

MEETING MINUTES Feb. 9, 2009 Draft West Brandywine Historic Commission

West Brandywine Historical Commission (WBHC) Members

Present

Hugh Redditt	(HR)	Jerri Wilmnzig	
John Vilcheck, Jr.	(JV)	Barry Parsons	(BP)
Cheri Marranzini	(CM)		

Meeting called to order at 7:40 PM_ by John Vilcheck

Copies of WBHC meeting minutes and board correspondence will be forwarded to:

- West Brandywine Township Board of Supervisors (BOS)
- West Brandywine Township Manager
- West Brandywine Planning Commission
- West Brandywine Zoning Officer
- West Brandywine Parks and Recreation

Vote to accept Jan. 12, 2009 Minutes, with changes, approved 4-0

Public Comment:

Robert Wholsley, Director, Archdiocese of Phila.,

Catholic Cemeteries Office,

111 South 38th St.,

Phila., PA 18104-3179

215-895-3450,

Rwhoms@adphila.org

David S. Horst, Heritage Stone Masonry,

1775 Spring Hollow Rd.,

East Earl, PA 17519,

717-445-6999

The above individuals were present to comment on the plans to rebuild the demolished spring house on the Hoover Farm, adjacent to the Forks of the Brandywine Church. The HC raised the following Questions: 1) The accuracy of restoration? To be based on photos taken of the structure. 2) What consultants will be or were involved to validate the accuracy of the rebuild? Mr. Horst said that Jack Conti was. 3) Framing for the roof and roofing materials? Beams will be straight cut (old salvaged wood if possible) peg fastened per original. Roofing shingles to be wood / cedar. 4) Site has been cleared and stone piled to reflect the corner stones. New foundation, permeable to water flow will be used and hidden from view.

Mr. Rambo said that the HC received copies of the plans for the site. However, we did not. The members only received a letter stating the escrow amount of \$70,000 being held for the rebuild. Tonight is the first time that we have seen

any plans. Communications need to improve and plans must be received preferably at the sanctioned meetings.

New Agenda Items:

Old Business – Aug 2008

- 1) **Haines & Kibblehouse** Renovations continue.
- 2) **Hideaway Farms** - buildings have NOT been secure on repeated spot checks. Letter response from Dale 2-6-09 copied to members stated money in escrow is for improvements to the facilities. Not available for securing. Codes office will make weekly trips to the site and stay in contact with the developer.
- 3) **Reason Farm—Glen Loch: Question on restoration of the chimney.**
Opinion: less roof penetrations are better. Consensus of the HC is to let as is. Major work going on in the on interior of building
- 4) **Lafayette School House:** Timer for vent to be installed. Mr. Parsons brought to Mr. Rambo's attention that the porch posts on the front of the school house need to be braced/ replaced before the roof collapses, in order to avoid a more costly restoration.
Dr. Vilcheck asked Mr. Rambo about moving the computer desk. Mr. Rambo said that a desk from Maintenance would be moved there-to the front room by our request. Computer and Artifacts need to be moved by HC.
- 5) **Status of display cases?** Open
- 6) Books for research, Mr. Reddit? open
- 7) **Atlas Completion:** Mr. Redditt agreed to help finish the atlas by the next HC meeting. Aerial map by Jeff Grossman will help delineate what constitutes 50 years plus.
- 8) **Springhill Farms**
No current activity. Codes Dale Barnett--Response 2-6-09 Letter will be sent to new owner advising of the Historic significance and township ordinance.
- 9) **Gordon Property,** Rt 322, Bentley Project. Double Spring house fire damage done Dec. 2007, one of the two springhouses sustained arson resulting in loss of a roof. Project conditional use specs indicate "all buildings are to be maintained". Question posed to the BOS as to when the springhouse will be "restored to original condition" ? Mr. Rambo said

that he will check what the plans are for the property. The commercial aspect is being developed at present. Other portions of the developers holdings are to be used for municipal water treatment. This portion of the property lies between the Forks of the Brandywine Church and Watters Trucking.

10) Catania Property

- a. Springhouse
- b. Barn Bank and barn wall ruins
- c. House

Regarding the status of any grants on two parcels: Catania for the stabilization, restoration, and reutilization of this site, and Lafayette School House.” Mr. Rambo stated that what other commissions usually do is to gather the information and supply it to them and then they compile the information in the the grant writing. Information on grants other than state grants were given to Twp Mgr at earlier BOS meeting by Dr. Vilcheck. Mr. Rambo said that they will have to look other grants that may be available.

