

**WEST WHITELAND TOWNSHIP
BOARD OF SUPERVISORS**

BUSINESS MEETING

Minutes of the Second January Meeting

January 24, 2018

1. Call to Order

Chairwoman Theresa Santalucia called to order the second January business meeting at 6:30 p.m. Those present besides Ms. Santalucia were as follows:

Michele Moll	-	Vice-Chair
Mimi Gleason	-	Township Manager
Pam Gural-Bear	-	Assistant Township Manager
John Weller	-	Director of Planning and Zoning
Ted Otteni	-	Public Works Director
Amy Heinrich	-	Finance Director
Joseph Catov	-	Police Chief
Vince Pompo	-	Solicitor

APPOINTMENTS:

Ms. Santalucia made a motion, seconded by Ms. Moll, to appoint Elizabeth Jones as Supervisor to fill the vacant seat left by the resignation of Joseph Denham. Ms. Santalucia asked for public comment and there were none. The motion was approved 2-0.

The Honorable John R. Bailey administered the Oath of Office to Ms. Jones. Ms. Jones thereafter took her seat on the Board.

Ms. Santalucia made a motion, seconded by Ms. Moll, to appoint Deborah Fell to the Vacancy Board. Ms. Santalucia called for public comment. Resident Tom Burke expressed that Ms. Jones should be involved with the selection as well. Ms. Jones indicated that she was in agreement with the appointment of Deborah Fell. There being no further comment, the motion was unanimously approved.

PUBLIC COMMENT:

Several residents expressed concerns over the Mariner East pipeline and encouraged the Supervisors to take an active role in fighting the project. Ms. Moll announced that the Township will hold a resident listening session at the February 14 Board meeting to hear firsthand resident concerns about the Sunoco pipeline. Additional discussions will follow. Ms. Santalucia said the Supervisors have a bipartisan agreement that residents' safety is their first concern.

PLANS:

1. Church Farm School: Phase I North Campus – Land Development

The land development application of Church Farm School is for construction of an addition to Greystock Hall, expansion of an existing parking lot to accommodate 173 additional vehicles, relocation of main entrance to Valley Creek Boulevard, and other improvements to on-site vehicular circulation. John Weller reviewed his Memorandum dated January 19, 2018. Ned Sherell, Headmaster of Church Farm School; John Snyder, the Applicant's attorney; and Neal Camens, Engineer, were in attendance.

Mr. Snyder outlined the proposed plan. Mr. Camens confirmed that the existing storm drain along the edge of Valley Creek Boulevard would be relocated as referenced in Ted Otten's January 18, 2018 Memorandum, and the pedestrian crossing of the driveway near the northwest corner of the parking lot would be adjusted to stay clear of the parking lot drive aisle, as referenced in Traffic Planning and Design's January 15, 2018 review.

Ms. Moll made a motion, seconded by Ms. Jones, to approve the final land development plan "Church Farm School – North Campus" as depicted on the 33-sheet plan set prepared for Church Farm School by Chester Valley Engineers, Inc., dated October 10, 2017 and most recently revised December 22, 2017, with the waivers and condition nos. 1-6 listed in of John Weller's January 19, 2018 Memorandum. Ms. Santalucia called for public comment and there were none. The motion was unanimously approved.

Mr. Snyder added that with the relocation of the main entrance to Valley Creek Boulevard, the Applicant will need to work with the owners of the Valley Creek Corporate Center to allow appropriate signage at the intersection of Route 30 and Valley Creek Boulevard so that visitors will know how to safely access the School. He said the Township Planning Commission recommended that the Township be involved in that process. Ms. Gleason said that could be started at the staff level.

REGULAR BUSINESS:

1. Approval of January 2, 2018 Organization Minutes

Ms. Santalucia made a motion, seconded by Ms. Moll, to approve the January 2, 2018 Organization Minutes. Ms. Santalucia called for public comment and there were none. The motion was approved 2-0. Ms. Jones abstained.

2. Approval of January 2, 2018 Business Minutes

Ms. Santalucia made a motion, seconded by Ms. Moll, to approve the January 2, 2018 Business Minutes. Ms. Santalucia called for public comment and there were none. The motion was approved 2-0. Ms. Jones abstained.

3. Accounts Payable Warrant Report

Ms. Moll made a motion, seconded by Ms. Santalucia, to approve the January 24, 2018 Accounts Payable Warrant Report. Ms. Santalucia called for public comment and there were none. The motion was unanimously approved.

