

**THORNBURY TOWNSHIP, CHESTER COUNTY
BOARD OF SUPERVISORS
REGULAR MEETING
MINUTES – May 25, 2010**

I. CALL TO ORDER

The regularly scheduled meeting of the Thornbury Township Board of Supervisors was called to order by Mike Gast at 7:03P.M. in Thornbury Township's meeting room. In attendance were Supervisors Mike Gast, Chairman; Robert Miller, Vice-Chairman; Ed Travis, Robert Anthony and Percy Neall Board Members; Brody Bovero, Township Manager; Kathy Labrum, Esq., Solicitor; and Teresa DeStefano, Township Secretary. An executive session was held before the regularly scheduled meeting to discuss real estate and other matters. There were 3 signed guests.

II. WESTTOWN EAST GOSHEN POLICE REPORT – Sergeant Gorman

Sergeant Gorman presented the February police report. There were 156 calls for service in Thornbury Township which constituted 12 % of the total calls for the three Townships.

Ed Travis noted that the ENRADD device had been deployed in Thornbury Township at three different locations and resulted in several citations.

Joe Bailey inquired if it could be put down on Greentree Drive.

Percy Neall also inquired if it could be put on South Concord Road.

Rob Morris inquired about speed signs on South New St. that are yellow. Are they speed signs or just suggestions.

III. PUBLIC HEARING

- Public Hearing /Ordinance Adoption- Parking Fines

Mike Gast opened the hearing for the Parking Fine Ordinance.

Mike Gast gave a brief description of the ordinance; the goal of this ordinance is to be aligned with the other Townships under WEGO.

Kathy Labrum noted that we will mark the proof of publication as exhibit 1.

Mike Gast solicited public comment.

Rob Morris inquired what the ordinance is changing from.

Mike Gast noted that our parking fines were \$25.00. Now they will be \$35.00 for regular parking violations and \$70.00 for handicap.

Bob Miller motioned to adopt the Parking Fine Ordinance. The motion was seconded by Ed Travis. Bob Miller, Mike Gast, and Ed Travis were in favor. Percy Neall and Bob Anthony opposed. Motion carried.

Ed Travis motioned to close the hearing. The motion was seconded by Percy Neall. All were in favor. Motion carried.

IV. ROAD MASTER REPORT

Mike Aiello noted he and Brody Bovero did an inspection of the roads and will be putting together a list of repairs as well as an outline of the snow/ice removal policy.

Mike Gast noted that at the June work session the topic will be the snow and ice removal policy.

Percy Neall inquired about the issue with the Goose Creek Grill and the snow removal.

Bob Miller inquired about the follow up on the contractor coming out to finish the road work that wasn't complete.

Mike Conrad noted that he has called but has received no response so he will send a letter to document it.

V. MANAGERS REPORT

Land Development and Subdivisions

Benson Companies submitted a request to categorize the fence around the stormwater basin at Brinton Village as a field change. They also asked that the escrow for the gazebo be taken from the tot lot line item after it is completed. The Township Engineer details his recommendation in a letter included in the Board packet.

Bob Miller inquired if the residents are in agreement.

Ed Travis noted that there were some residents that want the Tot Lot, not sure if the issue is settled.

Cheyney University submitted a land development application for a new 40,000 square foot science building. The Planning Commission reviewed the plan on May 10th. They will return to the Planning Commission to address a few remaining details.

The Planning Commission will review the Karin Crooks subdivision application at their June meeting. The application is for a total of three lots.

Percy Neall noted that Cheyney University is also building new dorms that will be in Delaware County. There is no room for additional parking in Delaware County and that they will build it in our Township. Then they will have to do all the stormwater run off studies.

Ed Travis noted that they have plenty of parking and no expansion for parking is in the works.

Code Enforcement

Brody Bovero will be meeting with The United Soccer Club, this week regarding the unauthorized earth disturbance that occurred at the field at E. Street Road and Westtown Road.

Grants & Financial Relief

The Township received a check for \$16, 837.50 for the Vision Partnership Program grant. All administrative requirements are complete for this project. The project is closed out.

All necessary forms have been submitted to FEMA and PEMA for the 2010 Winter Storm Disaster Relief. Representatives from FEMA will be following up on our application in the next couple of weeks. We are expecting to receive around \$30,000.

Town Center

On May 11, 2010 the leases for 846 and 842 E. Street Road were signed. The terms for these leases end in July of 2013. Both properties will be occupied by McCormick Karate.

