

**Amity Township Board of Supervisors**

**Public Hearing**

May 18, 2022

**Call to Order**

The May 18, 2022 Public Hearing for the *Two Farms, Inc. (Royal Farms)*, 1340 Ben Franklin Highway West, Douglassville was held at the Township Municipal Building, 2004 Weavertown Road, Douglassville, Berks County, Pennsylvania, was called to order at 6:03PM, by Chairperson Kim McGrath, followed by the pledge to the flag. The following were in attendance:

**SUPERVISORS**

Kim McGrath, Chairperson

Paul Weller

Terry Jones

Kevin Keifrider

**STAFF**

Troy Bingaman, Township Manager

Brian F. Boland, Kozloff/Stoudt Attorneys

Pamela Kisch, Township Secretary

A stenographer was present for the hearing. The stenographer's transcript shall be the official record of this hearing.

Mrs. McGrath turned the hearing over to Mr. Boland at 6:03PM.

Mr. Boland stated this was the time set aside for a Public Hearing to consider the *Liquor License Transfer* from Carmen Fields t/a The Gargoyle Lounge, 309 N. 8<sup>th</sup> Street, Reading, PA to Two Farms, Inc. (Royal Farms), 1340 Ben Franklin Highway West, Douglassville, PA. Mr. Boland noted the appearance of Jonathan Jordan, representing Two Farms, Inc. and introduced the Township's Exhibits 1 through 14 into the record. Mr. Boland stated Exhibit 1 included a copy of the resolution signed by all members of the Board of Directors of Two Farms, Inc., dated 9/28/2017, providing authorization to Jonathan Jordan, Esquire, to sign, individually, on behalf of Royal Farms, all forms, submissions and papers required with regard to the acquisition and transfer of licenses for the Corporation to sell alcoholic beverages in the Commonwealth of Pennsylvania. Mr. Boland turned the meeting over to Mr. Jordan.

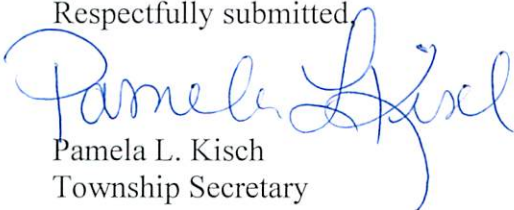
Mr. Jordan stated page 4 provided a summary of the twenty stores in Pennsylvania where Royal Farms currently sells take-out beer and wine. Mr. Jordan stated the PLCB approved the sale of beer and wine in Pennsylvania at convenience stores, with a requirement to provide seating for at least 30 people. Mr. Jordan stated they will comply with the requirement; however, they do not need, nor will they use that space. Royal Farms sells prepared foods for eat-in and take-out in all of their stores. Mr. Jordan stated almost everyone chooses the take-out option. Customers are limited to one beer on the premises. Mrs. McGrath asked if Royal Farms would sell singles. Mr. Jordan stated he recollected they sell six packs. Mr. Jordan stated Royal Farms are convenience stores, with tables and chairs in brightly lit areas with no music, TV's, jukebox, live bands or dancing. Mr. Jordan stated Royal Farms isn't somewhere you meet and hang out with friends. Mr. Jordan stated it is Royal Farm's policy for cashiers to card anyone under the age of 40 who attempts to purchase alcohol or tobacco. Alcoholic beverages contain a SKU that prompts the cashier to ask for valid photo ID, and unless the customer is clearly over the age of 40, the cashier would be required to run the purchaser's photo ID

through a scanner. Mystery shoppers are sent to all of their stores to verify employee compliance with all rules and regulations. Mr. Jordan stated Royal Farms would have a negligible impact on the community as opposed to a dive bar with loud music all hours of the night and rowdy patrons. Mr. Jordan stated Royal Farms received one citation for failure to notify the PLCB within 15 days of a manager change and for a manager not receiving timely certification. Mr. Weller asked who would be listed as the responsible person on the Liquor License. Mr. Jordan stated there would be two individuals responsible; (1) for the convenience store and (1) for the alcohol, and those individuals would be listed on the license, after complete background checks have been processed. Mr. Jordan stated Township approval is the first step in the process for the Liquor License Transfer. Royal Farms would then go through a very thorough application and review process with the PLCB, and receive PLCB approval before the license can be transferred.

Mrs. McGrath asked if the Supervisors had any questions. Hearing none, Mr. Boland read aloud the proposed resolution for the transfer of Liquor License R-1062 from The Gargoyle Lounge to Two Farms, Inc. and stated it was ready for adoption. Mr. Jones moved, seconded by Mr. Weller to adopt **Resolution 22-10**, approving the transfer of **Liquor License R-1062** from The Gargoyle Lounge to Two Farms, Inc. (Royal Farms). Motion passed unanimously.

Mr. Boland noted there were no members from the public present and closed the hearing at 6:18PM.

Respectfully submitted,

A handwritten signature in blue ink that reads "Pamela L. Kisch". The signature is written in a cursive, flowing style.

Pamela L. Kisch  
Township Secretary