

**Chadds Ford Township Board of Supervisors Meeting
September 5, 2006
M I N U T E S**

OFFICIALS PRESENT: Deborah Love D'Elia, Chairman
Garry Paul, Supervisor
Joseph Mastronardo, Township Engineer
Hugh A. Donaghue, Township Solicitor
Richard J. Jensen, Building Inspector/CEO
Maryann D. Furlong, Secretary/Treasurer

CALL TO ORDER

Chairman Deborah Love D'Elia called the meeting to order at 7:32 PM. The pledge of allegiance was recited. Mr. Paul pointed out two emergency exits.

STATE POLICE REPORT

Although unable to attend tonight's meeting, the State Police had submitted a report for the month of August. Mrs. Love D'Elia summarized the report as follows: 1 construction site burglary, 1 commercial burglary (realtor's office at Routes 1 and 100) and 3 thefts from motor vehicles (2 at the Brandywine River Museum and 1 at Painters Crossroads Shopping Center).

APPROVAL OF MINUTES – July 5, 2006 Draft of 9/5/06

Minutes of the July 5, 2006 meeting were presented for review. Board minutes of August 2, 2006 will be approved next month.

MOTION TO APPROVE MINUTES OF July 5, 2006, Draft of 9/5/06

Upon motion and second (Paul, D'Elia), the Supervisors present approved the minutes of July 5, 2006, draft of 9/5/06.

SPECIAL PRESENTATION

Stephen Ryan, a Boy Scout and sophomore at Archmere Academy, has contacted the Township with a proposal to complete landscaping work at Turner's Mill in an effort to complete requirements for an Eagle Scout Badge. Stephen presented a landscaping plan for the east and south beds and used charts he had prepared to explain the installation process. The Supervisors agreed to have Stephen do the work. Mrs. Love D'Elia thanked Stephen for his efforts and asked him to report back when the project is complete.

SUPERVISORS REPORT

Chairman Love D'Elia scheduled and attended a meeting with Congressman Curt Weldon seeking information on funding opportunities for the Township's sewer project. Mrs. Love D'Elia passed on information to Sewer Authority Chairman Vince Del Rossi regarding grant opportunities through DELCORA. Congressman Weldon has also been in touch with Andy Reilly, Chairman of Delaware County Council, regarding Community Development Block Fund monies for zero interest loans.

Supervisor Garry Paul will be meeting with State Representative Steve Barrar this

coming Thursday also regarding funding for the sewer project and low interest loans through PennVEST.

Mrs. Love D'Elia announced that the Township has received grant proceeds through the Department of Community and Economic Development in the amount of \$200,000.00. The Township is grateful for Representative Barrar's help.

TREASURER'S REPORT

Mrs. Furlong reported the following figures as of August 31, 2006:

Total deposits to General Fund:	\$	41,906.55
Total disbursements General Fund:	\$	89,407.70
Total disbursements Escrow Fund:	\$	2,400.00
Cash Accounts Balances	\$	1,150,181.50

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MOTION TO APPROVE TREASURER'S REPORT

Upon motion and second (Paul, D'Elia), the Supervisors unanimously voted to approve the Treasurer's Report for August, 2006, and authorized payment of bills in the amount of \$89,407.70.

FIRE MARSHALL

Mr. Paul presented Fire Marshall Phil Wenrich's report in his absence. A copy follows the minutes.

Mrs. Love D'Elia added that both Phil and Joe Barakat will have new markings on their private vehicles denoting them as "Fire Marshall" and "Public Works" respectively.

ROADMASTER'S REPORT

Joe Barakat, Roadmaster, gave a report for the month of August, 2006. The school bus situation on Atwater Road was again discussed.

Mr. Barakat asked the Supervisors to approve an expenditure for line striping.

MOTION TO APPROVE LINE STRIPING EXPENDITURE

Upon motion and second (Paul, D'Elia), the Supervisors present approved payment in the amount of \$2,976.00 to Guidemark of Souderton, PA, the lowest bidder for double yellow line striping on Marshall, Heyburn and Oakland Roads.

BUILDING INSPECTOR/CODE ENFORCEMENT OFFICER

Mr. Jensen submitted a written report and accompanying checks for the month of August to the Supervisors for review.

TOWNSHIP ENGINEER REPORT

Joseph Mastronardo, Township Engineer, reviewed his report for August, 2006. A full copy follows.

Sewer Line construction has slowed slightly due to weather related problems, but is basically on schedule.

Mr. Mastronardo recommended two reductions in letters of credit for Toll Brothers.

MOTION TO APPROVE ESCROW RELEASE OF TOLL BROTHERS and TURNER'S MILL WWTP

Upon motion and second (Paul, D'Elia), the Supervisors present approved escrow release #3 for the Estates at Chadds Ford in the amount of \$1,023,993.65 (\$743,414.60 and \$289,934.80 in on-site and sanitary sewer improvements, respectively) and escrow release #1 for the Turner's Mill WWTP in the amount of \$359,871.75.

