

**EAST MARLBOROUGH TOWNSHIP
BOARD OF SUPERVISORS**

Meeting of the Board – February 2, 2009

Chairman Walker called the public hearing to order at 7:15 p.m. to take public comments and act on the following:

Ordinance 09-02- Creating Sewer Districts. Solicitor Fronfield Crawford, Jr. explained the details of the ordinance, which creates a separate district, District #2, for the Route 82 South Sewer Area. The user fee will be different for that district, reflecting the cost of the collection system. By unanimous vote (5-0), the Board approved Ordinance 09-02, including the attached map showing the two districts.

Ordinance 09-03 – Limiting Truck Traffic on Cedarcroft Road and West Locust Lane. By unanimous vote (5-0), the ordinance was adopted.

Public Meeting. Chairman Walker called the public meeting to order at the Township Building at 7:30 p.m. by leading the group in the pledge to the United States Flag. Board members Richard E. Hicks, Eddie G. Caudill, Robert F. Weer, and Richard P.S. Hannum, Jr. were also present, as was Solicitor Fronfield Crawford, Jr., and Engineer James A. Hatfield.

Minutes of January 5, 2009. By unanimous vote (5-0), the minutes were approved with a correction to the number of Resolution 09-07.

Public Comment Period.

John Sarro spoke to the Supervisors about the impact of the down-lighting requirement for signage, which was added to Zoning Ordinance via Ordinance 09-01 at the January 2009 meeting. Mr. Sarro said that some low signs would look less aesthetically pleasing with large light bars at the top to illuminate; he felt that the low spotlight shining up onto the sign is preferable.

Escrow Releases:

Pennock Green – Torrey Marks represented the request for the release of \$14,692 for improvements; the Board approved the release by unanimous vote (5-0).

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Grace Fellowship Church – Paul Tebo represented the Church; by unanimous vote (5-0), the Board approved the release of \$42,724; the funds have been escrowed by PennDOT for improvements at the intersection with Route 842.

Auman- Barnsley-By unanimous vote (4-0, with Mr. Hicks abstaining), the Board approved the release of \$208,821 in escrowed funds.

Library Report. Township representatives on the Library Board, William Landmesser and Heather Ramsey gave the annual report. Donna Murray, head librarian was also present. The Supervisors thanked the representatives for their service to the Township.

WSFS Bank – Sketch Plan. Mike Shiring, Esq. presented the sketch plan, showing adaptive use of two properties on Route One, currently being used as a landscaping-supply business. Also present for the applicant were Richard Wright, of WSFS and Mike Kaszinski, P.E. with Duffield Associates. Mr. Shiring noted that the applicant may be seeking variances from some ordinance standards, including allowable impervious cover, side yard buffering, and front yard set-backs. In each instance, although the proposed plan does not meet the ordinance standards, the new use improves on an existing non-conforming situation.

Unionville- Chadds Ford School District – Land Development Plan. The plan was represented by Rick Hostetler, Facilities Manager at Unionville-Chadds Ford School District and Christine Sellers, RLA, with ELA Group. The applicant is scheduled to appear before the Township Zoning Hearing Board for the following: a) Special Exception to use the R-B land (former Stevens Property) for athletic fields, in concert with the ESI uses, b) Variance relief for the curbing requirement in the parking lots, and c) density of the buffer landscaping; the hearing is scheduled for February 5, 2009. The Board granted a waiver from the shadow analysis requirement in the ordinance. There was discussion about the plans for the interior access way, proposed to be one-way south in the morning, and one-way north in the afternoon. By unanimous vote (5-0), the Board decided to defer a decision on perimeter landscaping and a sidewalk along Route 82.

Unionville Bike/Foot Race. Joe Carney, who is spearheading a campaign to raise funds for development of a Fitness and Cross Country Trail on the school property, presented information on a proposed fund-raising Bike/Foot Race on May 9, 2009. The races are proposed to be run or ridden in East and West Marlborough. The Supervisors saw some

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potential conflict with an equestrian event in May, and asked Mr. Carney to take another look at the proposed route. No action was taken.

Whitewing Farm – North. Barry Stingel of Hillcrest Associates, representing the applicant, the DeSeta Family, presented the request for preliminary Plan approval. By unanimous vote (5-0), the Board granted the approval, subject to all of the items in the consultants' review letters, as well as the customary impact fees of \$1800/ Unit (\$1000 – open space, \$200-emergency services, and \$600- traffic).

Mr. Caudill left the meeting at this point-9:50 p.m.

DCNR Grant Application. By unanimous vote (4-0), the Board approved the proposal from Glackin Thomas Panzak to prepare the grant request for development of Unionville Park, for an estimated cost of \$2500 - \$3500.

Resolution 09-05. The resolution proposes separate user fees for the Two Sewer Districts (Established by Ordinance 09-02). By unanimous vote (4-0), the resolution was adopted.

Resolution 09-08 – Authorizing Application for PA H2O Grant. The Board voted unanimously (4-0), to approve the resolution for application under the Commonwealth's H2O Grant program. The Township is applying for partial grant funding for the Route 82 South Sewer Construction project.

Resolution 09-06. By unanimous vote (4-0), the Board approved the inclusion of 30 acres of land in the Agricultural Security District; the properties are owned by members of the McKinstry family.

Regional Comprehensive Plan – Newlin, West Marlborough, East Marlborough. By unanimous vote (4-0), the Board approved the participation and funding in the amount of \$12,500, for costs not covered by the County Planning Commission grant. Additionally, the Supervisors supported the Co-operative Agreement.

Route 82 Sewer Construction. The Board declined to increase the cost to URS at this point, preferring to see how things proceed with any future expenses.

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Right-to-Know Policy for Police Department. By unanimous vote (4-0), the Board adopted the policy, in accordance with state regulations, naming Lieutenant Clarke as the administrator.

Bills. By vote of 3-0, with Mr. Hicks abstaining, the Board approved the list of invoices, with the following totals:

General Fund	\$27,081.95
Development Fund	\$ 3,260.21
Sewer Fund	\$27,874.09
Payroll	\$57,944.88
State Fund	\$ 5,732.64

Treasurer' Report. By unanimous vote (4-0), the report was accepted as prepared.

The public meeting was adjourned at 10:34 p.m., at which point, the Supervisors went into executive session with Solicitor Frone Crawford to discuss a pending legal matter.

EAST MARLBOROUGH TOWNSHIP

Jane R. Laslo, Manager/Secretary