

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

In Attendance:

Chairman:	Dale Wissler	Member:	Russell Ressler, Jr.
Vice Chairman:	John Ford	Manager/Secretary:	Candie Johnson
Member:	Richard Stover		

Members Keppley and Ressler were absent.

Call to Order

Vice Chairman Ford called the November 17, 2014 regular meeting to order at 7:00 p.m.

Public Comment/Guests

- **Steve Gabriel, Rettew Associates** – Mr. Gabriel was at the meeting to update the Board on the East Main Street project. The work on Phase II is progressing. Mr. Gabriel said that they are currently working on the water and storm water mains and hope to be complete by Thanksgiving. They will be doing partial restoration of the street during the second week of December and then will wrap up for the winter. Phase III of the project is scheduled for 2015. Mr. Gabriel is working on the CDBG grant application for Phase III. A letter of intent must be submitted to the County by December 1, 2014. The Board agreed to schedule the CDBG public hearing on December 15, 2014 at 7:00 p.m. Ms. Johnson will advertise the meeting in the local newspaper.
- **Richard Jackson, ELA Group** – Mr. Jackson was at the meeting to discuss the Vision Corps Project and the proposed text amendment to the Township's Zoning Ordinance. The proposed text amendment limits the impervious coverage in an Agricultural Zone to a maximum of 40%. Mr. Jackson said that the Vision Corps site is currently just under 50% impervious coverage. This would result in Vision Corps having to seek a variance from the Zoning Hearing Board. Vision Corps is asking the Board to consider changing the impervious coverage limit from 40% to 50%. A brief discussion about the project followed. Mr. Jackson said that he plans to visit the Planning Commission to present this request and will then return to the December 8<sup>th</sup> Supervisors' meeting.
- **Wilson Zimmerman, 160 N. Farmersville Road** – Mr. Zimmerman was at the meeting on behalf of his parents, Weaver & Vera Zimmerman, to discuss the Granny Flat Agreement for the property located at 160 N. Farmersville Road. The Granny Flat agreement was for his Grandmother Minnie to live in a temporary dwelling (mobile home) located on the property. Mr. Zimmerman's grandmother has passed away and the mobile home is currently occupied by a non-family member who is paying rent. Mr. Zimmerman said that he was unaware of the Granny Flat agreement until he recently received a letter about it from the Township's Zoning Officer. The Zoning Officer reminded the Board that the purpose of the agreements that allow temporary dwellings is to save the property owner from going through the land development plan process. If Mr. Zimmerman would like to keep the mobile home on the property he would need to go through this process. Vice Chairman Ford advised Mr. Zimmerman to contact an attorney and perhaps an engineer if he would like to keep the mobile home on the property. The Board agreed to give Mr. Zimmerman 30-days to decide what he would like to do. Mr. Zimmerman will contact the Township Manager once he's made his decision.

Approval of Minutes

Moved by Chairman Wissler, second by Member Stover to approve the November 10, 2014 regular meeting minutes as presented. Motion approved unanimously.

Police Chief's Report

**New radio system** – Chief Brandt reported that they have been having some issues with the new radio system. He said that it's a computer glitch and the County is looking into it.

New Business

**Granny Flat Agreement** – for Allen & Minnie Burkholder, 1091 W. Main Street, New Holland. Moved by Chairman Wissler, second by Vice Chairman Ford to sign the Allen & Minnie Burkholder Granny Flat Agreement. Motion approved unanimously.

Manager's Report

- **Update on Municipal Liens** – Ms. Johnson reported that notifications have been sent out to owners of lien properties. As a result, the Township has received payments for several of the outstanding liens.
- **Zoning Office Hours 2015** – Tom Zorbaugh would like to work 1 hour on Monday evenings and 3 hours on Thursday evenings. The Board agreed that that would be fine.

Old Business

- **Burning Ordinance** – Chairman Wissler said that something should be added for outdoor furnaces. Ms. Johnson said that she will take care of it.
- **Sidewalk Ordinance** – Member Stover asked where in the Township this Ordinance will be enforced. He said that none of the Board Members have a sidewalk and it wouldn't be fair to impose that on others in the Township. Ms. Johnson explained that this is for maintenance and repair of existing sidewalks. Member Stover said that he doesn't feel that this is clear in the wording of the Ordinance. Ms. Johnson will add some language to make it clearer.

Payment of Bills

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

Supervisors' Comments

None

Adjournment

Moved by Vice Chairman Ford, second by Chairman Wissler to adjourn the November 17, 2014 regular meeting at 8:08 p.m. Motion approved unanimously.