

EAST WHITELAND TOWNSHIP  
REGULAR MEETING  
April 8, 2015

William Holmes, Chair, called the meeting to order at 7:00 p.m. John Mott, Vice Chair, William Wrabley, William Lincke, Esquire, Township Solicitor, Terry Woodman, Township Manager, Gene Dooley, Police Chief, Cathy Palmer, Finance Director, Bill Steele, Public Works Director, and Ken Battin, Director of Codes and Life Safety and Township Fire Marshal, were present. There were twenty-five (25) people in the audience at the start of the meeting.

Everyone recited the Pledge of Allegiance.

APPROVAL OF MINUTES

Mr. Mott made a motion to approve the Minutes of the March 11, 2015. Mr. Holmes seconded and the vote was unanimous.

ANNOUNCEMENTS

- The first Chester County Household Hazardous Waste Collection Event of 2015 will be held on Saturday, April 11<sup>th</sup> between 9am and 3pm at the CAT Pickering Campus, 1580 Charlestown Road, Phoenixville, PA 19460. **NO Electronics will be accepted at this collection event.** For more information on “acceptable” waste check out [www.chestercountyswa.org](http://www.chestercountyswa.org)
- Representative Duane Milne is holding a shredding event, an electronics recycling event and a prescription drug take back collection and will also be collecting eye glasses and hearing aids on Saturday, April 25<sup>th</sup> from 9am to 1pm at Penn State Great Valley, 30 Swedesford Road.

SWEARING IN OF A NEW TOWNSHIP MANAGER

Mr. Mott made a motion to approve the offer of hiring of John B. Nagel as Township Manager, Treasurer and Open Records Officer effective April 13, 2015. Mr. Wrabley seconded and the vote was unanimous. Mr. Nagel was sworn in by Judge Thomas P. Rogers.

PUBLIC COMMENT

Frank Donohue, Valley Forge Trout Unlimited and, as a resident of the Township, extended is appreciation to Ms. Woodman for her work as Manager and member of the Planning Commission.

REPORTS AND COMMUNICATIONS FROM BOARDS, COMMISSIONS AND  
TOWNSHIP OFFICIALS

Gary Sheridan, President of the EWT Volunteer Fire Association, advised that they responded to 136 calls, 58 fire and 78 medical incidents for March. There were 79 incidents in East Whiteland Township, 32 in Charlestown Township and 25 in other Townships.

Bill Steele – stated that the Green Valley Watershed Association awarded monies for Valley Creek Park projects which will be used to protect the stream. They will install meadow grasses around the retention basin for easier maintenance. The Park & Recreation Board will be able to review the plans of the project. The grant will provide about \$60,000 leaving a balance for the Township's contribution of \$24,000. Ms. Woodman advised that this is not an anticipated project but there are funds in the Park Development fund. Mr. Mott made a motion to allocate Park funds not to exceed \$24,000 for the restoration at Valley Creek Park. Mr. Wrabley seconded and the vote was unanimous.

Mr. Steele advised that the Conestoga Road Sewer replacement project is ongoing and about 1,000 feet of pipe has been installed to date.

Public Works facility – Mr. Steele advised that the ground has dried out and the project is estimated to be completed at the end of June.

Ken Battin, Fire Marshal advised the Board that Dan Kerrigan, Inspector/Asst. Fire Marshal has completed his Executive Fire Officer program from the National Fire Academy which makes him one of three individuals in the County with this classification. Also, a foam trailer was obtained from West Whiteland Fire Company. This trailer was one of five given from the Terrorist Task Force to the Counties. Scheduled training will soon be arranged between the Township and Fire Company. In addition, the Emergency Management Plan will also be updated next month.

Terry Woodman thanked the Board and expressed her appreciation for the ability to work with the employees.

Gail Keyes, Chairman, Park & Recreation Board – asked for some direction and help for applying for grant funds. She was advised to develop a list of projects and submit those plans prior to the budget process. The Township could provide some catalogs for review with equipment to develop the projects for parks. Ms. Keyes felt that the Township should look into acquiring land for parks and preserving open space in the Township. Ms. Keyes was asked identify the needs within the township. Discussion ensued.

### ACCEPTANCE OF THE TREASURER'S REPORT

Ms. Woodman summarized the Treasurer's Report. Mr. Wrabley made a motion to accept the Treasurer's Report dated March 31, 2015. Mr. Mott seconded the motion and the vote was unanimous. The Treasurer's Report balance totals as of March 31, 2015 are as follows:

General Fund	\$ 5,643,629.57
Street Light Fund	30,684.08
Sewer Fund	3,144,474.38
Sewer Fund Reserve	6,605,027.39
Park Development Fund	314,930.20
Capital Improvement Fund	7,836,161.25
State Fund	288,022.24

### APPROVAL OF THE PAYMENT OF BILLS AND PAYROLL

Mr. Mott made a motion to approve General Fund Voucher No. 2015-4, Sewer Fund Voucher No. 2015-4S, and Payroll Fund Voucher Nos. 2015-7, and 2015-8, which included two check runs. Mr. Wrabley seconded the motion and the vote was unanimous.

### OLD BUSINESS

Malvern Meetinghouse Restaurant update – Mr. Lincke stated that the property is supposed to be on the June Sheriff's sale.

