

Board of Supervisors Regular Meeting, Tuesday, October 1, 2013

The regular meeting of the Board of Supervisors of Sadsbury Township was conducted on October 1, 2013 commencing at 7:00 p.m. Chairwoman Stephanie Silvernail called the meeting to order. Present were Supervisor Mr. Greenfield, Township Solicitor, Mr. Pompo, Township Engineer/Zoning Officer Mr. MacCombie, and members of the community. Supervisor, Ms. Horan 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.

Township Police Report: Chief Ranck reported that for the month of September, the Township Police patrolled 4,542 miles. There were a total of 328 incidents for the month which included 14 calls handled by the State Police. The Township Police activities are as follows: 6 theft complaints, 1 burglary, 12 suspicious conditions/suspicious vehicles, 14 alarms, 6 domestics, 4 disturbances, 1 harassment, 1 criminal mischief, 1 death investigation, 8 vehicles accidents, 6 assist other Police Departments, 15 fire and ambulance assists, and 80 non-emergency public service calls. The Township Police conducted 6 criminal arrests of which were 1 assault, 2 thefts, receiving stolen property and criminal mischief, 2 DUI arrests, and 1 habitual offender. The Township Police initiated 64 traffic stops which resulted in 49 traffic citations, 15 warnings, and 2 parking tickets. There were a total of 110 residential, business, vacation, and property checks conducted in the month of September. During the month of September all Township officers received their CODY records management training courses. Chief Ranck, reported that Cody has been downloaded with all its data pertaining to the Police Department, and has been connected with Chester County Legis (also known as Cody Cobra). This is the information sharing network between all municipalities and Chester County for the purpose of police investigations and information sharing. This will allow the entire operations of the Police Department to be entered and managed directly through CODY. In addition, all officers will be able to enter police complaints directly from their patrol vehicles and have access to CODY LEGIS regarding sensitive information and officer safety information.

Sadsbury Township Road Department Report: Mr. Simmons reported that for the month of September, 2013 the Public Works Department maintained Township owned properties, right-a-ways, buildings, signs, vehicles, equipment and our storm water system. Vegetation was removed at Ramsey Alley, Timacula Road, Chestnut Street, Middle Street, and North Street. Road resurfacing projects in the Township are under way and should be completed within the next few weeks. A section of Compass Road

that was coming apart has been permanently repaired. A water leak was discovered at Bert Reel Park located between the main located by the tunnel on Old Wilmington Road and the meter located in the parking lot between the two sheds. The stop sign located at Beacon Light Road was stolen and later returned to our Police Department. The area of Township property located off Greenbelt Drive north of the tunnel was intentionally driven on with a vehicle causing serious damage to the landscape. Mud and rocks were found covering nearby portions of Greenbelt Drive. At this very same area, tires and other items were dumped by an unknown person. Maintenance checks have been performed on all equipment and vehicles regularly. Equipment hours: 12.5 and vehicle hours: 492.

Township Engineer Report: Mr. MacCombie reported that he has an Engineering Escrow release of funds for Sadsbury Commons – Phase 1B Lancaster General Hospital Medical Office Building in the amount of \$462.50 for the Board’s approval.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to approve an Engineering Escrow release of funds for Sadsbury Commons – Phase 1B Lancaster General Hospital Medical Office Building in the amount of \$462.50 per Mr. MacCombie’s recommendation. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Mr. MacCombie reported that he has an Engineering Escrow release of funds for Sadsbury Arcadia Associates, L.P. Sadsbury Park Phase 2A in the amount of \$191.25 for the Boards approval.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to approve an Engineering Escrow release of funds for Sadsbury Arcadia Associates, L.P. Sadsbury Park Phase 2A in the amount of \$191.25 per Mr. MacCombie’s recommendation. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Mr. MacCombie reported that the repairs to Compass Road performed by D. Malloy, Inc. have been satisfactorily completed. Mr. MacCombie stated he would like to recommend to the Board to authorize payment to D. Malloy Paving in the amount of \$7,425.00.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to authorize payment to D. Malloy, Inc. the amount of \$7,425.00 for repairs to Compass Road, per Mr. MacCombie’s recommendation. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Mr. MacCombie stated that in the August 8, 2013 Traffic Signal Inspection Report filed by C.A. Higgins & Sons, it was indicated the pavement markings at the intersection of Lincoln Highway at Old Wilmington Road and the intersection of Lincoln Highway and Aim Boulevard/Independence Way, were worn and in need of being repainted. Mr. MacCombie stated that upon inspection, it was determined that the “painted “markings and line striping would need to be upgraded to be thermo-plastic material to meet

current PennDOT specifications. Mr. MacCombie stated it was determined that all the markings at the Old Wilmington Road intersection should be painted, while just the eastbound and westbound markings should be done at the Aim Boulevard/Independence Way intersection. Mr. MacCombie stated that he obtained three quotes for the markings as follows:

