

BOROUGH OF EPHRATA - COUNCIL MEETING AGENDA

MONDAY, JANUARY 11, 2016

INVOCATION Rev. Deryl Hurst, DOVE Westgate Church

PLEDGE OF ALLEGIANCE

ATTENDANCE/ROLL CALL

APPROVAL OF MINUTES

Borough Council Work Session Minutes – December 7, 2015
Borough Council Regular Meeting Minutes –December 14, 2015

OPPORTUNITY FOR CITIZENS TO BE HEARD

ACCEPTANCE OF REPORTS

Development Activities Committee

December General Ledger Report
Lincoln Fire Company – December 2015
Pioneer Fire Company – December 2015
Ephrata Community Ambulance Association – December 2015 / 2015 Yearly Report
Emergency Management Coordinator December 2015 Report
Civil Service Commission Minutes
December Shade Tree Commission Report

4th Quarter Financial, Police, Inspection/Codes, Wastewater Treatment Division, Public Works Division, Water Division, Ephrata Recreation Center

DEI
Historical Society of the Cocalico Valley
Merchants Association
Mayor's Revenue Report

The following reports were not received – Electric, Sanitation, Ephrata Public Library, EEDC, EPAC

NEW BUSINESS ITEMS

Consent Agenda (includes the following approvals)

1. That Borough Council approve a waiver/modification of submission of Preliminary Plan, section 281-14 of the Code of the Borough of Ephrata for the Preliminary/Final Subdivision Plan for 44 Bethany Road. (Development Activities Committee)
2. That Borough Council approve a waiver/modification of Existing Features, section 281-26.B.2.j of the Code of the Borough of Ephrata for the Preliminary/Final Subdivision Plan for 44 Bethany Road. (Development Activities Committee)
3. That Borough Council approve a waiver/modification of Lots Abutting a Major Collector Street, section 281-31.D of the Code of the Borough of Ephrata for the Preliminary/Final Subdivision Plan for 44 Bethany Road. (Development Activities Committee)

4. That Borough Council approve a waiver/modification of Dedication of Additional Right-of-way, section 281-34.D of the Code of the Borough of Ephrata for the Preliminary/Final Subdivision Plan for 44 Bethany Road. (Development Activities Committee)
5. That Borough Council approve a Deferral of Recreational and Open Space Fee-in-lieu-of, section 281-52.C of the Code of the Borough of Ephrata for the Preliminary/Final Subdivision Plan for 44 Bethany Road. (Development Activities Committee)
6. That Borough Council approve a Deferral of Street Trees, section 281-56.B of the Code of the Borough of Ephrata for the Preliminary/Final Subdivision Plan for 44 Bethany Road. (Development Activities Committee)
7. That Borough Council approve the Final Land Subdivision Plan for 44 Bethany Road, dated November 12, 2015, containing 3 sheets prepared by Diehm and Sons, Lititz, PA as a final plan subject to the following;
 - A. The applicant must address the comments from the December 8, 2015 memorandum of Nancy Harris, Planning and Engineering Manager. Comments 4 and 5 cannot be complied with at this time and will be addressed and documented as notes on the plan for inclusion with the future land development plan submission. (Development Activities Committee)

Approval of ACH Register dated January 7, 2016 and Checks 24847 through 25182

(Checks 25128 – 25132 were voided due to print error)

OPPORTUNITY FOR CITIZENS TO BE HEARD

DISCUSSION/ANNOUNCEMENTS

ADJOURNMENT

DEVELOPMENT ACTIVITIES COMMITTEE REPORT– 1/16/2016

1. The Committee reviewed a proposed subdivision plan for 44 Bethany Road. The plan is proposing to subdivide an existing developed lot into 2 lots in a neighborhood commercial zoning district. In the future when the applicant develops the lots they will need to file a land development plan and they will address any stormwater issues. The applicant has requested four waiver/modifications and two deferrals. The Committee will recommend that Borough Council approve the four waiver/modifications and two deferrals and approve the plan as a final subdivision plan at the January meeting. This item will appear on the January Consent Agenda.