

## **EPHRATA TOWNSHIP SUPERVISORS' MEETING**

**December 4, 2018**

The Ephrata Township Supervisors met this date at 7:00 p.m. at the Ephrata Township Office Building, 265 Akron Rd., Ephrata, Pennsylvania.

Present were Supervisors: Clark Stauffer  
Tony Haws  
Ty Zerbe  
Manager: Steve Sawyer  
Admin Assist: Jennifer Carvell  
Police: Lt. Chris McKim  
Engineer: Jim Caldwell  
Solicitor: Tony Schimaneck

The meeting was called to order by Chairman Clark Stauffer followed by the Pledge of Allegiance to the Flag.

### PUBLIC COMMENTS NON-AGENDA ITEMS

A motion was made by Ty Zerbe to close the Public Comment Period. The motion was seconded by Tony Haws and carried unanimously.

### APPROVAL OF MINUTES

A motion was made by Tony Haws to dispense with the reading of the November 20, 2018 Supervisors' minutes and to approve them as presented. The motion was seconded by Ty Zerbe and carried unanimously.

### SHEETZ INC. – PUBLIC HEARING RESCHEDULED

Manager Sawyer stated that the Township advertised a Public Hearing in the Ephrata Review for December 4, 2018 at 7:00 p.m. as required. The Attorney representing the Sheetz contacted the Township stating that he had a conflict with the date and time of the hearing. The Township received a letter dated November 21, 2018 granting an extension of time to hold a public hearing until such date and time in the future can be mutually agreed upon by Sheetz and Ephrata Township. Manager Sawyer stated that the next evening Supervisors' Meeting is the Organizational Meeting and will be Monday, January 7, 2018 at 7:00 p.m. In addition, Sheetz has agreed to reimburse the Township for any and all additional costs incurred by the Township for the rescheduled hearing. Steve Sawyer stated that Mark Kozar, Attorney for Sheetz is available to attend on January 7th.

A motion was made by Ty Zerbe authorizing staff to advertise the rescheduled date for a public hearing on January 7, 2019 at 7 PM for an Inter-Municipal Transfer of Restaurant Liquor License as required by the Pennsylvania Liquor Code. The motion was seconded by Tony Haws and carried unanimously.

DAVID AND SUSAN PATCHETT – LOT ADD-ON PLAN

John Fuhrer was in attendance on behalf of his client Mr. and Mrs. Patchett. The Board of Supervisors were provided with a copy of the Ephrata Township Planning Commission minutes and the Lancaster County Planning Commission review letter on the plan along with Rettew Associates Letter dated November 16, 2018.

A motion was made by Ty Zerbe to approve a Waiver to Section 402.C.1 – Existing Features based on the limited scope of this project and the justification provided. The motion was seconded by Tony Haws and carried unanimously.

A motion was made by Tony Haws to approve the David and Susan Patchett Lot Add-On Plan conditional to the Township Engineer's letter dated November 16, 2018. The motion was seconded by Ty Zerbe and carried unanimously.

STAFF REPORTS

Police Report – Lieutenant McKim

- **Reports.** Lieutenant Chris McKim provided the Supervisors with a summary of the calls for service within Ephrata Township for the month of November. The monthly report will be provided to the Township and will be kept on file in the office.

Manager Steve Sawyer

- **Community Park – Surveillance Cameras.** Manager Sawyer provided the Board of Supervisors two (2) estimates that he received from ESCO Security to install 7 cameras or 5 cameras at the Ephrata Township Community Park. Over the past few weeks there has been 3 different vandalism activities involving spray painting the bathroom and maintenance building. In addition, the bathroom doors have been tampered with to prevent them from locking at night. There have also been numerous instances of vehicles damaging the grass areas. Lt. McKim was asked his opinion on the location and type of cameras that would be most helpful to the Police Department. It was discussed that the cameras should be able to be placed that they are able to capture license plate numbers and also be able to provide quality images as night. Manager Sawyer was directed by the Board of Supervisors to verify the quality of the cameras before agreeing to the purchase. Lt. McKim recommended future questions and input should be directed to Sgt. Randolph who is very knowledgeable concerning security cameras.
- **Accident History-North State Street and Valley View Drive.** Manager Sawyer presented to the Board of Supervisors a five (5) year Accident Report as requested at a previous meeting. The report indicated four (4) accidents over the length of time. The Board of Supervisors directed Manager Sawyer to prepare a letter to PennDOT notifying them of the complaint that was received and the accident report that was provided by the Ephrata Police Department.
- **Rail Trail Bridge Update.** Manager Sawyer stated that DESCO is projecting the bridge project to be completed in thirty (30) days. Manager Sawyer stated that the rail trail has an elevated section close to the bridge that requires fencing as has been done in other elevated sections of the trail. Manager Sawyer met with Mark

Sensenig from Agway to show him the location of the fencing work that will be needed after DESCO has completed the work on the bridge.

**Engineer Jim Caldwell** reported that the following plans are in the review process.

- Lakeside Villa – Site Inspections
- Ephrata Crossings East
- Ephrata Crossings – Preliminary Plan
- Ephrata Crossings – Phase 1 Final Plan
- Creek Corner Heights – Final Land Development Plan
- Autumn Hills – Proposed Parking Lot Site Plan
- Superior Precast

**Solicitor – Tony Schimaneck**

Attorney Schimaneck stated that his office is currently working on gathering information for the Sheetz Hearing and also preparing the HOP documents for the Ephrata Crossing projects.

**APPROVAL OF BILLS**

A motion was made by Ty Zerbe to accept the list of checks written and to pay any bills pending. The motion was seconded by Tony Haws and carried unanimously.

**CORRESPONDENCE**

Tony Haws reported that there was no additional correspondence to report at this time.

A motion was made by Tony Haws to adjourn the meeting at 8:05 p.m. The motion was seconded by Ty Zerbe and carried unanimously.

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Clark R. Stauffer

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Anthony K. Haws

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J. Tyler Zerbe