Zone Striping, Inc.	\$ 8,747.00
Guidemark, Inc.	\$10,375.00
Alpha Space Control, Inc.	\$11,711.25

Mr. MacCombie recommended the Board accept the proposal for the lowest bid which was submitted by Zone Striping from Glassboro, NJ in the amount of \$8,747.00.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to accept the proposal from Zone Striping, Inc. from Glassboro, NJ to do the line painting at Lincoln Highway at Old Wilmington Road and Lincoln Highway and Aim Boulevard/Independence Way using thermo-plastic material to meet current PennDot specifications, per Mr. MacCombie's recommendation. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Township Solicitor Report: Mr. Pompo reported that Chester County has issued a County-Wide Act 167 Stormwater Management Model Ordinance. Mr. Pompo stated that the Sub-Division Ordinance, Grading, and Zoning Ordinance must be amended to adhere to the Act 167 Stormwater Management Ordinance. Mr. MacCombie stated the Act 167 Ordinance requires the Township to keep files on all homes in the Township for all impervious coverage. Mr. MacCombie stated that once 2,000 square feet of impervious coverage is reached on a property, Storm Water Management will be needed for any additional coverage. The Ordinance must be adopted by January 2, 2014. Mr. Pompo stated that the final draft of the Ordinance can be done at the October 29, 2013 budget meeting, giving 30 days for the County to review, that would leave the adoption of the Ordinance at the December 3, 2013 Board of Supervisors Meeting.

Mr. Pompo addressed the residents of Pomeroy Heights and Hoffman Avenue about the proposed use of Hoffman Avenue for the 150 townhomes being built by Valley Township. Mr. Pompo gave a brief time line of events leading up to tonight as follows:

June 18, 2013	Ms. Silvernail and Hoffman residents attend Valley Township Board of Supervisors meeting.
July 2, 2013	All County Partners attend Valley Township meeting to give alternative suggested by Sadsbury Township. (one-way into the Development)
July 9, 2013	Valley Township Planning Commission voted unanimously not to consider alternative.

The Valley Township Supervisors visited Hoffman Avenue

August 20, 2013 Valley Township Board of Supervisors meeting. The Supervisors could not make a decision without hearing from their Planning Commission. (Planning Commission did not supply reasons for rejection). Township Secretary instructed to request a representative from the Planning Commission to provide reasons at the next Board of Supervisors Meeting.

September 3, 2013 Valley Township Board of Supervisors Meeting, the Developer attended. A prepared statement was read by a representative of the Planning Commission and the Board of Supervisors voted 4-0 not to consider the Hoffman Avenue alternative.

Mr. Pompo also gave a list of the 9 reasons the Valley Township Planning Commission gave for denying the Sadsbury Township alternative.

Mr. Pompo stated that Valley Township cannot dictate what is done in Sadsbury Township. Hoffman Avenue can be made a two way road in Sadsbury Township and 1 Way at the Valley Township line. Another alternative is to install a type of pork-chop and a hammer head in Sadsbury Township and block the traffic coming out of the Development using Hoffman Avenue. Emergency access would be allowed in and out of the Development. Mr. Pompo stated that the enforcement of this alternative will be on the Sadsbury Township Police not the Valley Township Police. Mr. MacCombie stated that during construction, there will be no equipment on Hoffman Avenue. Ms. Silvernail invited the Hoffman Avenue and Washington Lane residents to the Sadsbury Township Planning Commission Meeting on October 10, 2013 to have the Planning Commission look at the sketch, express their concerns, and reinforce the Board of Supervisors conditions.

Mr. Pompo stated that hearing for the Sign Ordinance Amendment has to be advertised by motion.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to advertise the hearing date of October 22, 2013 at 9:00 a.m. for the Sign Ordinance amendment. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Township Planning Commission Report: Mr. Greenfield reported that the Planning Commission met on Wednesday, September 11, 2013 at 7:00 p.m. The meeting was called to order and a moment of silence and the Pledge of Allegiance were observed. Mr. Glenn Bentley, 247 Planner with the Chester County Planning Commission, addressed the Sadsbury Planning commission with several questions regarding the 247 review service pertaining to Sub-Division and Land Development that is prepared by the Chester County Planning Commission. With no further business, the meeting was adjourned.

