

Board of Supervisors Minutes  
February 7, 2011

The regularly scheduled Board of Supervisors meeting was opened on Monday, February 7, 2011 called to order by Chairman Elston at 7:00 P.M.

Roll call was taken, present were Gary C. Elston and Nelson Beam.

Chairman Elston called to for any public comment on tonight's agenda, since there was no comment he continued with the meeting.

**Minutes:** On a motion made by Mr. Beam the minutes from the January 3, 2011 meeting were approved as written, this was seconded by Mr. Elston. Motion carried.

**Treasurer's Report:** The Treasurer's report was reviewed and approved until further audit. Balances were as follows:

General Fund – Money Market:	\$761,539.73
General Fund – Checking:	2,806.91
General Fund – EMS	4,988.25
State Fund – Money Market:	114,243.79
State Fund – Checking	4,240.05
Open Space Account	12,536.52
PLGIT – Regular	535.27
PLGIT – Recreation	284.77
C.D.'s	
DNB First	150,000.00
National Penn	125,000.00
Capital Reserve	126,409.01
Glenmoore Fire	42,012.95
New Truck	47,654.53
Elverson Ambulance	30,328.27
TVFD	30,328.27

Michael Gill, taking Kristin Camp's place as solicitor arrived at 7:10 P.M.

**Audience:**

Michael Kerr has purchased two parcels of ground at the intersection of Killian and Lippitt Roads. He is interested in combining the two lots to make one lot. By combining the lots it still would not be full acre of ground. He is here this evening to see if he can combine the deeds or do a reverse subdivision. Also, sewage is a problem as the properties can't perk for conventional systems. He is looking into an evaporation greenhouse set-up or a holding tank. Chester County Health Department (our SEO) doesn't approve holding tanks for new building, only in the case of failed systems. Plus, Draft Copy – Board of Supervisors Minutes – February 7, 2011 Page -2-

the board felt it would be a huge burden on whomever purchased the home to have to have the holding tank pumped as often as would be necessary for a single family dwelling. Mr. Gill feels the first step is consolidating the properties so the two parcels are one lot as this will have to go before the Zoning Hearing Board for a variance

Mr. Gill suggests:

- Have Mr. Kerr confirm the sewage package
- Get a reversal subdivision to our Planning Commission
- Apply for a Zoning Hearing

Jeanettee and John Hassis: 940 N. Manor Road, Honey Brook, PA:

The Hassis's installed a fence on a common driveway and didn't get a permit. This fence, according to the neighbors restricted access of the common drive. A denial letter was mailed on December 13, 2011 citing Section 1211 which doesn't exist, the letter should have cited Section 1212. Mr. Gill suggests a new Cease and Desist letter be sent citing the correct section. This issue is in the court system and we are waiting for a ruling from the judge. The Hassis's would like to appeal this Cease and Desist letter. An appeal's form was given to them. Normally, the form would come back to the township but since the secretary will be out for the next month they were instructed to send the form directly to our Zoning Hearing solicitor, Jon Malsnee.

Dean Carlson, 150 Wyebrook Road: Mr. Carlson is raising beef and would like to process it in his barn on the farm. This would be an allowable use under our Agricultural District, especially when he will be raising the product on the property. However, Mr. Carlson would then like to sell the product in cooked form (hamburger's) to the public. He realizes that he would have to get a food handler's license from the county. The board, our engineer and zoning officer pointed out that there are other issues such as traffic, bathrooms, grease tanks that will be needed. Chairman Elston felt that this issue should be discussed further at our March meeting when Mr. Mast will be present. Mr. Carlson was agreeable to attending that meeting.

Comcast Franchise: Chairman Elston had some questions and was disappointed that no one from Comcast attended the meeting. He wanted to wait another month (March) but the franchise contract expires in March and Mr. Gill felt that we should approve the advertising. Motion: Mr. Beam made the motion to advertise. Mr. Elston did not want to second the motion but then reconsidered when Mr. Gill said that he could voice any concerns at the meeting in March at the public hearing. Mr. Beam again made the motion to advertise the Comcast Franchise Agreement, Mr. Elston made the second. Motion carried 2-0.

Mr. Gill left at 8:15 P.M.

**Reports:**

Frank Newhams gave the Zoning Report.

- Bob and Yvonne Ink (N. Manor Rd) would like to enlarge their three (3) garages. Their property is in the Village Commercial Area but their property is too small to handle any additions and keep within the setbacks. Mr. Beam felt maybe it was time to find someplace new to store their extra equipment. Mr. Ink's son has taken over the business and all he does is store the truck and equipment at this location.
- Mr. Newhams discussed increasing the fees for Modular Home Plans as we are losing money as the packages are not complete and getting compliance is taking extended time. Bottom line is we are going to have to start denying the permits or start collecting plan review fees.

Frank Newhams left at 8:30 P.M.

Planning Commission: No January meeting but Ms. Barkasi discussed the TMDL 101 meeting she attended. She also updated us on the Hammell-O'Donnell project regarding the realignment and traffic light at Chestnut Tree and Horseshoe Pike.

DCNR Recreation Grant, she will set up a meeting with DCNR to see if we can qualify for a grant.

Road Report: Snow and ice removal has consumed the month of January.

Historical Report was given by Susan Ward.

April Barkasi left at 8:45 P.M.

The Junk Yard Permit for R.D. Excavating was approved and signed on a motion made by Mr. Beam, seconded by Mr. Elston. Motion carried unanimously.

Loag's Corner Mobile Home Park License was approved on a motion made by Mr. Elson and seconded by Mr. Beam. Motion carried Vote 2-0.

The bills were paid as listed on a motion made by Mr. Beam, seconded by Mr. Elston. Motion carried.

General Fund:                      \$35,661.94

With further business to discuss, adjournment took place at 9:05 P.M. on a motion made by Mr. Beam, seconded by Mr. Elston. Vote carried 2-0.

Respectfully submitted,

Susan L. Ward, Secretary