

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

In Attendance:

Chairman:	John Ford	Member:	Dave Thornton
Vice Chairman:	Butch Keppley	Township Engineer:	Cory Rathman, Becker Eng.
Member:	Richard Stover	Police Department:	Officer Jeremy Sorenson
Member:	Keith Kauffman		

Township Manager Candie Johnson was absent.

Call to Order

Chairman Ford called the February 26, 2018 regular meeting to order at 7:00 p.m.

Approval of Minutes

Moved by Member Thornton, second by Member Stover to approve the February 12, 2018 regular meeting minutes as presented. Motion approved unanimously.

Public Comment/Guests

None

Old Business

**Scott Monger stormwater management request** – Mr. Monger re-visited the Planning Commission to discuss his request. Mr. Monger is requesting that he be granted the 1,000 sq. ft. stormwater exemption to split between the two proposed lots at 205 E. Main Street. Mr. Monger said he will be adding an additional 800 sq. ft. of impervious per lot. He said if he is granted the 500 sq. ft. exemption per lot then he will only need to manage the stormwater runoff from 300 sq. ft. of new impervious area for each lot. He said the stormwater facility to manage the runoff from 300 sq. ft. would be more cosmetically pleasing than a facility to manage the runoff from 800 sq. ft. Mr. Monger said the Planning Commission recommended granting his request with a 4 to 1 vote. Moved by Member Kauffman, second by Vice Chairman Keppley to approve the 1,000 sq. ft. stormwater exemption for 205 E. Main Street to be divided between the two proposed lots. Motion approved unanimously.

New Business

- 1. Sterling Motors land development waiver request** – Eric Vosburgh, representing Sterling Motors, addressed the Board and explained that the property owner is requesting a waiver of land development requirements for a building addition at 4352 Oregon Pike. A 4,700 sq. ft. building will be installed on existing impervious and 2,000 sq. ft. of existing impervious will be removed. Mr. Vosburgh stated that the 2,000 sq. ft. being removed is greater than the 20% impervious reclamation required by the ordinance. Engineer Rathman said that the Planning Commission supported the waiver request. Mr. Rathman recommends that any zoning, public water and on-lot sewer information should be noted on the plan. Moved by Member Thornton, second by Member Kauffman to grant a waiver of land development requirements for the Sterling Motors project contingent upon the conditions noted in the February 20, 2018 Planning Commission meeting minutes. Motion approved unanimously.
- 2. 15 S. State Street land development waiver request** – Adam Hall from PPA Realty Group addressed the Board regarding the project at 15 S. State Street. Mr. Hall is requesting a waiver of land development requirements. Vice chairman Keppley noted that the Engineer's review letter mentions curbing. He stated that there is no curbing in that area of State Street. Moved by Member Thornton, second by Vice Chairman Keppley to grant a waiver of land development requirements based on Becker Engineering's review letter dated February 5, 2018 excluding paragraph 1G of the letter. Keppley-yes, Thornton-yes,

Ford-yes, Stover-yes, Kauffman-no. Motion passed with a 4 to 1 vote.

3. **2018 Pedal to Preserve Ride** – Moved by Member Stover, second by Member Kauffman to approve the use of Township roads for the 2018 Pedal to Preserve Ride on June 2, 2018. Motion approved unanimously.
4. **Earl Shirk stormwater management plan** – Moved by Member Kauffman, second by Member Thornton to approve the extension of time in which to review the Earl Shirk stormwater management plan. Motion approved unanimously.
5. **Polling place** – Moved by Member Stover, second by Member Thornton to approve the use of the Township building as a polling place for the primary elections. Motion approved unanimously.
6. **Multimodel Transportation Fund** – Moved by Vice Chairman Keppley, second by Member Thornton to sign the Multimodel Transportation fund commitment letter and contract. Motion approved unanimously.
7. **DeSantiago judgment** – Moved by Vice Chairman Keppley, second by Member Thornton to move forward with the judgment for DeSantiago, 5 E. Main Street. Motion approved unanimously.
8. **Benchmark Construction event** – Moved by Vice Chairman Keppley, second by Member Stover to approve the use of the Fire Police for the Benchmark Construction event on May 16, 2018. Motion approved unanimously.
9. **Ride for Literacy** – Moved by Member Thornton, second by Member Kauffman to approve the use of Township roads for the Ride for Literacy on May 12, 2018. Motion approved unanimously.
10. **Mother's Day Convoy** – Moved by Member Stover, second by Member Kauffman to approve the use of the Fire Police for traffic control during the annual Mother's Day Convoy. Motion approved unanimously.
11. **Sheaffer's School Road relocation** – Moved by Member Thornton, second by Vice Chairman Keppley to sign the Sheaffer's School Road relocation agreement. Motion approved unanimously.
12. **Easements and rights-of-way for East Main Street sidewalk project** – Vice Chairman Keppley said he and the Manager met with PennDot to discuss the sidewalk project and its costs. Ways to cut down on the costs of the project included:
  - Delay the project for a year which would eliminate \$250,000 for flaggers.
  - PennDot agreed to take care of the small bridge along East Main.
  - Postpone the overlay and resurfacing of the street.
  - Seek additional funding for the project.Vice Chairman Keppley said that PennDot seems will to help where they can. Chairman Ford expressed continued concern about the costs of the project moving forward. Moved by Chairman Ford, second by Vice Chairman Keppley to direct the Township's Attorney to move forward with the easements and rights-of-way for the East Main Street sidewalk project. Motion approved unanimously.
13. **MM Weaver rezoning request** – The owners of MM Weaver have acquired a 32 acre property located at 391 E. Main Street, Leola. Dwight Yoder, Attorney for MM Weaver, addressed the Board regarding

MM Weaver's plan to request rezoning of 391 E. Main Street from AG to Industrial. Mr. Yoder said that before submitting their rezoning petition they would like to get input from the Board. The Board reviewed a concept plan for the property. Vice Chairman Keppley said that rezoning hearings can get contentious when an Agricultural property is involved. Chairman Ford said that the Township struggles to maintain its 83% agricultural property but if MM Weaver could build a compelling case for the rezoning then he could go along with it. MM Weaver will move forward with their rezoning petition.

#### Manager's Report

**East Egg Hunt** – Moved by Member Stover, second by Member Kauffman to approve the use of the Fire Police for the annual Easter Egg Hunt on March 31, 2018. Motion approved unanimously.

#### Payment of Bills

Moved by Member Kauffman, second by Member Stover to pay the bills as presented. Motion approved unanimously.

#### Public Comment

**Dick & Benita Gauthier** – Mr. & Mrs. Gauthier said they've noticed cars parking where the no parking signs are in the creek hill development. Chairman Ford asked Officer Sorenson to check with Chief Brandt about this matter.

#### Supervisors' Comments

**Harold Keppley** – Vice Chairman Keppley asked if 2 supervisors have scheduled a lunch meeting with Chief Brandt. Chairman Ford stated no but he will check his calendar.

#### Adjournment

Moved by Member Thornton, second by Member Stover to adjourn the February 26, 2018 regular meeting at 8:38 p.m. Motion approved unanimously.