

WESTTOWN TOWNSHIP BOARD OF SUPERVISORS REGULAR MEETING  
STOKES ASSEMBLY HALL 1039 WILMINGTON PIKE  
September 6, 2005 7:30PM

In attendance were Supervisors Chairman Kenton S. Stokes, and Vice-Chairman Thomas F. Foster; Township Manager Robert Layman; Planning Commission member Jeff House. There were nine guests in attendance.

**I. Call to Order.**

As there was a quorum present Chairman Stokes called the meeting to order. Dr. Stokes advised those present that Ms. De Wolf was not in attendance due to a medical situation. The Board wished her well in her recovery.

**II. Approval of Minutes (August 15, 2005 Regular Meeting).**

Mr. Foster, made a motion, seconded by Dr. Stokes, to approve the minutes of the August 15, 2005 regular meeting. Dr. Stokes asked for public comment.

Walter Pavelchek, 1050 S. New Street, said that the Friends of Oakbourne ("Friends") was misrepresented at the last meeting. He stated that the information presented to the Board did not come from the Friends of Oakbourne. He wanted to set the record straight. Dr. Stokes said the Board does not know who represents the Friends and assumes the person before them is speaking on the Friends behalf. He also stated this does not change the accuracy of what was reported in the minutes. Mr. Foster advised Mr. Pavelchek to discuss this matter with the Friends.

The Board of Supervisors unanimously approved the minutes as presented.

**III. Departmental Reports.**

**A. Township Building Inspector.**

Mr. Layman reviewed the August Building Report. He stated there were eleven permits issued this month, mostly for additions and decks. He reminded the Board that the permit for Bayard Rustin High School was issued last year which accounts for the difference in this year's construction costs.

**B. Township Roadmaster.**

In the absence of Mr. Gross, who was attending a road seminar, Mr. Layman reviewed the August Road Report. He reported that the Road Department is continuing inspection of stormwater controls as required by the MS4 permit. Mr. Layman also stated that there is a blockage in our sanitary sewer line on Route 202. The line was TV'd and work is being done to correct the problem.

Mr. Foster asked what is being done to reduce the concentration of copper at the Chester Creek Plant. Mr. Layman responded that a letter has been sent to DEP advising them that the chemical they had asked the Township to use for copper reduction has not been effective. The Township also requested the following from DEP: allow the use of another chemical on a trial basis; and implementation of a stream study to determine if the imposed effluent limits can be reduced.

**C. Township Planning Commission – Jeff House.**

Mr. House stated that the August 17<sup>th</sup> Planning Commission meeting had been canceled. He reviewed the August 3<sup>rd</sup> Commission meeting. He stated that the Commission recommended approval of the Fountains at Westtown with conditions and approval of the faculty housing at Westtown School with conditions. Mr. House stated that the Commission had concerns with the proposed Fountain in the jughandle as to who would be responsible. Mr. Layman advised Mr. House that following the Commissions recommendations members of the Board had met with Mr.

McCawley concerning the Fountain issue. The outcome of the meeting was that the owner will be completely responsible for installation and maintenance of the Fountain. Mr. House stated that the Commission will continue review of the proposed revisions to the A/C district at their September 7<sup>th</sup> meeting.

**V. Public Comment-Non Agenda Items.**

Leonard Mammucari, 523 W. Pleasant Grove Road, submitted a petition from W. Pleasant Grove residents, pertaining to their traffic concerns on W. Pleasant Grove Road. Mr. Mammucari complained about the speeding on the road and the use of the road as a bypass road for large tractor trailers leaving the Greenstone Development. He asked if there was a weight limit on the road as the road is being destroyed by the tractor trailers. He stated it is not only the development traffic but UPS and other large trucks that use the road to bypass 202 to S. New Street. Dr. Stokes stated that the speeding is a police matter and that there is no weight limit on Township Roads only on bridges. Mr. Layman will present this issue to the Police Commission.

**VI. Old Business.**

**A. Approval of Westtown-East Goshen Police Station Change Order EL 27.01.**

Mr. Layman stated that this change order is to install panic strips in the Sally Port. The cost of the change order is \$523.00 which will be reimbursed by the Police Department.

