



LONDON GROVE TOWNSHIP

June 12, 2025
6:00 PM

OPEN SPACE MINUTES

MEMBERS PRESENT:

Stephen Rifici; Chairman
Seth Bradford; Vice Chairman
Brian Lee
Alex Hundt
Erin Klotzbach – Call in
Angie Brown – Call in
Eric Brown – Call in

STAFF PRESENT:

Victoria Lichman; Director of Open Space
Rain Catoia, Secretary

Guests: 1

1. CALL TO ORDER:

Mr. Rifici called the meeting to order at 6:03 PM.

2. PUBLIC COMMENT (AGENDA ITEMS)

Mr. Rifici asked for public comment on any of the published agenda items. There were none.

3. CORRECTION / APPROVAL OF MINUTES

The members reviewed the minutes of May 8, 2025. After discussion regarding correction of spelling of names the motion was made by Mr. Rifici to accept the minutes with corrections and a second was made by Ms. Hundt. Vote 7-0

4. FINANCIAL REPORTS

Miss. Lichman presented the current financials. The members requested additional information for the financial reports including Expenditures and Profits & Losses.

5. DIRECTORS OF OPEN SPACE REPORT

Miss. Lichman informed committee of the newsletter having landowner form and stated desire to link to the website for further use. Streamlined to get landowners in to talk. After discussions the committee members decided to remove property restrictions & property type from the form.

Dr. Davies Brown requested that all 110 parcels from 10+ acre list be added to landowner list. The members would like to review and begin the process of making contact to these landowners.

6. OLD BUSINESS

➤ Landowner Contact List

Miss. Lichman stated no updates to list.

➤ Webb Property

It was agreed upon that the Open Space Committee will wait until the Webb Family makes contact with us. A yield analysis is still pending completion.

7. NEW BUSINESS

➤ By-Laws

There were numerous items within the By-Laws that the Open Space Members were inquiring about. Mr. Rifici made notations of the items that they would like to be updated. Mrs. Lichman and Mrs. Catoia will be working together to get the By-Laws updated to present to the Open Space Members. Upon their approval the By-Laws will be sent to the Board of Supervisors for approval. The Members would like to see this process started and be able to review by the July 10, 2025 meeting. Mr. Lee questioned why we are requiring a quorum physically when there is no law stating such & the Sunshine Law states otherwise. Dr. Davies Brown commented that she has reached out to WeConserve for legal advice on a quorum.

➤ David Sweet

Mrs. Hundt requested exact date of David Sweet retirement. The members would like to recognize him. Mr. Rafici will put together a notice that will be presented to Mr. Sweet.

➤ Brochure / Marketing

The members discussed creating a brochure to be able to distribute to the land owners that might be interested in easements.

➤ 2655 Gap Newport Pike

Erin Klotzbach to contact the agent that is listing the property to inform them of the easement process for the buyer or the seller. Erin will report back the information that he receives.

8. PUBLIC COMMENT

Mr. Rifici requested a copy 2024 budget / Annual Report to work on 2025 budget.

Mr. Wayne DiFranseco requested clarification on voting when an item is not on the agenda.

9. ADJOURNMENT 8:05

NEXT REGULAR MEETING – July 10, 2025