

## **Board of Supervisors Regular Meeting, Tuesday August 5, 2014**

The regular meeting of the Board of Supervisors of Sadsbury Township was conducted on Tuesday, August 5, 2014 commencing at 7:00 P.M. Chairwoman, Stephanie Silvernail, called the meeting to order. Present were Supervisor, Mr. Greenfield, Mr. Pompo, Township Solicitor, Mr. MacCombie, Township Engineer/Zoning Officer, and members of the community. Supervisor, Mr. Taylor was absent.

A moment of silence and Pledge of Allegiance were observed.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to waive the reading of the minutes of the previous meeting. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to adopt the minutes of the previous meeting. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Ms. Silvernail announced that the Board of Supervisors would conduct a hearing for the adoption of the Comprehensive Plan as advertised.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to adjourn the regular business meeting to conduct a Public Hearing for the adoption of the Comprehensive Plan, as advertised. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Ms. Silvernail made a motion, seconded by Mr. Greenfield to resume the regular business meeting. With there being no questions from the public, the Board voting "aye" the motion passed unanimously.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to adopt Resolution 2014-11, a Resolution pursuant to Article III, Section 302 of the Pennsylvania Municipalities Code adopting the Sadsbury Township Comprehensive Plan of 2013. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

**Township Police Report:** Chief Ranck reported that during the month of July, the Township Police patrolled 4,918 miles. There were 219 calls for service during the month. Criminal arrests for the month of July consisted of 2 forgery, 2 thefts and other related charges, possession of a firearm, possession of Marijuana, 1 DUI, and 1 Bench Warrant. An investigation of an armed robbery involving a firearm that occurred earlier this month at the Blue Spot Laundromat is on-going. One speed detail was conducted in July in the area of the 2900 block of Lincoln Highway and numerous citations were issued. The police incidents are as follows: 911 Hang-up 2, accident involving entrapment 2, Hit and run 1, accident other type 2, property damage crash 5, alarm fire 2, alarm police 13, animal complaint 7, assist ambulance 24, assist fire department 1,

assist to other police departments 7, emotional disorder 1, building fire 1, civil dispute 1, disturbance 6, domestic disturbance 8, DUI 1, erratic driver 4, escort person or money 4, keys locked 5, miscellaneous 3, noise complaint 4, parking violation 1, phone assignment 37, repossession 3, report only 15, robbery 1, shots heard or shooting (no injuries) 2, storm wires pole transformer 3, suspicious condition 14, theft 5, traffic general hazards 9, traffic stop 10, damage to vehicle 1, warrant hit or service 3, well-being check 2, and poles wires transformer fire 2.

**Township Public Works Report:** Mr. Simmons reported that for the month of July the Public Works Department maintained Township owned properties, right-a-ways, buildings, signs, equipment, and storm drain system. Weeds and vegetation was cut around all guide rails, bridges and signs, roadside mowing occurred along Old Mill, Compass Road, Octorara Road, and Sadsbury Road, where it was safe and suitable for the Scag Mower to access. On July 8<sup>th</sup>, due to severe storms, the Public Works Department responded to reports of several trees down across roadways with some involving electrical wires. Many tree limbs were removed from roadways, areas where wires were involved were coned off and EOC and PECO were notified. Generators were hooked up to all three traffic lights in the Township due to a power outage lasting approximately 24 hours. In the following days after the storm, the damage was assessed, woody debris in road right-a-way was cut and chipped, drains were cleared, stones were removed from roads, re-opening the roads after PECO made repairs to wires and frequent reporting to the County EOC and Board of Supervisors the current status of the Township in regards to storm related issues. The Public Works Department also removed trees that fell onto roadways unrelated to the July 8<sup>th</sup> storm. On July 16<sup>th</sup>, a tree fell partially blocking Greenbelt Drive. This tree was cut up and chipped. On July 28<sup>th</sup>, the police notified the Department of a tree down at Old Wilmington and Stovepipe Hill Road. This tree was cut and removed. On July 29<sup>th</sup> another tree reported by police, fell, partially blocking Compass Road. This tree was cut and removed. The Department also recorded sewer meter readings for the second quarter. The Scag mower was given a full maintenance service and the Township building was partially power washed.