Mr. Foster made a motion, seconded by Dr. Stokes, to approve Change Order EL 27.01 in the amount of \$523.00. Dr. Stokes asked for public comment. There was no public comment. The Board of Supervisors unanimously approved the change order.

**B. Appointment of Members to Council of Governments BOCA Review Board.**

Mr. Layman stated that the Council of Governments (COG) felt it would benefit the members to have a joint BOCA Review Board as members appointed to the Board would have expertise in different areas of building. Mr. Layman stated that Westtown does have a candidate for the Board but they need to be approved by COG before they would be appointed.

The following were presented to the Board of Supervisors for approval:

Scott Krug	West Goshen
Dennis Forest	East Goshen
James Horn	East Bradford
John Lister	East Bradford
Grant Middlestead	West Goshen
Charles McCormick	East Goshen

Mr. Foster made a motion, seconded by Dr. Stokes, to accept appointment of the members to the Council of Governments BOCA Review Board as presented. Dr. Stokes asked for public comment. There was no public comment. The Board of Supervisors unanimously approved the appointments.

**C. Grant Preliminary/Final Plan Approval Westtown School Faculty Housing.**

In attendance for Westtown School were Phil Genther, Director of School Facilities, and Rob Lambert, Architect.

Mr. Lambert reviewed the plan for the faculty housing to be located on the south side of the campus near Westtown Road. The two outstanding items are fire service and connection to public sewer. Mr. Lambert stated that the school is working on the sanitary sewer design with Westtown and the West Chester Area School District. Westtown School plans, in the future, to have the whole campus connected to the Township's Westtown-Chester Creek plant. Mr. Lambert asked that the school be allowed to use a pump and haul operation for the faculty housing until they can tie into the force main sometime next fall. He also stated that the Township Fire Marshal has suggested extending the fire main to the faculty housing or using an irrigation

pond. Mr. Genther said the plan calls for a sprinkler system which meets all the fire requirements and which he feels will be approved by the Township Fire Marshal.

Mr. Foster asked if the Conservation District has accepted that the school meets the requirements for a one acre impact. Mr. Lambert said there has never been a question about this with the Conservation District. The area of impact will be designated and all the standards complied with.

Mr. Foster made a motion, seconded by Dr. Stokes, to grant preliminary/final plan approval for the Westtown School faculty housing conditioned on the Township Engineer's letter of August 3<sup>rd</sup>, 2005, and the Township Planning Commission's letter of August 12<sup>th</sup>, 2005. Dr. Stokes asked for public comment. There was no public comment. The Board of Supervisors unanimously granted preliminary/final plan approval for Westtown School's faculty housing.

**VII. New Business:**

**A. Adopt Resolution 2005-17 Revision Township Fee Schedule.**

Mr. Layman stated that COG has set the fee for an appeal to the BOCA Review Board at \$500.00. Therefore the Township Fee Schedule needs to be revised to include the review fee.

Mr. Foster made a motion, seconded by Dr. Stokes, to adopt Resolution 2005-17 Revision of the Township Fee Schedule. Dr. Stokes asked for public comment. There was no public comment. The Board of Supervisors approved Resolution 2005-17.

**B. Approve the Township's Minimum Municipal Obligation.**

Mr. Layman advised the Board of Supervisors that the Township is required at this time each year to determine their minimum obligation to the Township Pension Fund for the coming year. The amount for 2006 is \$26,004.00.

Mr. Foster made a motion, seconded by Dr. Stokes, to approve the Township's Minimum Municipal Obligation for 2006 at \$26,004.00. Dr. Stokes asked for public comment. There was no public comment. The Board of Supervisors approved the Minimum Municipal Obligation for 2006.

**VIII. Public Comment (all topics)**

Dr. Stokes advised those present that Ms. De Wolf was not in attendance due to a medical situation. The Board wished her well in her recovery.

**IX. Payment of Bills.**

Mr. Foster made a motion, seconded by Dr. Stokes, to approval payment of the bills. The Board of Supervisors unanimously approved payment of the bills as presented.

**X. Adjournment.**

On the motion of Mr. Foster, seconded by Dr. Stokes, the meeting was unanimously adjourned.

Respectfully Submitted  
Robert Layman, Township Manager

