

## EAST CALN TOWNSHIP

### CHESTER COUNTY, PENNSYLVANIA

BOARD OF SUPERVISORS MEETING MINUTES - March 1, 2017

The regular meeting of the East Caln Township Board of Supervisors was called to order at 1:30 P.M. on Wednesday, March 1, 2017

Those present were:

- Donald P. Ash, Chairman
- Joel F. Swisher, Vice Chairman
- Chuck DeLone, Member
- Barbara M. Kelly, Mgr./Secretary
- Andrew D. H. Rau, Esq./Solicitor

#### **Pledge of Allegiance and Moment of Silence**

**Executive Session** - The Chairman announced that an executive session was held to discuss administrative items.

**MINUTES OF THE PREVIOUS MEETING** - On a motion by DeLone, second by Swisher, the Board unanimously approved the minutes of the February 15, 2017 regular meeting.

**PUBLIC HEARING - Ordinance 2017-02-** The proposed Ordinance to amend Chapter 225, "Zoning," as amended, by amending Section 225-6 Entitled "R-3 Single Family Detached and Semidetached, Townhouse, Apartment, Mobile Home Park Residential District") and subsection 3(G) to provide for Conservation/Open Space Subdivision by Conditional Use. And an amendment to the East Caln Township Zoning Map to rezone a portion of the property located on the south side of Boot Rd with parcel ID 40-4-19, from NR-4 district to R-3 district. Present were the applicant, Eli Kahn, developer, Matt Adams, P.E. and solicitor Lou Colagreco. An exhibit package was prepared by Colagreco and distributed the Board. The Township solicitor Andy Rau, also had prepared an exhibit with the applicable information as to the advertising, posting of property and other required documents. The Ordinance was duly advertised in the Daily Local News. No one was present to present testimony. The Board on a motion by DeLone, second by Swisher unanimously adopted Ordinance 2017-02.

#### **PERSONS WISHING TO BE HEAR D**

825 E. Lancaster Avenue - Tom Kessler and Chris Varella, developers/ applicants were present discuss the proposed ordinance for the OC-5 Zoning

District. The Ordinance would allow for townhouses by Conditional Use in the OC-5 district. The Board authorized the solicitor to prepare the Ordinance for advertising and proposed adoption at the April 5<sup>th</sup> meeting.

## **STANDING REPORTS**

**A. TREASURER 'S REPORT** - No Report

**B. POLICE REPORT** - Copies of the police reports were distributed to the manager and they will be copied for the Board's review.

**C. CORRESPONDENCE** - The monthly newsletter from the Downingtown Senior Center was distributed to the Board.

A copy of Zoning Hearing notice was received from the Borough of Downingtown for a parcel located at 260 Norwood Rd.

**D. PLANNING COMMISSION** - No Report

**E. CONSORTIUM** - Next meeting March 21<sup>st</sup>.

**F. DOWNINGTOWN AREA RECREATION CONSORTIUM** - The executive director's position has not been filled yet.

**G. FIRE PROTECTION** - Jack Law, Fire Chief was present to discuss the procedure for purchasing the rescue tool as approved by the Board at the last meeting. An invoice should be provided and then payment can be released from the Fire Safety Fund.

**H. CODES /FIRE MARSHAL** - Chris Obenchain, BCO/Fire Marshal distributed copies of the Building permit report and fire inspections. He also updated the Board on the status of the new auto for the codes department.

**I. ZONING OFFICER** - The Zoning Officer had inspected the Shearon Property and met with the owners about debris clean up on the site.

**J. ZONING HEARING BOARD** - No Report

**K. PARK & RECREATION BOARD** - The manager stated that a message was sent to the Parks & Recreation Board to hold a meeting on March 2<sup>nd</sup>. Only 2 members responded. The meeting was cancelled.

## **OLD BUSINESS**

### **A. LAND DEVELOPMENT**

1. Anstine Land Development - No Report

2. Patient First - The manager stated that the Township engineer is reviewing the request for an improvements escrow withdrawal.
3. On the Go Kids - The final land development documents are to be received prior to recording of the plans.
4. Northwood Cemetery - No Report
5. Kirkwyd Development - The Township engineer's 2<sup>nd</sup> review letter was received with a substantial amount of items that must be clarified by the applicant's engineer.
6. 825 E. Lancaster Avenue - Discussed under Persons Wishing to be Heard.
7. Devereux Property/Eli Kahn development - Ordinance adopted under Public Hearings.

## **B. GENERAL GOVERNMENT**

1. Capital Analysis - The draft of the Capital plan was received.
2. Township Digital Sign - The manger reported that Jones is on vacation and upon his return we will get back on schedule with the proposed sign
3. Temporary Sales Ordinance Amendment 2017-04 - The proposed Ordinance has been reviewed by Township PC and County PC. The Board authorized the ordinance be sent to the solicitor to be advertised for adoption.
3. Digital Sign Timing Ordinance 2017-01 - The proposed ordinance has been reviewed by the Township PC and the County PC with a recommendation to the Board to consider the Ordinance for adoption. The Board authorized the ordinance be sent to the solicitor to be advertised for adoption.

## **C. HIGHWAYS**

1. Maintenance - Bike grates were installed on the storm sewer drains that were repaired.
2. Park Maintenance - The manager is waiting for a response from Ted Gacomis, P.E. for the water feature upgrade.
3. Clovermill Road & Boot Road (Length Restriction) - The signs have been ordered.
4. Skelp Level Bridge - Waiting for RFP documents so they can be reviewed by the solicitor.

5. Chestnut Street Bridge - No updates

**D. HEALTH & SANITATION**

1. DARA - The manager distributed copies of the DARA meeting minutes. The Board has authorized a sewer use fees study to be prepared.
2. Sewer Flows - No weekly flows were received.
3. Individual Sewer Meters - Schorn the owner of 600 Brandywine Avenue had notified the manager that they are having WG Malden install the solar panel to power the flow meter.

**NEW BUSINESS**

**A. LAND DEVELOPMENT**

**B. GENERAL GOVERNMENT**

1. Auditor reports - The reports from the Township's appointed auditors were distributed to the Board. Pam Baker of Barbacane Thornton will be present at the April 5<sup>th</sup> meeting to give an overview of the reports and answer any questions for the Board may have.

**C. HIGHWAYS**

Skelp Level Rd. - The manager reported that when the road is closed for the repairs to the Skelp Level Bridge consideration is being given to repair the divot in the road at the storm sewer manhole. Swisher says as long as it does not interfere with the work on the bridge. This will be verified with the Township engineer.

**D. HEALTH AND SANITATION** - No Report

**E. EXPENDITURES** - Bills for Approval

On a motion by Swisher, second by Ash. the following expenditures were unanimously approved for payment:

<b>EXPENDITURES BY FUND</b>	<b>BILLS</b>	<b>PAYROLL</b>	<b>TOTALS</b>
01- GENERAL FUND	26,079.55	14,378.50	40,458.05
08- SEWER REVENUE	2,402.18		2,402.18
<b>TOTAL</b>	<b>28,481.73</b>	<b>14,378.50</b>	<b>42,860.23</b>

**Adjournment**

On a motion by Ash, second by Swisher, the Board unanimously adjourned the meeting at 7:00 PM.

Respectfully submitted,

Barbara M. Kelly, Mgr/Sec