

# WESTTOWN TOWNSHIP BOARD OF SUPERVISORS REGULAR MEETING

Westtown Township Municipal Building, 1039 Wilmington Pike, Westtown  
Monday, June 18, 2018 at 7:30 PM

In attendance were: Chair Carol De Wolf, Vice Chair Scott Yaw, Police Commissioner Mike Di Domenico, Township Manager Rob Pingar, WEGO Police Chief Brenda Bernot, Township Solicitor Pat McKenna, Parks & Recreation Commissioner Ida Fritsche, and Planning Commissioner Steve Rodia. There were 13 guests.

## **I. Pledge of Allegiance & Call to Order**

Ms. De Wolf called the meeting to order at 7:34 PM, and led the Pledge of Allegiance. She asked if anyone was recording the meeting. There was no response.

## **II. Approval of Minutes (June 4, 2018)**

Mr. Yaw made a motion to approve the June 4, 2018 Board of Supervisors meeting minutes. Mr. Di Domenico seconded the motion. There were no questions or comments, and the minutes were unanimously approved.

## **III. Workshop Meeting Summary (June 18, 2018)**

Ms. De Wolf stated that during the Workshop, the Board discussed the POC Zoning Ordinance Amendment and a resolution to allow small-flow treatment facility on Charles Road. The Board also reviewed the draft amendments to Accessory Dwelling Units and Accessory Structures Ordinances to be returned to the PC with their comments. During the workshop, the Board met with a resident who is requesting a special exception for a Major Home Occupation for a food truck catering operation.

The Board also discussed contractual and legal matters during the Executive Session, which will be continued after tonight's regular meeting.

There were no questions or comments.

## **IV. Departmental Reports**

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

Chief Bernot reminded residents to make use of their new Crimewatch website ([www.wegopd.org](http://www.wegopd.org)) and Facebook page. The public can leave tips and sign up for various crime notifications, as well be informed of crime in the area, recent arrests, and public awareness bulletins. Chief Bernot reported there has been an increase in road rage incidents and urged residents to avoid engaging with someone who is demonstrating aggressive behavior. She commented that the department will soon be unveiling completely undercover police vehicle to seek out and stop aggressive driving incidents when they occur.

Chief Bernot further reminded residents to be vigilant in securing their cars and valuables to avoid vehicle theft, which tends to increase in the warmer months. She also encouraged residents to report unpermitted solicitors to the police immediately. Finally, Chief Bernot announced that the 12-week Citizens' Police Academy program will take place again this fall.

Elizabeth Morrow, Pennsbury Township, shared that she heard that many teenagers are falling victim to phone snatching. She encouraged everyone to educate their children about this to avoid any lost property or identity theft. Chief Bernot agreed that while there have been no such cases in Westtown Township yet, it is certainly something to be aware of.

Mr. Pingar inquired if WEGO was planning another Coffee with a Cop event this fall. Chief Bernot responded that they are looking at a few dates, but nothing was confirmed at this time. She suggested holding one at the new Giant Store if possible.

Ms. De Wolf reported that Westtown Township is currently in negotiation with Thornbury Township, East Goshen Township, and the Police Union to secure contracts related to police services.

There were no comments or questions.

**B. Township Solicitor – Patrick McKenna**

Mr. McKenna reported that his office reviewed and commented on the Accessory Structures and Accessory Dwelling Unit draft ordinances, which were then reviewed by the Board during the Workshop Session. They also reviewed the Professional Office Complex (POC) draft ordinance, which is on tonight's regular meeting agenda. Mr. McKenna announced that a Conditional Use Hearing for the Malvern School is scheduled for July 17<sup>th</sup> at 7pm at the Township Building.

In addition, Mr. McKenna's office coordinated with the Director of Planning and Zoning on several zoning enforcement actions. He also reported that work on the Sign Ordinance and Bi-Directional Antenna Ordinance continues to progress.

Mr. McKenna reported that the negotiations with the Asplen family regarding the historical ruins on their property has progressed, and will likely conclude within the next week. Regarding the Minacci property that contains the remains of the historic Shiloh AME church and cemetery, Mr. McKenna reported that he has continued discussion concerning possible subdivision of the property.

Mr. McKenna commented that his office filed the Crebilly Farm Brief on behalf of the township on May 31. His office also assisted the township with a bid matter.

