

Meeting Minutes of July 7, 2011
Board of Supervisors

Chairman Lindborg called the West Brandywine Township (WBT) Board of Supervisors meeting of July 7, 2011 to order at 7:30 pm. Roll call of the Board of Supervisors (BoS) by Manager Rambo noted Supervisor's Carl S. Lindborg, Josef G. Obernier, Sr. and Thomas J. McCaffrey Jr. in attendance. Township Manager Ronald A. Rambo, Jr. was also in attendance.

Chairman Lindborg noted that tonight's meeting is being video recorded.

Acceptance of Minutes from Previous Meetings

June 2, 2011. The minutes were tabled.

Treasurer's Report (n/a)

The Treasurer's report is not applicable at this meeting.

Public Comments (individuals requesting to be on agenda)

Correspondence/Communications *Information to act upon*

The Township is in receipt of a letter of resignation from Cheri Marranzini of the Historic Commission. Supervisor McCaffrey motioned to accept the resignation from Cheri Marranzini, seconded by Vice-Chairman Obernier. Board members McCaffrey, Obernier, and Lindborg voted aye.

The Board to issue the Order for the AQUA PA, Inc. Conditional Use Application. Manager Rambo read the Order that was provided by John Good out loud and also noted the Planning Commission received a letter from Donna Letty, MPDES Permit Coordinator for the County, stating that no Act 106 review is required for the project. Supervisor McCaffrey motioned to sign the Conditional Use Order, seconded by Vice-Chairman Obernier. Board members McCaffrey, Obernier, and Lindborg voted aye.

The Township is in receipt of the 2011-2012 Winter Traffic Services Agreement from PennDot for signing. Manager Rambo noted the fees have increased by \$1,000 this year and recommended the BoS sign the agreement. McCaffrey motioned to accept the agreement, seconded by Vice-Chairman Obernier. Board members McCaffrey, Obernier, and Lindborg voted aye.

The Township is in receipt of a ninety day letter of extension from DL Howell on behalf of their client, Dr. Michael Hughes (time clock to run until Tuesday, October 25, 2011). Manager Rambo noted the Township Engineer stated the extension is warranted and recommended the BoS accept the extension letter so they have an opportunity to address outstanding comments of the Township Engineer as well as the County. McCaffrey motioned to accept the extension letter, seconded by Vice-Chairman Obernier. Board members McCaffrey, Obernier, and Lindborg voted aye.

Correspondence/Communications *Information to note*

The Township has received a thank you note from the Henderson's for preserving their farm along with a \$5,000.00 contribution to the Open Space Fund. A thank you letter will be sent to the Henderson's their contribution.

The Township is in receipt of general information with regard to Act 32 of 2008 (the restructuring of the EIT Collection System). Manager Rambo explained this is a general flyer that was issued by the State.

The District Attorney's Office has sent the Township a letter denoting the commitment and professionalism of Officer Russell Moore at a recent Commonwealth hearing. Supervisor McCaffrey noted he would like to make sure that a copy of this letter goes into Officer Moore's file.

PADEP has forwarded the Township information with regard to Demolition/Asbestos Notification Requirements and is requesting the Township's assistance in making it available to contractors working in the Township. Manager Rambo stated the Township will hang the flyer, put it in demolition permits, as well as post it on the website so that individuals are aware of what is required.

Old Business

The Manager has provided the Board with the proposed Safety Committee Policy, Medical Information Policy and PSATS CDL Program and Guidance Policy for the review and consideration. The BoS have been given a copy of the proposed policies for their review. Vice-Chairman Obernier noted at a previous BoS meeting that he is okay with the proposed policies.

The Manager continues the gathering of information on the cost to repair or reconstruct the Icedale Road bridges. There were no comments.

The Township has mailed out the summer edition of the newsletter. [There were no comments.](#)

Old Business from the Floor

There was no Old Business from the Floor.

Old Business from the Board

Vice-Chairman Obernier requested the BoS direct the Manager write a letter to PennDot regarding the dips that are in the road at the Route 82 and Route 322 intersection. Dialog ensued. I was agreed the letter would be sent.

