

**NEW GARDEN TOWNSHIP**  
**299 STARR ROAD**  
**LANDENBERG, PA 19350**  
**BOARD OF SUPERVISORS**  
**REGULAR MEETING MINUTES**  
**JUNE 16, 2014**

Present:

Betty Gordon, Chairman  
 Stephen Allaband  
 Randy Geouque  
 Patrick Little

Spencer J. Address, AICP, Interim Manager  
 Lew Gay, Secretary/Treasurer  
 Bob McClintock  
 Jon Martin, Airport Manager  
 Bill Romanelli  
 Dennis Melton  
 Claire Finfrock  
 Ted Christie  
 Peg Jones  
 Steve Giampaolo  
 Neil Land, Esquire  
 Jim Fritsch  
 Zack Johnson  
 Jim Ottinger  
 Marion Waggoner  
 Richard Gaw, Reporter

A. CALL TO ORDER

Chairperson Gordon called the meeting to order at 6:33 p.m.

B. PLEDGE OF ALLEGIANCE

The Pledge of Allegiance to the flag was recited.

C. 1. PERSONS SCHEDULED TO APPEAR BEFORE THE BOARD

a. Dennis Melton / Route 1 Economic Development Initiative. Mr. Melton gave a Power Point presentation about the Route 1 Corridor.

b. Claire Finfrock / Kennett Area Park & Recreation Board. Ms. Finfrock presented an update on recreation activities, park renovations and grant applications.

c. Ted Christie – Funding for the New Garden Township Tri-Centennial Festival. Mr. Christie requested that \$5,000 be allocated for use by the Parks & Recreation Board and the Historical Commission for the celebration planned for Saturday, September 27, 2014 with a rain date of Sunday, September 28, 2014.

Motion by Mr. Little and second by Mr. Allaband to approve \$5,000 for the Tri-Centennial Festival. The vote was unanimous to adopt the motion as presented.

d. Peg Jones – McCann House Demolition Issues and Concerns. Ms. Jones addressed the Board regarding the potential demolition of the McCann House and urged the Township to come up with a proposal to save the house and still provide Wilkinson (the owner) the ability to earn a profit on this transaction. Bill Romanelli commented that Wilkinson is willing to work with the Township but is on a tight schedule and offered to meet with Township and Historical Commission personnel to discuss options.

e. Steve Giampaolo / McMahan Associates - Route 41/Sheehan Road/Sharp Road Intersection Upgrade Design Status. Mr. Giampaolo explained plans to upgrade/improve the intersections of Route 41, Sheehan Road and Sharp Road. Estimate cost is \$225,000 and can be done this year.

## 2. PERSONS WHO WISH TO BE RECOGNIZED

a. Regester Associates, Inc. – Willmatt Holdings, LLC Subdivision Plan & Jim Fritsch Waiver Request. Neil Land, Esquire presented a request to amend the agreement subject to Township Engineer, Pennoni Associates, approval.

Motion by Mr. Allaband and second by Mr. Geouque to approve a waiver from Section 170-21.D.(1) requiring all information specified for preliminary plan as it relates to the Willmatt Subdivision. The vote was unanimous to adopt the motion as presented.

Motion by Mr. Allaband and second by Mr. Little to approve a waiver from Section 170-35.B.(2)(a) requiring that a common driveway may serve no more than two lots or units as it relates to the Willmatt Subdivision. The vote was unanimous to adopt the motion as presented.

Motion by Mr. Little and second by Mr. Allaband to amend final plan approval and grant revised final plan approval with conditions as noted on the June 10, 2014 letter from the Township Engineer, Pennoni Associates. The vote was unanimous to adopt the motion as presented.

b. Zack Johnson – Eastern Control Services (ECS) wishes to provide mosquito control to the area. He feels that Chester County is not providing adequate coverage.

c. Jim Ottinger, who lives in Harrogate North, presented concerns regarding the special events draft Ordinance #207. Review time should be 30 business days or 30 calendar days. He suggested amendments/changes to the proposed ordinance.

d. Marion Waggoner – Save Our Water Group. Mr. Waggoner gave an update regarding the Artesian water project. The group now has over 900 participants and is preparing letters and correspondence to officials. They would like the Board to take a strong stand against Artesian developing well.

e. Barry Crozier, who lives in the Broad Run area, is very concerned about the Artesian water issue and his well going dry and the effect on home values, environmental impacts, etc.