Sanitary Sewer Projects

Yerkes Associates prepared a revised cost estimate for connecting the College Hill Neighborhood to the Cheyney Wastewater Treatment plant. The total estimate is approximately \$500,000. A revised H2O grant application will be submitted by June 1. Then we can move forward with this.

Tom Spackman inquired about the purchasing of a safe for the Historic Preservation Commission.

Joe Bailey inquired about the pavilion at the Soccer Club.

VI. APPROVAL OF MINUTES

A. April 20, 2010 BOS Meeting

Bob Miller made a motion to approve the minutes as amended. The motion was seconded by Ed Travis. All were in favor. Motion carried.

B. May 11, 2010 BOS Work Session

Ed Travis made a motion to approve the minutes. The motion was seconded by Bob Miller. Mike Gast, Ed Travis, Bob Miller and Bob Anthony were in favor. Percy Neall Abstained. Motion carried

VII. AGENDA

1. Authorization to Prepare and Advertise Bid: Salt Shed & Parking Expansion at the Town Center

Mike Gast noted that this item has been reviewed at several work sessions. Mike Gast asked Brody Bovero to summarize the outcome and the two options.

Brody Bovero noted staff needs authorization to go out to bid for the salt shed and the parking expansion. One plan is for an addition of 24 parking spaces for the Town Center and the other one is for 16 spaces.

Brody Bovero noted that the construction of the salt shed is according to the dimensional sketch prepared by Yerkes Associates. The structure will consist of poured concrete walls for the two salt bays, framed walls for the equipment bay, and a metal roof. There will be an alternate request for a shingle roof and an alternate exterior finishes of stucco and stamped brick.

Percy Neall noted that there is a product that is used instead of stucco called HardiPlank.

Brody noted that the cost estimate for everything is around \$260,000.

Percy Neall inquired about just the salt shed.

Mike Conrad noted the salt shed is around \$125,000

Bob Miller noted that at one of the work session a resident was concerned about screening the salt shed. Bob Miller also noted that there are a lot of tall trees in the area to screen the shed.

Rob Morris noted a concern on spending money on a salt shed when there aren't any funds to repair the Squire Cheyney Farm.

Percy Neall noted that now that Cheyney University has all the grant monies for there new construction it is here to stay. Why don't we just put the salt shed there?

Rob Morris noted that he has a well in the area and has a concern about the salt run off.

Bob Miller motioned to approve authorization to prepare and advertise to bid for the salt shed and parking expansion. The motion was seconded by Ed Travis. Bob Miller, Mike Gast, Bob Anthony and Ed Travis were in favor. Percy Neall opposed. Motion carried.

2. Approval of One-Year Option on Snow /Ice Removal Contract: The Groundskeeper

Mike Gast noted that we just finished the contract with the Groundskeeper and we have an option for a one year extension.

Brody Bovero noted that this will be the last extension allowed under the current contact.

Percy Neall inquired from the Road Master if he would recommend The Groundskeeper.

Mike Aiello said absolutely.

Percy Neall noted that The Groundskeeper did a good job; maybe too good.

Ed Travis motioned to approve the One-Year Option on Snow /Ice Contract: The Groundskeeper. The motion was seconded by Bob Miller. All were in favor. Motion carried.

3. Authorization to use Vista Company for market analysis of Goose Creek Grill

Mike Gast noted that the Goose Creek Grill has had an analysis done, and they suggest that the Township have one too.

Tom Spackman wanted to know what the objective is.

Mike Gast noted it is just to assess the rental value of the property.

Rob Morris noted that the Township is spending resident's money on a marketing analysis when the Township shouldn't be in the landlord business.

Bob Anthony motioned to approve the authorization of the Vista Company to do a market analysis of Goose Creek Grill. The motion was seconded by Percy Neall. All were in favor. Motion carried.

4. Extension of Lease – Goose Creek Grill

Mike Gast noted that this is a thirty day extension for the Goose Creek Grill.

Bob Miller noted that we have had several work session discussions and just want to move forward.

Bill Cuff noted that he would also like to move forward.

Ed Travis motioned to approve the extension of the Lease for the Goose Creek Grill. The motion was seconded by Bob Anthony. Ed Travis, Mike Gast, Bob Miller and Bob Anthony were in favor. Percy Neall opposed. Motion carried.

Mike Gast noted that if no agreement is met after the thirty days we will need to take a vote on advertising the space for rental.