**Emergency Management Coordinator Report:** No Report.

**Keystone Valley Fire Company Report:** For the month of July 2014, The Keystone Valley Fire Company answered 31 calls for: fire 10, rescue/medical assist 10, service 5, false alarm 4, and recalled 2. The response by Municipality was: Atglen Borough 1, Sadsbury Township 9, West Sadsbury Township 3, Highland Township 6, Parkesburg Borough 8, Bart Township 1, and Lancaster County 3. The average response by personnel per call was 10 and the total of 288 personnel for 223.41 combined response hours. There were 6 in-house trainings with 102 members attending for 315 hours of training. 112 members participated in 528.76 combined hours of other activities, including 6 days of Fair detail, 3 members attended PA Weekend at National Fire Academy, 2 members traveled to NYC to pick up a forcible entry door prop to improve training abilities, several members worked at North station removing County owned radio equipment and swapping out equipment to in-service vehicles, assisted

Cochranville Fire Company on stand-by at their Fair with Rescue and Ambulance, providing traffic assistance and ambulance stand-by for JD Eckman Company picnic. Apparatus and fuel costs as follows: fire units: 2,962 miles traveled, 303.7 gallons of fuel used and \$6,839.35 maintenance costs for annual preventive maintenance and repairs on engines. Ambulance: 2,659 miles traveled, 134.6 gallons of fuel used and \$1,463.25 in maintenance costs. Engine 1 was out of service for 32 hours for maintenance/repairs, Engine 2 was out of service for 58 hours for maintenance/repairs, and Ambulance 2 was out of service for 20 hours for maintenance/repairs.

**Sadsburyville Fire Company Report:** Mr. Brecht reported for the month of July, 2014, Sadsburyville Fire Company responded to 19 fire calls for: 1 out-building fire, 3 house, 1 building, 1 rapid intervention, 2 motor vehicle accidents, 1 motor vehicle with entrapment, 1 tree with wires, 1 car fire, 1 electrical fire, 1 Landing Zone, 2 assist EMS, 1 Engine transfer, 2 automatic fire alarms, and 1 aircraft emergency. Response territories are as follows: Sadsbury Township North 10, Sadsbury Township South 1, Valley Township 3, West Caln Township 3, East Fallowfield Township 1, and Parkesburg Borough 1. Miles traveled were 144 with an average of 7.5 miles per call. Time in service was 12 hours and 21 minutes with an average of 39 minutes per call. 250 gallons of water was pumped with a pump time of 30 minutes. There was 150 feet of 1-3/4 inch hose and the Hurst Hydraulic Rescue tool -1. The combined fire-fighter training hours were 150 with a combined personnel fundraising hours of 95.

**Township Engineer Report:** Mr. MacCombie stated that no meetings have been scheduled pertaining to the Washington Lane tunnel and there has been no notification of funding. Mr. MacCombie reported that he will have something at next month's meeting for the Board to consider about the flooding problem at North Street and Stovepipe Hill Road. Concerning the Western Sewer District, Mr. MacCombie will meet with CVS at the Township Building tomorrow. The plan was to have a pump station at Sadsbury Commons to pump to Parkesburg. CVS wants to connect to public sewer considering additional development in the area. Another alternative would be to have the pump station at CVS, gravity feed Sadsbury Commons to CVS and pump it to Parkesburg via Route 10. The decision would have to be which side of Route 30 would the pump station be located, the North side or the South side. Ms. Silvernail stated she would prefer whichever is the least cost and responsibility of the Township as pump stations are costly to maintain. Mr. MacCombie stated the developers could get together to maintain the pump station or it could be owned by PAWC. Mr. MacCombie reported that he received two e-mails from Joseph Banks of the DVRPC concerning the right-a-way constructability for the Sadsbury Village Enhancement Project, which is scheduled to start in the spring.

**Township Solicitor Report:** Mr. Pompo stated the Conditional Use Hearing for Lot 8 of the All-County Partnership property is being held tonight in Valley Township and he has sent a letter to the Valley Township Solicitor stating Sadsbury Township endorses one-way, limited traffic on Hoffman Avenue. Mr. Pompo stated a minor change to the Sadsbury Township Sewer Ordinance has been advertised and is ready for consideration by the Board of Supervisors. The change in the Ordinance allows the

Township to charge any additional fees and costs incurred by the Township for termination of water service to a delinquent property, including charges for lost revenue.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to adopt Ordinance 2014-03, an Ordinance amending the Code Of Ordinances of Sadsbury Township by amending chapter 101, the Sadsbury Township Sewer Ordinance, Article III Sewer Rents, Section 101-27.E. authorizing the charging of any additional fees and costs incurred by the Township for termination of water service to delinquent property, including charges for lost revenue. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Pompo stated that it is procedure for Pennsylvania American Water Company to allow municipalities with sewer systems to terminate services on delinquent customers. The municipality would be responsible to pay Pennsylvania American any lost revenue for water usage by the customer. To be able to terminate these services, the Township must enter into a shut-off agreement with Pennsylvania American.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, for Sadsbury Township to enter into a water shut-off agreement with Pennsylvania American Water Company to be allowed to terminate water services on a delinquent sewer customer. With there being no questions from the public, the Board voting "aye" the motion passed unanimously.

