron also wanted to talk to the Board of Supervisors about the property located at 1399 Bowmansville Road owned by RJS Investments, LLC. There had been a mobile home on the property that recently burned down. The current zone of the property is Residential Low (RL) the owners are proposing to build apartments on the property but they are not permitted in the RL District but are allowed in the Residential Medium (RM) District by conditional use. There are several properties including a Mobile Home Park in the same area which all are not permitted in the RL district but are in the RM either by right or my conditional use. The applicant is looking to the township to consider looking at changing the zone from RL to RM to make these properties conforming instead of operating as non-conforming uses. After discussion motion was made by Long and seconded Boyd to have the Brecknock Township Planning Commission review and hold a public hearing to get public input from the residents and make a recommendation to the Board of Supervisors. All in favor, motion was approved.

Great Valley Consultants, Charlie Jones, was present representing John Zimmerman on a property located on Reading Road. Applicant is seeking conditional final plan approval from the Board of Supervisors. Motion was made by Boyd and seconded by Zerbe to grant a waiver of Chapter 95-18.D(2) for road improvements along Route 625 and Pleasant Valley Road; waivers from Chapter 98, §98-19 for preliminary plan approval, §98-25.B(2)(e) for all features within 200 feet of the property, §98-37 for traffic study and §98-43.G for trails. All in favor, motion approved. Motion was made by Boyd and seconded by Zerbe to grant conditional final plan approval provided the applicant addresses all remaining comments in the Technicon review letter dated August 22, 2017. All in favor, motion approved.

A motion to accept the August 8, 2017 Board of Supervisors minutes was made by Long and seconded by Boyd. All in favor, motion was approved.

A motion was made by Boyd and seconded by Zerbe to approve the bills as presented. All in favor, motion was approved.

**REPORTS –**

At this time Roadmaster Andy Baum discussed a proposal from PP&L. PP&L have been using Oaklyn Drive during the construction of the new PP&L transfer station. There has been some significant damage done to the road during that time. Andy and Arthur Zerbe had meet with PP&L regarding this damage. PPL had asked for a written quote on what the cost would be to complete the

repairs. After the estimate was provided, PPL has come back with an offer of \$70,000 toward the repairs. After some discussion a motion was made by Long and seconded by Boyd to accept PPL's offer. All in favor, motion was approved.

Arthur asked if someone could stop and talk to Mr. Sprecher at 538 W. Maple Grove Rd. he is convinced that due to our snow plowing in past years that it has ruined his carpet on his porch and is looking for the township to replace/repair it. Chairman Long said he will stop and talk to him.

The following items within the engineering report require Board action/approval this month:

1. **George Leid SWM** – Received memorandum of understanding from applicant.
2. **Marvin Horst SWM** – Received memorandum of understanding and stormwater management agreement from applicant.
3. **Galen & Catherine Wise Land Development** – Issued financial security recommendation letter dated August 31, 2017 in the amount of \$7,040.70.
4. **John R. Zimmerman Land Development (Reading Road)** – Received stormwater management agreement for action by the Board. Issued financial security recommendation letter dated September 5, 2017 in the amount of \$129,800.00.
5. **Andrea Holder SWM** – Issued financial security release recommendation letter dated September 8, 2017 in the amount of \$375.00.
6. **David Brubaker SWM** – Issued financial security release recommendation letter dated September 8, 2017 in the amount of \$375.00.
7. **John R. Zimmerman SWM** – Issued financial security release recommendation letter dated September 8, 2017 in the amount of \$139.50.
8. **Robert Homan III SWM** – Received a MOU and stormwater management agreement.

A motion was made by Long and seconded by Boyd to accept and approve all of the recommendations noted by the Township Engineer. All in favor, motion approved.

At this time Jerry Long discussed a complaint that he has been getting regarding chickens roaming free in Bowmansville at the Sunoco Station and going onto the neighboring property and digging up the mulch. Notices have been sent to the Sunoco and the property owned by the Jarrett's. Since it appears no one is taking action Jerry wants to know what the township's next step is. Bill Cassidy advised the Board that the next step would be a Civil Action. Motion was made by Long and seconded by Boyd to authorize the zoning officer to proceed with civil enforcement on both the Sunoco and the Jarrett's. All in favor, motion was approved.

### **PARK & RECREATION**

At this time a discussion took place regarding the Park and Recreation Board. Jerry proposed making Levi Hoover a liaison to the Board of Supervisors for the Park Board. Since there are a lot of new park board members discussion was that Levi could help educate them on their duties and get them

Board of Supervisors

Page 3 of 3

September 12, 2017

more focused on programs in the parks and get a better communications between the Board of Supervisors and the Park Board. Motion was made by Long and seconded by Zerbe to appoint Levi as the liaison for the Park Board till at least the end of the year and then it will be reevaluated whether it worthwhile continuing. All in favor, motion was approved.

Motion was made by Long and seconded by Zerbe to accept the quote from Breneman Company for the resurfacing of the Tennis and Basketball Courts in Bowmansville Park at the cost of \$12,600. All in favor, motion approved.

At this time there was a discussion regarding the partitions for the park bathroom. After discussion the board would like the Park Board to considering comparing the solid steel vs. phenolic partitions before the board authorizes the purchase.

We have received three quotes for new heating and cooling for the farm house in Brubaker Park. The low bidder is Cocalico Plumbing and Heating at the cost of \$18,018.00 for the first floor and second floor. Motion was made by Boyd and seconded Zerbe to award the contract to Cocalico Plumbing and Heating. All in favor, motion approved.

A motion was made by Long and seconded by Boyd to accept the Roadmaster, Engineer, SEO & Zoning reports as presented. All in favor, motion approved.

#### **OLD BUSINESS**

Motion was made by Boyd and seconded by Zerbe to complete the MS4 application and submit to DEP as required. All in favor, motion was approved.

#### **NEW BUSINESS**

None

A motion was made by Boyd and seconded by Long to adjourn at 8:38 pm. All in favor, motion approved.

Respectfully Submitted,  
Carol L. Martin  
Admin/Secretary/Treasurer