

April 21, 2021

The Board of Supervisors of Pennsbury Township held an in person regular meeting on Wednesday, April 21, 2021. Present were: Supervisors McIntyre, Fenton, Solicitor Tom Oeste, Township Engineer Matt Houtmann and Barbara Biedekapp, Financial Assistant. The minutes of the public meeting held on March 17, 2021 were approved as submitted.

Ms. Biedekapp presented the Manager's report. The American Rescue Plan created by President Biden provides for monetary aid to local governments based on population. Pennsbury Township will receive over \$360,868.00 with 50% coming in June, 2021 and 50% in June, 2022. There are a number of permitted uses of the funds such as payment to non-profits like the local fire company and the township has until 2024 to spend the money. We expect more guidance from the Federal government on how these monies can be used and the reporting requirements.

Clean up day is April 24. A dumpster arrived today for use by the residents to dispose of large items. It is available from 6:30 AM to 2:30 PM this Thursday, Friday and Saturday.

The annual free shredding event is Saturday, May 1, 2021 from 9:00 AM to 12:00 PM in the township parking lot.

Primary day is May 18th.

Road Master Report-Ms. Biedekapp reported that the road crew has been trimming trees, fixing road edges and low spots on Brinton's Bridge Road and Fairville Road in preparation for oiling and chipping this summer. Bidding was advertised and the bid opening is April 29th. The Co-op re-advertised for road materials, stone, line painting and fuels. The bid opening was April 8th with the following awards:

Stone-New Enterprise Stone with low bid at same price as last year

Line Painting-Alpha Space with low bid price with 20% increase over last year

No bid on fuels-recommend staying with Dixieland

Dave met with Parker Preserve HOA about landscaping of the cul-de-sac islands. He told Keith Mickelson of the HOA that the township is not responsible for maintenance or any damage to the islands by the traveling public, snow plowing, etc. Spring clean-up starts this week. The dumpster was delivered today for the residents to use. The road crew will also be here on Saturday to man the dumpster.

Engineer Report-Mr. Houtmann reported that Kendal/Crosslands has submitted plans for additional larger units with some smaller, older units to be demolished. He has not started the review process for this project.

The Lunger subdivision plan has been submitted and accepted as complete by the Planning Commission. It currently has 4 lots on the 100 acre tract and they want to create two additional lots by changing the existing lot lines. The conservation easement on this property allows for a total of 7 lots. This tract is not subject to any further development because of the conservation easement. Mr. Houtmann expects to publish his review by tomorrow.

The Centerville School/H & S Construction 3 lot subdivision has been submitted and accepted as complete by the Planning Commission. Mr. Houtmann expects to publish his review in the next day or so.

On March 29, Mr. Houtmann inspected the Ramsey house at Kennett Pike and Fairville Road to determine its soundness for possible demolition. He found the house to be water tight, the first floor joists need repair and the porches need to be taken down. In his opinion, Mr. Houtmann determined the building to be safe and is not showing signs of imminent collapse. He will have his report completed in the next couple of days and will send a copy to the Historical Committee per Chairman McIntyre's request.

Parker Preserve Lot Addition Extension-Mr. Fenton moved to grant the 90-day extension and Mr. McIntyre seconded the motion and motion was approved.

Hall Subdivision Waiver of Fee in Lieu Fee Request-Mr. Oeste reported that Section 525 in the Township's Subdivision Ordinance it says that 2,200 square feet of land per lot should be put aside as open space in a subdivision. In lieu of open space, the Board may accept a payment from the developer in the amount of \$2,000.00 per lot. Mr. Oeste noted that the Board approved this plan with conditions at a special meeting in March and that one of the conditions was the payment of this fee. He also noted that the applicant should have requested this waiver sooner during the review process. The lots are near the minimum size requirements so do not allow for any open space with the 4 lots. The Fee in Lieu fee was missed during the O'Hare subdivision not waived and the Board views the two subdivisions as very different in terms of number and size of the lots. Mr. Fenton moved to not approve the Hall waiver of Open Space request and Mr. McIntyre seconded the motion and motion passed.

Planning Commission Report-Mr. Smith reported that the Planning Commission last met on March 23, 2021 with continued discussion on the Solar Ordinance. The Commission decided that the best course of action at this time was to give their amendments to the current solar ordinance to Mr. Oeste to begin the drafting process even though there are still a few open issues to work out.

Mr. Smith also reported that the Commission received notice of a complete application for the Lunger and Centerville School Subdivisions and the review time clock has begun on both. Site visits were done on both properties on April 15, 2021 with Mr. Houtmann. The Commission will meet again on April 27, 2021 where the Kendal/Crosslands submission will be accepted.

Mr. McIntyre asked Mr. Smith about solar panels located in front yards. Mr. Smith replied that the Commission is concerned about allowing this location but realizes that larger lot sizes and the location of lot could make front yard solar panels feasible. In general, the Commission does not approve front yard solar panel locations on normal sized lots.

Public Comment-Ms. Luft asked for clarification on what can be done to save the Ramsey house from demolition or further decay. She noted that our ordinances allow for other possibilities. Mr. Oeste stated that the ordinances give a pretty strict process to follow when it comes to demolishing a property designated as historical. It will be up to Mr. Drumheller to determine if the demolition application is complete if it has even been received by the township. Mr. Houtmann's report is the next step with Mr. Oeste noting that sometimes to preserve a historical building the township may need to allow a use

currently not allowed in that area. Ms. Luft emphasized that there are options the owner can take other than demolishing the building.

A bill list dated April 21, 2021 numbering 20292-20341, State Fund 476, 477 and Capital Reserve 147, 148, 149 was submitted and approved for payment by the Board. With no further discussion the meeting adjourned at 7:30 PM.

Respectfully submitted:

Barbara Biedekapp on behalf of Kathleen Howley, Township Manager