

WESTTOWN TOWNSHIP BOARD OF SUPERVISORS REGULAR MEETING

Westtown Township Municipal Building, 1039 Wilmington Pike, Westtown

Monday, December 18, 2017 at 7:30 PM

In attendance were: Chair Mike Di Domenico, Vice Chair Carol De Wolf, Police Commissioner Tom Haws, Township Manager Rob Pingar, WEGO Police Chief Brenda Bernot, Township Solicitor Pat McKenna, and Planning Commissioner Scott Yaw. There were 4 guests.

I. Pledge of Allegiance & Call to Order

Mr. Di Domenico called the meeting to order at 7:29 PM, and led the Pledge of Allegiance. He asked if anyone was recording the meeting. There was no response.

II. Approval of Minutes (December 4, 2017)

Mr. Pingar stated that the Historical Commission communicated a correction to their report, noting that Dan Campbell will begin searching for preservation award candidates in March. Ms. De Wolf then made a motion to approve the Board of Supervisors meeting minutes of December 4, 2017, with the correction. Mr. Haws seconded the motion. There were no questions or comments. The minutes were approved unanimously.

III. Workshop Meeting Summary (December 18, 2017)

Mr. Di Domenico stated that the Board held Executive Sessions on December 5, 14, and 18 to discuss the Toll Brothers Conditional Use Application.

IV. Departmental Reports

A. Westtown East Goshen Regional Police (WEGO) – Chief Brenda Bernot

Chief Bernot reported that the department will be making technological improvements in 2018, updating their website, starting a Facebook Page, and implementing Crime Watch software. Officers will also begin using body cameras in 2018.

The Chief encouraged residents to use designated drivers during the holidays, buckle up, and perform maintenance checks on vehicles. She also stated that December is the leading month for home fires, and advised everyone to check their smoke detectors, water live trees, avoiding running electrical wires under rugs, and make sure that holiday lights are not frayed or damaged. Chief Bernot also reported an armed robbery at the T-Mobile store in Dilworthtown. The police are trying to identify the suspects.

Ms. De Wolf stated she had read an article about electronic ticketing being used in Radnor. The Chief stated that “e-filing” as it is called, is topic she plans to discuss with the Police Commission in 2018.

B. Township Solicitor – Patrick McKenna

Mr. McKenna reported that he has concluded work on the Crebilly hearings. He and Mr. Pingar have scheduled a meeting in January to discuss the status of the abandoned AME cemetery project on the Minacci property. Mr. Verway has been handling a lot of false alarms, zoning matters, and Right to Know requests. His office has also looked at the Fair Share phasing proposal made by the applicant, the Brewer subdivision, and outstanding collection matter related to the electronic billboard.

Mr. McKenna thanked the Board for the opportunity to represent the township and for the wonderful holiday reception. Finally, stated it has been a pleasure working with Mr. Haws over the past several years.

Mr. Haws asked about the status on the Asplen property. He explained to the audience that Mr. Asplen has historic ruins on his property, and has expressed interest in selling or donating the property to the township, but has had difficulty valuing the property. The property is significant because it has a spring house that is the only structure remaining in the township that was in existence during the Battle of the Brandywine. Mr. McKenna stated he would follow up with Mr. Asplen's lawyer to see if any progress has been made in establishing a value for the property.

C. Parks & Recreation Commission (P&R)

Mr. Pingar stated that no one from P&R could attend tonight's meeting. He reported that although he did not attend the Winter Festival on December 10, it was a successful event enjoyed by many residents. Photos have been posted on the township Facebook page.

Mr. Haws asked about the status of the NWF Community Wildlife Habitat certification. Mr. Pingar stated that P&R did not meet in December and will be discussing whether to pursue the certification at their January meeting.

There were no other comments or questions.

D. Planning Commission (PC) – Scott Yaw

Mr. Yaw stated that the PC met on December 6 to discuss the Emergency Communications (bi-directional amplifier) Model Ordinance with Chief Bernot and John Cocchi, Assistant Deputy Director of Technical Services for the Chester County Dept. of Emergency Services. The PC also addressed the status of various long term projects. Mr. Yaw stated that the PC would like to schedule a joint meeting with the Board early in the first quarter to discuss priorities for 2018. Mr. Haws stated that he had encouraged annual goal setting meetings with each of the commissions, and hopes the new Board will schedule meetings with the other commissions.

There were no other comments or questions.

V. Public Comment (Non Agenda Items)

There was none.

VI. Old Business

A. 2017 Road Maintenance Program – Final Payment

Inncon submitted a final invoice for the 2017 Road Maintenance Program in the amount of \$49,340.31. McCormick Taylor has recommended payment of the full amount, as the project is 100% complete, and all outstanding administrative items have been addressed. Ms. De Wolf made a motion to approve payment #5 to Inncon in the amount of \$49,340.31. Mr. Haws seconded the motion. There was no public comment and the motion was unanimously approved.

B. Ordinance 2017-6 – Sewer Rates

Ordinance 2017-6, amends Chapter 132 (Sewer System Collection & Conveyance Regulations) §132-3, subsections A, B, C, D, and I of the Code of Westtown, to revise sewer rates for private dwellings, living units in a multiple-occupancy building, fire house or municipal buildings, churches, and commercial establishments (other than retail gas stations). The ordinance was advertised in the Daily Local News on December 6, 2017.

