

EAST CALN TOWNSHIP

CHESTER COUNTY, PENNSYLVANIA

BOARD OF SUPERVISORS MEETING MINUTES - JUNE 20, 2018

The regular meeting of the East Caln Township Board of Supervisors was called to order at 6:00 P.M. on Wednesday, June 20, 2018.

Those present were: Joel F. Swisher, Chairman
Charles A. DeLone, Vice Chairman
Donald P. Ash, Member
Barbara M. Kelly, Mgr./Secretary

DeLone was present by Skype

MINUTES OF THE PREVIOUS MEETING - On a motion by DeLone, second by Ash, the Board unanimously approved the minutes of the June 6, 2018 regular meeting as submitted.

PUBLIC HEARING - None

PERSONS WISHING TO BE HEAR D

John Deere Expansion - Neil Fisher was present with David Little owner of the John Deere tractor sales located on Boot Rd. The Little's have submitted a land development plan for the expansion of an 8,752 square foot industrial building addition. The purpose of the addition is to allow all tractors to be placed inside and not to be stored outdoors. The Board emphasized that all tractors (other than the designated tractor display area which is located in the front of the building) is the only area where new tractors can be displayed and not in the general vehicle parking.

STANDING REPORTS

A. TREASURER'S REPORT - The Board on a motion by DeLone, second by Ash unanimously approved the May 2018 treasurer's report and financial reports as presented.

	GENERAL FUND	POLICE FUND	FIRE SAFETY FUND	SEWER FUND	CAPITAL RESERVE FUND	SEWER RESERVE FUND	STATE FUND	ESCROW FUND
Prior Month Balance	2,505,206.86	721,298.26	40,871.48	147,719.19	1,911,307.65	2,867,112.32	441,976.81	298,724.31
Revenues	380,816.09	3,159.66	13.89	115,939.49	50,885.33	2,221.20	567.24	30,954.91
Expenditures	(315,971.16)	(55.70)		(32,543.56)	(791.00)	(168.29)		(11,727.94)
Liabilities								
Ending Fund Balance	2,570,051.79	724,402.22	40,885.37	231,115.12	1,961,401.98	2,869,165.23	442,544.05	317,951.28
Combined balances. Net of Escrow:							8,839,565.76	

B. POLICE REPORT - No report

C. CORRESPONDENCE - An invitation was received from Chester County 2020 for a program being held on development and other developmental topics of interest within Chester County.

The Real Estate Transfers for the month were distributed to the Board.

D. PLANNING COMMISSION - The Commission will meet on July 9th. Copies of their previous meeting minutes were distributed to the Board.

E. CONSORTIUM - The group's meeting was a presentation by the County Commissioner's reporting on the status of the County and programs that are available.

F. DOWNINGTOWN AREA RECREATION CONSORTIUM - DeLone stated that DARC is working a strategic plan.

G. FIRE PROTECTION - No Report

H. CODES /FIRE MARSHAL - No Report

I. ZONING OFFICER - Jones reviewed permits for zoning compliance and conducted field inspections.

J. ZONING HEARING BOARD - Two applications were submitted for the zoning hearing board. Michelle Yard of 313 Old Kings has applied for zoning variance for an increase in impervious coverage from 15% to 19.41%. Brandywine Square has also submitted an application for signage changes to the two marquee signs and a building sign. Both applications will be heard on July 16 at 7:30 PM.

K. PARK & RECREATION BOARD - The movie in the park is scheduled for July 13 starting at 6:00 PM with inflatables. Then the movie at dark.

OLD BUSINESS

A. LAND DEVELOPMENT

1. Anstine Land Development - No Report
2. 600 Boot Rd - The applicant is re-submitting plans for review with revisions as stated by the Township engineer.
3. 825 E. Lancaster Avenue - The developer is finalizing all the Township engineer's comments on the review letter prior to recording the plan.
4. WMT Properties - Old Boot Rd. - The conditional use hearing will be held on September 5, 2018 at 3 P.M.

5. Ippolito Subdivision - The plan is still in the review process for the public sewer connections.
6. John Deere Expansion Project -The Planning Commission previously reviewed the plan with Neil Fisher, PE for the proposed 8,752 square foot building expansion to house tractors with a condition that all tractors are to be inside of the warehouse and not in the general parking of the facility without exception. Current status of plan is the Township engineer's final review comments of the project.
7. CCSWA - The response E: mail was sent to the Authority to advise them of the Board's decision of a proposed recycle facility at a property located in the Township.
8. Hankin Group - The first meeting with the land planner will be held on June 28th to discuss the East Caln portion of land located west of Rt. 322 and Boot Rd.

B. GENERAL GOVERNMENT

1. Cell Tower at Bell Tavern Park - The SBA maintenance group has replaced the flag on June 27, 2018.
2. Oakridge Trees - Meeting is scheduled with the HOA management company on site at Oakridge to discuss the trees.

C. HIGHWAYS

1. Maintenance - The work on the storm water problem at the lower end of Skelp Level was completed. Work has been scheduled for some general road maintenance.
2. Park Maintenance - New electrical outlets were installed around the park for Township use for events.
3. Skelp Level Bridge - The bridge repair is underway and should be completed within three weeks.
4. Chestnut Street Bridge - No Report
5. Boot Road Bridge (PennDOT) - No Report
6. Tunnel Traffic Signal - No Report

D. HEALTH & SANITATION

1. DARA - The minutes of the DARA meeting were distributed to the Board.
 - A. Allocation - Documents for sale of the allocation are being reviewed by the solicitors.
2. Sewer Flows - The sewer flows for the 21st week were 480,608 GPD, the 22nd week 476,656 GPD, the 23rd week 477,551 GPD, and the 24th week was 479,340 GPD.
3. Individual Sewer Meters - All meters are operating properly.
4. Parke Run Interceptor - Resolution 2018-51 the resolution is a requirement for the Township's agreement for taking over the Parke Run Interceptor for operation and maintenance in conjunction with the Downingtown Borough's development to construct a new service line to service the development. On a motion by Ash, second by Swisher, the Board unanimously authorized the manager to sign the documents for submission to DEP.

NEW BUSINESS

A. LAND DEVELOPMENT

1. Brandywine Square Conditional Use - The hearing is scheduled for August 5, 2018 at 4 PM. The application is to divide the current Old Country Buffet to 5 smaller eateries in the same footprint with an additional patio for outdoor dining.
2. Brandywine Station Borough Project - This is Borough project and the Township is being informed due to being an adjoining municipality. Copies of the Borough's engineers review of the land development plan was received and distributed to the Board.

B. GENERAL GOVERNMENT - No report

C. HIGHWAYS - No Report

D. HEALTH AND SANITATION - No Report

E. EXPENDITURES - Bills for Approval

EXPENDITURES BY FUND	BILLS	PAYROLL	TOTALS
01- GENERAL FUND	25,192.29	13,753.37	38,945.66
08- SEWER REVENUE	1,028.15		1,028.15

30- CAPITAL RESERVE	8,902.08		8,902.08
41- ESCROW	14,326.85		14,326.85
TOTAL	49,449.37	13,753.37	63,202.74

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

On a motion by Ash, second by Swisher, the Board unanimously adjourned the meeting at 7:30 PM

Respectfully submitted,

Barbara M. Kelly, Mgr/Sec