

**BOARD OF SUPERVISORS
MEETING MINUTES
September 2, 2015
7:00 P.M.**

MEMBERS PRESENT:

Richard Scott-Harper, Chairman
David Connors, Vice Chairman
Robert Hittinger
Michael Pickel
Robert Weer

STAFF/OTHER PRESENT:

Steven Brown, Township Manager
Jacqui Guenther, Finance/HR Director
Ron Ragan, Township Engineer
Dawn Maciejczyk, Administrative Assistant
Tom Bolko
14 audience members

PLEDGE OF ALLEGIANCE

Mr. Scott-Harper led the audience in the pledge of allegiance.

I. CALL TO ORDER

Mr. Scott-Harper called the meeting to order at 7:02 p.m.

II. PUBLIC COMMENT

Mr. Scott-Harper called for any public comment. There was no public comment.

III. CORRECTION/APPROVAL OF MINUTES

The meeting minutes of August 5, 2015 were amended as follows:

On page 3 take out the extra space after the comma to make it \$27,000 and \$65,000.

A motion was made by Mr. Pickel to approve the meeting minutes of August 5, 2015 as amended above, seconded by Mr. Hittinger and approved by a vote of 5-0.

IV. STAFF REPORTS

Code Department

Mr. Brown presented the Codes Department report as prepared by Mr. Kirk and Mrs. Zunino. There were no comments or questions.

Public Works

Mr. Brown presented the Public Works Department report as prepared by Mr. Kinsey. Mr. Scott-Harper recognized that Mr. Wayne Barker has been certified as a Roads Scholar by the Pennsylvania Local Technical Assistance Program (LTAP). Mr. Weer recognized the clean-up around the Township Building and commented on how nice it looks.

Finance Report

The Financial Report was reviewed with the Board by Ms. Guenther. There were no questions. Mr. Pickel made a motion to approve the Finance Report as presented. Mr. Connors seconded the motion and it was approved by a vote of 5-0.

Odor Report

Mr. Scott-Harper reported that there were no complaints to the DEP or the Township this month. There were no comments or questions.

State Police

The August State Police report was presented to the Board showing 194 incidents opposed to 217 incidents in July. There were no comments or questions.

Inniscrone Golf Course

Mr. Tom Bolko, General Manager, reported the golf course revenues for August. He reported that August was the second best revenue month ever with \$125,000. The best profitability was \$26,500. The year to date profit is approximately \$50,000. It was a good July and August.

Water Monitors

Mr. Brown reported that it has been dry, so there have not been many rain events to report. He is trying to get in contact with Mr. Anthony Authenkamp at Stroud Water Research Center to find out when they will provide an analysis of the data they have collected. Mr. Connors reported that we did not get the grant from the Dockstader Foundation mainly because we can raise our own money. He said a local non-profit group may be interested in applying for the Dockstader grant for air monitors.

Avon Grove High School homecoming parade- October 10, 2015

Mr. Scott-Harper moved the Avon Grove High School homecoming parade up on the agenda. A member of the Avon Grove High School student council asked that we close State Road on October 10, 2015 from 11:00 a.m. till 3:00 p.m. for the homecoming parade. Mr. Connors made a motion to approve the road closing, Mr. Pickel seconded the motion and it was approved by a vote of 5-0.

Lamborn Hunt- punchlist status

Mr. Scott-Harper moved the Lamborn Hunt- punchlist status up on the agenda. Mr. Brown reviewed that there was a conference call today between himself, Ms. Vicki Kushto, Mr. Ron Ragan, Mr. Bill Breigel, Mr. Dave McGough and Mr. Greg Adleman. Mr. Ragan reviewed his punchlist. Keystone Custom Homes will provide a twenty-four month maintenance bond for the stormwater basins. The Chester County Conservation District (CCCD) will check the corrective action plan later this month. Mr. Scott-Harper asked for a proposed work list from Keystone Custom Homes so it can be compared to the punchlist in October.