There were no comments or questions.

**C. Parks & Recreation Commission (P&R) – Ida Fritsche**

Ms. Fritsche reported that the four commissioners present at their last meeting toured Oakbourne, Larchbourne, and Tyson Parks to identify any improvements that should be addressed. In particular, Ms. Fritsche noted that the marsh near the entrance of Tyson Park is not clearly marked and could be a safety issue. She also requested a list of the types of plants in the marsh.

Ms. De Wolf commented that this area is a wetland that was reconstructed to act as a naturalized retention basin. Mr. Pingar also commented that there is a large interpretive sign describing this feature by the parking lot, which will be the start of a future trail through the park to better highlight the area.

Ms. Fritsche stated that there was an issue with the circuit breaker at their first summer movie night on June 15. She thanked WEGO Police Officer Steve Hiro for coming out to help resolve the situation. Despite the delay, the evening was a success with many families in attendance.

There were no other comments or questions.

**D. Planning Commission (PC) – Steve Rodia**

Mr. Rodia reported that the last PC meeting on June 6 was dedicated entirely to reviewing the second draft of the Comprehensive Plan Update. He commented that the majority of the PC voted in favor of the Plan with one commissioner voting negatively. Mr. Rodia stated that he was the dissenting vote and gave some reasoning behind his concerns.

There were no other comments or questions.

**V. Public Comment (Non Agenda Items) (28:56)**

Vince Morrow, Pennsbury Township, introduced himself as the President of the group Neighbors for Crebilly, LLC and provided some background on the objective of the group. He commented on the importance of open space and requested that the feasibility report and any other studies to be conducted by the Trust for Public Land be provided to Neighbors for Crebilly for use in their advocacy efforts. Ms. De Wolf commented that the feasibility study is in progress, and will rely heavily on resident input.

There were no other comments or questions.

## **VI. Old Business**

### **A. POC Zoning Ordinance Amendment 2018-01 – Authorize Advertisement**

Medical service is not currently a permitted use in the Professional Office Complex (POC) district. This text amendment would allow for an orthodontist office at 100 Skiles Boulevard. Mr. Yaw made a motion to authorize advertisement of the POC Zoning Ordinance Amendment 2018-01. Mr. Di Domenico seconded the motion. There was no public comment and the motion was approved.

## **VII. New Business**

### **A. Resolution 2018-08 – Small Flow Treatment Facility (SFTF) – 1507 Charles Road**

A resolution is required by the Pennsylvania Dept. of Environmental Protection (PADEP) to install a small-flow treatment facility to replace a failed septic system at 1507 Charles Road. This is similar to five other SFTF's approved by PADEP since 2014. Mr. Yaw made a motion to approve Resolution 2018-08. Mr. Di Domenico seconded the motion. There was no public comment and the motion was approved.

## **VIII. Announcements**

- 1. Childrens' Series at Oakbourne Park** – 10:30AM Wednesday, June 27 at the pavilion. Explore science through an interactive story.
- 2. No July 2nd Board of Supervisors Meeting**
- 3. Summer Movie Night** – 8pm Friday, July 20 at Oakbourne Park. Featuring "Elf"
- 4. Neighborhood University (NU)** - Thursdays from 7:00pm-9:00pm starting September 6 to November 15, 2018. NU is a free program offered by the West Chester Area Council of Governments to educate citizens about local government and increase awareness of available municipal services and resources. The goal of NU is to help citizens become more effective advocates for their community, which in turn helps local municipalities keep finding ways to improve. Enroll at [www.nugwc.org](http://www.nugwc.org).

## **IX. Public Comment on All Topics**

There were no other comments or questions.

## **X. Payment of Bills**

Mr. Yaw made a motion to approve General Fund bills in the amount of \$158,015.62, the Wastewater Fund bills in the amount of \$40,435.73, and the Capital Projects Fund bills in the amount of \$40,965.64 for a grand total of \$239,416.99. The motion was seconded by Mr. Di Domenico. There was no public comment, and the check registers were approved.

## **XI. Adjournment**

Mr. Yaw made a motion to adjourn the meeting, seconded by Mr. Di Domenico. The meeting adjourned at 8:12 PM.

Respectfully submitted,

Robert Pingar  
Township Manager