Percy Neall motioned to approve the advertising of the property at the Town Center for leasing. The motion was seconded by Bob Anthony. Percy Neall, Bob Anthony and Mike Gast were in favor. Ed Travis and Bob Miller opposed. Motion carried.

Mike Gast noted that this motion came out of the previous executive session.

5. Assign Park Plan Revision Task Force

Mike Gast noted that the Township has considered revising the current plans for Squire Cheyney Park and the Waln Run Park. Under the direction of the Board of Supervisors the Engineers will revise the plans. Mike Gast proposed the formation of a Task Force that would consist of a member from the Planning Commission, the Park and Recreation and the Board of Supervisors. The Township Manager will oversee the task force.

Percy Neall noted that due to all the studies that have been done in the past 15-20 years we have all the information we need to make a decision. Do we really need to spend more money on engineering costs for this?

Mike Conrad noted that to minimize his cost he would suggest doing just one working document.

Brody Bovero suggested that Mike Conrad to do just a sketch plan, which will minimize our cost.

Percy Neall also noted that we have a Park & Recreation commission why do we need a Task Force?

Bob Anthony also agrees.

Bob Miller noted they will have guidelines to follow.

Tom Spackman suggested that a member of the Historic Preservation Commission also be part of the Task Force

Mike Gast noted that the Squire Cheyney Park plan should only include Ann's Parcel and the Township Parcel.

Rob Morris wanted to note that "Waln" of Waln Run Park is pronounced as "Wall".

Mike Gast suggested the task force to include:

1. Bob Miller – Board of Supervisors
2. Pat Karnick – Planning Commission
3. Brooks Durham – Park & Recreation

Percy Neall noted that we don't need a task force.

Mike Gast motioned to create a Park Plan Revision Task Force that will dissolve after 60 days. The motion was seconded by Bob Miller. Ed Travis, Mike Gast, Bob Miller and Bob Anthony were in favor. Percy Neall opposed. Motion carried.

6. Adoption of Township Logo

Mike Gast inquired if we could turn this task over to a professional company.

Bob Miller noted that we first have to decide what we want on the logo and we should do this at a work session where we can discuss it.

Bob Anthony noted that he could have his company put together some samples and it would charge only enough to cover the hours they put into creating it; no mark up.

Brody Bovero noted that this logo would be on everything, our web site, letterhead and our door.

Joe Bailey noted that if there is no hurry just table it until the fall and there could be a student design.

Mike Gast tabled this until next month

Mike Gast motioned to use exhibit 1 Logo to put on the front door for now. The motion was seconded by Percy Neall. Mike Gast, Percy Neall and Bob Anthony were in favor. Ed Travis and Bob Miller opposed. Motion carried.

VIII. PUBLIC COMMENTS

Mark Bedwell noted that he would like to have the Board of Supervisors review his letter of February 2010 on the rezoning of his property at Route 202 and Greentree Rd.

Joe Bailey noted that he has not seen the above letter about rezoning of the parcel, but he would like to note that he is opposed to it.

IX. OTHER MATTERS

Bob Miller noted that a resident from Westbourne Rd was at our last meeting about utility poles on his property, and asked if anything has been done on that.

Brody Bovero noted that he spoke with Verizon and they will check into it and will get back in touch.

X. COMMISSION REPORTS

A. Planning Commission – Ed Travis

The Commission is working on two land development plans at this time, one for Cheyney University and the other for the resident Karin Crooks.

B. Historic Preservation Commission – Tom Spackman

Tom Spackman noted that the HPC is reviewing the books from the survey. The Commission will be ready soon to make a presentation to the Township. The HPC would like to have a fireproof safe to store all the historic data in the Township's possession.

C. Park and Recreation – Percy Neall

No meeting

D. Council of Governments – Bob Anthony

The COG meeting will be hosted by Thornbury Township this month and is Thursday, May 27, 2010.

E. Cheyney Liaison – Mike Gast

Mike Gast and Brody Bovero will meet with Cheyney University on June 2, 2010 and discuss the sewer issues regarding College Hill.

XI. OPERATION REPORTS

A. Approval of Bill List, \$83,365.89 – Bob Miller

Bob Miller presented the April bill list for \$83,365.89

Ed Travis motioned to approve the bill list. Bob Anthony seconded the motion. Ed Travis, Bob Miller, Bob Miller and Mike Gast were in favor. Percy Neall opposed. Motion carried

XII. ADJOURNMENT

Bob Miller motioned to adjourn the meeting. Bob Anthony seconded the motion. All were in favor. Motion carried.

Respectfully Submitted,

Brody Bovero
Township Manager