**11) Pulte 55 + Project
No action**

- 1-24-2007 Letter sent to BOS recommending the need for a comprehensive “**Historic Property Report**” for this project. Project does have two (2) historic resources located on parcels. Also questions to violations in buffer ordinance.
- 04-27-08 HC still awaiting response/answer from BOS.
- 7-11-2007 No response from BOS as of this date.
- 9-10-2007 Since meeting minutes provided recently, awaiting reply.
- 10-8-2007 Historic building particles to be given to township for open space

13) Swinehart Realty Bentley

question on barn ruins remain—digs should be done around the barn ruins. Letter to Karen Marshall to clarify what needs to be done in this respect.

Response: check with the PHMC as to status. Doug Mc Learen 717-772-0925 Plans have been approved for this site.

14.Gudal Properties: Need to verify that the conditional use plans specify that the stone boundary markers be maintained in their original location. **Dale Response: lots 4,5, 12 to remain undisturbed per note # 24.**

15) Costa Homes: the retention of old stone walls was not done, the walls were bulldozed even though the final plans indicated that they were to be saved.

*Corrective action: **Installation of a Permanant Marker on the site of the original house foot print. Wording for the plaque should be approved by the HC for content and accuracy.** We request that the footprint of the*

house be delineated for this site prior to U & O being granted for this property. Also, it needs to be specified on the plans that for any future developments planned, that steps need to be taken to rope off any historic site of interest prior to any land development.

15. Arch Dioceses Phila. Hoover Farm. Rt 322

Demolition of Spring House—no permit. RE: meeting requested for review of plans for reconstruction of the springhouse. Letter dated 1-7-09 from Robert Whomsley, Dir., Catholic Cemeteries Office to delay meeting until next month, Feb. 9, 2009 **Questions: Accuracy of restoration. Any consultants involved to validate accuracy? (i.e. Frens & Frens who just received recognition for the church in Phila., Wise Group, etc. Do you have pictures to base your work? How is the framing to be done for the roof? What type of roofing materials to be used?**

Communications Received:

Dale Barnett 2-6-09 E-mail to questions posed.

Karen Marshall 1-22-09 E-mail to questions posed

New Business:

Motions: None

Activities:

- 1.) How to designate Reeceville as a village. Message sent to Karen Marshall after Dec. 08 meeting. Vote 4-0. Action: ***per letter of K Marshall, do Historic Property research and document for each house.***
- 2.) Review aerial photo by Jeff Grossman of the old road “Red Schoolhouse Rd.” The road crosses the Costa property. A dig should have been done.
- 3.) Grossman Aerial: review for buildings 50 years plus and list as a grouping on the map.
- 4.) 1982 survey. Action: Complete by H Redditt.before next meeting.
- 5.) Research on Gordon Farm for National Register Material Property report done already by others. Check with PHMC or Karen Marshall for details as to what is needed to supplement the earlier report. ***Per letter, contact April Frantz at PHMC 717-783-9922 regarding National Register listings***
- 6.) Letter to Ron regarding the specifics on the Lafayette School House. What is the status of the USPS’s interest in the location? Please respond by letter or attend our next meeting. Suspense date 30 days. This item was not discussed. Bring it up at BOS meeting.

7.) Motion made to place notice in Township news letter for residents notifying them that HC is in need of display cases and such, and donations are welcome.

Arrange oral history sessions with guest speakers, TBA. Tentatively 1) Elaine Alexander, 2) Rhoda Moore, 3) Mrs. Swisher & sister, 4) Mrs. Copeland.

Demolitions:

Photos:

Meeting adjourned at 8:44 PM, Reopened at 8:45 for Commission assignments for next term are:

Hugh Redditt –Chairman,
Dr. John Vilcheck—Vice Chair,
Barry Parsons - Secretary,
Cheri Marranzini Treasurer.

Meeting adjourned 8:55 PM

Next meeting – **March 9, 2009 at 7:30 PM**

Jerri Wilimzig will also be unable to attend the March meeting as she is attending classes.
Cheri Marranzi will not be present due to other commitments.