

Board of Supervisors Regular Meeting, Tuesday, February 4, 2025

A regular meeting of the Board of Supervisors of Sadsbury Township was conducted on Tuesday, February 4, 2025 commencing at 7:00 p.m. Chairman, Mr. Reynolds called the meeting to order. Present was Supervisor, Mr. Hanaway and Mr. Taylor was present by telephone. Also present was Mr. O'Keefe, Township Solicitor, Township Engineer, Mr. Porter, Police chief, Michael Hawley, Township Manager, Mr. Przychodzien, and members of the community.

Mr. Reynolds stated the Board met in Executive Session on Thursday, January 23, and today February 4, 2015 pertaining to personnel issues.

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

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

Public Comment on Agenda Items Only:

Amanda Stewart of North Harner Blvd. asked about the handicapped parking Ordinance. Mr. O'Keefe stated the Ordinance has been advertised and the Board will authorize the Ordinance this evening.

Police Report: Chief Hawley reported for the month of January 2025, there were 945 calls for service, out of this number 706 were dropped because of business checks and State Police Activity. The State Police take care of traffic enforcement, motor carrier safety, and disabled motorists. The actual call for service number is 209 for: 56 traffic encounters, 4 speed enforcement checks, 8 domestics, 3 DUI. A DUI motorist ran into the back of a police vehicle. The police officer was not injured. The police will be trained on stop sticks shortly. Pursuits are dangerous and should not be taken; get the license number and send a citation. The primary police car will have the stop sticks. The January County total calls were 32,600 and Sadsbury's numbers continue to trend at 2% of the County totals. The crime states show the overnight patrols are holding crime down.

Township Manager Report: Mr. Przychodzien reported he will be working on finding additional grants for the Octorara Road bridge and the Compass Road bridge. Grants have been submitted for both bridges. He will be meeting with Dan Williams on February 6 on additional bridge grant available. Mr. Przychodzien has been working with Mr. O'Keefe on the Handicap Parking Ordinance. The new roof on the Township Building is completed. Mr. Przychodzien stated the snowstorms in January depleted the salt supply and the Public Works had to use some of the anti-skid material as a mixture. Additional salt has been ordered. The water system for the Public Works was installed

in January. Mr. Przychodzien's request for seasonal employees for snow removal and grass cutting was tabled until next month. Mr. Przychodzien asked the Board for requests approval of service contracts for Comfort Pro for HVAC, C.M. High for traffic control lights, Chico Electric and Woodfield Financial Services, LLC at \$48.00 per hour. Comfort Pro and C.M. High were tabled until next month as the Board wanted to make sure we do not already have contracts with them.

Mr. Reynolds made a motion, seconded by Mr. Hanaway, to approve a service contract with Chico Electric. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Reynolds made a motion seconded by Mr. Hanaway, to approve a service contract with Woodfield Financial Services, LLC for \$48.00 per hour for accounting services. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Przychodzien would like to have installation of radios and antennas in the two new pickups for Public Works by Metropolitan Communications, not to exceed \$800.00.

Mr. Reynolds made a motion, seconded by Mr. Hanaway, to approve installation of radios and antennas in the two new pickups for the Public Works by Metropolitan Communications, not to exceed \$800.00. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Przychodzien has Resolution 2025-04 concerning the Township's Emergency Service Providers. This Resolution is done every year.

Mr. Reynolds made a motion, seconded by Mr. Taylor, to adopt Resolution 2025-04, the Township's Emergency Service Providers. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Public Works Report: For the month of January, the Public Works Department responded to four separate winter events in which plowing operations were deployed and the treatment of roads with de-icing agents were used. Before a weather event all snow and ice removal equipment is prepared by performing equipment maintenance checks. After the January 19th snow event, two of our trucks/plows had minor equipment failure and had to be repaired. Both trucks and plows were back ready to go for the next weather event within just a few days. The Department collected Christmas trees Township wide on January 10th and 17th. The Department also repaired several road/street signs damaged by weather/vehicles and lastly, the Department received the Falcon Asphalt Repair Heated Box on January 31st. A representative gave an introduction to the unit. This unit will greatly improve how the Department addresses potholes and other small asphalt repairs this spring.

Emergency Management Report: Mr. Taylor is concerned with receiving grants from the Federal Government for services. The states will be overwhelmed with requests for grants.

