

Board of Supervisors
EAST WHITELAND TOWNSHIP
Minutes
January 15, 2020

Page 1

Board Members Present: Scott Lambert, Chair; Rich Orlow, Vice-Chair; and Susan Drummond, Member.

Staff Present: John Nagel, Township Manager; William Steele, Public Works Director; Cathy Kleponis, Finance Director; Steve Brown, Zoning Officer; Zach Barner, Director of Planning; Donna Wikert, Asst. to the Township Manager; Ted Locker, Zoning Officer; Joe McGrory, Solicitor; Chris Yeager, Chief of Police.

Mr. Lambert called the regular meeting to order at 7:05 P.M. Pledge of Allegiance.

Board Briefings:

- Chief Yeager swore in Ron Finch, as East Whiteland Special Fire Police Officer.

Public Hearings: The Hearing

The following three (3) applications by E. Whiteland Outdoor, LLC seek Conditional Use approval in accordance with [Section 200-85](#) of the East Whiteland Township Zoning Ordinance to construct freestanding, electronic off-premises signs:

- [2019-02-CU](#) for Off-Premises Sign at 104 -106 Lancaster Avenue
- [2019-03-CU](#) Off-Premises Sign at 323 East Lancaster Avenue
- [2019-04-CU](#) Off-Premises Sign at 32 Lancaster Avenue

Full details of the hearing are contained with the transcript prepared by a court reporter. The transcript is available to view at the Township Building.

Mr. Smith, attorney for applicant invited the residents to the Desmond next Thursday at 7PM for a presentation on the proposal, and to hear what alternatives there may be.

Board of Supervisors
EAST WHITELAND TOWNSHIP
Minutes
January 15, 2020

Page 2
Brief intermission

Board Motions & Resolutions:

- Motion to re-advertise for Down East Park basketball court and Valley Creek Park roadway Paving Project.

Mr. Steele explained this was out for bid last year with no interest, so giving it another attempt.

Ms. Drummond made a motion to approve advertisement. Mr. Orlow seconded the motion; the motion was approved 3-0.

- Motion to re advertise Valley Creek Park Tennis Court Improvement Project.

Mr. Steele explained same scenario, this was also out for bid last year with no interest. This project includes new nets installed on all 4 tennis courts and new surfacing.

Mr. Orlow made a motion to approve advertisement. Ms. Drummond seconded the motion; the motion was approved 3-0.

- Motion to establish 2020 Summer Camp fees.

Mr. Brown said no changes to the current camp pricing. Camp will be June 22-July 17, 2020 held at Charlestown Elementary School. The cost will be for East Whiteland residents \$500 for first child and \$475 for each additional child. Non- Residents \$575 for the first child and \$550 for each additional child.

Ms. Drummond made a motion to accept no changes to the camp fee as read by Steve Brown. Mr. Orlow seconded the motion; the motions passed 3-0.

Mr. Nagel brought up a residents concern that came before the Board last month. The concern was about residential pavilion fees being raised from \$25.00 to \$100.00. Mr. Brown said the corporate fee also was increased to \$200.00. Mr. Brown said that the increase are no in line with neighboring communities.

The Board decided to leave the new rates as is and revisit if they feel the need to later.

Board of Supervisors
EAST WHITELAND TOWNSHIP
Minutes
January 15, 2020

Page 3

- Motions to authorize proposal from ARRO for \$52,350 to prepare construction drawings and specifications to bid the construction of Bacton Hill Park phase 1.

Mr. Brown announced that East Whiteland Township received a grant in the amount of \$200,000 from DCNR and are applying for another \$100,000 grant with the County.

Mr. Orlow made a motion to approved authorization of proposal. Ms. Drummond seconded the motion; the motion was approved 3-0.

- Motion to authorize the release of a Request for Proposals (RFP) for engineering and survey services for the Sidley Road/Mill Lane trail connection to the Chester Valley Trail.

Mr. Brown explained the Township received a \$250,000 grant from DCED but the engineering cost is roughly \$463,000 and thought it would be wise to go out for proposals for this project.

Ms. Drummond made a motion to authorize the release of the RFP. Mr. Orlow seconded the motion; the motions passed 3-0.

- Consider sending solicitor to Zoning Hearing Board:
2020-01-ZHB for 19 Bacton Hill Road for Setback Variance.
2020-02-ZHB for 30 Liberty Boulevard for Sign Variance.

The Board agreed there is no need to send the solicitor.

