

**WARWICK TOWNSHIP BOARD OF SUPERVISORS
MEETING MINUTES**

**Warwick Township Municipal Office
June 21, 2017**

Chairman W. Logan Myers, III convened the June 21, 2017 meeting of the Board of Supervisors at 7:00 p.m. In attendance were Supervisors Herbert Flosdorf, Michael Vigunas, and Kenneth Eshleman. Absent was Supervisor C. David Kramer. Also in attendance were Daniel L. Zimmerman, Township Manager; Dean Saylor, Public Works Superintendent; Tom Zorbaugh, Code and Zoning Enforcement Officer; Bill Kendall 700 Centennial Court, Lititz; Jake Toews 300 Centennial Court, Lititz; Whit and Reid Buckwalter from Buckwalter Family LP; Jim Illigash and Eric Griesemer representing TOA; Tim Richards and Ray Brown representatives from Turkey Hill; Paul Namey; and Laura Knowles from the Lititz Record.

PUBLIC HEARING: TO CONSIDER RESOLUTION RECEIVED FROM TURKEY HILL LP (THE APPLICANT). THE APPLICANT IS SEEKING APPROVAL TO REMODEL ITS STORE AT 600 N. OAK STREET TO INCLUDE AN OPTION TO SELL BEER FOR LIMITED ON-PREMISES COMSUMPTION AND "TO GO" AS PART OF THE REMODEL: Logan Myers, Chairman, reviewed the rules for a Public Hearing. Paul Namey presented the request to the Board along with Tim Richards and Ray Brown representatives of Turkey Hill. The Applicant is seeking approval under 47 P.S. 461 to transfer a restaurant liquor license from outside the municipality to within the municipality.

Zimmerman verified of Namey that Act 39 did not increase the number of liquor licenses within the County it just allowed for the redistribution of the set number within the County. Namey stated this is correct.

Namey stated there are currently four Turkey Hill locations that have been approved by The Liquor Control Board and are undergoing renovations at this time. There are four other stores in Lancaster County that are pending approval.

Namey stated there will be no change to the footprint of the store. All changes will be made to the interior of the store only. The remodel will include the addition of 30 seats which will be located to the right as you enter the store. There will be four six seat booths and three two seat tables. There will be a touch screen ordering system. The current coffee island will be relocated. The current food offerings will remain the same. The estimated cost for the renovations is \$300,000.00. Once the renovations are complete there will be an additional position for a full-time manager, there will be more hours for current associates and the possibility of hiring two to three more staff associates. In the future an expanded permit may be obtained to sell bottles of wine to go if there is a demand for it. It is anticipated the majority of beer sales will be takeout. Only 190 oz. may be sold per transaction (two six packs) and the register will be equipped with software to enforce this limit and will not scan any transaction over this amount. On site consumption will be limited to two beers per individual and will be limited to the seating area only. Alcohol sales are limited by law from 7:00 am to 2:00 am Monday through Saturday and 9:00 am to 2:00 am on Sunday. There will be a 100% carding policy with a photo ID required and used with a transaction scan devise. This location will be RAMP certified (Responsible Alcohol Management Program).

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Zimmerman asked Namey if any zoning issues i.e. parking etc. would have to be addressed prior to the state approving the liquor transfer. Namey indicated this is correct.

Zimmerman inquired if Turkey Hill was also applying for a Liquor License at the store in Lititz Borough. Namey responded they were however under a different license.

Flosdorf inquired if there would be any additional signage. Namey stated there would be poster type signage on the front windows only advertising beer sales.

At this time the floor was opened to the public for questions. There were none.

On a motion by Flosdorf, seconded by Eshleman, the Board unanimously moved to close the hearing.

APPROVAL OF MINUTES: On a motion by Vigunas, seconded by Eshleman, the Board unanimously approved the May 3, 2017 and May 17, 2017 meeting minutes as submitted.

TREASURER'S REPORT: On a motion by Flosdorf, seconded by Eshleman, the Board unanimously approved the Treasurer's Report.

PAYMENT OF BILLS: On a motion by Vigunas, seconded by Flosdorf, the Board unanimously approved the Payment of the Bills.

MANAGER'S REPORT: Newport Road Curbing: The letters have gone out. The curbing will be the first phase and involves five properties.

501 Project: The work will start in July. The Township will collaborate with PennDOT on storm water work in August or September.

Bike Share Program: Rock Lititz and the new hotel contributed to this program. A total of 10 bikes have been purchased. The locking system is being fine-tuned.

MS 4 Program: The Pollution Reduction Program will be presented next month at a public meeting outlining the program.

