

WALLACE TOWNSHIP BOARD OF SUPERVISORS
March 18, 2010

A Regular Meeting of the Wallace Township Board of Supervisors was called to order on Thursday, March 18, 2010 at 8:00 AM in the Township Building by Chairman Bryan McDonough.

Supervisors present: Bryan McDonough
Robert Jones
Barbara D'Angelo

Road Foreman: Duane Hammond

Pledge of Allegiance

The meeting was begun with a recitation of the Pledge of Allegiance.

Executive Session

None.

Correspondence

Sixty (60) pieces of correspondence were noted as received. A list of the correspondence as well as the individual pieces of correspondence is available for public inspection.

Minutes

The minutes for the February 18, 2010, and March 4, 2010 Board of Supervisors meetings were presented for the Board's consideration. After discussion, Supervisor Jones moved that the February 18, 2010, and March 4, 2010 minutes be adopted as presented. Chairman McDonough seconded the motion, which carried unanimously.

Road Report

None.

Wallace Trust

Melanie Kirkpatrick appeared on behalf of the Wallace Trust. She inquired as to whether the Township would place the 40 acres of dedicated open space for the Steepleview Development under a conservation easement with the Trust. Chairman McDonough inquired as to why the conservation easement was not imposed when the plan was approved, if it was required. Discussion ensued as to the responsibilities of the Township in this regard. The Board requested that the Township Solicitor look into the matter.

Trails Preservation Board

No report.

EAC

No report.

Planning Commission

Supervisor D'Angelo provided the report of the Planning Commission. The PC met on March 10, 2010, and reviewed the pending Fairview/Gulick subdivision application. The PC recommends to the Board that the application and associated waivers be approved. The PC is continuing to work toward finalizing the ordinance revisions, which it hopes to provide to the Board by the next BOS meeting. Additionally, Supervisor D'Angelo noted that the Chester County Water Resources Authority will have a meeting on April 6, 2010, which she would like to attend on behalf of the BOS with the Township Engineer. Supervisor Jones inquired as to the cost incurred with the Township Engineer's participation, which Supervisor D'Angelo would look into. Discussion ensued as to the draft ordinance amendments. Chairman McDonough inquired as to the setbacks for sheds and other accessory uses, which he would like to establish as five (5) feet off of a side yard and twenty-five (25) feet off of a roadway. Supervisor D'Angelo suggested that two criteria be considered: ten (10) foot side yard and front yard setbacks for accessory structures in the Commercial/Village District; and twenty-five (25) foot front and side yard setbacks for accessory structures elsewhere in the Township. Chairman McDonough noted his preference that the setbacks be reduced. Further discussion ensued with respect to the buffering and setbacks.

With respect to the Fairview/Gulick subdivision application, Supervisor Jones moved that the Township accept the 90 day review period extension for the Fairview/Gulick application. Chairman McDonough seconded the motion, which carried unanimously.

Authority

Supervisor D'Angelo provided the report for the Authority. Certain residences along Indiantown Road have failing on-lot systems and have requested to connect to the Authority's system. The Board discussed whether it would be appropriate to connect the Township maintenance building at this time, and it was decided that the Board would not pursue any connection at this time.

Old Business

A. Easter Egg Hunt: Chairman McDonough announced that an Easter Egg Hunt would be held on Saturday, March 27, 2010, at 10:00 a.m., at Wagenseller Park, with a rain date of Saturday, April 3, 2010, at 9:00 a.m.

B. Spring Bulk Trash Day: Chairman McDonaugh announced that Spring Bulk Trash Day would be held on Saturday, April 17, 2010, from 9:00 a.m. until noon.

New Business

A. Sticky Fingers BBQ: Chairman McDonaugh noted that the Township Zoning Officer recently denied a permit application to Sticky Fingers for the use of the property across the street from its prior location. The Board noted its concerns of the intersection becoming a food court, the use of the property for more than one principal use, and that the outdoor food service is inappropriate for the area. The Township Secretary was requested to forward the Board's concerns to the Zoning Officer.

B. Maintenance Building: Road Foreman Duane Hammond noted that the heater in the maintenance building is experiencing problems. Chairman McDonaugh inquired as to whether there are any issues with the current service company. After discussion, Duane advised that he would obtain preliminary quotes on new models.

C. Back Pack Blower: Road Foreman Duane Hammond presented the Board with a quote for the purchase of a back pack blower from Frames Power Equipment for a cost of \$440.96. After discussion, Supervisor Jones moved that the Township purchase the Stihl Back Pack Blower from Frames Power Equipment for a purchase price of \$440.96. Supervisor D'Angelo seconded the motion, which carried unanimously.

D. Trails: Dorothy Kirk of the Trails Board provided a report. A few posts need to be installed for Highspire and Brandywine Hill developments. Dorothy inquired as to whether the Trails Board can install. After discussion, it was determined that Dorothy would send an email to the Township Solicitor about the issue. With respect to the Camp Indian Run development, a portion of the trail is temporarily closed. Confusing signage has been erected by the developer. The Board requested that the Trails Board work with NLT and the County to address the issues with the developer.

E. PSATS Training: Supervisor D'Angelo noted that she and the Township Secretary attended the PSATS training on behalf of the Township, which was educational.

F. Heritage Highspire: The Township Secretary noted that representatives from Rouse Chamberlain have met with the Township Solicitor and Township Engineer to discuss their potential purchase of the Heritage Highspire development. Rouse Chamberlain is continuing its due diligence and will continue to work with Heritage on existing issues, noting that Rouse Chamberlain would assume the obligation to pay for any outstanding professional consultant fees.

Public Comment

A. None.

Adjournment

Supervisor Jones moved that the meeting be adjourned. The motion was seconded by Chairman McDonough, which carried unanimously. Meeting adjourned at 9:15 AM.

Respectfully submitted,

Betty Randzin
Township Secretary/Treasurer

FINAL