New Business

The Board of Supervisors have meet with the West Caln Township Supervisors to discuss the ambulance service provided by Martins Corner and will be meeting with them this evening in an Executive Session immediately following the West Brandywine Township public meeting. Manager Rambo noted there is a good chance that the BoS will continue to meet for future executive sessions after the West Caln Township BoS meetings also.

Recommendations of the Township Planning Commission. Manager Rambo noted two recommendations, one was regarding the letter of extension that was addressed earlier in the meeting. The second recommendation was regarding Aqua PA, the Planning Commission is recommending that the preliminary and final subdivision land development plans for the placement of two water tanks be granted conditioned final approval based on addressing all necessary local and outside government agency reviews and permits, establishment of all necessary public improvement escrows, establishment of inspection escrows of the Township and recording of said plans upon signing by the Board of Supervisors. This would stop the time clock to give the applicant the opportunity to look for necessary financing. Supervisor McCaffrey expressed that it makes him nervous to give conditioned approval

without everything being complete but would go along with this since the Engineer and Manager Rambo have reviewed it and it is mostly complete. Supervisor McCaffrey motioned to give conditioned approval, seconded by Vice-Chairman Obernier. Board members McCaffrey, Obernier, and Lindborg voted aye. Denise Yarnoff, representing Aqua asked if the Conditioned Approval includes the two waivers. Manager Rambo answered yes; the Planning Commission did recommend the granting of the two minor waivers.

The Township has sent out a survey with regard to the updating of its ACT 537 Plan as required by PADEP. Manager Rambo noted the survey went to specific areas in the Township that involve possible future capacity from Pennsylvania America from the existing lines that have been placed from the Authority. Dialog continued.

Award the equipment bid for the multi-municipal paving group. Manager Rambo noted the other municipalities involved are Caln, West Bradford, South Coatesville Borough, and West Brandywine. Three companies picked up the bid information. The bids were opened today at 2:00 p.m. One company submitted a bid, Robert R Pierson, Inc., he received the award last year. Manager Rambo recommended the Township once again award Robert Pierson the bid this year. Paver with an operator – came in at the same rate as last year \$125 per hour, roller without an operator - \$55, \$5 more an hour than last year, a milling machine with an operator. \$435 - \$35 more an hour than last year. Supervisor McCaffrey asked what the other consortium members felt. Manager Rambo stated they are okay with the prices. Supervisor McCaffrey motioned to award the bid based on the prices being similar to last year and based on the Manager and other members of the Consortium’s approval. Vice-Chairman Obernier seconded the motion. Board members McCaffrey, Obernier, and Lindborg voted aye.

The Board to consider signing the consolidation/subdivision/cross easement plan for the Bentley subdivision/commercial property. Manager Rambo noted the Township Engineer is recommending conditioned approval. The Manager read the Engineer’s letter out loud. This is a consolidation of the plans so that they are more realistic and enable each piece to be strictly commercial and strictly residential. They are in the process of selling the plans to an investment company. Supervisor McCaffrey stated in the Township zoning, the reason there is mixed use is to try and have residential and commercial mixed together like a village might have and they want to consolidate it so that it is easier to market. Manager Rambo noted it was done that way through the process. Mitch Cottler, a representative of Bentley, was in attendance, briefly explained the rationale behind the consolidation for the benefit of the BoS. Discussion ensued. This item will be on the agenda at the next BoS meeting.

A resident asked for an update with regard to saving the pond on Bentley property. There was a brief discussion; the BoS would like to get a positive determination from DEP to keep the pond.

The Township has established the new Funds along with the associated accounts in each fund as discussed at its meeting of April 7, 2011; Fund 30- Equipment Capital Reserve Fund, Fund 40- Revolving Reserve Fund and Fund 95- Operating Reserve Fund. There were no comments.

New Business from the Floor

Jeff Grossman noted the grass is high at the corner of Beaver Creek and Swinehart Rd. Manager Rambo will contact the Public Works Director.

Paul Wills voiced concern that there are signs blocking intersection visibility at Cedar Knoll and Route 82.

