

**LONDON GROVE TOWNSHIP
BOARD OF SUPERVISORS
MEETING MINUTES
July 12, 2023 – 7:00 P.M.
Monthly Meeting**

MEMBERS PRESENT:

Stephen Zurl
Lee Irwin
Christina Fanning

STAFF PRESENT:

Dawn Maciejczyk, Assistant Township Manager
Shane Kinsey, Director of Public Works
Tim Shannon, Fire Marshall
Melissa Morris, Assistant Township Secretary
12 Audience Members

CALL TO ORDER:

Mr. Zurl called the meeting to order at 7:00 p.m.

ANNOUNCEMENTS/PRESS RELEASES/FUTURE MEETINGS

Mr. Zurl announced the next regularly scheduled meeting takes place on August 9, 2023 at 7:00 p.m., the meeting agenda deadline is August 2, 2023 at noon. An Executive Session was held on June 14, 2023 to discuss personnel. PECO Green Region Grant is awarded for \$3000.00. Dawn Maciejczyk was appointed to Assistant Township Manager.

I. PUBLIC COMMENT

Mr. Zurl called for Public Comment on agenda items. There was none.

II. CORRECTION/APPROVAL OF MINUTES

The Board reviewed the meeting minutes of June 14, 2023. Mrs. Fanning made a motion to approve the meeting minutes of June 14, 2023 as presented, seconded by Mr. Irwin and approved by a vote of 3-0.

III. REPORTS FOR June 2023

Inniscrone Golf Course

Mr. Zurl comments on the drought at the beginning of June and acknowledged that the Inniscrone Golf course did well financially despite the drought. There were no questions from the Board.

Code Department

Mr. Zurl reviewed the Codes Department report, prepared by Mr. White. There were no questions from the Board.

Public Works

Mr. Kinsey presented the Public Works Department report. Mrs. Fanning inquires about time lines being pushed-out without approved bridge permits. Mr. Kinsey does not foresee an issue as long as the permits are approved by Fall.

Finance Department

Mr. Zurl reviewed the Financial Report for June 2023, prepared by Mrs. Kellett. There were no questions from the Board. Mrs. Fanning made a motion to approve the June 2023 report as presented, seconded by Mr. Irwin and approved by a vote of 3-0.

Pennsylvania State Police Report

Mr. Zurl reviewed the Pennsylvania State Police report. There were no questions from the Board.

Monthly Emergency Services Report

Mr. Zurl announces that there are new appointments: Tim Shannon - Emergency Management Coordinator. Dawn Maciejczyk – Assistant Emergency Management Coordinator. Mr. Zurl asks Mr. Guy Swift of Avondale Fire Company to present the Six Month Emergency Services Report. Mr. Zurl inquires about turnaround times on calls. Mr. Swift says that most trips are to Christiana and the turnaround time is on average an hour and ten minutes.

Southern Chester County EMS Report

Mr. Zurl inquires about the Thursday, August 10th Annual Meeting of Municipal Partners. No one had any information at this time.

Monthly Right-to-Know Report

Mr. Zurl inquires about the requests for the same property. Mrs. Maciejczyk explains the house was unable to sell, it was a foreclosure then an estate and then someone else took over. Many of the same companies are requesting information and the property has had issues with taxes and liens.

DEP Odor Report

Mr. Zurl reviewed the DEP Odor report. There were no questions from the Board.

Boards and Commissions

Community Day/300th Anniversary

Mr. Zurl calls on the Parks and Recreation Committee to make its announcements and needs known for the Community Day Celebration with an event date of October 21, 2023 from noon -5 p.m. Requests for a generator and tables were voiced. Many suggestions are offered on events for the day. The Parks and Recreation Committee solicited advice concerning Wineries serving alcohol. Mrs. Maciejczyk explains that the Townships insurance would cover the Township and the Wineries would have to insure their alcohol sales. Mr. Zurl states that the Board approves wineries participating. The Parks and Recreation Committee will meet bi-weekly during this phase of planning.

Mr. Zurl announced the vacancies on several Boards and Commissions.

Inniscrone Golf Course Advisory Committee (5), Township Auditors (3), Environmental Advisory Board (3), Tree Committee (4), Historical Commission (2), Agricultural Security Area (2), Uniform Construction Code Board of Appeals (3), Uniform Construction Code Board of Appeals Alternate (2), Planning Commission (1)

IV. HEARINGS

V. FIRST BUSINESS

David Payne – New Director Avon Grove Library

Mr. Zurl addresses David Payne and gives him the floor. Mr. Payne introduces himself and shares how the Library will be making strides to grow in community projects that had ceased during COVID. The Library is introducing a series of financial workshops and technology training for adults, services for children and workshops for teenagers.