Township Zoning Report: Mr. MacCombie reported that he has met with Joe Discuilio and he may be filing for a Sub-Division requiring zoning relief on Wallace Avenue and

Lemon Alley where he has 6 parcels and wants to combine them to make 3 lots. A complaint was received about a business being operated out of a home on Meeting House Lane. All equipment has been moved out of the home. A complaint was received about grading being done on Octorara Road. The grading permit has expired and the gentleman was directed to file for a new grading permit. Mr. MacCombie stated that Dennis O'Neil and he had a meeting with PennDot about right-a-ways for the Village Enhancement. Property owners will have to be contacted for temporary and permanent right-a-ways.

Keystone Valley Fire Company Report: For the month of September, 2013, Keystone Valley Fire Company answered a total of 25 calls for: fire 12, rescue 11, and fire police 2. The response by municipality was: Sadsbury 6, West Sadsbury 10, Highland Township 1, Parkesburg Borough 3, and other 5. The average response per call was 7. There are 4 members in EMT school and 3 members have completed pumper/driver operator certification. For the month of September, 2013 the Keystone Valley Fire Department EMS responded to 75 calls for: Parkesburg Borough 28, Sadsbury Township 19, West Sadsbury Township 17, Highland Township 3, West Fallowfield Township 2, Christiana Borough 1, Honey Brook Borough 1, Coatesville City 1, Upper Oxford Township 1, Oxford Borough 1, and Avondale 1. Upcoming events: Iron Springs Horse Show – October 2, Piston Poppers Motorcycle Races – October 6, and Octorara Youth Football Games – October 6, 20 & 27. Keystone Valley Fire Department EMS, and volunteers logged 42 hours, 15 minutes of event stand by for September.

Sadsburyville Fire Company Report: For the month of September, 2013, Sadsbury Fire Company responded to 11 calls for: 4 automatic fire alarms, 1 building fire, 1 trash fire, 2 motor vehicle accidents, 2 fire type unknown, and 1 public service. The response by municipality was: Sadsbury Township North 8, Sadsbury Township South 0, Valley Township 3, Modena Borough 1, and South Coatesville Borough 1. Time in service was 7 hours and 38 minutes with 63 miles traveled. Volunteer fire-fighters responding were 67 with an average of 6 firefighters per call. The combined fire-fighter training hours was 30 and the combined fundraising hours were 220. For the month of September, 2013, Sadsburyville Fire Company EMS responded to 16 calls for: medical 9, pedestrian struck 1, gun shooting 1, fall 3, assault 1, and recall 1. The response by municipality was: Sadsbury Township 8, West Caln Township 7, and Valley Township 1. The number of responders was 38 with 24 miles traveled. Time in service was 4 hours and 30 minutes.

Emergency Management Coordinator: Mr. Taylor reported that he has completed the Emergency Management Institute study course: IS-0036, Planning for the Needs of Children in Disasters. Mr. Taylor stated that he has been asked to install a Knox Box at a new business in the Township.

Chester County Airport Update: No report.

Payment of Invoices

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to pay the September general fund invoices in the amount of \$94,894.13. 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 September sanitary sewer invoices in the amount of \$44,063.66. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

New Business

Ms. Silvernail made a motion, seconded by Mr. Greenfield, to set the date for Halloween “Trick or Treat” to be Thursday, October 31, 2013 from 6:00 p.m. to 8:00 p.m. for children 12 years old and under. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Ms. Silvernail stated that there are two (2) separate resident requests for credit on their sewer bills. Both residents are stating that the sewer they want credit for is water that did not go into the sewer system. Ms. Silvernail stated that even though the residents feel they should receive a credit, the Township is billed by Pennsylvania American for sewer according to the amount of water that has been used by the Township residents. Pennsylvania American Water Company does not issue a credit to the Township.

Ms. Silvernail made a motion, seconded by Mr. Greenfield, not to issue a credit for the two (2) residents requesting the Township to do so. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Public Comment

Earl Taylor stated he received an invitation to the ribbon cutting ceremony for the Stryker Brigade Readiness Center taking place on October 10, 2013.

Mr. Bennett stated the Township is starting to look “junky” with all the signs that are popping up, such as “We buy Houses”, “junk removal”, and yard sale signs that are not removed.

A resident asked what became of the Quarry Road and Old Wilmington Road industrial building? Ms. Silvernail stated that nothing came of it, as it was a non-event.

John Lymberis stated that on behalf of his family, he would like to thank the Township, emergency coordinators, police, and fire departments for their help in the funeral service for his father.

Mr. Felice stated he is going to contact the FAA for Sikorsky Helicopter flying over his house during the day and into the evening.

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