

**WALLACE TOWNSHIP BOARD OF SUPERVISORS
AUGUST 2, 2006**

The Chairman called the Meeting of the Wallace Township Board of Supervisors to order on Wednesday, August 2, 2006, at 7:35 PM in the Municipal Building.

Supervisors present: Robert V. Bock, Chairman
Jane M. Shields, Vice Chairman
Bryan W. McDonough, Member

PUBLIC COMMENT

James Holmes was present to discuss an Eagle Scout Project at Wagenseller Park. Mr. Holmes is proposing to build a roof over the dugout at the park to match the one previously built by another scout. He has met with the building inspector and all construction materials and procedures have been addressed. Mr. Holmes further proposed to repair a bench on the bleachers as well as the top cross piece on the fence that seem to have been damaged from the storms. Ms. Shields moved to allow Mr. Holmes to complete his Eagle Scout Project at Wagenseller Park. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

MINUTES

Mr. McDonough requested that the “note” section under Public Comment of the June 7th minutes be removed. Ms. Shields stated that the note could be removed but that she does remember the township treasurer stating that the official audit was not available to all township supervisors at the time it was being requested. Further change requested was under the minutes section regarding a motion to not read the minutes at the meeting. Ms. Shields moved to approve the June 7th minutes with the note removal change only. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Mr. McDonough requested that under the Public Comment section of the June 21st meeting should state that any township information be sent to all three supervisors. Also under mid-month bills, it should state that Mr. McDonough voted nay because the bills were not here for review. Mr. McDonough moved to approve the June 21st minutes with the changes. Ms. Shields amended the motion to read that the bills were not at the table during the meeting for review. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Mr. McDonough requested that under the Zoning Report on the July 5th minutes that a statement be added that he asked the zoning officer what the \$3,500 amount was for on his invoice referencing the school and that Mr. Wloczewski stated that it was for plan review by the UCC code council. Mr. McDonough moved to approve the July 5th minutes as amended. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

TREASURER’S REPORT

General Fund Receipts deposited during the month of July totaled \$34,092.77.

Expenditures from the General Fund for the month of July totaled \$109,539.88.

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Mr. Bock moved to approve thirty (30) bills, payable from the General Fund, for the month totaling \$79,821.62. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Mr. Bock moved to approve one (1) bill, payable from the General Fund, for the month totaling \$21,247.50. Ms. Shields seconded the motion. There being no further discussion or public comment, the motion was approved by a majority vote with Mr. McDonough voting nay.

Mr. Bock moved to approve one (1) bill, payable from the General Fund, for the month totaling \$520.00. This is an invoice carried over from June where no second was made to the motion for payment. Ms. Shields seconded the motion. There being no further discussion or public comment, the motion was approved by a majority vote with Mr. McDonough voting nay.

Ms. Shields moved to approve five (5) bills, payable from the State Fund, for the month totaling \$20,212.97. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

CORRESPONDENCE

JULY 19, 2006 Correspondence included due to meeting being cancelled.

1. CVC to Twp. PC, dated 6/23/06, re: review of Old Orchard Subdivision Plan
2. SC Engineers to WTMA, dated 6/28/06, re: Brandywine Hill escrow for the sewer construction
3. SC Engineers to WTMA, dated 6/29/06, re: plan review #3 of the sewer system for Brandywine Hill
4. DEP to Rettew Assoc., dated 7/3/06, re: review of application for planning modules for the Donaldson/Avenick lot line change
5. Twp. HC to Mr. and Mrs. Silvester, dated 7/7/06, re: approval for rehab of the Kurtz Mill
6. NLT to Twp. PC and BOS, dated 7/7/06, re: review of Girl Scout Camp sketch plan
7. PennDOT to Twp. Secretary, dated 7/10/06, re: denial of flashing warning signals on Indiantown Road for the Wallace Elementary School
8. PennDOT to Twp. Secretary, dated 7/10/06, re: denial of flashing warning signals on Fairview Road for the Wallace Elementary School
9. John Good, Esq. to Twp. Secretary, dated 7/11/06, re: review of the Pump & Haul Agreement for the Highspire Estates project
10. DEP to Twp. Secretary, dated 7/11/06, re: technical review of the planning modules for the Lakeview (aka Cornerstone) subdivision
11. The Hankin Group to BOS, dated 7/13/06, re: stream monitoring program for the Hamilton subdivision
12. CVC to Twp. Secretary, dated 7/14/06, re: approval of landscaping/fencing proposed at the Wallace Elementary school
13. Tim Wloczewski to Mr. and Mrs. Brady, dated 7/14/06, re: denial of permit application for a detached pole barn
14. CVC to Twp. Secretary, dated 7/14/06, re: review of planning module for Old Orchard Estates subdivision

