

## **Regular Board of Supervisors Meeting held Tuesday June 15, 2004**

A regular meeting of the Board of Supervisors was conducted on Tuesday June 15, 2004 commencing at 9:00 a.m. Chairman Mr. Garris called the meeting to order. Present were Supervisors Mr. Hensel and Mr. Doratt, Mr. Pompo Township Solicitor, Mr. MacCombie Township Engineer, Mr. Lowry Township Zoning Officer/Building Inspector and members of the community.

The Board observed a moment of silence and a pledge of allegiance.

**Township Police report.** Sergeant Ranck read a statement from Mr. Groce to pay Informant Technologies Inc. \$3,805.00 for a software upgrade for the Police Department. Mr. Hensel asked Sergeant Ranck if he would deliver the Planning Commission packets once a month to the member's homes. Sergeant Ranck said he would.

Mr. Garris made a motion, seconded by Mr. Doratt, to pay Informant Technologies Inc. \$3,805.00 for software upgrade for the Police Department. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

**Township Engineers report.** Mr. MacCombie reported that the Township is not eligible for the riparian buffer grant; he stated that grant is for residents only but he did state there is another application geared toward Municipalities due by July 15<sup>th</sup>. Mr. MacCombie reported that Sadsbury purchased 563 EDU's from City of Coatesville Authority; the Township reserved 100 EDU's of which they sold 8 EDU's leaving 92 EDU's remaining. Mr. MacCombie recommended the Township keep 20 EDU's in reserve for the future. Mr. MacCombie stated that the Chapter 94 concerning wastewater shows Pennsylvania American Water Company shows a hydraulic overload within the next 5 years and new development may not get planning module approval due to PAWC selling more connections than could be hooked up. Mr. Hensel asked Mr. MacCombie if the developer could file for a sewer planning module approval before they pay their tap in fees. Mr. MacCombie stated a plan must be submitted in order to receive planning module approval so the answer is no.

Mr. Garris made a motion, seconded by Mr. Doratt to sell Doug Howe 30 Edu's and Linn Hanaway 15 Edu's, leaving 47 in Township reserve, with there being questions from Mr. Lymberis regarding the SSC and any new connections into the system require a reimbursement to them. Mr. Silvernail asked how much money are they talking, Mr. MacCombie answered approximately \$1,100 would be reimbursed to SSC. Mr. Hensel asked if the Edu's will be transferable, Mr. MacCombie stated they will be non transferable. With Mr. Garris voting "aye", Mr. Doratt voting "aye", Mr. Hensel voting "nay" the motion passed.

Mr. MacCombie stated he has easement papers for John Lymberis, the last documents that the Board signed had a wrong name on them. The Board resigned the easement documents.

Mr. MacCombie stated that spring view Manor is in sewage violation and must obtain a pump and haul. Mr. MacCombie suggested the homeowners association

**Township Solicitor report.** Mr. Pompo reported that he has completely reviewed the Township Police Policy Manual and has found it to up to speed. Mr. Pompo suggested the Board prepare the holiday, sick day, and salary schedule for approval in the next Board of Supervisors meeting. Mr. Pompo stated the Conditional Use Hearing for June 29, 2004 will open and close at the request of Kaplan Stewart attorney for Arcadia. Mr. Silvernail asked why the meeting was canceled? Mr. Pompo answered the Conditional Use Hearing was canceled by the request of the applicant.

**Township Zoning report.** Mr. Lowry reported that he has prepared a revised fee schedule to meet with the adoption of the Statewide Building Code. The Board had a lengthily discussion regarding the burning permit portion of the fee schedule. The Board is not in favor of the burning permit portion of the fee schedule; Mr. Lowry stated that he would amend the schedule. Mr. Lowry reported that West Nile Virus tablets could be obtained at Agway. Mr. Lowry stated a public meeting with Pennsylvania American Water is scheduled for the Pomeroy Heights residents on June 22, 2004 to be held at the Sadsburyville Fire Hall at 7:00 p.m. Mr. Lowry stated that he received an incomplete zoning application from Tim Brown; Mr. Lowry suggested the Township Secretary try to find a variance hearing that occurred approximately 15 years ago for the property.

After discussion Mr. Garris made a motion, seconded by Mr. Doratt, to approve Ordinance 2004-03 pertaining to the adopting of the Pennsylvania Construction Code as the new building code of Sadsbury Township effective date being July 1, 2004. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

After discussion Mr. Garris made a motion, seconded by Mr. Doratt, to adopt Resolution 2004-04 pertaining to the fee schedule change to table the burning permit portion of the Resolution until a later time and waiving the second inspection fee. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Doratt discussed the large truck traffic pulling out of the construction site of Electronic Boutique and going South cannot get into the tunnel and must back up Stove Pipe Hill. Mr. Doratt asked if a tunnel warning sign could be placed at the construction site to make the truck driver aware of it. Mr. Lowry stated that he would talk to Electronic Boutique to place the sign.

After discussion Mr. Garris made a motion, seconded by Mr. Hensel to give William Owens a salary increase of \$2.00 per hour to remain part time and work the same amount of hours. With there a question from Robert Silvernail asking how much an hour Mr. Owens is making, with the answer being approximately \$16.00. With there being no other questions, the Board voting "aye", the motion passed unanimously.

John Newton presented the Board with a request of final sub division approval of the Morris Farm. Susan Boswell attorney representing John Newton stated they are willing to put up \$20,000 in cash for the traffic signal that is to be shared with Bellaire Business Park and a possible \$10,000. Mr. Hensel suggested that John Newton and Bellaire put up equal amounts. Mr. Garris recommended that both developers put up \$60,000. when traffic signal is completed split the remaining between them. After lengthily discussion Mr. Pompo stated that final approval cannot be made due to no approved Resolution has been adopted for the sewage planning modules therefore the decision was tabled.

After discussion Mr. Garris made a motion, seconded by Mr. Doratt to approve the preliminary plans of Bellaire Business Park contingent all outstanding issues of the June 9, 2004 letter of Mr. MacCombie and applicant agrees to do traffic study at the request of the Township. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

After discussion Mr. Garris made a motion, seconded by Mr. Doratt to approve the preliminary plans of Cosmos Self Storage subject to applicant meeting compliance to the June 14, 2004 letter of Mr. MacCombie. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Mr. Lowry stated that he has received faxes from Mr. Heineman of zoning complaints within Sadsbury Township. The Board instructed Mr. Lowry to write Mr. Heineman and advise him of the proper procedures to follow for complaints.

With there being no further business the meeting was adjourned.

Respectfully Submitted,

Lisa Myers  
Secretary/Treasurer