Planning & Development:

Consider Extension of Time in order to Render a Decision on the Following Applications:

Amended Master Plan & Land Development for “WaterWalk Hotel” (Uptown Worthington) to March 11, 2020

Mr. Orlow made a motion to accept the extension. Ms. Drummond seconded the motion; the motions passed 3-0.

Board of Supervisors
EAST WHITELAND TOWNSHIP
Minutes
January 15, 2020

Page 4

Consent Agenda:

Approve Meeting Minutes from December 11 and January 6, 2020

Accept Treasurer's Report: As of November 30, 2019

Ratify Payment of Bills: \$745,027.79 (December 2019)

Ratify Purchase of Glock Handguns (41) from Witmer Public Safety (Using Blue Shield PA Pricing Network) for Police Use for \$5,348 (Net of Discounts & Trade In Value)

Approve Sanitary Sewer Design Sewers Proposal from ARRO - Contract Increase (\$11,061, from \$161,200 to \$172,261)

Approve Proposal from Land Concepts for Land Planning & Site Design Services for Municipal Complex for \$19,900

Approve Replacement Quote from Xylem Water Solutions for West Gate Pump Station for \$24,205

Approve the purchase of County emergency management system compatible laptop computers (2) for Codes & Life Safety Deputy Directors vehicles from CDWG for \$10,082

Approve to list on Municibid for sale:

2006 Chevrolet Impala (Former Police Administrative vehicle with 175,174 miles)

2008 Ford Expedition (Former Code Inspection vehicle with 104,297 miles)

Repurpose 2018 Automated Red Light Enforcement (ARLE) agreement \$71,216.02

Approve Signature Cards for a New (Health Reimbursement) Account with Key Bank

Approve Proposal from Tyler Technologies for \$6,603 for Project Accounting Module

Ms. Drummond questioned the number of handguns being purchased, we have 25 Officers, we are purchasing 43 handguns. Chief Yeager explained the situation, some officers have two guns, two of the guns are SWAT guns, and a few are going to be used as backup should any of the guns need repair. Chief Yeager also wanted to acknowledge these guns have already been purchased, this is why it is a ratification request. He also noted that they switched from 40 caliber to 9

Board of Supervisors
EAST WHITELAND TOWNSHIP
Minutes
January 15, 2020

Page 5

millimeter, since then, qualifications were done and this is the first time in 40 years everyone qualified on their first try.

Mr. Orlow questioned the department earnings, says its marginal right now, didn't GMH permit get submitted in 2019. Ms. Kleponis said it came in 2020, we did the budget amendment in December to reflect that.

Ms. Drummond wanted an explanation on "Repurposing" the 2018 Automated Red Light Enforcement (ARLE). Mr. Nagel said it meant that we had applied for an ARLE grant for temporary traffic signals, after review it wasn't the best use for the grant money, so we are repurposing the grant to be more in line with what we are trying to do.

Mr. Nagel also wanted to comment on Mr. Orlow's concern about the department earnings. Mr. Nagel explained the permit revenue for GMH was in excess \$200,000 and the Park impact fee was in excess of \$600,000 both received in January 2020. They are planning construction this spring.

Ms. Drummond made a motion to approve Consent Agenda as read by Chair. Mr. Orlow seconded the motion; the motion was approved 3-0.

Public Comment:

Mr. Caban had a few comments in regard to the Conditional Use Hearing we just had.

He would like to know how we can go about having our solicitor suggest making small changes to our codes in order to give the Board flexibility, and make a fast track to change our codes.

Mr. Caban also wanted to know if we have a policy in place to prevent a situation like what is going on in Kennett Square. Mr. Nagel explained that we have internal controls, checks and balances are in order. Our Finance department adheres to best practices including segregation of duties.

Charles Bernhardt, would like the board to consider looking into the lighting ordinance, how much light can be bleed into anyone's given property. He is also concerned about the new addition to the Lincoln Court shopping center with outdoor seating and loud music disturbing the

Board of Supervisors
EAST WHITELAND TOWNSHIP
Minutes
January 15, 2020

Page 6

peace. Mr. Bernhardt also mentioned the new restaurant has been throwing trash outback and not cleaning up. Mr. Brown said the outdoor seating is permitted with the ordinance and that they did clean up. Mr. Bernhardt said it is not and he has pictures to prove otherwise. Mr. Brown said Zoning will go out and check the site out tomorrow. Mr. Bernhardt also questioned the temporary flags and signs that are going up all over the Frazer area on Route 30, at one point there were 40 signs. Mr. Brown assured that the staff will be out tomorrow to check into this.

Meeting Adjournment: 10:45 P.M.

Donna Wikert

Board Secretary