Status of Birch Road Property – Ken Battin informed the Board that a structural engineer was hired to evaluate the property. The building structure is sound but with all the damage it would be more cost effective demolish the home. Currently, it is posted as an unsafe structure. Eric Reed is the contact person between the Township and owner relative to the status of the property.

### NEW BUSINESS

The motion to appoint a Park and Recreation Board member to the Comprehensive Task Force. Ms. Barbara-Ann Thav has volunteered to be a liaison on the Task Force. Mr. Mott made a motion to appoint Barbara-Ann Thav as a representative to the Comprehensive Task Force. Mr. Wrabley seconded and the vote was unanimous.

Motion to approve/deny the Conditional Use application filed by RLD Atwater JV, LLC for the construction of a hotel on a portion of the property on the east side of Rt. 29 immediately north of the intersection of Atwater Blvd. and Flat Road.

Mr. Colagreco, attorney for the applicant, stated that the use by this applicant is a permitted use as outlined by our zoning ordinance. He felt that the objections raised by the Desmond Hotel is based on an economic hardship and Pennsylvania law is clear that an economic hardship is not a reason for denial. He felt that the Desmond has not presented evidence that this application of a hotel would be detrimental. Mr. McErlane, attorney for the Desmond, stated their position it is related to community planning and not hardship. Discussion ensued.

Mr. Mott made a motion to approve the Conditional Use application filed by RLD Atwater JV, LLC for the construction of a hotel on a portion of the property on the east side of Rt. 29 immediately north of the intersection of Atwater Blvd. and Flat Road. Mr. Holmes seconded the motion. The vote was two in favor – Messrs. Holmes and Mott and one abstention – Mr. Wrabley.

Adoption of Resolution No. 14-2015 authorizing the Township Manager to sign Traffic Signal applications. Ms. Woodman advised us that PennDot installed this signal as a result of the Route 202 construction at the township entrance. Therefore, the Township must apply for a traffic signal permit, if we wish to make this signal permanent. Mr. Mott made a motion to adopt Resolution No. 14-2015 authorizing the Terry Woodman, Township Manager to sign Traffic Signal applications. Mr. Wrabley seconded and the vote was unanimous.

Adoption of Resolution No. 15-2015 authorizing the submission to the Pennsylvania Department of Environmental Protection for a Plan Revision for new land development to provide access to the public sewer collection system to the development proposed for Atwater South. The sanitary sewer collection flow will proceed directly from East Whiteland and then into Tredyffrin Township. Additional capacity will also be needed for the residential component of this development. Mr. Wrabley made a motion to adopt Resolution No. 15-2015 authorizing the submission to the Pennsylvania Department of Environmental Protection for a Plan Revision for new land development to provide access to the public sewer collection system to the developments proposed for Atwater South. Mr. Mott seconded and the motion was unanimous.

Adoption of Resolution No. 16-2015 authorizing the submission to the Pennsylvania Department of Environmental Protection for a Plan revision. Mr. Steele stated that the purpose is to upgrade the pump station at Wilburdale and Flat Roads. This station will replace the original pump station constructed in the 1970s which is needed to convey the increase flows for future capacity within the corporate center. Mr. Mott made a motion to adopt Resolution No. 16-2015 submitting to the Pennsylvania Department of Environmental Protection a revision to the “Official Plan” of the Township, a Special Study establishing the planning requirement necessary to provide public sewer infrastructure improvement located in and adjacent to the Great Valley Corporate Center. Mr. Wrabley seconded and the vote was unanimous.

Adoption of Resolution No. 17-2015 authorizing the destruction of records in compliance with the State’s Records Retention Act. Mr. Wrabley made a motion to adopt Resolution No. 17-2015 authorizing the destruction of records in compliance with the State’s Records Retention

Act as listed on Exhibit "A" a copy of which is attached. Mr. Mott seconded and the vote was unanimous.

Adoption of Resolution No. 18-2015 authorizing Terry Woodman to sign the application for Traffic Signal approval. Ms. Woodman stated that this signal is for the intersection of Route 30 and Route 352 for the Linden Hall development. Mr. Mott made a motion to adopt Resolution No. 18-2015 authorizing Terry Woodman to sign the application for Traffic Signal Approval. Mr. Wrabley seconded and the vote was unanimous.

Mr. Holmes made a motion to authorize the advertisement of a Conditional Use hearing on May 13, 2015 to consider the application of Planebrook Partners, LLC to develop townhouses on 12 ± acres in a VMX – Village Mixed Use Zoning District. Mr. Wrabley seconded and the vote was unanimous.

Mr. Holmes made a motion to authorize the advertisement of a Public Hearing on May 13, 2015 to consider the transfer of a liquor license into the Township. Mr. Mott seconded and the vote was unanimous.

Mr. Mott made a motion to adopt Resolution No. 19-2015 naming John Nagel as the Township's delegates to the Chester County Tax Collection Committee. Mr. Wrabley seconded and the vote was unanimous.

#### ADJOURNMENT

Hearing no new business the meeting was adjourned at 7:55 p.m.

Respectfully submitted,

Maureen G. Perri, Township Secretary