Beverly Norwood stated she is in receipt of a letter addressed to Dale Barnett regarding a variance on Prout Drive for a hair salon. Ms. Norwood read the letter out loud. Manager Rambo explained the zoning hearing process. Dialog ensued.

New Business from the Board

Supervisor McCaffrey noted he received an email regarding trash cans that were taken. Manager Rambo requested Supervisor McCaffrey forward him the email so that the issue could be addressed.

Vice-Chairman Obernier noted he received two letters regarding the roundabout and voiced favor over having the roundabout since the Federal Government is willing to pay 80% and the State is willing to pay the remaining 20%. It is possible to get the roundabout without the Township having to put any money into it. The original issue is long stops and people turning during rush hour, the regrading wouldn't solve that problem. Vice-Chairman Obernier favors the roundabout. Manager Rambo explained all options are currently being considered. Supervisor McCaffrey stated for clarity, that he is opposed to condemn anyone's ground to put in a roundabout and they look into radiuses. Chairman Lindborg concurred the BoS has always taken that position.

Hugh Reditt also commented you need good site distance when you have a roundabout, it could be moved up a little to get the site distance you need. Dialog continued.

Ordinances and Resolutions

Resolutions #06-2011 to #15-2011: establishment of fund under the new Equipment Capital Reserve Account. (Fund 30- \$1,500.00 placed in each account)

Resolutions #16-2011 to #25-2011: establishment of the new Operating Reserve Account (Fund 90- \$1,000.00 placed in each account)

Vice-Chairman Obernier motioned to approve Resolution #05-2011 through #25-2011, seconded by Supervisor McCaffrey. Board members Obernier, McCaffrey, and Lindborg voted aye.

Public Comments

Eric Smith questioned why the meeting with West Caln was held as an executive session. Manager Rambo answered because they are discussing ambulance service with another municipality until such time that a decision is made those meetings are held as an executive session.

Developer Presentations

Andy Eberwein is present to present a sketch plan of the Gudal Tract. Mr. Eberwein provided a background of the project, delineated changes from the approved subdivision plan, and requested the Board's comments and opinions. Chairman Lindborg favors individual driveways, stating that common driveways cause issues. Supervisor McCaffrey suggested the lots be large enough to have horses since the property is next to the park that has an equestrian trail. Further discussion ensued.

Open Issues before the Township

The Township Engineer and Manager continue their work on updating the Township's Act 537 Plan. There were no comments.

The Township is looking for two volunteers to fill vacancies on the Parks and Recreation Board. There were no comments.

The Township Manager is working to complete the Airport Hazard Zoning District Overlay. There were no comments.

The Township is looking for a volunteer to fill a vacancy on the Historic Commission. There were no comments.

General Obligation Note

Emmaus Bond Pool Adjustable Rate Bond for the Twp. and Public Works Facility/Park Construction: interest rate for the week is 1.85% There were no comments.

Review and Payment of the Bills

Manager Rambo noted the General Fund bills total \$7,184.23, Solid Waste bills total \$11,132.37, and Liquid Fuel Fund bills total \$16.03. Supervisor McCaffrey reviewed the bills, found them in order, and motioned to pay the bills, seconded by Vice-Chairman Obernier. Board Members McCaffrey, Obernier, and Lindborg voted aye.

Upcoming Meetings/Events

- Historic Commission meeting, Monday, July 11, 2011 at 7:30 p.m.
- Parks and Recreation Board meeting, Tuesday, July 12, 2011 at 7:00 p.m.
- Municipal Authority meeting, Thursday, July 14, 2011 at 7:30 p.m.
- Board of Supervisors, Thursday, July 21, 2011 at 7:30 p.m.
- Open Space Review Board, Thursday, July 28, 2011 at 7:00 p.m.
- Planning Commission, Thursday, July 28, 2011 at 7:30 p.m.

Adjournment

There being no further business before the Board, Vice-Chairman Obernier motioned to adjourn the meeting at 8:50 p.m., seconded by Supervisor McCaffrey, with all board members voting in favor of adjournment. Board members Obernier, McCaffrey, and Lindborg voted aye.

Ronald A. Rambo, Jr.
Township Manager/Secretary/Treasurer