

Brecknock Township  
Board of Supervisors Meeting  
August 14, 2018

The regular meeting of the Brecknock Township Board of Supervisors, Lancaster County that was scheduled for August 14, 2018 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 Jerry Long, Arthur Zerbe, David Leinbach, Elizabeth Magovern, Esq., Mike Reinert & Carol Martin.

Community Open Session – Dave Speace asked about the tall grass in the open space area behind Broadwing Drive. Wondered whose responsible for cutting and if someone will be cutting it.

Levi Leinbach – wanted to know if there has been any consideration of the fields at the park up at the farm house being rented out. Seems to him that the fields would be good enough for growing hay. He also mentioned the open space along Lauschtown Road that is owned by the township as to whether it could be used for a picnic area or something.

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

At this time a Conditional Use hearing was held for RJS Investments, LLC represented by Ron Hershey of Hershey Surveying to construct apartments under Section 110-22 B (3)(c) of the Zoning Ordinance. Liz gave an overview of the procedures and the Court Reporter took over recording the hearing at this time. A requirement of this conditional use is that a water study be performed and reviewed by the township engineer. At this time the water study has not been completed so not decision can be made at this time. A motion was made by Long and seconded by Zerbe to continue the hearing to the September 11, 2018 Board of Supervisors meeting. All in favor, motion was approved.

GUEST – Horst Outdoor Power Equipment represented by Ron Hershey of Hershey Surveying. Mr. Hershey is requested on behalf of the Horst's a waiver of Land Development. They are proposing to construct a 7,200 SF storage building to the rear of the existing service shop and sales store. This will be used to store inventory and lawn equipment waiting for service or customer pick-up. This new storage building is proposed to be built over the existing stone parking area currently used for the same purpose. As part of this improvement they are proposing to install stormwater facilities in accordance with the township Small Projects Stormwater option. The Brecknock Township Planning Commission has recommended this waiver as well. Motion was made by Long and second by Zerbe to grant a waiver of the LD for the Horst's Outdoor Power Equipment as presented to include the completion of the Small Projects Stormwater option. All in favor, motion was approved.

GUEST – Jared Koch owner of JTK Trades LLC dba JTK Power Washing. Randall Martin Builders, owners of the property were also present. The request before the board is to delay the Land Development due to the large up-front costs in order to build a 60 X 60 parking lot and a 288 sq. ft. shed to park his power washing equipment. They are proposing a lot coverage of approx. 4,225 s.f. The lot previously has an excess of 5,500 s.f. of buildings and driveway. The Brecknock Township Planning Commission has recommended this waiver. If approved, the applications will apply for a waiver from the Zoning Hearing Board to place a storage shed, accessory building without a primary building. Motion was made by Long and seconded by Leinbach to grant a waiver of land development at this time, conditioned on no building permit will be issued until the proper land development processes has been approved. All in favor, motion was approved.

**REPORTS**

**Roadmaster Report** – The contractor awarded the contract for the road work on Oaklyn Drive has requested a waiver of time to complete the work due to extreme wet conditions this paving season. The request is to complete the work by the end of the 2018 Paving Season. Motion was made by Zerbe and seconded by Leinbach to grant a waiver to Haines & Kibblehouse an extension of time to complete the work in the 2018 Road Work contract by the end of the 2018 Paving Season. All in favor, motion approved.

**Engineers report**

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

1. **Sun Valley Campground Land Development** – Received letter dated August 8, 2018 granting extension of time for review of the proposed land development until November 13, 2018.
2. **John R. Zimmerman Land Development (Reading Road)** – Issued financial security release recommendation letter dated August 7, 2018 in the amount of \$74,440.63.
3. **Boulder Hill Properties/Andrews Way** - Issued release recommendation letter dated August 8, 2018 in the amount of \$36,062.17.
4. **George Leid SWM** – Issued financial security recommendation letter dated August 7, 2018 in the amount of \$5,273.70.

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

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

**PARK & RECREATION**

It was announced last month that we had a resignation from the P&R Board due to a work scheduled. We only received one application to fill that position. Motion was made by Zerbe and seconded by Leinbach to appoint Wanda Swarr to the Park & Recreation Board. All in favor, motion was approved.

**OLD BUSINESS** - none

**NEW BUSINESS**

For several months the Planning Commission with the Zoning Officer's help have reviewed possible amendments to the Zoning text in the Neighborhood Commercial, Highway Commercial and the Light Industrial Zoning Districts. This was an action that came from the comments from the Lancaster County Planning Commission from the rezoning that occurred approx. 1 ½ year ago. There were a few very minor changes made to the draft. Motion was made by Long and seconded by Leinbach to authorize the solicitor to prepare the draft with the changes in Ordinance form and forward to the Lancaster County Planning Commission and the Brecknock Township Planning Commission for final comments prior to the Board of Supervisors scheduling a hearing to take possible action. All in favor, motion was approved.

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A motion was made by Leinbach and seconded by Zerbe to adjourn at 8:25 pm. All in favor, motion approved.

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