

**Chadds Ford Township Board of Supervisors Meeting
March 5, 2008
M I N U T E S**

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

CALL TO ORDER

The meeting was called to order at 7:43 PM with the reciting of the Pledge of Allegiance. Mr. Thorpe welcomed those present and thanked everyone for attending. Emergency exits were identified.

STATE POLICE REPORT

Lieutenant Paul Gustaitis, newly appointed Station Commander at the Media Barracks, Pennsylvania State Police, introduced himself. The Lieutenant commented on accomplishments of the Media Barracks last year, among which was having the highest DUI arrest rate in the state.

There were eighty incidents last month, thirty-three percent being false alarms. State Police procedure for responding to alarms was discussed.

SPECIAL PRESENTATION OPDENAKER RECYCLEBANK PROGRAM

Donald Opdenaker, Opdenaker Trash Haulers and Joseph Figliola, representative of RecycleBank, gave a presentation of the recycling program offered by their companies. Computer systems on recycling trucks scan individual single stream recycling containers for weight, then reward points are issued to residents via the RecycleBank website.

Questions were answered regarding what materials can be recycled, potential contamination of materials, recycling for multifamily dwellings, and current and future cost of the program for residents. Contact information will be available at the municipal building. The website is www.RecycleBank.com and a link will be added to the Township's website.

MOTION TO APPROVE BOARD OF SUPERVISORS MINUTES OF FEBRUARY 6, 2008

Upon motion and second (Love D'Elia, Paul), the Supervisors approved minutes of the February 6, 2008, draft of 2.9.08.

SUPERVISORS REPORT

Vice Chairman Love D'Elia and Supervisor Garry Paul met with Dan Furtek, Toll Brothers on February 13th to discuss recent activities.

Mr. Paul and Mr. Thorpe met this afternoon, March 5th. Mr. Paul also met with Mrs. Love D'Elia this afternoon. All discussions involved various Township matters.

Mr. Paul reviewed the current status of the 1.7 million dollar infrastructure contribution from Toll Brothers in conjunction with the Estates at Chadds Ford development

agreement. Supervisors agreed to use the last payment of \$566,668.00 as a credit to Toll Brothers for wastewater treatment plant construction costs. In order to create paper trail for audit purposes, however, it was decided to exchange checks. Toll Brothers and the Township will exchange checks.

MOTION TO APPROVE TOLL BROTHERS PAYMENT

Upon motion and second (Love D'Elia, Thorpe), the Supervisors approved payment of \$566,668.00 to Toll Brothers, Inc., as a credit towards construction expenses for the Turner's Mill Waste Water Treatment Plant.

TREASURER'S REPORT

Mrs. Furlong reported the following figures as of February 29, 2008:

Total deposits to General Fund	\$	78,607.01	Board of Supervisors
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Total disbursements General Fund	\$	71,349.86
Cash Accounts Balances	\$	2,177,408.39

MOTION TO APPROVE TREASURER'S REPORT

Upon motion and second (Paul, Love D'Elia), Supervisors approved the Treasurer's Report for February, 2008 and authorized payments in the amount of \$71,349.86.

FIRE MARSHALL REPORT

Mrs. Love D'Elia met with both Middletown and Aston Fire Marshalls regarding inspection procedures and fee schedules for commercial properties. A fee and annual inspection schedule will be considered next month.

ROADMASTER'S REPORT/EMERGENCY PREPAREDNESS

Joe Barakat, Roadmaster, presented a report for the month of February, 2008 (copy follows).

MOTION TO AUTHORIZE ROADMASTER TO ENTER INTO STATEWIDE ROCK SALT CO-OP PURCHASING PROGRAM

Upon motion and second (Love D'Elia, Paul), Supervisors authorized the Roadmaster to enter into a contract with the Commonwealth to purchase rock salt through a state-wide co-op agreement for the 2008/2009 winter season.

There was discussion of the 2008 Road Program and the Roadway Summary. Mr. Mastronardo recommended repaving one-half of Atwater Road this year (the section coming off of Webb Road) and half next year. The Roadmaster suggested using the Municipal Cooperative of Southern Chester County to purchase materials. The Township Engineer will continue to set schedules and inspect work. Mr. Barakat will investigate the possibility

of the contract being increased or decreased by ten percent. Mr. Jensen mentioned the poor condition of Station Way Road.

MOTION TO APPROVE 2008 ROAD PROGRAM

Upon motion and second (Love D'Elia, Thorpe), Supervisors approved a \$125,000 expense for the 2008 Road Program to include the repaving of one-half of Atwater Road with materials to be purchased through the Municipal Cooperative of Southern Chester County.

EMERGENCY PREPAREDNESS

Please refer to the Emergency Planning Report (copy follows).

MOTION TO REORGANIZE and APPOINT EMERGENCY PREPAREDNESS COMMITTEE MEMBERS

Upon motion and second (Love D'Elia, Thorpe), the following residents were appointed to serve on the Emergency Preparedness Committee for one year terms through 12/31/08: Joe Barakat, Jon Trigg, Keith Klaver, Phil Wenrich, Vince DelRossi and Deborah Love D'Elia as Supervisor Liaison.

TOWNSHIP ENGINEER REPORT

Mr. Mastronardo reviewed activities during February, 2008 (report follows).

Compliance with requirements of Pennsylvania DEP's MS4 program was reviewed. It was announced that four copies of a CD titled, "Stormwater Solutions for Homeowners" will be available for distribution starting Monday, March 10th. The CDs include information regarding rain gardens, vegetated swales, dry wells, infiltration beds and trenches, planter boxes, rain barrels, riparian buffer plantings and native landscape restoration.