Clay Creek & Sullivan Preliminary Study – Shane Kinsey

Mr. Kinsey shares that citizens requested the stop sign study for the Clay Creek & Sullivan intersection. The intersection does not meet the requirements for a stop sign and thus does not warrant a study. State Police presence is the best solution to stop speeding.

VI. OLD BUSINESS

VII. NEW BUSINESS

VIII. LAND DEVELOPMENT

PLANS:

524 Gap Newport Pike Dillon Property Land Development Waivers (3)

Tom Schreier of Hillcrest Associates on behalf of R&K Family Partnership. The first waiver is for section 27-402 B2 to permit the plan to be processed as Preliminary/Final. Second waiver request is for section 20-306 R to permit a larger ratio of the tributary drainage area to allow for more factors for pre-treatment systems. The last waiver request is for 26-610-15 A-E during the dates of October 15 through February 15 for earth disturbance. Mr. Zurl refers to conversations and Mr. Battin’s letter that states that London Grove Township engineers and London Grove Township’s Planning Commission recommends these waivers. Mr. Zurl has no problem granting the waivers.

Mr. Irwin made a motion to approve the waivers and the motion is seconded by Mrs. Fanning and approved by a vote of 3-0.

Needham Farms 90-day extension until October 25, 2023

Mrs. Fanning made a motion to approve Needham Farms 90-day extension until October 25, 2023. This motion was seconded by Mr. Irwin and approved by a vote of 3-0.

Mark Properties – Escrow Release #3

Mr. Zurl asks if all have read the letter concerning the Escrow Release. Mr. Zurl states that it is standard and recommended by London Grove Township engineers. Mr. Zurl asks if there is any comment. No comments. Mr. Zurl asks if there is a motion for Escrow Release for \$53,650.00 as work is completed. Mrs. Fanning made a motion to approve Mark Properties Escrow Release for \$53,650.00 this motion was seconded by Mr. Irwin and approved by a vote of 3-0.

XI. EXTENSIONS

NO ACTION NEEDED

Development	Application	Date Received	90 Day Expiration	Planning Commission Approved
Needham Farms	Preliminary	March 15, 2005	July 27, 2023	90-day extension above
Barbara Yeatman	Preliminary/Final	October 1, 2018	September 5, 2023	
Cliff Anderson	Preliminary	June 30, 2021	September 17, 2023	
HI Media Labs	Preliminary	May 25, 2023	August 23, 2023	
524 Gap Newport Pike (Dillon Property)	Preliminary/Final	May 31, 2023	August 29, 2023	

Development	Application	Date Received	5 Year Expiration	Planning Commission Approved	Board of Supervisors Approved
London Grove West	Approved Final	December 22, 2010	May 25, 2024	April 27, 2011	August 10, 2011
Kaolin	Approved	December 11,	April 4, 2026	February 28,	April 4, 2018

Mushrooms	Final Plan	2018		2018	
Marks Properties	Approved Final	February 26, 2020	December 2, 2025	November 18, 2020	December 2, 2020
Sycamore International	Approved Preliminary /Final	May 25, 2022	July 13, 2027	June 29, 2022	July 13, 2022
Avon Grove Charter School	Preliminary /Final	November 30, 2022	May 10, 2028	April 26, 2023	May 10, 2023

XII. PUBLIC COMMENT NON-AGENDA ITEMS

Mr. Zurl asked for public comment on non-agenda items. Jonathan McGrath (accompanied by neighbors) speaks about deficiencies with their HOA and waiting for the Township to respond to issues brought forward in a previous meeting. He had received a letter from Township Manager, Ken Battin that did not address how to combat the issues and referred to the HOA for resolution. Their HOA has changed hands many times and they cannot make the HOA accountable for maintenance, dangerous tree removal and unfinished trails. After much discussion, the Board of Supervisors table this until they are better informed.

A citizen mentions a dangerous area where Rose Hill and Salem Way meets in a blind curve. Mr. Kinsey offers to look into the dangerous curve issue.

ADJOURNMENT

A motion was made by Mr. Irwin to adjourn the meeting at 8:18 p.m., seconded by Mrs. Fanning and approved by a vote of 3-0.

Respectfully submitted,
Melissa Morris
Assistant Township Secretary