Keystone Valley Fire Department Report: For the month of January, there was a total of 37 incidents. The average number of personnel per call was 8 people. The average response time from dispatch on on-scene was 7:23 minutes. The total man hours were 123.31 hours. Total Response by Township: Parkesburg 9, West Sadsbury 11, Highland 1, Out of District 16. There were 3 training nights held in the month of January with the average attendance being 22 members attending. The EMS Division responded to a total of 154 responses for the month of January. There were 98 transports and 56 non-transports. The average response time from dispatch on On-scene was 7:15 minutes. The total response by municipalities: Parkesburg 42, west Sadsbury 21, Highland 7, Sadsbury Township 56, Christina Borough 4, Coatesville City 6, East Fallowfield 4, Londonderry 1, Oxfords 3, Sadsbury Township (Lanc. Co.) 5,1, Valley 5, West Caln 1, West Fallowfield 3.

Sadsburyville Fire Company: The Sadsburyville Fire Company gave a year end report for 2024: Fire alarms 75, vehicle accident 72, Structure fire 52, brush fire 14, investigations 12, Assist EMS 17, gas leak 11, Fire police request 13, electrical fire 1, chief notifications 10, accidental dispatch 2, rescue/lock outs 4, trees/wires 11, public service 6, aircraft standby 1, aircraft emergency 3, vehicle fire 5, appliance fire 1, trash fire 1, relocates 7, assist PD 6, knox box 16, misc.FD activity 5.

Mr. McCarthy gave a presentation to the Board seeking assistance from the Township to replace the aging 1998 Ferrera Freightliner Pumper as Engine 31. The engine has served the fire company for 26 years. The Fire Company is seeking assistance in the acquisition of a 2020 Spartan Pumper listed for sale for \$298,800.00. This will serve the Township for another 20 to 25 years.

Westwood EMS Report: Mr. Sly reported that the Westwood EMS responded to 51 calls for service. There were 6 responses from Westwood Division and 45 responses from Wagontown Division. The call types were: medical 47, fall 3, fire standby 1.

Township Planning Commission Report: The reorganizational meeting was held January 15, 2025 followed by a regular Planning Commission meeting. Mr. Zanoni was elected Chair, Amanda Stewart was elected Vice Chair, and Simon Jessey was elected Secretary. The Commission looked at a Preliminary Land Development application for a new building at 363 Compass Road. Discussion was held about the sketch plan proposing an assisted living facility.

Engineer Report: Mr. Porter reported he has an Engineering Escrow release of funds for Sadsbury Commons, LP for Sadsbury Commons Phase 2 in the amount of \$2,413.75 for the Board's approval.

Mr. Reynolds made a motion, seconded by Mr. Hanaway, to approve an Engineering Escrow release of funds for Sadsbury Commons, LP in the amount of \$3,413.75 per Mr. Porter's recommendation. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Porter reported he has an Engineering Escrow release of funds for Lincoln Crest Management, LLC for the Lincoln Crest Mobile Home Park Expansion in the amount of \$1,435.00 for the Board's approval.

Mr. Reynolds made a motion, seconded by Mr. Taylor, to approve an Engineering Escrow release of funds for Lincoln Crest Management, LLC for the Lincoln Crest Mobile Home Park Expansion in the amount of \$4,435.00 per Mr. Porter's recommendation. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Porter reported he has an Engineering Escrow release of funds for Parkesburg Investors, LLC for the Taco Bell Buck Run Condominium, Unit 4 in the amount of \$325.00 for the Board's approval.

Mr. Reynolds made a motion, seconded by Mr. Hanaway, to approve an Engineering Escrow release of funds for Parkesburg Investors, LLC for the Taco Bell Buck Run Condominium, Unit 4 in the amount of \$325.00 Per Mr. Porter's recommendation. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Porter reported he has a Letter of Credit Reduction Certificate of Completion for Sadsbury Common, LP for Sadsbury Commons, Phase 2 (Pads H and E1-E4) in the amount of \$1,007,566.45 for the Board's approval.

Mr. Reynolds made a motion, seconded by Mr. Hanaway, to approve a Letter of Credit Reduction Certificate of Completion for Sadsbury Commons, LP for Sadsbury Commons, Phase 2 (pads Hand E1-E4 in the amount of \$1,007,566.45 per Mr. Porter's recommendation. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. Porter reported approval has been received from PennDot for the Octorara bridge. He is working with Mr. Przychodzien for more grant money. Inspection is due on the bridge in March.