4. Resolution 2018-07 Disposition of Media

Ms. Santalucia made a motion, seconded by Ms. Jones, to enact Resolution 2018-07, reformatting memory cards from previous meetings. Ms. Santalucia called for public comment and there were none. The motion was unanimously approved.

5. Shannon Corporation – Approval of Developer Agreements

Ms. Gleason explained that on July 13, 2016, the Board of Supervisors gave final approval to Shannon Corporation for land development for various improvements to their property at 311 Commerce Drive. A condition of approval was that they execute the standard Developer Agreement, Financial Security Agreement, and Stormwater Management Facilities Maintenance Agreement. Since approving this plan, the Township has adopted the practice of including a condition of approval at the time of land development approval authorizing the Township Manager to sign these types of agreements as long as the Applicant uses the Township's standard documents.

Ms. Moll made a motion, seconded by Ms. Santalucia, to approve the Developer Agreement, Financial Security Agreement, and Stormwater Management Facilities Maintenance Agreement pertaining to the land development plan approved on July 13, 2016, for Shannon Corporation. Ms. Santalucia called for public comment and there were none. The motion was unanimously approved.

NEW BUSINESS:

1. Resolution 2018-08 Application for Traffic Signal Approval (Boy Scouts development on Route 30)

Mr. Otteni reviewed his Memorandum dated January 16, 2018.

Ms. Moll made a motion, seconded by Ms. Santalucia, to enact Resolution 2018-08 authorizing the Public Works Director to sign the PennDOT Application for Traffic Signal Approval for the traffic signal improvements at Lincoln Highway and Keva Drive/Scouts Way. Ms. Santalucia called for public comment. Geoffrey Cope asked if the signal could be relocated as the area is already congested. Mr. Otteni said the signals would be synced to allow the traffic to keep moving. Ms. Gleason added that this traffic signal permit is adding a fourth leg to an existing traffic signal. There being no further comment, the motion was unanimously approved.

2. Authorization to Auction Vehicle

Ms. Gleason explained that State law requires that the Township dispose of vehicles and

equipment worth \$2,000 or more to the highest bidder, following Board approval. Staff is seeking approval to auction an older police vehicle.

Ms. Jones made a motion, seconded by Ms. Moll, to authorize sale of a 2006 Chevrolet Impala through online Municibid Government Auction. Ms. Santalucia called for public comment and there were none. The motion was unanimously approved.

3. Approval for Purchase of Trash Bags

Ms. Moll asked if an option for quick ties (ears) could be added to the bid. Joseph Altimari, resident, expressed concern that ears will reduce the volume that the bag can hold and create an issue with trash escaping as people try to put more into the bags. Other suggestions included bags that are made of at least 50% recycled material and smaller bags for those who cannot fill the existing 33-gallon bags on a weekly basis. Ms. Gleason said staff will research the different options for bidding now and also will analyze these and other options more closely this summer when the trash and recycling contracts are rebid.

Ms. Moll made a motion, seconded by Ms. Jones, to authorize advertisement of the bid notice and placement of the bid to purchase trash bags on PennBid with consideration of options discussed this evening. Ms. Santalucia called for public comment and there were none. The motion was unanimously approved.

PUBLIC COMMENT (Continued):

Residents expressed further concerns regarding the Mariner East pipeline project and requested that those people with jurisdiction and authority to act be invited to attend the February 14 meeting. Ms. Santalucia said she will request Senator Dinniman to attend and any others with jurisdiction. A resident noted that someone should also speak to the economic benefit of the pipeline so that both sides are heard. Ms. Gleason said the February 14 meeting was not the best time for that since only one hour could be devoted to the topic, but that other meetings will be scheduled in the near future. The February 14 meeting will be a listening session for the new Board members to hear residents' comments.

In response to a resident question, Ms. Heinrich provided an update on the status of the Tax Collector. She noted that the newly-elected Tax Collector was sworn in on January 2. In working on the transition, it became apparent that there was not enough time to get the tax bills sent out by the usual date of February 1, so this week the Tax Collector agreed to contract with Keystone Collections Group to collect the Township's real estate tax. Staff is drafting a letter to property owners to be mailed this week to explain the situation. The tax bills will be mailed on February 15 and the discount period will be extended from March 31 to April 30.

A concern was raised about the amount of traffic entering Route 30 from new development. Mr. Otteni said traffic studies were completed to address the impact from new development, and Ms. Gleason added that new connector roads are currently being built to provide drivers with options other than Route 30.

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ADJOURNMENT

The meeting adjourned at approximately 7:45 p.m.

Respectfully submitted,



Mimi Gleason
Recording Secretary