

**BOARD OF SUPERVISORS MEETING
FEBRUARY 6, 2020**

CALL TO ORDER

THE PLEDGE OF ALLEGIANCE

APPROVAL OF THE MINUTES OF JANUARY 16, 2020 MEETING

PUBLIC COMMENTS

CHAIRMAN'S COMMENTS

PLANNING

FINAL APPROVAL:

Revised Final Subdivision Plan for Hills of Jamesfield Manor #19-385

3646 Meadow View Road

Harbor Engineering, consultant

The applicant, James C. Keener, proposes to revise the Hills of Jamesfield Manor Subdivision Plan by adding 1.16 acres from the property (known as Lot Addition "C" on the plan) and 1.67 acres (known as Meadow View Road-Lot 6 on the plan) to a 7.1-acre adjacent parcel located at 3646 Meadow View Road, owned by Donald T. Lawrence and David C. Lampo. 3646 Meadow View Road contains an existing residence and associated driveway, which is served by on-lot water and sewer facilities. With the two lot add-ons the property would comprise a total of 10 acres. No improvements to any of the lots are proposed. Several modifications have been requested. The properties are located in the Agricultural Zoning District.

MODIFICATIONS:

A. *Section 403.1.A – Plan Scale*

The applicant has requested a modification of the requirement to provide a plan at a scale not to exceed one inch equals 50 feet and, in the alternative, provide a plan scale of one inch equals 100 feet.

Rapho Township Planning Commission, at their December 2, 2019 meeting, recommended approval of this modification request based upon the justification provided.

B. *Section 403.3.A – Existing Contours*

The applicant has requested a modification of the requirement to provide existing contours on all subdivision plans and, in the alternative, provide no contours on the plans.

Rapho Township Planning Commission, at their December 2, 2019 meeting, recommended approval of this modification request based upon the justification provided.

C. *Section 403.3.C – Existing Features within the Subject Tract*

The applicant has requested a modification of the requirement to provide existing features on the plans when located within the subject tract and, in the alternative, show all features except for the size, capacity, and condition of existing stormwater and on-lot sewage systems and wetlands.

Rapho Township Planning Commission, at their December 2, 2019 meeting, recommended approval of this modification request based upon the justification provided.

CONDITIONS:

SUBDIVISION AND LAND DEVELOPMENT

1. *The date, final action and conditions of approval by the Board of Supervisors on any approved modification requests need to be included on the plan (§ 403.2.I, 403.4.J).*

2. *All certificates need to be completed prior to recording the plan (§ 405.3).*
3. *Evidence of an approved planning module, exemption request, or notice that a planning module is not required needs to be provided (§ 405.4.A).*

Request for waiver of Major Land Disturbance Plan #20-386

Jason and Stacy Hondru

416 Lebanon Road, Manheim

Hosler's Homescapes, consultant

The applicants wish to install an outdoor entertaining area that includes the installation of approximately 3,945 square feet of impervious coverage and 5,770 square feet of earth disturbance. The coverage includes 2,440 square feet of permeable pavers and the removal of 2,230 square feet of existing impervious coverage. Given that the project, including excavation for future additional coverage, exceeds 5,000 square feet of earth disturbance, it is considered a Major Land Disturbance under the ordinance. The applicants are seeking a waiver to be permitted to process the plan as a Minor Land Disturbance. Some of the existing structures to be removed will involve earth disturbance on the adjacent property owned by the Manheim Area Water and Sewer Authority. The property comprises approximately 3 acres and is located in the Agricultural Zoning District.

Request for release of letter of credit in the amount of \$69,235.80

Daniel Landis Major Land Disturbance Plan #15-293

2590 Shumaker Road

Acknowledge receipt of conditional use application

Kerek Musser, 2604 Hossler Road – Egg processing facility

Forward to Township Planning Commission and set date for hearing (recommended 3/19)

Request for septic isolation distance waiver for George Male, 1212 Mount Joy Road

OLD BUSINESS

Approve Storm Drainage Easement with Donna Howard

8 North Erisman Road

Approve Storm Drainage Easement with Carl S. and Nancy W. Garman

2020 Mount Joy Road

Approve Storm Drainage Easement with Edwin Kie Everhart

2030 Mount Joy Road

Approve Storm Drainage Easement with Derek and Valetta Ghee

2042 Mount Joy Road

Review draft of amended no parking ordinance

NEW BUSINESS

Resolution #2020-3 to establish agreement PPL Electric Utilities to install LED lights at Elm Tree Phase 5A (Emerald Way)

Approve street light services agreement with PPL Electric Utilities Corporation for Elm Tree Phase 5A (Emerald Way)

Resolution #2020-4 to allow for the disposition of Township records

Tax Collector's Report

CORRESPONDENCE

District Attorney Heather Adams – Lancaster County Drug Task Force Fourth Quarter & Year End Report for 2019

LCPC – receipt of proposed amendment to Zoning Ordinance to revise regulations to Continuing Care Retirement Communities – Penn Twp

Mastersonville FC - Invitation to Supervisors to Annual Banquet

LCPC – Notice of receipt of Plan Review – Levi King – Back Run School – Rapho Township

McNees Wallace & Nurick – on behalf of client – Cellco Partnership dba Verizon Wireless – withdrawal of Conditional use – 6097 Elizabethtown Rd

APPROVAL OF THE DISBURSEMENT LIST

Transfer \$50,000.00 from General to Capital Fund