

Board of Supervisors Minutes  
July 12, 2010

Chairman Elston opened the regularly scheduled Board of Supervisors meeting at 7:00 P.M. on Monday, July 12, 2010.

Roll call was taken and all three supervisors were present, Gary C. Elston, David L. Mast and Nelson R. Beam.

Chairman Elston called for any public comment on tonight's agenda, since there wasn't any comment he continued with the meeting.

Minutes: The Minutes from the June 14, 2010 meeting were approved as written on a motion made by Mr. Mast, seconded by Mr. Beam. Motion carried unanimously.

Treasurer's Report: The Treasurer's Report was approved until further audit.

General Fund - Money Market:	\$657,810.35
General Fund - Checking:	2,789.72
General Fund - EMS	113.15
State Fund - Money Market:	122,043.54
State Fund - Checking:	248.77
PLGIT Regular	28,515.89
PLGIT - Recreation	284.58
DNB First CD	150,000.00
Capital Reserve CD	124,230.09
New Truck CD	46,833.11
Glenmoore Fire Truck	31,464.91
TVFD CD	29,805.50
Elverson Ambulance	29,805.50
National Penn Bank	125,000.00

Audience: Adam Brower - Edward.B. Walsh, Associates: Mr. Brower was here to discuss the French Creek Village Subdivision. Mr. Brower is interested in a revision of the original subdivision to allow the attached dwelling to be converted to single family detached dwellings. The Board has know objection to allowing the final plan to be modified to allow the single family detached dwellings as long as the following conditions are met.

- A revised plan - labeled as modified which indicates the area and bulk requirements were met by the single homes and is approved by the township's engineer and zoning officer.
- The developer shall record a declaration, attached to the Proposed Modification Plan which identifies the 10 units that are being converted to the single family

detached dwelling use. This declaration must be approved by the Board of Supervisors and our solicitor.

- The turnaround (loop portion of the Cul de Sac) from the original plan must be revised according to our engineers specifications.
- A Financial Security Agreement in 110% must be established for remaining public improvements.
- The single family dwellings will be built in accordance to the 2009 International Building Code, or the developer and township building official must agree on what provision of the code will apply.

Ron and Edie Snyder, 94 Isabella Road, Elverson, PA: Mr. Snyder read a prepared statement listing the difficulties he has with his neighbor Keith Grant. Basically, his complaint is excessive noise by ATV's and motorbikes. He has tried to talk to them but not gotten very far. What can be done? Mr. Mast commended them on trying to talk to the neighbor and Mr. Newhams said that they could try and do what they did on Pumpkin Hill Road by measuring the noise from the property line.

The Snyder's have been contacted regarding a silt fence that is to be installed to stabilize the exposed earth. Mrs. Snyder feels that the water coming down onto their property is coming from the development Hunter's Pointe where the standing pipes have been removed over the years. Our engineer, April Barkasi, will pull the plan if directed by the Board and see if the pipes are missing. They plan to install the silt fence that the township requested as soon as possible. The bad storm we had in June required the removal of many trees before the fence could be installed.

Mr. Elston thanked them for coming and told them that we will discuss their issues further.

Paula McGinness - Honey Brook Library: Thanked the Board of Supervisors for their yearly donation and gave a brief talk on different ways to fund the library and the different programs offered by the library.

New Business:

- Frank and Carol Gillen, 26 New Road has submitted an application for a Special Exception for a sanitarium on their property. It was decided that Ms. Camp will represent the township at the hearing.
- Two applications for inclusion to the township's Act 43. Barneston Holding, 28 acres on N. Manor Road and Roy G. Hohl, 164 Lewis Mills Rd, Honey Brook, PA for 19.7 acres. Motion: Mr. Elston made the motion to include both applications, without modification, into the township's Act 43 - Agricultural Security Act. This was seconded by Mr. Beam and motion carried unanimously.

- Resolution No. 169 Opposition to Forced Local Government Merges and Consolidations was approved and signed on motion made by Mr. Mast, seconded by Mr. Beam. Motion carried unanimously.
- Fire tax on Exempt properties was discussed. Although, tax exempt properties do not pay Real Estate Taxes, they should not be exempt from the fire tax. Our tax collector will be contacted so this can be implemented by 2011.

Reports:

Frank Newhams gave the Zoning Report.

- During the huge storm we had last month there were two homes that needed demolition permits. It was decided by the Board that a fair permit fee should be collected. Just enough to cover the inspections.
- Mrs. Shenberger who owns Village Commercial ground at N. Manor Road and Fairview Road wanted to know if a beer distributor could be opened at this property. West Nantmeal is a "dry" township. Our solicitor will look into this matter and advise us.
- The pick up truck at Church and Lammey Roads. The Board has been more than patient, now their stance is move it or get rid of it by our next meeting.

Planning Commission: April Barkasi gave the Planning Commission Report.

- The Planning Commission accepted all the revisions for the new Zoning Ordinance and recommends approval.
- Salemwolf Subdivision waiting for DEP approval
- Industrial park located at Chestnut Tree and Horseshoe pike may warrants a traffic light. No traffic study submitted
- The Lammey Subdivision is considering revising their plan to include just 3 new lots.

April Barkasi, Kristin Camp and Frank Newhams all left at 8:59 P.M.

Roads:

- Mr. Elsoth will get estimates for aprons on Beam Road
- Reflector and/or delineators will be placed at 177 Bollinger Road
- Prices will be gotten to fix the guide rails on Bollinger Road
- Signs need attention, STOP sign at Wyebrook and Lewis Mills plus the street sign at Routes 82 and 401
- Mr. Beam will contact the home owners in Conestoga Station that received letters to set up an appointment to discuss the pending issues.

- Recreation: David Mast gave the Recreation Report.
- No word regarding the Gazebo delivery. The secretary had called last month and was told that they were still waiting.
- Volley Ball Court not complete. After the storm most of the time was spent on clean up through out the township.
- Mr. Beam felt there should be more info regarding the pavilion rentals new trash policy. It has been put on the confirmation letter that is mailed but apparently people aren't reading it and don't come prepared to take care of their own trash. It will be placed on our website also.

Historical Commission Report: Susan Ward agave the Historical Commission Report.

- Still looking into ways to save the log home on the Lammey property.

Bills were paid as listed, on a motion by Mr. Mast, seconded by Mr. Beam. Motion carried unanimously.

General Fund	\$23,146.28
Payroll	7,835.46

With no further business to discuss, adjournment took place at 9:35 P.M. on a motion made by Mr. Mast, seconded by Mr. Beam. Motion carried unanimously.

Respectfully submitted,

Susan L. Ward, Secretary