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15. Evergreen Landscape Assoc. to Twp. Secretary, dated 7/17/06, re: proposal for scope of work at Ray Park
16. Twp. PC to Jeff Seese, Fire Chief, dated 7/17/06, re: request for review of fire truck circulation plan for the Hamilton central phase
17. Bryan McDonough to BOS, dated 7/18/06, re: questions on minutes of June 7th meeting and Treasurer duties

Current Correspondence

1. Stroud Water to CVC, dated 7/17/06, re: stream monitoring recommendations for the Hamilton project
2. Nelson/Nygaard to CVC and NLT, dated 7/17/06, re: draft memo regarding traffic calming issues for the Hamilton project
3. John Milner Assoc. to Twp. Historical Commission, dated 7/18/06, re: proposal for stabilization of the Lamb Tavern Springhouse
4. PA Fish & Boat Commission to Denise Yarnoff, Esq., dated 7/19/06, re: updated clearance letter for the Hamilton project
5. Denise Werkley, Esq. to Twp Secretary, dated 7/20/06, re: review of Old Orchard Declaration of Covenants, Conditions and Restrictions
6. WTMA to DEP, dated 7/20/06, re: supplemental information for review of the planning module for the Hamilton project
7. WTMA to BOS, dated 7/21/06, re: agreement between the EAC and The Hankin Group regarding monitoring wells for the Hamilton project
8. DEP to all SEO's, dated 7/21/06, re: concerns with soil fracturing
9. John Rafferty to Senator Robert Tomlinson, dated 7/21/06, re: issues regarding PECO's service during the recent storm
10. Ken Werner, Esq. to Andrew Matlack, dated 7/25/06, re: yard debris being placed on property owned by Nathan Bair
11. Brandywine Regional Police to BOS, dated 7/26/06, re: commendations for all effort put forth during recent storm
12. Nelson/Nygaard to CVC and NLT, dated 8/2/06, re: final memo regarding traffic calming issues for the Hamilton project

ZONING REPORT

Tim Wloczewski reported that thirteen (13) new building permits were approved and one (1) permit was denied for the month of July as follows:

- #06-44 – 1610 Creek Road (Pole Barn-Denied)
- #06-55 – 681 Fairview Road (Fence)
- #06-56 – 2230 Creek Road (House)
- #06-58 – 1464 Creek Road (Demolition)
- #06-60 – 141 Iezzi Lane (Deck)
- #06-61 – 60 Jacqueline Circle (In-ground Pool & Fence)
- #06-62 – 421 Fairview Road (Addition)
- #06-63 – 70 Messner Lane (Fence)
- #06-64 – 30 Lexington Manor (In-ground Pool & Fence)
- #06-65 – Camiel Service Plaza (Cell Tower)

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- #06-66 – Lot #1, 11 Coltsfoot Lane (House)
- #06-67 – Lot #2, 13 Coltsfoot Lane (House)
- #06-68 – Lot #3, 15 Coltsfoot Lane (House)
- #06-70 – Lot #41, 85 Brittany Lane (House)

During the storms, the Wheeler Care Facility experienced problems when their backup fire system failed. The Department of Aging was called in and will be providing the township with a letter requesting that a full inspection of the facility be completed.

Ms. Shields moved to approve the escrow release for D&H Ventures in the amount of \$2,352.72 as per the Township Building/Zoning Officer's letter of August 2, 2006. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Mr. McDonough asked about the \$3,500 for the independent review of the school district elementary school building plans. Mr. Wloczewski stated that this review was completed by the Codes Council and will serve as a guideline for his review of the plans.

Resident, Bill Moore asked Mr. Wloczewski if he is currently paying the utilities as the old school house. Mr. Wloczewski stated he was in conjunction with his agreement with the Township.

