

The Board of Supervisors met at the Township Office Building for their regular meeting on May 1, 2025, 7:30PM with Lowell Fry, Mark Erb & Randy Fox present. The meeting was called to order by the Chairman and followed with the Pledge of Allegiance.

The minutes of the April 17th Work Session and the April 17th Meeting were distributed. **Mr. Erb made a motion to approve the April 17th Work Session and April 17th Minutes as presented; second by Mr. Fox. All voted in favor.**

CONDITIONAL USE HEARING #2025-53 PHILIP D. AND DARLENE N. NOLT, 185 OAK TREE ROAD

Philip D. and Darlene N. Nolt of 185 Oak Tree Road are seeking approval for an ATV sales and repair shop as an Agricultural Related Business. Mr. Fry called the Conditional Use Hearing 2025-53 for Philip D. and Darlene N. Nolt with property at 185 Oak Tree Road to order. The applicant's representative requested a continuance until the May 15, 2025 Board of Supervisors Meeting. **Mr. Fox made a motion to continue the Philip D. and Darlene N. Nolt Conditional Use Hearing #2025-53 until May 15th at 7:30 p.m. as requested; second by Mr. Erb. All voted in favor.**

HEARING FOR AN ORDINANCE 2025-3 OF THE TOWNSHIP OF RAPHO, LANCASTER COUNTY, PENNSYLVANIA, AMENDING SECTION 324-9 OF THE RAPHO TOWNSHIP CODE OF ORDINANCES TO RESTRICT PARKING ON MCKINLEY DRIVE

Mr. Fry called the hearing to order. Township Manager Randall Wenger explained that McKinley Drive runs between Route 230 and Strickler Road. It is a windy road and is fairly busy. Currently there is no parking on one side of the street, but he feels that parking is not safe on either side of the street. No homes face McKinley Drive although there are mobile homes in the Pinehurst Manor Mobile Home Park that are adjacent to McKinley Drive. The hearing has been advertised as required. There were no questions or comments from the audience or the Board. **Mr. Erb made a motion to close the hearing; second by Mr. Fox. All voted in favor. Mr. Erb made a motion to approve Ordinance 2025-3 restricting parking on McKinley Drive; second by Mr. Fox. All voted in favor.**

PUBLIC COMMENTS

Lamar Zimmerman of Skyview Tractor Repair formerly located at 608 Fairview Road asked the Board what he can do with the vacant building on that property. He said he has been approached by different types of business owners who have expressed interest in renting the building and wondered if the use could be changed. Mr. Wenger said he had spoken with Mr. Zimmerman and explained to him that any business that is a use allowed by right in the Agricultural Zone can move in. Any business that is considered an Ag Support or Ag Related business would need conditional use approval. According to the Zoning Ordinance, a Rural Occupation requires the owner to live on the property so that does not appear to be an option. Mr. Wenger had suggested that Mr. Zimmerman meet for staff review to discuss his options, with a perspective tenant. The Conditional Use approval that was given to Skyview was for a tractor repair business and that use can carry over for another tractor repair business but any other business that requires conditional use approval will need to submit an application and receive that approval from the Board. Mr. Zimmerman expressed his frustration with having to go through the hearing process before renting to a tenant. Mr. Wenger said after he receives the application

the Board has 60 days to make a decision. Mr. Erb said he understands the process as a supervisor but wants to know what the township can do as a neighbor. He wondered what percentage of a prospective business needs to be agricultural. Mr. Fry said the Board would need to decide that.

Melissa Troiana of 864 Aarons Lane read a letter to the Board asking them to reconsider appointing representatives from Rapho Township to the Manheim Community Library Board.

CHAIRMAN'S COMMENTS - None

PLANNING

Mr. Erb made a motion to accept the Zoning Officer's April report; second by Mr. Fox. All voted in favor.

OLD BUSINESS - None

NEW BUSINESS

Mr. Fox made a motion to approve the sale of a 2003 Mack Dump Truck via auction with a starting bid of \$15,000 at www.municibid.com with the auction ending on May 16, 2025 at 12:00 p.m.; second by Mr. Erb. All voted in favor.

The Tax Collector's April Report was distributed and reviewed.

The Earned Income Tax Collections April Report was distributed and reviewed. April's income was above budget bringing total line item above budget for the year.

CORRESPONDENCE

Milanof - Schock Library – April 2025 Newsletter

Mount Joy Township Newsletter

Note of Thanks – Manheim Historical Society for donation and continued support.

APPROVAL OF THE DISBURSEMENT LIST – Mr. Erb made a motion to approve the disbursement list and pay the bills; second by Mr. Fox. All voted in favor.

Mr. Wenger reported the Yard Waste facility is waiting for the control box reader and then the access cards will be distributed. There was some discussion on how to get the new access cards out to the residents that have paid for 2025. It was decided to mail the new cards.

There being no further public business or public comments, the meeting adjourned at 8:04p.m.

Respectfully Submitted,

Melva J. Kready
Recording Secretary