Mrs. Love D'Elia questioned the status of replanting plans for the buffer area at the Estates at Chadds Ford. Mr. Jensen has viewed the areas in question with Dan Furtek of Toll Brothers, who will then submit a plan for review by the Brandywine Conservancy. The Chairman asked Mr. Jensen to make sure the plan is added to the Board's agenda as soon as possible.

PLANNING COMMISSION

William Taylor, Chairman, summarized the draft of minutes from the most recent Planning Commission meeting held on August 9, 2006. A copy follows the minutes.

ZONING HEARING BOARD

Chairman Ed Wandersee reviewed minutes of the August 16, 2006 meeting taken by Bob Reardon. A copy follows.

Three hearings are scheduled for September 19th as follows:

- The Estates at Chadds Ford Lot 115 where the applicant is seeking a variance to build a deck on the rear of the house;
- The Holl residence on Webb Road where the applicant wants to build a porch on the front

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- and along the side of the home. Grading work is also planned to resolve stormwater issues. A variance is not required for the stormwater work.
- The Muscato residence on Carnation Lane where the applicant seeks to build a pool outside the building envelope.

The Supervisors indicated that the Township Solicitor will not need to attend any of the hearings on behalf of the Township.

HARB

No new applications were received during August.

SEWER AUTHORITY

Mr. Paul presented the Sewer Authority report in Mr. Del Rossi's absence. Information indicated that no meeting was held during August and all items regarding plant operation were in compliance with the DEP permit.

OPEN SPACE COMMITTEE

Mrs. Reardon reviewed the Committee's activities during August. Open Space has been successful in receiving a PECO Growing Greener matching grant award in the amount of \$5,000. A survey will be mailed to residents within the next two weeks in conjunction with the Civic Association newsletter seeking input regarding future Open Space endeavors.

Scenic Byways activities were discussed. Mrs. Reardon asked if the Supervisors will participate in negotiations regarding the Big Bend bridge. Mr. Paul responded that the Supervisors will await further information from Mrs. Reardon and act upon recommendations of Open Space.

Mr. Paul stressed the importance of the upcoming survey and asked all residents to submit responses.

EMERGENCY PREPAREDNESS

There was no meeting during the month of August.

HANNUM HARLEY DAVIDSON REQUEST

Thomas Hannum of Hannum Harley Davidson sought permission from the Supervisors to erect temporary tents for the annual charity motorcycle event to take place on October 22nd. The Supervisors present agreed to the request.

Mrs. Love D'Elia asked Mr. Donaghue to draft an ordinance requiring a permit and establishing a fee for temporary tents.

PUBLIC COMMENT

Ben Stewart, Chadds Ford resident, complained of the poor condition of Beaver Dam Road. Mr. Barakat responded that George Thorpe has been working with Steve Barrar and DelDOT authorities to establish a maintenance agreement. A meeting is scheduled for September 18th to further discuss the matter.

OLD BUSINESS

OLDE RIDGE VILLAGE PHASE II LAND DEVELOPMENT REAFFIRMATION

Applicant Dominic Pileggi sought reaffirmation of the land development approval for Olde Ridge Village Phase II to afford more time in which to meet outstanding conditions.

RESOLUTION 2006-18 MOTION TO REAFFIRM PRELIMINARY/FINAL LAND DEVELOPMENT APPROVAL - OLDE RIDGE VILLAGE PHASE II

Upon motion and second (Paul, D'Elia), the Supervisors present reaffirmed preliminary/final land development approval for Olde Ridge Village Phase II.

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NEW BUSINESS
CHADDS FORD INN

Michael Dignazio, Esquire, was present for applicant Joseph Grace. Mr. Dignazio questioned the length of time it was taking to review plans and issue permits for the project and noted what seemed to be inaction on the Township's part. The applicant was fearful of losing an interested tenant for the restaurant.

Mrs. Love D'Elia responded that the UCC appeals board will be forthcoming with a decision as a result of the recent hearing. Additionally, Mr. Mastronardo will respond to specific questions within the next several days.

SUICIDE AWARENESS WEEK

The Supervisors reviewed a proposed resolution regarding Suicide Awareness Week.

RESOLUTION 2006-19 TO DECLARE WEEK OF SEPTEMBER 10 -16, 2006 SUICIDE AWARENESS WEEK

Upon motion and second (D'Elia, Paul), the Supervisors present adopted Resolution 2006-19 declaring September 10 - 16, 2006 to be Suicide Awareness Week in Chadds Ford Township.

ESCROW RELEASES

Mrs. Furlong had reviewed the following escrow releases with Richard Jensen and it was recommended that the following escrow funds be returned to the applicant.

MOTION TO RELEASE ESCROW FUNDS

Upon motion and second (D'Elia, Paul), the Supervisors approved release of the following escrow funds subject to bills being reviewed and any outstanding bills being paid:

Name	Escrow Type	Original Amount	Amount
Refunded			
Newlin Homes	Grading	\$800.00	\$800.00
Newlin Homes	Grading	\$800.00	\$800.00
Anthony & Shirley Dambro	Grading	\$800.00	\$800.00

There being no further business, the meeting was adjourned at 8:39 PM.

Respectfully submitted,

MARYANN D. FURLONG,
 Township Secretary