Mr. Pompo reported the plans for the Maple Avenue Subdivision did not have a Storm Water Maintenance Agreement, and one is required, according to the new Storm Water Ordinance. A plan has been submitted by Mr. Herling for the Boards consideration.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to accept the Storm Water Management Facilities Maintenance Agreement for Arthur B. Herling, Maple Avenue Subdivision (27 Maple Avenue). With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

**Township Planning Commission Report:** The July 2014 meeting was cancelled due to no business.

**Township Zoning Report:** Mr. MacCombie reported his office received a complaint about a resident on Octorara Road illegally operating a rental property. Upon investigation it was found he was not. Two fence permits were issued for Sadsbury Park and the Zoning Hearing Board granted the McQuiston, Roche variance application for an in-ground swimming pool in Octorara Glen. The Township has received many complaints about the Delaware Valley Concrete Plant operating at 2am or 3am. Mr. MacCombie stated the concrete plant has a big job and the plant in Gap was not producing enough concrete. They were warned the Noise Ordinance states no construction noise from 11:00 P.M. to 7:00 A.M. The plant did not comply. Dave Bilon, from Mr. MacCombie's office, spoke to the owner of the property, "Mario", who had no idea this was going on at the plant. He was given the information on the

Noise Ordinance and the many complaints from residents. Since then there have been no complaints. Chief Ranck stated there have been no complaints for the last three mornings and he will follow-up for the rest of the week. Mr. MacCombie stated there is an issue with water run-off emanating from the Delaware Valley Concrete Plant onto a residents property. David Biloon contacted the resident but did not receive a call-back. Mr. MacCombie and David Biloon will follow-up with this resident. Mr. MacCombie stated that in the past Delaware Valley Concrete released water in the storm sewer system and concrete water got in the stream. Ms. Silvernail directed Mr. MacCombie to meet with the resident about water run-off on her property.

**Chester County Airport Update:** Mr. Roberts reported the Airport is hosting two events this year. August 19<sup>th</sup> is Aviation Day benefiting the Boy Scouts of America and October 4<sup>th</sup> is the Fall Flying Festival which will have a car and motorcycle show.

**Payment of Invoices:**

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to pay the July General Fund invoices in the amount of \$91,558.91. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to pay the July Sanitary Sewer Fund invoices in the amount of \$53,435.66. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

**New Business:**

Ms. Silvernail stated the Board interviewed a candidate for a part-time Administration Book-keeper position at a salary of \$17.00 per hour to work two days a week to help with office procedures. A back-ground check has been done.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to hire Tina Myers for a part-time administrative support position at a rate of \$17.00 per hour. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Mr. MacCombie stated that when a street light went out at Julie Drive, the Home Owners Association requested the Township prove it is not responsible for the maintenance of the street lights in the Development. Mr. MacCombie reported he has found nothing in the Township records that the Township took over the lights in the Development. Mr. Pompo stated he concurs with Mr. MacCombie that there is no evidence of responsibility. The light standards shown on the Development Plans show the lights are on the outside of the right-a-way and on individual lots. The plan was not to have poles on the road. Mr. MacCombie stated it is his understanding that PECO will fix the light. PECO has been billing each home a portion to maintain the street lights. Mr. MacCombie stated the Home Owners Association is aware.

## **Public Comment**

Simon Jesse of Sadsbury Park asked if the Ordinances were on-line or could be on-line? He referenced a commercial property closest to his home where there is mainly banging. Ms. Silvernail stated that maybe in the future, the Ordinances could be on-line.

Tim Mulrooney of Belvedere Avenue complained about an apartment building at 1930 Valley Road not cutting the grass and allowing weeds to border the property in excess of 6 feet. Some Pine trees are bug ridden and a hazard. Branches are piled at the bottom of the pine trees and animals are coming from the pile. Ms. Silvernail stated the Township does not have a property maintenance ordinance. Mr. Pompo stated the Township has no authority over trees except in the right-a-way and it is not an easy or inexpensive process to correct a nuisance property even if you have a Property Maintenance Ordinance. You cannot go on someone's property without a court order or permission from the owner. There is always some property in every Township that is a travesty and to legally have someone clean their property is not an easy task. Ms. Silvernail stated the Township has had several complaints against this property in the past.

Mr. James Sonsini of Washington Lane stated that a drive-way goes through his yard. He had his property surveyed and at one time this drive-way was a Township Road called Chestnut Street. A paper was given to him by the past owner of the property stating that the Township vacated Chestnut Street. He and his neighbor have been taking care of the property, as the road borders both properties. The survey company told him the paper was no good as it was not signed and had no ordinance number. Mr. Pompo stated that if the Township does not open a paper road in 21 years, the Township has no right to the road. Mr. Pompo told Mr. Sonsini to take the paper to his Title Company and they should be able to assure him that he and his neighbor own the property.

With there being no further business, Ms. Silvernail made a motion, seconded by Mr. Greenfield, to adjourn the meeting. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Respectfully Submitted,

Linda Shank  
Secretary