Mr. Taglione reported that the section of replaced sidewalk to address drainage

issues looks the same. Mr. Ragan said it should now slope towards the street to drain. Mr. Taglione and another resident said that some of the swales have not been adjusted. Mr. Ragan said a hump in one swale was removed and water should get to the inlet now; but it needs to rain for us to check. Mr. Ragan is going to call Mr. McGough about Mr. Zaballero's driveway work being done. Mr. Stacy Starr also reported that his driveway is holding water. A resident reported that there are no speed limit signs on Lamborn Ridge Drive and people are speeding down that road. The Board decided to approve granting Keystone Custom Homes, another 30 days and will review this matter at the Board meeting in October.

V. HEARINGS

Klotzbach Open Space expenditure

Mr. Scott-Harper opened the hearing. Mr. Brown briefly explained what the Agricultural Security Area (ASA) is and described the two properties and their uses. He also entered exhibits A-1 through A-6. Mr. Connors made a motion to close the hearing, seconded by Mr. Pickel and approved with a vote of 5-0.

VI. FIRST BUSINESS

Resolution # 641- Klotzbach conservation easement purchase

Mr. Brown reviewed the resolution for the purchase of the Klotzbach easement. Mr. Pickel made a motion to approve the Resolution, seconded by Mr. Connors and approved by a vote of 5-0.

Klotzbach conservation easement Agreement of Sale

Mr. Brown reviewed the Agreement of Sale for the Klotzbach conservation easement. Mr. Pickel made a motion to approve the Agreement of Sale, seconded by Mr. Weer and approved by a vote of 5-0.

London Grove Village- Wine and Spirits Shops land development

Mr. Scott-Harper moved the London Grove Village Wine and Spirits Shops land development up on the agenda. Andrea Finerosky with Pettinaro Construction Company, Inc, introduced the plan. They intend to take an existing pad and add to it but keeping the overall shopping center square footage the same as the plan that was approved ten years ago. They will accomplish this by eliminating another pad and subtracting from a third one. She is asking for conditional approval based on Mr. Ragan's final review. Mr. Connors made a motion to approve the Land Development plan based on Mr. Ragan's review, seconded by Mr. Weer and approved with a vote of 5-0.

State Street bridge detour

Mr. Brown reviewed the map of the State Street bridge detour. The County Engineer is requesting our comments. Mr. Connors made a motion to approve the detour pending the fire companies' review of the plan, seconded by Mr. Pickel and approved with a vote of 5-0.

VII. OLD BUSINESS

Chatham intersection update and alternate discussion

Mr. Connors gave an update on the Chatham intersection (841/41). Mr. Connors met with PennDOT again after the meeting with Sen. Dinniman. They have agreed to reduce the number of options and have requested the Township not select an option. PennDOT says the money is available and they would like to complete the project in two phases. Phase 1 would be "gateways" on either side of Chatham on Route 41 and Phase 2 would be the intersection. Dr. Lou Kaplan, audience member suggested keeping citizens involved in the process and PennDOT should provide a schedule.

Ellicott and Hilton Road bridge guiderails bid award

Mr. Brown reviewed a memo from Mr. Kinsey regarding the Ellicott and Hilton Roads bridge guiderail bid award. Mr. Kinsey recommended that the bids go to the lowest bidder.

The bids were as follows:

Ellicott Road	
W.M. Orr & Sons Inc.- Jonestown, PA	\$30,931.00
Long Fence Company- Odenton, MD	\$47,644.00
J. Fletcher Creamer & Son, Inc- Hackensack, NJ	\$35,887.00
Hilton Road	
W.M. Orr & Sons Inc. -Jonestown, PA	\$29,545.00
Long Fence Company - Odenton, MD	\$40,750.00
J. Fletcher Creamer & Son, Inc - Hackensack, NJ	\$26,550.00

The Ellicott Road bridge guiderail was awarded to W.M. Orr & Sons Inc. for \$30,931.00. The lowest bidder for Hilton Road bridge guiderail was J. Fletcher Creamer & Son, Inc in the amount of \$26,550.00. The Board asked that Shane check references on J. Fletcher Creamer & Son, Inc. Mr. Connors made a motion to approve both low bids pending reference checks on J. Fletcher Creamer & Son, Inc., seconded by Mr. Pickel and approved by a vote of 5-0.