Toll Brothers submitted a request for a reduction in their letter of credit for public improvements at the Estates at Chadds Ford. After review, Mr. Mastronardo recommended the reduction.

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MOTION TO APPROVE ESCROW RELEASE NUMBER 5 TOLL BROTHERS ESTATES AT CHADDS FORD

Upon motion and second (Love D'Elia, Paul), Supervisors approved Escrow Release Number 5 for completion of public improvements at the Estates at Chadds Ford in the amount of \$221,813.21, the remaining balance being \$2,647,617.77.

BUILDING INSPECTOR/CODE ENFORCEMENT OFFICER

Mr. Jensen submitted a written report and accompanying checks for the month of

February. Ming Village litigation is still pending.

PLANNING COMMISSION

Mr. Taylor, Chairman, reviewed a draft of minutes from the meeting of Wednesday, February 13, 2008 (copy follows).

ZONING HEARING BOARD

Mr. Wandersee presented the Zoning report for the meeting of February 20, 2008 (copy follows). Next month hearings will include applications for relief for 145 Ridge Road (deck issue), Chadds Ford Business Center (sign issue) and Sylvan Pool Route 202 (showroom sign issue). The Supervisors will not be sending the Solicitor to oppose any of the applications.

HARB

An application for an existing sign at the Ele Lee Gallery was reviewed and approval was recommended.

Mr. Jensen asked the Board to approve printing expenses for a HARB brochure. All Supervisors agreed with the expense.

An application for the property at 681 Webb Road was not approved. HARB members made no recommendations except to send the proposal back to the applicant to seek an alternative way to access the property instead of moving the wall as proposed.

MOTION TO APPROVE CERTIFICATE OF APPROPRIATENESS – ELE LEE GALLERY

Upon motion and second (Paul, Love D'Elia), Supervisors approved a Certificate of Appropriateness for the existing sign at the Ele Lee Gallery, 1 Station Way Road.

SEWER AUTHORITY

Mr. DelRossi presented a report for February, 2008. The Turner's Mill Wastewater Treatment Plant is up and running with flow coming from The Estates at Chadds Ford, the Commons, the Village and Southpoint.

OPEN SPACE COMMITTEE

Debbie Reardon, Chair, reported on the Open Space meeting of Thursday, February 21st (copy follows).

Mrs. Reardon asked the Supervisors to review a suggestion that the Brandywine Conservancy assist with the Township-wide planning effort for a trail system.

MOTION TO APPROVE PARTNERSHIP WITH BRANDYWINE CONSERVANCY FOR TOWNSHIP WIDE TRIAL SYSTEM

Upon motion and second (Paul, Love D'Elia), Supervisors authorized the Open Space Committee to enter into a partnership with the Brandywine Conservancy to plan a Township wide trail system.

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FEE-IN-LIEU ORDINANCE

Mr. Donaghue distributed a second draft of a Fee-In-Lieu ordinance for the Township. Any proposed ordinance must go to both Delaware County Planning and Chadds Ford Township Planning Commissions for review and comment. Mr. Paul suggested a work session be scheduled with Supervisors, Open Space members and Mr. Donaghue by March 14th. The Supervisors asked Mr. Taylor to put the topic on their next agenda.

PUBLIC COMMENT

Debbie Reardon, Tally Ho Drive, reported the sign at Ring and Ridge Roads is missing. The correct spelling of Tally Ho was discussed with Mr. Prabel saying the correct spelling is "Tally Ho".

Ron Coates, Painters Crossing, commented on the feasibility study for trail systems throughout the Township. Mr. Coates also reported that the sewer tie-in project is moving ahead at the Painters Crossing Condominium site.

Nick Skoutelas, 2 Raven Drive, complained of the Tremonte construction site on Ridge Road and asked how long permits last. Mr. Jensen stated that under the Uniform Construction Code a permit is good for five years as long as the site is "actively working." A letter was sent this week to revoke the building permit in question in an attempt to pressure the developer to move forward.

Keith Klaver, Atwater Road, reported heavy construction traffic on Atwater Road. Mr. Paul reminded residents that there is videotape showing the condition of the road preconstruction. The developer must leave the road in the same condition post construction.

Bruce Prabel, 70 Heyburn Road, reviewed a memorandum titled March 2, '08 – BOS Meeting Comments regarding PECO vegetation policies. Mr. Donaghue recommended that once the Township receives PECO plans and Mr. Mastronardo has a chance to review them, the Supervisors invite DEP, Open Space members, the Brandywine Conservancy, Delaware County Conservation District representatives and PECO representatives to meet to discuss some type of resolution.

OLD BUSINESS

There were no agenda items.

NEW BUSINESS

There were no agenda items.

PROPOSED ORDINANCE AMENDMENT

Mr. Donaghue briefly discussed how local hair salons discharge chemicals used in hair care and a proposed amendment that would permit treated discharge to go into the public sewage system. Kevin Smithson, MicroSafe will attend the April 2nd Board meeting

to discuss the screening process for hair salon emissions into public sewage systems.

DELAWARE COUNTY COMPUTER RECYCLING EVENT

Mr. Thorpe announced an upcoming Delaware County Computer Recycling event to be held on Thursday, March 20th from 8 AM to 1 PM at the Marple-Newtown High School, 120 Media Line Road, Broomall. The following items will be accepted: CPU's, monitors, keyboards, mice, laptops, printers, scanners, fax machines and cell phones. Handouts were available.

There being no further business, the meeting was adjourned at 10:27 PM.

Respectfully submitted,

MARYANN D. FURLONG
Township Secretary