Mr. Moore further asked why Mr. Wloczewski was sent out to handle an issue that was between two neighbors. Mr. Wloczewski stated that he was asked by the Board to offer the one neighbor a resolution to the problem and this was only done because the two neighbors do not speak to one another.

POLICE REPORT

Chief Kocsi reported that for the month of July the activity report is as follows: 98 investigations; 92 traffic citations; 12 traffic warnings; 5 traffic accidents; 1 criminal arrest and 1 summary arrest.

Supervisor McDonough brought to the attention of the Chief that the phone number for the Wallace Substation listed in the phone book as the main number for the police. Yellow Book and Verizon have been contacted to make the corrections. The correct numbers will also be placed on the township website and a message will be added to the substation line directing callers to the correct numbers.

BRP and West Vincent police arrested two subjects from the Pottstown area in connection with the theft ring going from township to township stealing items out of unlocked cars.

Sgt. Larry Pence and the Wallace Township Secretary have been in contact with PennDOT district traffic engineers regarding improvements to the intersection of Little Conestoga and Marshall Roads. PennDOT is going to immediately take action on some of the improvements suggested by Sgt. Pence and Township. PennDOT will be installing additional warning signs as you approach the intersection, additional stop signs at the intersection and a "stop bar" on the

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road surface of Little Conestoga. Additional improvements will be considered after PennDOT conducts a required traffic study.

Chief Kocsi supplied the Board with a letter of recognition for the township staff and road employees for all of their hard work during the storms last month.

HISTORICAL COMMISSION

Beverly Bock reported that the Commission has received a letter from Northeast stating that the Commission has been awarded a \$1,000 dollar emergency grant for the stabilization of the springhouse at the Lamb Tavern Preserve. A full scope of work must be prepared before the funds are received. John Milner Assoc. has provided a proposal for preparing a full scope of work in the amount of \$1,000. Ms. Shields moved to accept the grant in the amount of \$1,000 for the preparation of a scope of work and authorizes John Milner Assoc. to proceed with preparation of the documents in the amount of \$1,000. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

The Historical Commission has drafted a letter for signature by the township engineer regarding historic resources on the Hankin tract. This letter was drafted in response to a conversation the Commission had with DEP regarding impact to historic resources. Rick Guarini of the Hankin Group was present to discuss this issue. He stated that the township had no official list of historic resources only a map. Mr. Bock suggested that the letter be sent with the map included so that DEP could see what the township had on file. Mr. Guarini agreed with this decision.

Mr. Bock moved to forward the letter to DEP with the inclusion of the Historic Resources Map. Mr. McDonough seconded the motion. Ms. Shields is recused from this matter. There being no further discussion or public comment, the motion was unanimously approved. Resident, Bill Moore asked if a list could be generated. Ms. Bock stated that the Commission is currently in the process of preparing a list and have just completed their site visits throughout the township. This list will be presented to the Board and after review and adoption will be sent to the County for the creation of a new map.

PARK BOARD

None.

EAC/WOODLANDS TASK FORCE

Mark Eschbacher reported that the July EAC meeting was cancelled due to the storms. However, the Woodlands Task Force did meet and have put together a time line for developing a draft ordinance.

Mr. Eschbacher stated that at the recommendation of the Supervisors he has met with Rick Guarini of the Hankin Group to discuss the monitoring wells on the Hankin tract. Two drafts have been prepared and reviewed and are awaiting Hankins review of the last round of changes. Mr. Bock stated that the Supervisors have received correspondence from the WTMA stating that they are not willing to collect data and assume any responsibility. Mr. McDonough stated that he thought that the townships consultant as well as US fish & Wildlife did not detect any problem

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and that additional monitoring wells would not be required. Mr. Bock stated that as construction progresses, draw down on the bog turtle habitat could become an issue. Mr. Eschbacher stated that the additional monitoring wells would allow any problems to be detected earlier before any damage is done. Mr. McDonough stated that since the WTMA has a concern with liability this is an issue that must be discussed with them before any agreements are finalized.

LONG RANGE FINANCIAL PLANNING COMMITTEE

Skip McGrew reported that the last meeting was cancelled due to the storms. The Committee continues to review the compensation for the code enforcer as well as financial planning for the township.

