

PROVIDENCE TOWNSHIP BOARD OF SUPERVISORS

John E. Schroeder • J. Pepper Goslin • Lori L. Crossen

Monday through Thursday, closed Friday | Hours: 6:30 a.m. – 4:30 p.m. | Meeting: First Monday, 7:00 p.m.



SUPERVISORS MEETING **September 14, 2020**

The regular meeting of the Providence Township Board of Supervisors was held in the Township Municipal Office on Monday, September 14, 2020 at 7:00 p.m. Present were Chairman John Schroeder, Vice Chairman J. Pepper Goslin, Member Lori Crossen, Solicitor Melvin Newcomer, Manager Vicki Eldridge and twenty-seven (27) observers.

The meeting was called to order by Chairman Schroeder at 7:00 P.M followed by the Pledge of Allegiance and a moment of silence.

PUBLIC HEARING

At this time, Mr. Schroeder turned the meeting over to Mr. Newcomer, the township solicitor to conduct the public hearings.

Mr. Newcomer stated this is the time and place that was advertised in the Lancaster Newspapers on August 29, 2020 and September 5, 2020 to conduct a public hearing to consider the adoption of an ordinance of Providence Township to rezone approximately 20.129 acres of land owned by Lancaster Pike Properties, LLC and Located at 748-752 Lancaster Pike from Residential R-1 to Commercial (C) and amend the zoning map. At this time, John Pogue of Landvision, LLC, summarized the rezoning request. Following Mr. Pogue's presentation, Mr. Newcomer then opened the floor for public comments. The comments were as follows:

- Ron Munro asked the percentage of land that can be developed.
- Henry Esch is not in favor of the rezoning. He would like farmland to be preserved.
- Jeff Wagner asked if the produce stand will remain.
- Trina Snyder asked how properties on Snyder Hollow Road will be affected.
- Tony Nardella stated that once this zoning is changed, you cannot change it back.
- Korleen Calkins asked if portions of the property could be rezoned instead of the entire parcel.
- Merv Conrad asked if the township issued permits to the landowner to allow the dumping of the fill.
- Sam Blank feels that the rezoning is a good idea. He stated there are other areas throughout the township that have much better farm land to preserve.

Mr. Schroeder stated he is in favor of preserving farmland. Mr. Goslin explained the County's "Places 2040" concept and asked if we want to have the county directing what Providence Township does. With no further comments, Mrs. Crossen made a motion, seconded by Mr. Goslin to adopt Ordinance No. 20-02 to rezone approximately 20.129 acres of land owned by Lancaster Pike Properties, LLC and Located at 748-752 Lancaster Pike from Residential R-1 to Commercial (C) and amend the zoning map. The motion carried with two favorable votes. Mr. Schroeder opposed the motion.

Mr. Newcomer stated this is the time and place that was advertised in the Lancaster Newspapers on August 29, 2020 and September 5, 2020 to conduct a public hearing to consider the adoption of an ordinance of Providence Township amending the Providence Township Zoning Ordinance of 2014. At this time Mr. Newcomer opened the floor for public comments. Hearing none, Mr. Schroeder made a motion, seconded by Mrs. Crossen to adopt Ordinance 20-03 to amend the Providence Township Zoning Ordinance of 2014. The motion was carried unanimously.

Mr. Newcomer stated this is the time and place that was advertised in the Lancaster Newspapers on August 29, 2020 and September 5, 2020 to conduct a public hearing to consider the adoption of an ordinance of Providence Township amending the Providence Township Subdivision and Land Development Ordinance of 1992. At this time, Mr. Newcomer opened the floor for public comments. Hearing none, Mr. Goslin made a motion, seconded by Mrs. Crossen to adopt Ordinance No. 20-04 to amend the Providence Township Subdivision and Land Development Ordinance of 1992. The motion was carried unanimously.

Mr. Newcomer stated this is the time and place that was advertised in the Lancaster Newspapers on August 29, 2020 and September 5, 2020 to conduct a public hearing to consider the adoption of an ordinance of Providence Township requiring all persons to obtain permits prior to connecting or paving driveways to public roads. At this time, Mr. Newcomer opened the floor for public comments. Hearing none, Mr. Schroeder made a motion, seconded by Mrs. Crossen to adopt Ordinance No. 20-05 requiring all persons to obtain permits prior to connecting or paving driveways to public roads. The motion was carried unanimously.

