

West Earl Township Board of Supervisors, 157 West Metzler Road, Brownstown, PA 17508

In Attendance:

Chairman:	David Thornton	Manager/Secretary:	Jenna Seesholtz
Vice Chairman:	John Ford	Roadmaster:	Neil Stoltzfus
Member:	Harold Keppley, Jr.	Police Chief:	Eric Higgins
Member:	Keith Kauffman	Township Engineer:	Benjamin Craddock
Member:	Dale Wissler		

Others present: Brenden Curry-LNP, Earl Good-Farmersville Fire Company, Nate Stoltzfus-West Earl Fire Company, William Cromleigh-Diehm & Sons, Mahlon Martin-307 Goods Road, Karen Stauffer-151 Pleasant Valley Road.

Call to Order

Chairman Thornton called the February 28, 2022 regular meeting to order at 7:00 p.m.

Chairman Thornton announced that the Board was in Executive Session prior to the start of the regular meeting to discuss a legal matter and the Township's Attorney was present.

Approval of Minutes

February 14, 2022 Regular Meeting Minutes – It was noted that on page two, the Motion to accept the Fire Companies' rosters was incomplete on the February 14, 2022 meeting minutes and should be corrected. Moved by Member Kauffman, second by member Wissler to approve the February 14, 2022 regular meeting minutes as corrected. Motion approved unanimously.

Public Comment

None

Special Business

1. **Approval of Checks for Fire Companies** – Moved by Vice Chairman Ford, second by Member Kauffman to approve the \$250,000 checks for the Farmersville Fire Company and the West Earl Fire Company. Motion approved unanimously.
2. **Fire Companies Check Presentation** – The checks were officially presented to representatives from the Farmersville and West Earl Fire Companies.
3. **Technicon Enterprises Building Code Enforcement Proposal** – Moved by Member Keppley, second by Member Wissler to add Technicon Enterprises to building inspectors list. Motion approved unanimously.
4. **Memorandum of Understanding with LCCD** – Moved by Member Keppley, second by Member Wissler to sign the Memorandum of Understand with the Lancaster County Conservation District. Motion passed with a 4 to 1 vote with Vice Chairman Ford voting no.

Subdivision/Land Development Review

1. **Mahlon Z. Martin Subdivision/Land Development Plan:** 307 Goods Road, Ephrata, 76.62 acres Zoned AG. Proposing to subdivide 2 acres to place a single-family dwelling and carriage barn.

SALDO Waivers:

- **§155-9 Preliminary Plan** – Moved by Member Keppley, second by Vice Chairman Ford to grant waiver of the Preliminary Plan requirements in §155-9 of the SALDO. Motion approved unanimously.
- **§155-21.B Final Plan Scale** – Moved by Vice Chairman Ford, second by Member Kauffman to grant a waiver of the Plan Scale requirements in §155-21.B of the SALDO. Motion approved unanimously.
- **§155-25.A(3) Lot Depth** – Moved by Vice Chairman Ford, second by Member Keppley to grant a waiver of the Lot Depth requirements in §155-25.A(3) of the SALDO. Motion approved unanimously.
- **§155-21.C(8) Complete Boundary Survey** – Moved by Vice Chairman Ford, second by Member Keppley to grant a waiver of the Complete Boundary Survey requirements in §155-21.C(8) of the SALDO. Motion approved unanimously.

SALDO Deferments:

- **§155-21.C(15) Distances and bearing for the right-of-way** – Moved by Vice Chairman Ford, second by

Member Keppley to grant a deferral of §155-21.C(15) Distances and bearing for the right-of-way contingent upon the execution of a deferral agreement in a form acceptable to the Township Solicitor. Motion approved unanimously.

- **§155-32.A(1) Concrete Monuments** – Moved by Member Keppley, second by Member Kauffman to grant a deferral of §155-32.A(1) Concrete Monuments. Motion approved unanimously.
- **§155-32.D(1) Sidewalks** – Moved by Member Wissler, second by Vice Chairman Ford to grant a deferral of §155-32.D(1) Sidewalks. Motion approved unanimously.
- **§155-23.C(1) Minimum Cartway Width** – Moved by Chairman Thornton, second by Vice Chairman Ford to grant a deferral of §155-23.C(1) Minimum Cartway Width contingent upon the execution of a deferral agreement for road improvements and the dedication of the right-of-way in a form acceptable to the Township Solicitor. Motion approved unanimously.

