

September 20, 2004

The Board of Supervisors of Pennsbury Township held a regular meeting on Monday, September 20, 2004. Bill Reynolds, MaryAnna Ralph and Kathy Howley were present and the minutes approved as submitted.

Manager Kathleen Howley reported the following:

Mr. Patten will be putting together a resolution to put into place the UCC appeals board which will consist of James Porter Jr, Mark Gundersen, Joe Carbonell, William Holloway and Lance Oehler.

MaryAnna Ralph will attend the Regional Planning Commission meeting 9/21 and report to them on our position regarding fire company contribution.

The Land Trust has asked the Board to sign a letter of support for their grant request to the state for the Mendenhall property. Mr. Patten will be consulted before signing.

The township has received a letter from PennDot regarding our request to do a safety study for the entrance to the Knoll on Rt. 1. A copy of this letter was sent to Tracy Taylor who lives in the Knoll. The letter stated that they would be putting up more signage on Rt. 1 announcing the entrance and suggested the Knoll walls might be moved back or taken down to improve sight distance. They also commented that flashing warning signs might be considered on Rt. 1. The township would have to request PennDot for a permit to put this up at our expense.

Minimum municipal obligation for 2005 has been revised – new number is \$6004.

Resident Awareness Program is scheduled for October 7th at 7:15 p.m. Topic will be historic structures etc in the township. A postcard will go out to everyone this week.

Code Enforcement Office Rusty Drumheller reported that the zoning hearing board did grant Mr. Mitch a variance for his addition to his home on Old Baltimore Pike. A written decision is forthcoming. He also reported that he has passed another test for certification as required by the new legislation adopting the UCC Code. Also talked to the Planning Commission about adopting an ordinance for fences.

Township Engineer Matt Houtman reported the following:

Knoll drainage project – met with residents and Mr. Geyer and went over the punch list for items to be done. The residents also put together their own punch list. Mr. Geyer agreed to make changes and has been working there since the last meeting. Valley Forge testing has not done the test on the curbing yet. We have been getting cooperation. The Board agreed to release a partial payment to Geyer Construction in the amount of \$35,000.

Wattman – received a letter agreeing to the purchase of materials and the township will do the work to correct a drainage problem on Fairville Road at this driveway. He expressed concern about the culvert not being addressed in the scope of work. Mr. Houtman said the repairs should take care of this. Mr. Houtman will contact Dave Allen to get the materials ordered and work started.

Ridge at Chadds Ford, - will meet with Jeff Berlin this Wednesday to go over remaining items to be completed by October when letter of credit expires.

Lyman project – It was agreed that Matt Houtman will contact CCCD, Mr. Callahan, and find out exactly when the final engineered plans will be available for us and Mr. Lyman to look at so he can get the work started and finished during this growing season. Messrs. Goldzak and Dodge agreed they would make the initial contact with Alison Megill regarding the use of her open space for the piping of water off the Lyman property. Matt will also ask CCCD about the repairs to the Dodge and Goldzak swales and if this can be included in the project scope of work.

Mr. Houtman approved escrow releases for Steger Gowie and Courts at Longwood. He will get Ms. Howley the paperwork for signatures and release.

Johnson Farm Preliminary Approval – Jake Diem was present representing Mr. Dambro. The Planning

Commission recommended preliminary approval with conditions. Mr. Houtman confirmed all items being satisfied and OK to proceed to final with conditions that a left turn lane be planned for, some type of markings to delineate between township and homeowner's open space and all items in Mr. Houtman's last review letter being satisfied. An extension letter was submitted by Mr. Dambro to December 13, 2004. However, this is not necessary since preliminary approval was given. Applicant will now proceed to final.

It was noted that Mr. Becker is requesting the township to apply for a PennDot permit for a traffic signal for his development off Rt. 1. Mrs. Ralph reported that there are negotiations with Mr. Ciccarone for a possible entrance off Ponds Edge Drive. Therefore, this will be tabled until further notice.

A bill list dated September 20, 2004 numbering 6597-6628 was submitted and approved for payment by the Board

With no further business the meeting adjourned at 9 p.m.

Respectfully submitted:

Kathleen Howley
Township Manager