PRESENTATION

Miriam Homer, a representative of the Quarryville Library, updated the supervisors on the library functions and finances during this challenging year.

Mr. Schroeder explained that each Supervisor received a copy of the written minutes from the August 3, 2020 board of supervisors meeting as presented. Mr. Goslin made a motion, seconded by Mr. Schroeder to approve the minutes. The motion was carried unanimously.

Mr. Schroeder explained that each Supervisor received a copy of the written minutes from the August 24, 2020 zoning workshop as presented. Mr. Goslin made a motion, seconded by Mr. Schroeder to approve the minutes. The motion was carried unanimously.

FINANCIAL REPORT

- Vicki Eldridge read the financial report.
- Mr. Goslin made a motion, seconded by Mrs. Crossen to ratify the payment of August bills in the amount of \$157,487.32 from the general fund and \$6,694.64 from the state fund. The motion was carried unanimously.

REVIEW OF BUDGET

- Mr. Schroeder had questions regarding the local ordinance violation line item.

PUBLIC COMMENT

- Fred Avery had questions regarding drainage onto his property during rain events.
- Ryan Vanover presented an idea he has for an Eagle Scout Project. He would like to install a bike repair station on the trail. Mr. Goslin made a motion, seconded by Mr. Schroeder to allow Ryan Vanover to place a bike fix-it station on the Enola Low Grade Trail. The location of which will be determined by the Providence Township parks/Recreation Committee. The motion was carried unanimously.

- Korleen Calkins asked if she could comment on other agenda items during those specific discussions.
- Ron Munro asked if he could comment on the Creekside Water issue during that discussion. He also voiced his opposition to allowing horseback riding on the trail. He raised many safety concerns. He also had questions regarding a survey that was placed at the polls and questions regarding a supervisors comments that were made at a prior meeting.
- Larry Reinhart had questions regarding township records and zoning issues.

ROADMASTER REPORT

Vicki Eldridge, Township Manager, reported the following:

In August the road crew worked on the following projects:

- Continued placing inlet boxes and pipe on Scheller Road;
- Cleaned up after heavy rain on 8/4 and 8/7;
- Cleaned up trees on Snyder Hollow, Hopkins Mill, Sawmill and Hollow Roads;
- Repaired tunnel on Church Street as per bridge inspection;
- Blacktopped several areas on Sawmill, Scheller, Pennsy Road;
- Held a safety meeting on 8/31, topic was 'Work Zone Safety Part #2'.

In September the road crew will or will have worked on the following projects:

- Finished preparing Scheller Road for edge repair;
- Cleaned up tree that fell from trail onto home owner's property, Church Street and then removed dead ash tree on Cinder Road;
- Sanded benches on the trail and stained as needed;
- Rubber cracks on Mt Airy and Truce Road;
- Back fill Scheller Road after shoulder repair is finished; and
- Skin patch edges on Pennsy, Radcliff and Snyder Hollow Road.

Tony Nardella had questions regarding the bridge repairs on Esh Road.

PARKS/RECREATION REPORT

- Mrs. Eldridge stated the parks/recreation committee meeting is scheduled for Thursday, November 12, 2020 at 7:00 p.m.
- Mrs. Eldridge stated she had a vendor asked about having a food truck at various trailheads of the ELGT. The supervisors would like to see a plan which would include where the truck would park, trash removal procedures and specific dates they want to be authorized for use.

SOUTHERN LANCASTER COUNTY INTERMUNICIPAL COUNCIL REPORT

- The next meeting will be held on Tuesday, October 20, 2020 at the East Drumore Township Office at 7:00 p.m.

OLD BUSINESS

- Mrs. Eldridge gave an update on the Radcliff Road Bridge. PennDOT is moving forward with funding for the repairs.
- Following a brief discussion regarding the appreciation dinner, it was decided to cancel this year and resume the dinner next fall.
- Joe Nadu was in attendance to share more information on the possible sale of the Creekside Development Public Water System to the township. Ron Munroe, Korleen Calkins and Tony Nardella expressed their opposition to the township purchasing this water system. Following discussion, the supervisors expressed their appreciation to Mr. Nadu for this opportunity; however, at this time they have no interest in purchasing this water system.

