

EASTTOWN TOWNSHIP BOARD OF SUPERVISORS BUSINESS MEETING MINUTES OF APRIL 4, 2016

The April 4, 2016 Business Meeting took place in the Township meeting room at 566 Beaumont Road, Devon and was called to order at 7:00 pm. Supervisors present included: Christopher D. Polites, Chairman; James W. Oram, Jr., Vice Chairman; Marc J. Hepe, Betsy Fadem, and Fred Pioggia. Also attending were Dan Fox, Township Manager; Dave Obzud, Police Chief; Gary Bernhard, Public Works Director; Kate Jones, Administrative Coordinator; and Andrew D. H. Rau, Esquire, Township Solicitor.

MINUTES

On motion by Mrs. Fadem, and seconded by Mr. Hepe, the minutes of the regular business meeting of March 21, 2016 were unanimously approved.

ANNOUNCEMENTS

Chairman Polites announced that the Board met in executive session prior to the meeting to discuss legal and personnel matters.

The following public meetings regarding draft Devon Center Overlay Ordinance will take place at Beaumont Elementary School (575 Beaumont Rd, Devon): Special Planning Commission Meeting on Wednesday, April 6, 7 pm and Board of Supervisors Public Hearing on Thursday, May 5, 7 pm.

The following public meetings will be held at the Township Building: Planning Commission on Tuesday, April 5, 6:30 pm Workshop and 7 pm meeting; Citizens Advisory Committee on Monday, April 11, 6:15 pm; Municipal Authority on Tuesday, April 12, 7 pm; and the next Board of Supervisors meeting on Monday, April 18, 7 pm.

The following public meeting will be held at the Easttown Library (720 First Ave, Berwyn): Historical Commission on Wednesday, April 13, 7 pm.

Please visit www.easttown.org to view the schedule for Comprehensive Plan Task Force Subgroup meetings for the month of April.

There will be a Household Hazardous Waste Collection event for Chester County residents on Saturday, April 16, 9 am to 3 pm, at the CAT Pickering Campus in Phoenixville.

State Representative Duane Milne is hosting a shredding, recycling, and drug-take back event in Saturday, April 30, 9 am to 1 pm, at the Penn State Great Valley Campus in Malvern.

For more information about any of these announcements, please visit www.easttown.org.

LIST OF BILLS

On motion by Mrs. Fadem, seconded by Mr. Heppe, the Board unanimously approved payment of \$403,866.11, a total of Warrants (\$294,295.35) and Payroll (\$109,570.76), date ending March 31, 2016.

SUPERVISOR LIAISON REPORTS

Mr. Polites stated that the Hilltop House review is ongoing and Hilltop, which is owned by the Township, truly is a self-sufficient, first-class entity.

Mrs. Fadem stated she has attended multiple subgroup meetings for the Comprehensive Plan Task Force and that she has found the members to be an interested, explorative mix of residents and is looking forward to hearing the recommendations and conclusions based on these meetings.

Mr. Pioggia and Mr. Heppe also attended subgroup meetings for the Comprehensive Plan Task Force. Mr. Heppe noted that the Township is in discussions with the Upper Main Line YMCA regarding an additional connectivity trail to the facility.

Mr. Pioggia added that he will attend an upcoming Hilltop House subcommittee group to discuss capital cost estimates for the facility.

DEPARTMENTAL REPORTS

Mr. Fox updated the Board on administrative matters, including qualifying for reimbursement from PEMA for expenditures for during 2016 Winter Storm Jonas and initiating the process of creating a job description for an additional hire to the Finance Department.

Chief Obzud updated the Board on police related matters.

Mr. Bernhard updated the Board on public works related matters.

NEW BUSINESS

Devon Center Overlay Ordinance; Authorize Review per Pennsylvania Municipalities Planning Code

Mr. Fox updated the Board on this item.

On March 15, 2016, the Township received a new petition from The Applicants, Waterloo Devon, L.P., Urban Outfitters, Inc., and Anthropologie, Inc., to revise its proposed Devon Center Overlay District

Ordinance amending Chapter 455 Zoning with an overlay district for the former Waterloo Gardens property and select adjacent properties. On March 18, 2016, the Board accepted the revised proposed Devon Center Overlay District Ordinance and authorized Staff to process the revised draft Ordinance in accordance with the Pennsylvania Municipalities Planning Code (MPC).

Since that time, the Applicants revised the new petition by including a Total Maximum Floor Area Ratio (FAR) of 1.25, changing the FAR from a percentage to a decimal to conform with industry standards, and increasing the Maximum Residential FAR from 80% to .90 to account for an original calculation error by the Applicants' Engineer not including the enclosed basement/garage area in the Gross Floor Area calculation. The 100 unit cap on dwelling units and the height and floor reduction of 50 feet and four stories, respectively, remain for apartment buildings within a Unified Development.

Staff is asking that the Board accept the re-revised proposed Devon Center Overlay District Ordinance and reauthorize Staff to process the re-revised draft Ordinance in accordance with MPC.

On motion by Mr. Oram, seconded by Mr. Polites, the Board unanimously accepted the revised proposed Devon Center Overlay District Ordinance and authorized Staff to process the revised draft Ordinance in accordance with the MPC.

Equipment Rental/Operator and Labor Services: Prevailing Wage Rate

Mr. Bernhard introduced the Board to this item. This will be a one year contract for equipment and labor services primarily to mill and overlay various roadway segments throughout the Township. The Township needs to issue a bid package and advertisement for Equipment Rental/Operator and Labor Services at a Prevailing Wage Rate in preparation of its 2016/17 paving program.

Mr. Polites requested that Staff look to draw up a resolution requesting state legislation that would raise the minimum level for prevailing wage, given that it is currently creating a burden to smaller municipalities, like Easttown Township.

On a motion made by Mrs. Fadem, seconded by Mr. Pioggia, the Board unanimously authorized Staff to issue the bid package and advertisement for Equipment Rental/Operator and Labor Services at a prevailing wage rate for one year.

Equipment/Operator Rental and Labor Services: Non-Prevailing Wage Rate

Mr. Bernhard introduced the Board to this item. Dan Malloy Paving, Inc. is in its option year of a three year contract. Pricing will remain unchanged for the year beginning April 15, 2016 and ending April 14, 2017. Dan Malloy Paving, Inc. has performed exceptionally in the service, maintenance, and improvement of Easttown Township's infrastructure, including: Roadway paving stormwater repairs and improvements, grading, signage, and the day-to-day maintenance of parks and municipal buildings' infrastructure. Exercising the option to extend the contract for the year 2016-2017 is recommended.

On a motion made by Mr. Heppe, seconded by Mr. Oram, the Board unanimously extended the option year 2016-2017 Contract for Equipment /Operator Rental and Labor Services at a non-prevailing wage.

OLD BUSINESS

None

PUBLIC FORUM

None

ADJOURNMENT

The meeting adjourned at 7:50 pm.

Respectfully submitted,

Kate Jones
Assistant Township Secretary