Plan Approval: Moved by Member Kauffman, second by Chairman Thornton to approve the Mahlon Martin subdivision/land development plan contingent upon all items in the Township Engineer's letter dated February 7, 2022 being satisfied. Motion approved unanimously.

Correspondence/Communications

1. **Drug Task Force Letter** – District Attorney of Lancaster County. The Board reviewed the letter and attached invoice requesting a contribution of \$1 per capita. Moved by Vice Chairman Ford, second by Member Kauffman to contribute \$4,280 which is \$0.50 per capita to the Drug Task Force and to include a letter that states this is an unbudgeted contribution from the Township. Motion approved unanimously.

Old Business

1. **Blessings of Hope park use request** – Blessings of Hope has asked if they could use the park for their upcoming event. One thousand people are expected to attend. Member Wissler said he is concerned what an event like this would do to the park, especially if the ground is wet. Other concerns included parking and traffic. Discussion followed relating to allowing this event to happen without zoning hearing approval. The Board discussed allowing the event this year and then work on amending the zoning ordinance to include something for special events like this. It was noted that the Township has not done anything for special events in the past. Moved by Vice Chairman Ford to oppose the use of the property for the Blessings of Hope special event. Motion died for lack of a second.

New Business

1. **WETPD speed alert trailer purchase approval** – Moved by Vice Chairman Ford, second by Member Kauffman to approve the purchase of the speed alert trailer in the amount of \$16,730 as budgeted. Motion approved unanimously.
2. **WETPD taser purchase request** – Moved by Member Wissler, second by Member Kauffman to approve the taser purchase request in the amount of \$20,887 as budgeted. Motion approved unanimously.
3. **Easter Egg Hunt fire police request** – Moved by Member Wissler, second by Member Kauffman to approve the use of the fire police for the annual Easter Egg Hunt on April 16, 2022 from noon until 2:00pm. Motion approved unanimously.

Financials

1. **Payment of Bills** – Moved by Member Wissler, second by Member Kauffman to pay the bills as presented. Motion approved unanimously.
2. **Budget vs. Actual** – For the Board's review.
3. **Treasurer's Report** – Moved by Vice Chairman Ford, second by Chairman Thornton to accept the Treasurer's Report. Motion approved unanimously.

Reports

1. **Zoning Officer's Report** – The Zoning Officer reported that the ad for Leola Produce Auction scheduled for March 3rd was not published in the Ephrata Review as requested. The hearing for the Leola Produce Auction will be postponed until April 6th.
2. **Manager's Report**

- Ethics forms are due by May.
 - The water and trash bills for March will include late fees on the water accounts. The Manager noted that penalty has not been assessed on the utility bills since before the Covid pandemic in March 2020.
3. **Code Enforcement Officer's Report** – Nothing to report.
 4. **Police Chief's Report** – The speed timing devices have been installed in the Police vehicles. The body and vehicle cameras will be installed next week.
 5. **Roadmaster's Report** – The East Main Street project starts tomorrow.

Public Comment

Brenden Curry, LNP – Mr. Curry asked the Board where the Drug Task Force contribution is coming from. Vice Chairman Ford stated it will come from the Township's General Fund.

Supervisors' Comments

Keith Kauffman – Member Kauffman was contacted by a resident who said an underground pipe on their property was damaged by Comcast digging in the area. Member Kauffman said he's asked for some proof from the resident so he has to ammunition to go to Comcast with this issue but has not received anything from the resident.

Harold Keppley – Member Keppley said he was surprised to discover that Mark Martin Motors was not hooked up to the public sewer system.

David Thornton – Chairman Thornton said he attended the meeting, along with the Township Engineer, Zoning Officer, the project Engineer and excavator and Jason Martin, at the Mark Martin Motors site. He feels comfortable that Mark Martin Motors is doing their due diligence.

Action Items

Draft a letter to the Drug Task Force to send along with the approved contribution.

Adjournment

Moved by Member Keppley, second by Vice Chairman Ford to adjourn the February 28, 2022 regular meeting minutes. Motion approved unanimously.

Respectfully Submitted by:

Sara Service
Zoning Officer