- Mrs. Eldridge informed the board that Quarryville Borough has accepted the township's offer of \$800/year to maintain the township's portion of Northview Lane in the Quarry Ridge Development.

NEW BUSINESS

- Following a brief discussion, Mr. Schroeder made a motion, seconded by Mr. Goslin to approve the request of the Rawlinsville Fire Company to hold a boot drive at the intersection of Truce Road and Route 272. The motion was carried unanimously.
- Following a brief discussion, the supervisors agreed to hold Trick-or-Treat Night on Friday, October 30 in Providence Township.
- Mr. Schroeder announced that LG Health will hold a blood drive at the township office on Tuesday, October 27, 2020 from 2:00 p.m. until 7:00 p.m.
- Following discussion, Mr. Schroeder announced the zoning workshop scheduled for Monday, September 28th has been cancelled.
- Mr. Schroeder announced the budget workshops will be held on September 30, October 7, October 28, November 4, November 18 and November 25. These workshops will begin at 7:00 p.m.
- Mr. Schroeder announced the township will host woody yard waste collection days for township residents from 8:00 a.m. to noon on October 3 and October 24. Only woody yard waste will be accepted. Grass clippings, leaves and hardscape items will not be accepted. This drop-off is limited to Providence Township Residents.
- Following a discussion regarding the 2020 audit, Mr. Schroeder made a motion, seconded by Mr. Goslin to advertise the intent to appoint Maher Duessel as the certified public accounting firm to audit the accounts of Providence Township for 2020. The motion was carried unanimously.

SEWAGE OFFICER

- Marvin Stoner completed 4 perc and probe tests with a total of \$1,300 remitted to the township for the month of August.

MONTHLY REPORTS

Secretary:

- Receipts totaling \$201,233.05 were recorded in the month of August.
- The Minimum Municipal Obligation (MMO) for our employee pension plan for 2021 is \$38,957.

ZONING REPORT

- **LMSE Management Group, Martin Appliance's Quarryville Store, Letter of Credit, 2318 Beaver Valley Pike:** The original letter of credit amount was \$220,000.00. Solanco Engineering Associates, LLC performed a site inspection on September 1, 2020 and submitted a review letter dated September 3, 2020 recommending the release of the letter of credit. The As-Built plan was recorded on September 10, 2020. Following discussion, Mr. Goslin made a motion, seconded by Mrs. Crossen to release Letter of Credit No. STB79 from Fulton Bank, N.A. in the amount of \$220,000.00. The Letter of Credit is in the name of LMSE Management Group for site improvements to Martin Appliance's Quarryville Store, PT-258FP-18, at 2318 Beaver Valley Pike, New Providence, PA 17560. The motion was carried unanimously.

