

July 17, 2006

The Board of Supervisors of Pennsbury Township held a regular meeting on Monday, July 17, 2006. All members were present and the minutes approved as corrected.

Public Hearing for the adoption of the Comprehensive Plan – A court reporter was present and took minutes. Bill Holloway, Chairman of the Planning Commission, presented the Board with the updated comprehensive plan. The Board opened the meeting with comments from the public. The plan will be on the agenda for the September 18th supervisor's meeting for adoption.

Manager Kathleen Howley reported the following:

Ag Security District – properties to be added are Fenton and Luft. This has been advertised and will be sent to the County Planning Commission for comments. Township Planning Commission stated they had no further comments.

Karen Wood will bring up the subjects of volunteer fire contributions and financial planning assistance (from the State) at the next Regional Planning Commission in September and report back to the Board.

EMS mandatory courses – MaryAnna Ralph will be taking the 100 and 700 level course in order to comply with federal standards for emergency management. Dave Allen and Kathleen Howley have taken the 700 course. Wendell Fenton and Karen Wood will be scheduled for this course by September.

The supervisors advised Mr. Spangler to advertise the following ordinances for adoption – Helipad, Riparian Buffer, Second Dwelling and billboard. The Board agreed that the billboard ordinance should state that it be allowed in the MU district as opposed to the LI zoning district.

Flood Plain Management Ordinance – the state has suggested some changes to our ordinance in order to comply with FEMA. The FEMA flood plain maps are in the process of being revised and these changes must be made by Sept. 29th. Mr. Spangler and Mr. Houtman will follow up on the advertising of these changes.

Ridge at Chadds Ford – deed of dedication was filed with the court on July 17th. Ms. Howley has asked the County Assessor's office for a tax exemption status for the open space since the township now owns it. The school district will also be asked to waive the taxes since this is open space open to the public.

The 2nd quarter budget meeting will be held Thursday, July 27th at 8 a.m.

Roadmaster Dave Allen reported the following:

There were heavy rains – up to 7 inches June 24th to 28th. Three roads were closed in the township, Brintons Bridge and Fairville Road. Route 1 was also closed at the bridge over the Brandywine.

On July 2nd there was a wind storm that brought down many wires and branches in the township. We have 17 truck loads of chips from branches around the township and still have more to do. Several roads were blocked from fallen trees but opened within hours of the storm. It is the responsibility of the landowner to remove debris from their property. The township will open the road but does not have to remove the debris. This will be noted in the next newsletter.

Finished putting pipe on Brintons Bridge Rd. All contract work has been done. This was for Brintons Bridge, Hickory Hill and Cossart Roads.

A second road bank mowing is being done.

Michael Lane wrote a letter to the Board complaining about the road side mowing and destruction of vegetation on Hillspring Road. The residents will receive a letter from the township advising them of

the rules and regulations for keeping vegetation trimmed back and not impeding the traveling public. The township road crew will not be mowing on this road unless it's an emergency. Scotty Scottoline requested a "no outlet" sign for McMullan Farm Lane. This will be installed. Residents expressed their appreciation to the road crew for all their hard work especially during storms.

Code Enforcement Officer Rusty Drumheller reported the following:

Sent violation notices to the owner of an abandoned home on Fairville Road and also a resident in Chadds Ford Knoll who is renting out rooms.
Will be meeting with Bev McCausland regarding her properties in Fairville Village.
Issued Mr. Bradley a building permit for a home on McFadden Road that he now does not need. A planning review fee will be charged.

Township Engineer Matt Houtman reported the following:

Lyman property – updated Board on work in progress. Charlie Lyman has completed most of his work. The last payment was made by the township to Mr. Gaebel. This was a project that was partially funded by Chester County.
Parker Preserve – suggested changes to the HOA documents were sent to Mr. Spangler and Mr. Lyons. The township will be meeting with Tullamore residents 7/18 to discuss a proposed landscaping plan and get their approval for Mr. Dambro to work in their right of way to install turn lanes.
Twin Turns Pond – homeowner said the maintenance of the pond is the HOA responsibility. However, he cannot get them to address the situation. Mr. Houtman will check further and talk to Mr. Spangler about this.

Karen Wood reported on Pennsbury Mill. The Historic Preservation group met with Mr. Toth who will be doing the dredging of the pond. This will be paid by them. However, the dam needs repair and they would like the township to pay for this under maintenance. The cost would be less than \$30,000. A memo of understanding between the township and Pennsbury Historic Preservation has been introduced. Jim Sears has completed his volunteer work and Matt Ochs has been talking to the school district to get field trips scheduled for the Fall.

John Spangler reported that the Centerville School has purchased the Line House which is physically located in Delaware but the open land is in Pennsbury Township. The school would like to subdivide the property and sell off the house. The land would be used for school purposes. A sketch plan will be coming before the Planning Commission. It was emphasized that our township should know the purpose and use of the property before approving the subdivision.

Michael Lane of the Planning Commission reported on their last meeting:

Mendenhall Subdivision – not sure what the purpose was and this will be put back on their agenda when Mr. Houtman sends his review letter.
Ag Security District – no comment on the addition of Luft and Fenton
Cell Tower ZHB – talked with Susan Hauser who composed a letter to URS citing historic impacts on the proposed tower in our township. This was sent to URS with a cover letter from the Planning Commission. Also, Michael Lane composed a letter addressed to the supervisors regarding zoning regulation conflicts for this tower.

John Spangler noted that he was asked to attend a meeting on Wednesday with Judge Gavin and Frone Crawford regarding the stipulation and setting a date for a hearing. The Board stated they would meet in executive session after the meeting to discuss this.

A bill list dated July 17, 2006 numbering 8123-8181, State Fund #210 was submitted and approved by the Board. With no further business the meeting adjourns at 9L:15 p.m.

Respectfully submitted,

Kathleen Howley
Township Manager