PLANNING COMMISSION

Skip McGrew requested that the Board accept the minutes for the last meeting once they are approved as they Commission's report for the month. Updates on some of the issue before the Commission are as follows:

Hankin – are awaiting revised plan submission. Consultant meetings are ongoing. Mr. Guarini of the Hankin Group stated that they are currently awaiting letters from the township consultants regarding waivers and Hankin will be attending the next PC meeting to discuss. Mr. Bock inquired as to the status of the stream monitoring. Mr. Guarini stated that revisions have been made and Hankin has agreed to those changes which are above the original plan. Mr. McGrew stated that one consultant meeting was held regarding stream monitoring but no further discussions took place and some issues still remain outstanding, such as monitoring of data. Mr. Bock requested that the parties again sit down and discuss this issue and he asked Mr. McGrew to schedule the meeting.

Old Orchard – revised preliminary plans are currently under review. Most of the issues have been resolved. Mr. Moore added that at the last meeting most of the discussion centered on a secondary septic system near the Hall property. The applicant has been asked to show flow direction away from the Hall's property.

Cornerstone – final plans have been approved.

Popjoy – one hold pending direction from the applicant.

Donaldson/Avenick – awaiting for applicant to appear at their next meeting.

Moore – new application, applicant to appear at next PC meeting.

Devereux – awaiting land development submission. Applicant has resubmitted their demolition permit which may be in violation of the conditional use order. Ms. Yarnoff was present for the applicant. She stated that Devereux is actively working on the Croft Cottage and did pull their original demolition permit but reapplied once they found out that township would be changing the classification of the building to a Class I. In the reapplication, Devereux did agree not to demolish the building for two years. Mr. McGrew stated that as with any permit, demolition permits do expire after one year.

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Omnipoint – plans approved.

Girl Scout Camp – awaiting subdivision application.

Diamant Sketch Plan – revised sketch plan submitted showing 2 lots.

LaPorta Sketch Plan – awaiting subdivision application.

Carr Sketch Plan – no report.

SALDO revisions are still pending.

Mr. McGrew stated that he reviewed the invoices for the month of July and approximately ½ of all invoices are before the Commission and that only a couple percent was not reimbursable.

SUBDIVISIONS

1. #04-1 – Old Orchard Estates
2. #05-4 - Hankin
3. #05-5 – Popjoy
4. #06-2 – Avenick/Donaldson

OLD BUSINESS

Mr. Bock reported that the Northern Federation met in July and some dates were finalized for the adoption of the Resource Protection Plan. A public meeting will take place on October 10th to discuss the plan, all members of the Northern Federation are encouraged to attend. A hearing on the plan will be held on October 26th and all supervisors are encouraged to attend for voting.

Mr. Bock and Mr. McDonough attended the Park Board meeting to discuss Ray Park. The Park Board is willing to take on the challenge of completing Ray Park. There will be a meeting on August 28th with the youth associations in attendance to discuss the park. Mr. Bock asked Mr. McDonough to take the lead on this project for the supervisors. Mr. McDonough agreed.

NEW BUSINESS

Mr. Bock moved to authorize the township solicitor to send the draft FEMA ordinance revisions to the CCPC and the township planning commission for review and comment. Ms. Shields seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Ms. Shields presented a copy of a proposed revision to the Brandywine Regional Police Commission Agreement. The proposed change involved an issue regarding resolution of disputes for appointment of a 3rd member to the commission, specifically if two supervisors left in the same year. Mr. McDonough had concerns over the appointment of the a person by the Center for Resolutions after the second term. Ms. Shields stated that they could amend the document to state that any dispute in appointment of a third person could immediately go to the Center for Resolutions for a decision. Ms. Shields moved to approve the amendment to the

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Brandywine Regional Police Commission Agreement with the change as stated above. Mr. McDonough seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Hunting will be permitted to continue in the township park, for archery season only, for the 2006-2007 season. Hunters will be required to follow the same guidelines as in previous years.

Subdivision application has been received for the Moore property located on Fairview Road. This plan proposes the creation of 2 new lots.

A Land Development Plan has been received from the Devereux Foundation in conjunction with their conditional use approval.

PUBLIC COMMENT

None.

ADJOURNMENT

Meeting adjourned at 9:30 PM. Next meeting is Wednesday, August 16, 2006, at 8:00 AM.

Respectfully submitted,

Kimberly A. Milane-Sauro
Secretary