Strategic Plan: The session held at Brickerville Fire Co. went well. The next meeting is July 20th at The Millport Conservancy. The topic will be Build/Natural Infrastructure. There will be eight presenters covering a variety of topics. Attendance at these meetings has been approximately 50-60 attendees.

The Township has received the Green Light Go Grant for \$127,000.00 to update the Rothsville corridor. This is for microwave connection of the three traffic lights along the Rothsville corridor. The goal would be to get this in place prior to the bridge replacement project on Rothsville Road which in turn would help with the congestion expected with the bridge project.

Update on large RV/trailer parking: Staff is in the process of gathering material together regarding this issue. The research has brought up a number of other issues with regards to right-of-ways which should also be addressed.

TAX COLLECTOR'S REPORT: On a motion by Eshleman, seconded by Flosdorf, the Board unanimously approved the Tax Collector's Report.

PUBLIC WORKS REPORT: Buckwalter Road, Millport Road, Kissel Hill Road and Tollgate Road have all been paved and six development streets were overlaid. Owl Hill Road and Rudy Dam Road are being prepared now and should be completed by early next week. Saylor anticipates all the paving should be done by early July.

POLICE DEPARTMENT REPORT: See attached report.

ZONING OFFICER'S REPORT: Zorbaugh stated there was one case last month and after a short discussion the Applicant withdrew the case instead of being denied.

With regards to 476 Balmer Road, the bottom of the townhouse has been closed up however the roof is still open and this will need to be addressed as water can get in to the neighboring units when it rains. The property is under foreclosure and the bank has not signed the property over to a maintenance company as of yet.

WESC/EMC REPORT: See attached report.

BROWN LETTER: The NLCRPD will conduct a study to determine the average speed cars are traveling on Orchard Road. Further action will depend on these results.

ROTHSVILLE FIRE COMPANY: See attached report.

CONSIDER THE TRADITIONS OF AMERICA PHASE 5 SUBDIVISION PLAN, PREPARED BY RGS ASSOCIATES, DATED 2/10/2017: Jim Illigash, Director of Planning with TOA, was present to review the plan with the Board. Illigash stated Phase 5 is located north of the first four phases and will be designed and constructed with the same parameters as the first four phases. The walking trail will be extended along the stream as well as along W. Woods Drive. Allegiance Drive will be extended from what was originally Hess Lane but will be renamed Leib Lane. A total of 85 additional units are being proposed which would bring the total to 329 for all five phases. This would include 67 single units and 18 twin units.

An 800 square foot addition will be added to the clubhouse. Twelve additional parking spaces will be provided at the clubhouse as well. An additional storage shed will be built by the pool as well as an additional bocce court.

On a motion by Flosdorf, seconded by Eshleman, the Board unanimously approved the waiver requests, two from the Land Development Ordinance and one waiver from the Storm water Ordinance.

On a motion by Vigunas, seconded by Eshleman, the Board unanimously approved the Traditions of America Phase 5 Subdivision Plan, prepared by RGS Associates dated 2/10/2017 along with the staff recommendations in the letter dated 6/15/2017.

CONSIDER THE GLENN REIFF FINAL SUBDIVISION PLAN, PREPARED BY DIEHM & SONS, DATED 4/13/2017: A request has been made to table this discussion.

CONSIDER THE SEWER MODULE FOR THE GLICK/FISHER SUBDIVISION PLAN: On a motion by Vigunas, seconded by Flosdorf, the Board unanimously approved the sewer module for the Glick/Fisher Subdivision Plan.

CONSIDER RESOLUTION 06-21-17-01 APPROVING THE TRANSFER OF A RESTAURANT LIQUOR LICENSE INTO WARWICK TOWNSHIP FROM THE PA LIQUOR CONTROL BOARD: On a motion by Flosdorf, seconded by Eshleman, the Board unanimously approved Resolution 06-21-17-01 approving the transfer of a restaurant liquor license into Warwick Township from the PA Liquor Control Board.

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CONSIDER LETTER OUTLINING LETTER OF SUPPORT FOR THE RENOVATION OF THE LITITZ SPRINGS POOL: The following item needs to be added under the maintenance fund: A separate accounting fund is to be established.

With the additional line as noted above, on a motion by Flosdorf, seconded by Eshleman, the Board unanimously approved the memo outlining the letter of support for the renovation of the Lititz Springs Pool.

CONSIDER BID FOR HOCKEY PROWALL SYSTEM: Zimmerman stated this is the wall that encapsulates the court itself and is made of fiberglass and will be four feet high. It will provide a two team player bench area.

On a motion by Eshleman, seconded by Vigunas, the Board unanimously approved the bid for the hockey Prowall System.

ADJOURNMENT: With no other business to come before the Board, the meeting was adjourned at 8:00 p.m.

Respectfully submitted,

Daniel L. Zimmerman
Township Manager