Chick-fil-a now has access to a pad site and construction is waiting for the weather to break.

Starbucks is now doing inside work

Pad 3 will be a bank

Phase 3 –storm water testing on-site, some reconfiguration with their Engineer is needed.

Lincoln Crest has 8 units installed

Clover Hill As Built plans are under review. Lafayette II & III as built plans review should wrap up today.

Autozone should be wrapping up their traffic improvements

Mr. Porter met with Mr. Trimble at 15 Chestnut Street concerning a storm drain on his property. There are sinkholes on the middle of the property on storm drain system. We need to see what the interior of the metal pipe is by using a televised line. See what the condition of the pipe is and plans to remediate the system. Mr. Porter stated there is grant funding for small water and sewer programs and this would be a good candidate for this grant. Mr. Reynolds stated it would be a good idea to put some fencing and signage there to prevent any accidents.

Solicitor Report: Mr. O'Keefe stated he has Resolution 2025-05; Amending the Township Health Insurance Policy Coverage for Domestic Partners. Going forward eligibility is extended to legally married spouse of a Township employee.

Mr. Reynolds made a motion, seconded by Mr. Taylor, to adopt Resolution 2025-05 ending coverage for Domestic Partners going forward and enrolling only married spouses of Township employees. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Mr. O'Keefe stated Ordinance 2025-02 creating Handicapped parking policy has been advertised for approval this evening.

Mr. Reynolds made a motion, seconded by Mr. Hanaway, to approve Ordinance 2025-02 creating Township Handicapped parking policy. With there being no questions from the public, the Board voting "aye", the motion passed unanimously.

Ms. Morales stated she spoke to two officers who said her handicap parking would be removed unless she applied for it. Mr. O'Keefe stated this Ordinance sets up procedures for creating Handicap parking. It does not mean the person applying for the permit has exclusive use. Chief Hawley stated he had a conversation with the officer and the information was not what the Corporal stated.

Mr. O'Keefe discussed with the Board the enactment of potential rental permit ordinance. A discussion was held on how to know when a person rents their home. Home inspections were discussed to insure the rentals were safe for the renters. Township Codes staff would do inspections for the property to be up to Codes.

Mr. O'Keefe stated he received a letter from the County pertaining to the Township's request for consideration of Open Space Conversion. The County declined the conversion, so another option will need to be found for the building of the Township garage.

Mr. Jessey asked Mr. O'Keefe is there was an update on the Noise Ordinance. Mr. O'Keefe stated it takes a lot more work and he is working on it.

Zoning Report: For the month of January 2025, Mr. Kowalski answered various Zoning questions. Building: Mr. Kowalski issued the following permits: replace oil tank 1, new electric service 1, manufactured home 2, underpinning foundation 1, covered porch 1, and 1 commercial permit for the Auto Zone. Mr. Kowalski performed 11 inspections for the month of January.

Chester County Airport Update: Mr. Roberts stated the Authority met today. Due to recent plane accidents, there is a push to form an Emergency Services Unit. Mr. Reynolds will give Mr. Roberts contact information for Emergency Services.

Mr. Reynolds made a motion, seconded by Mr. Taylor, to pay the January 2025 general fund invoices in the amount of \$360,050.87. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Mr. Hanaway made a motion, seconded by Mr. Taylor, to approve a payment to Diamond Ridge Construction for the Township roof replacement. With there being no questions from the public, Mr. Hanaway and Mr. Taylor voting “aye”, the motion passed.

New Business:

Mr. Przychodzien Would like approval for Vietri Electirc to fix the lights in the parking lot of the Township Building.

Mr. Reynolds made a motion, seconded by Mr. Taylor to approve Vietri Electric to fix the lights in the parking lot at the Township building not to exceed \$7,000. With there being no questions from the public, the Board voting “aye”, the motion passed unanimously.

Old Business:

Chief Hawley stated last month Mr. Taylor asked him how many times Narcam was used last year. Chief stated it was used 11 times.

Public Comment:

Simon Jessey playfully asked if poles will be greased Sunday for the Superbowl.

Mr. Reynolds stated the Chief has made it his primary concern to keep the residents of Sadsbury Township safe.

With there being no further business, Mr. Reynolds made a motion, seconded by Mr. Taylor, 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