Ms. De Wolf made a motion to adopt Ordinance 2017-6. Mr. Haws seconded the motion. Mr. Haws explained that this was the first step in a three-year incremental approach to setting a flat sewer rate of \$205 per EDU (Equivalent Dwelling Unit).

There was no public comment and the motion was unanimously approved.

C. Westtown Township 2018 Budget Adoption

The 2018 budget is in the amount of \$12,515,596. Mr. Di Domenico shared the following budget highlights:

1. The budget is presented with no tax millage increase.
2. A new 3-year trash & recycling contract with no increase in trash service fees.
3. Non-metered sewer rates will increase effective 1/1/2018 (as explained above).
4. \$2,798,396 is Westtown's budget obligation to WEGO which is a 3.18% increase. Public Safety represents 36% of the Operating Budget.
5. \$1,125,000 is allocated to the 2018 Road Maintenance Program (\$665,000 General Funds, \$400,000 Liquid Fuels, and \$60,000 for Engineering/Inspections.)
6. MS4 Special Engineering Services is increased from \$50,000 to \$57,000.
7. The Adaptive Traffic Signal Rt. 3/Joint Corridor is allocated \$308,500 of which 50% (\$154,250) will be offset by grant funds.
8. Rt. 3 & Rt. 352 traffic signal improvements of \$225,000 is offset by Green Light Go Grant funds of \$180,000, for a net expense to the Township of \$45,000.
9. Tyson Park Phase 2 Project cost is estimated at \$132,244, of which 50% (\$66,122) will be offset by a DCNR Grant.
10. \$100,000 has been allocated for the Veterans' Memorial in Oakbourne Park.
11. \$1.5M of 2016 Bond proceeds will fund the Public Works Garage addition.
12. \$1M of 2016 Bond proceeds will fund the Oakbourne Road Bridge Repair.
13. Sewer Collection System Capital Construction Repairs are budgeted at \$893,200.
14. Pleasant Grove Pump Station design engineering is budgeted at \$100,000.

Ms. De Wolf made a motion to approve the 2018 Westtown Township operating budget in the amount of \$12,515,596. Mr. Haws seconded the motion. He urged residents to get involved in the budgeting process, and communicate issues to the Board that are important to them.

Tony Simkovich, 821 Kimberly Lane, asked how feedback from the Comprehensive Plan Update affects the budget. Ms. De Wolf explained that the update to the township's Comp Plan will likely be completed sometime next year. The Comp Plan helps steer the township strategic planning for the next ten years. Input from the residents will guide the plan, which will then guide the Board.

There was no additional public comment and the motion was unanimously approved.

VII. New Business

A. Westtown Woods – Escrow Release No. 1

Ms. De Wolf made a motion to approve Escrow Release No. 1 from the financial security escrow account for the Westtown Woods Subdivision in the amount of \$63,147.15. Mr. Haws seconded the motion. There was no public comment and the motion was unanimously approved.

VIII. Announcements

Mr. Di Domenico announced the Crebilly Farm/Toll Brothers Conditional Use Hearing at 6:00pm on Thursday, December 28, 2017 at the Westtown Township Municipal Building. This meeting will be to announce the decision on the conditional use application.

IX. Public Comment on All Topics

Kathy Di Domenico, 1530 Woodland Road, thanked Mr. Haws for his service on the Board, and for making Westtown Township a better place.

Mr. Haws thanked his wife and children for their support and understanding during his term. In particular, he thanked his two oldest daughters, who challenged him about nine years ago to stop complaining about the things he didn't like in the township and do something. He said it has been an honor to serve his community. Mr. Haws stated that balancing the needs of the community within the confines of laws and ordinances is a challenge, but he felt the Board has done a good job over the past six years. The township is in a better financial position, with a healthy Capital Reserve account, and comprehensive road maintenance program and sewer infrastructure programs.

Mr. Haws thanked his fellow Board members, dedicated staff, township solicitor, and Chief Bernot and the officers under her guidance. Lastly, he thanked the residents who volunteer on the various township commissions and task forces for the countless hours they put in behind the scenes to improve the township. He encouraged all residents to attend board and commission meetings and become more involved in local politics. He said it is easy to throw stones at the Board, but without resident feedback, they are three people trying to make the best decision they can.

Finally, he wished Mr. Yaw success over the next six years. Mr. Haws cautioned him that it is a thankless job where 95% of the time, people may think the Board made the wrong decision, but he told Mr. Yaw he made the right decision by becoming involved.

Mr. Haws added a final bit of good news for the Township's Act 537 Special Study for the West Wynn I area. On December 6, the Township finally received a letter from the Department of Environmental Protection (DEP) stating that the Township plan meets the planning requirements in Chapter 71 of DEP's regulations, and that the plan provides for the continued use of on-lot sewage disposal systems within West Wynn I.

There were no other public comments.

X. Payment of Bills

Ms. De Wolf made a motion to approve General Fund bills in the amount of \$1,297,622.31, Wastewater Fund bills in the amount of \$65,496.87, and Capital Projects Fund bills in the amount of \$5,400.00, for a grand total of \$1,368,519.18. The motion was seconded by Mr. Haws. There was no public comment, and the check registers were approved.

XI. Adjournment

Ms. De Wolf made a motion to adjourn the meeting, seconded by Mr. Haws. The meeting adjourned at 8:09 PM.

Respectfully submitted,

Robert Pingar
Township Manager