

Eden Township Board of Supervisors
Minutes of the April 14, 2025 Meeting
489 Stony Hill Road, Quarryville, PA 17566

Call-to-Order: Supervisor Joseph Rineer called the meeting to order at 7:00 pm followed by the Pledge of Allegiance.

Attendance: Supervisors Joseph Rineer, David Rineer and Lawrence Stoltzfus; JD Shaubach and Szilvia Troutman. Also, the following members of the public: Aaron L. Esh, Levi S. Esh, Israel S. Beiler, Jason Skonberg, Rick Ely and Marcella Peyre-Ferry.

Public Participation:

Aaron L. Esh (501 Furnace Rd) Enforcement Agreement: The agreement was prepared by Attorney Seth Hiller (not present) to address compliance at the floor shop operated by Mr. Esh at 501 Furnace Rd. (A special exception requested in 2023 to expand the business was denied by the Twp Zoning Hearing Board. Mr. Esh filed an appeal, but the Court of Common Pleas upheld the ZHB decision in January 2025. Mr. Esh now has to come into compliance with the 2023 decision.) Mr. Esh and Israel Beiler (acting as advisor) were present to discuss the situation. The Supervisors, following the Twp Solicitor's recommendation, did not accept the enforcement agreement as it would set a precedence of overriding the Zoning Hearing Board's decision. They recommended that Mr. Esh submit a new application to the ZHB by June and requested an update at their May meeting. They agreed that the mezzanine should not be included in the total square footage of the business and encouraged Mr. Esh to show proof that the showroom met building code requirements.

Supervisors Meeting Minutes: The minutes of the March 10, 2025 Supervisors meeting were reviewed. Joseph Rineer motioned, David Rineer seconded to approve the minutes; motion carried unanimously.

Treasurer's Report: The Treasurer's report for March 2025, in the amount of \$941,609.81 (attached), was approved on a motion by Joseph Rineer and seconded by Lawrence Stoltzfus; motion carried unanimously.

Payment of Bills: The list of bills to be paid in April 2025, in the amount of \$59,755.09 (attached), was approved on a motion by Joseph Rineer and seconded by David Rineer; motion carried unanimously.

SEO Report: The Sewage Enforcement Officer's report listed activity in the amount of \$525.00 for the month of March 2025.

Tax Collector's Report: The Tax Collector's report listed activity in the amount of \$28,381.45 for the month of March 2025.

Zoning Officer's Report: The Zoning Officer's report listed activity in the amount of \$2,808.30 plus \$10,600.00 in escrow for the month of March 2025.

The Supervisors decided to have Solanco Engineering's code enforcement staff contact the Township about properties where they notice potential zoning violations before sending out enforcement notices. The Supervisors requested Solanco Engineering to send a letter to the owner of 311 Stony Hill Rd about possible unlicensed vehicles on the property. Trash continues to be an issue at Solanco Building Supply in the industrial park – they will be also contacted.

Road Work Report: The Road Work report of activity in March 2025 was reviewed.

Solanco Public Safety Committee: No report.

Emergency Management The Township website and the lobby have been updated with current weather information. Rick and Jason applied for a Williams grant but no funding was available. They will look for more pipeline contacts at the PSATS conference. The school safety plan will be presented by Penn Medicine at the Amish Safety Committee meeting. The speed sign has been placed on Rt 472 at Smith Middle School.

Southern Lancaster County Inter-Municipal Council: No report.

Correspondence: Received correspondence was reviewed and disseminated.

Old Business:

Enforcement of Park Ordinance (Quarryville Borough Police Assistance?): The Supervisors discussed Borough police coverage on the Rail Trail – \$6,000 for the year would provide 100 hours of coverage (under 2 hrs/week). Lawrence Stoltzfus recommended \$3,000 for 50 hours of coverage between April and October. Joe Rineer will schedule a meeting with the Borough for further discussion.

Municipal Building Project Update: It was discovered that the Costars contract cannot be used for new construction.

Seasonal Part-time Help for Mowing Rail Trail: After reviewing budget numbers, the Supervisors voted to appoint Scott Peiffer as seasonal part-time help at \$25/hr for 12 hrs/week to mow the Rail Trail as needed (for approximately 6 months during the year). Motion carried unanimously.

New Business:

Sealcoat Bid Award: The sealcoat bid was advertised jointly with Colerain Twp and awarded by them to Asphalt Industries at \$1.688/sq yard. On a motion by Joseph Rineer and seconded by Lawrence Stoltzfus, the Supervisors approved the award to Asphalt Industries. Motion carried unanimously.

Pension Plan RFP – Selection of New Pension Plan Administrator: The proposals received from PSATS Trustees Insurance Fund and R. J. Hall Company were evaluated by the Supervisors using a score sheet. On a motion by Joseph Rineer and seconded by David Rineer, the Supervisors selected PSATS Trustees Insurance Fund as Eden Twp's new pension plan administrator. Motion carried unanimously.

Announcement of Executive Sessions: The Supervisors announced that executive sessions were held on March 26, 2025 to discuss legal matters and on April 3, 2025 during a conditional use hearing.

GSPP Holdco Land Development Plan (49 Stone Rd) – Time Extension: The time extension granted by the applicant's solicitor was accepted by the Supervisors following a motion by Joseph Rineer and seconded by Lawrence Stoltzfus. Motion carried unanimously. This extension allows another 90 days for the Board to take action on the land development plan, extending the deadline to July 21, 2025.

Lancaster County Conservation District MOU: The Supervisors requested the Twp Solicitor to review the MOU to determine benefits to the Township or any negative effects if not signed.

Holding Tank Ordinance Update: The Supervisors approved having the Twp Solicitor update the Township's outdated holding tank ordinance.

Return of Holding Tank Escrow – Richard Hess (formerly 122 Eden Rd): On a motion by Joseph Rineer and seconded by David Rineer, the Supervisors agreed to return \$300 in holding tank escrow to Richard Hess, the former owner of 122 Eden Rd. Motion carried unanimously.

Volunteer Day on Rail Trail – Constellation: The Township was approached by Constellation about coordinating a volunteer workday on the Trail with a group of employees. Constellation ended up volunteering with a different organization, but is interested in assisting the Township next year.

Tree Planting Volunteer Inquiry – Stone Independent School: The Township was approached by Stone Independent School in Lancaster about partnering together to plan trees by May 6. The Township does not have any specific tree planting projects within that timeframe, but may have opportunities to work together in the future.

Rail Trail Committee Meeting Update: The grand opening of the Trail connector in Quarryville will be held during the 2nd or 3rd week in May. Lancaster Chamber of Commerce will advertise and help organize the event. The Committee will decide about the location of park benches on Eden Twp's section of the trail at the next meeting.

Public Participation: None.

Adjournment: A motion to adjourn the meeting was made by Joseph Rineer and seconded by David Rineer; motion carried unanimously. The meeting adjourned at 9:25 PM.

Respectfully submitted,

Szilvia Troutman

Joseph L. Rineer

David G. Rineer

Lawrence M. Stoltzfus