VIII. NEW BUSINESS

Blood drive

The Board reviewed a memo from Ms. Suzanne Smith with regard to conducting a blood drive at the Township Building. The Board supported this act of community service. They did suggest that Ms. Smith check with the American Red Cross to see if we should do it on a work day or a non-work day.

CCATO resolutions

The Board discussed different possible CCATO resolutions. They suggested the following:

- Not to allow bonds for financial security
- DEP to enforce the State Clean Water Act/Notice of Violations
- Provide funds for capital projects; like PennVEST
- Allow municipalities to collect more of the cost for Zoning Hearing Board hearings via application fees

ABVM Zoning Hearing Board application

The Board of Supervisors reviewed the advertisement for the ABVM appeal to the Zoning Hearing Board. The Board of Supervisors wants to make certain that the proposed sign is limited to 11.8 sq.ft. Mr. Brown is to attend the hearing as a party. The Board of Supervisors is also concerned with the level of illumination. They do not want it to “project” too much light off the property.

2016 MMO

Ms. Guenther reviewed the 2016 MMO with the Board of Supervisors. Mr. Pickel made a motion to approve the 2016 MMO, seconded by Mr. Weer and approved with a vote of 5-0.

Credit card services

Mr. Brown and Ms. Guenther reviewed offering credit card services to our customers and residents. The Board of Supervisors was interested in using the system in the office but not on the website. Ultimately, the Board of Supervisors decided that providing for credit card use was not warranted.

VIII. PLANS

Boyle land development plan escrow fee and agreement

Mr. Brown stated that Joseph Boyle is asking for a lesser professional escrow for his land development plan. The Board of Supervisors denied the request leaving the escrow at \$10,000.

Chatham Acres escrow release

Mr. Brown reviewed REA’s recommendation regarding the Chatham Acres escrow release. Mr. Pickel made a motion to deny the escrow release at this time, seconded by Mr. Weer and approved by a vote of 5-0.

Inniscrone phase 3 and 4 escrow release

Mr. Brown discussed the Inniscrone Phase 3 escrow release with the Board of Supervisors. REA recommends an escrow release of \$125,546.67 instead of the requested amount of \$136,787.97. The difference in the amount requested and the amount recommended for release is retainage for landscaping. Mr. Pickel made a motion to release \$125,546.67 of the escrow as per Mr. Ragan’s letter, seconded by Mr. Hittinger and approved with a vote of 5-0.

Mr. Brown discussed the Inniscrone Phase 4 escrow release with the Board of Supervisors. REA recommends an escrow release of \$46,944.62 instead of the requested amount of \$57,985.55. The difference in the amount requested and the amount recommended for release is retainage for landscaping. Mr. Pickel made a motion to release

\$46,944.62 of the escrow as per Mr. Ragan's letter, seconded by Mr. Weer and approved with a vote of 5-0.

IX. EXTENSIONS

The Board reviewed the following extensions:

Needham Farms- November 10, 2015,
Powers/Dutton- December 11, 2015.

A motion was made by Mr. Pickel to accept the above extensions, seconded by Mr. Connors and approved with a vote of 5-0.

X. ADJOURMENT

A motion was made to adjourn the meeting by Mr. Connors, seconded by Mr. Pickel and approved with a vote of 5-0. The meeting was adjourned at 8:50 p.m.

Respectfully submitted,

Dawn Maciejczyk
Administrative Assistant