- **Tamarack/Spread Eagle Final Land Development Plan, Extension of time:** Letter submitted for extension of time for the Supervisors to take action on the Tamarack/Spread Eagle Final Land Development Plan for an additional 90 days until December 14, 2020. The supervisors acknowledged and noted the extension for the record.
- **Ronald and Lisa Kilgore Final Subdivision and Land Development Plan, PT-284FP-20, 456 Cinder Road:** The plan proposes to subdivide a 6 acre lot into two new residential lots at 456 Cinder Road. Don Hershey of Hershey Engineering presented this plan. Following a discussion, Mr. Goslin made a motion, seconded by Mrs. Crossen to grant a waiver of SWMO Section 3.04.B, Stormwater runoff from a Development Site to an adjacent property. If the adjoining property owners is unwilling to execute an easement agreement and the capture and managing both the 100 year flow rate and volume from all impervious area. The "Post Developed Undetained" subarea permits the undetained flow of impervious surface directly to the adjoining property owner. This concept changes the rate and volume of discharge that sheets across the property line. The motion was carried unanimously. Mr. Goslin made a motion, seconded by Mrs. Crossen to approve the final subdivision and land development plan for Ronald and Lisa Kilgore, subject to the review comments contained within the June 8, 2020 Solanco Engineering Associates review letter and any subsequent review. The motion was carried unanimously.
- **Jamie Platt Lot Add-On Plan, PT-292LAO-20, 1237 Rawlinsville Road:** The plan proposes to transfer land from 1227 Rawlinsville Road to 1237 Rawlinsville Road. Kevin Sapp of Trimble Surveyors presented the plan. Following discussion, Mr. Goslin made a motion, seconded by Mrs. Crossen to approve the Lot Add-On Plan for Jamie E. Platt subject to the review comments contained within the August 11, 2020 Solanco Engineering Associates review letter and any subsequent reviews. The motion was carried unanimously.
- **Smithville Church of God Waiver of Land Development, PT-293FP-20, 595 Penny Road:** The plan proposes to add a 1,200 sq. ft. addition to the church. Following discussion, Mr. Goslin made a motion, seconded by Mrs. Crossen to approve the waiver of Article III, Plan Processing, for Smithville Church of God subject to the Solanco Engineering Associates review letter dated August 11, 2020 and any subsequent review letters. The motion was carried unanimously.
- **Cherie L Bachman, Well Isolation Request, 1052 Rawlinsville Road:** A request to locate a new drain field within 100' from the existing well at 1052 Rawlinsville Road. Ms. Bachman was not in attendance tonight so the supervisors tabled action on this request.
- **John Hutchinson, Well Isolation Request, 208 Mt. Hope School Road:** A request to locate a new drain field within 100' from the existing well at 208 Mt. Hope School Road. Following discussion, Mr. Schroeder made a motion, seconded by Mr. Goslin to allow the new drain field to be within the 100' of the well on 208 Mt. Hope School Road, with the following conditions: 1) the new drain field shall be no closer than 52' from the existing well on the site and 100' or more from any other property owner's well. 2) the property owner(s) must enter into a satisfactory, recorded indemnification agreement with the Township, holding the Township harmless of any claim or liability from the granting of this waiver. 3) the agreement shall be recorded prior to the issuance of a sewage permit by the Sewage Enforcement Officer and 4) the property owner is responsible for any legal fees incurred in the preparation of the agreement and the recording of the agreement. The motion was carried unanimously.

- **Daniel Glick, Lot Add-On Plan, PT-282LAO-20, 153 Smithville Road:** Request for extension of time to complete compliance with the conditions of the approval of the plan for another 60 days. This would give until October 30, 2020 to complete the conditions and record the plan. Following discussion, Mr. Goslin made a motion, seconded by Mrs. Crossen to grant an extension of time for another 60 days for the completion of the compliance of all conditions for the Daniel Glick Lot Add-On Plan, PT-282LAO-20, 153 Smithville Road. This would give until October 30, 2020 to record the plan. The motion was carried unanimously.
- **DFB Property Management, PT-287SWM-20, 722 Truce Road:** The proposed plan is for a stone storage area for Buck Rentals. Mr. Beiler would like to discuss the second driveway on the plan. Following a lengthy discussion, Mr. Beiler was directed to obtain proof of the driveaway permit from PennDOT.
- **Enforcement Notice, Carl E Killian Irrevocable Trust, Betty J Byers and Jesse McMichael, 540 Hollow Road:** Timber harvesting occurred on the property without a zoning permit. Compliance Date: August 7, 2020. Following discussion, the board directed the township solicitor to send a letter to the property owners regarding the violation.
- **Enforcement Notice, Benuel S and Rachel Mae Beiler, 109 Lancaster Pk., North:** There is parking of unlicensed and/or uninspected vehicles or trailers on the property. The unlicensed and uninspected vehicle must be operable and may not have wheels or substantial parts removed. Compliance Date: August 10, 2020. Spoke to Randy Gochnauer (tenant) on July 16, 2020. Mr. Gochnauer requested permit applications for a storage building for the project vehicles, emailed permit applications. No permit applications received and there are still multiple vehicles outside. Following discussion, the board directed the township solicitor to send a letter to the property owners regarding the violation.

At this time, Mrs. Crossen had questions regarding the procedures for township staff making purchases. She asked if all purchases need to be approved by the supervisors if they fall into the budget. The supervisors agreed to continue with conservative spending the remainder of this year.

ADJOURNMENT

- With no further business, Mr. Schroeder made a motion, seconded by Mr. Goslin, to adjourn the meeting at 10:11 p.m. The motion was carried unanimously.

PROVIDENCE TOWNSHIP
BOARD OF SUPERVISORS

ATTEST: _____
Vicki L. Eldridge, Secretary

John E. Schroeder, Chairman

J. Pepper Goslin, Vice Chairman

Lori L. Crossen, Member