#### D. UNFINISHED BUSINESS

1. Adoption of Ordinance #207 – Special Events. Add Chapter 163 for special events. Correct 164.8 typo; should be 121.31. Change number of days to 10 working days.

Motion by Mr. Allaband and second by Mr. Little to adopt Ordinance #207 and add Chapter 163 for special events with amendment to add 10 working days and correct 164.8. The vote was unanimous to adopt the motion as presented.

2. Multimodal Transportation Fund Grant Application and Airport Hangars Presentation by Jon Martin. The West End Airport Project is complete. Jon reviewed the grant application that calls for a 70% - 30% split. Project cost is \$1,400,000 with local share being \$419,000. He needs a commitment letter from the Township. Jon discussed local match options; \$5,600 / month hangar rental total.

Motion by Mr. Geouque and second by Mr. Allaband to allocate \$419,000 for the project, prepare the commitment letter and to file the Multimodal Transportation Fund Grant Application. The vote was unanimous to adopt the motion as presented.

The Board recessed at 8:47 p.m. and reconvened 9:03 p.m.

#### E. NEW BUSINESS

1. Willmatt Subdivision Waiver Request – Moved up on the agenda.

#### F. FUNCTIONAL AREA UPDATES

1. Administration.

a. Fire Relief Association “Order to Show Cause”. Mr. Andress commented that the Township has received correspondence from the Auditor General’s office that the Relief Association is now in compliance with the recommendations from the Department’s audit report for the period January 1, 2009 to December 31, 2011.

b. Zoning Amendments. Presentation by Mr. Address to address accessory structure setbacks for residential area.

Motion by Mr. Little and second by Mr. Geouque to prepare amendments to address accessory structure setbacks for residential areas. The vote was unanimous to adopt the motion as presented.

c. Deeds of Dedication for roads in the Candlewyck subdivision were presented by Mr. Address for Honey Locust Drive, Candlewyck Drive and Harvest Lane. No action was needed at this time.

d. Mr. Address stated that letters have been issued and the Township is awaiting responses for Requests for Statement of Qualification as it relates to the sewerage system sale.

2. Solicitor Updates.

a. Zoning Hearing Board Decision - Timothy Held. The Zoning Hearing Board granted the application with conditions.

b. Zoning Hearing Board - James and Natalie Trait. Hearing will be on July 2, 2014 for improvement to the rear yard and outdoor patio/outdoor kitchen.

Motion by Mr. Little and second by Mr. Allaband to take no position on the Zoning Hearing Board application of James and Natalie Trait. The vote was unanimous to adopt the motion as presented.

c. Zoning Hearing Board - Laurel Valley Farms. Application for 16,186 square feet addition with setback needing a variance.

Motion by Mr. Little and second by Mr. Allaband to take no position on the Zoning Hearing Board application of Laurel Valley Farms. The vote was three in favor to adopt the motion as presented; Mr. Allaband recused on the motion because he was on the Zoning Hearing Board for the previous decision.

3. Treasurer.

a. Motion by Mr. Little and second by Mr. Allaband to approve the list of disbursements in the amount of \$305,691.72. The vote was unanimous to adopt the motion as presented.

b. Motion by Mr. Allaband and second by Mr. Little to ratify payment of the bills on the Paid Bills Report totaling \$2,420.26. The vote was unanimous to adopt the motion as presented.

G. APPROVAL OF THE MINUTES

1. Motion by Mr. Little and second by Mr. Geouque to approve the minutes of the May 19, 2014 meeting. The vote was unanimous to adopt the motion as presented.

H. GENERAL DISCUSSION

No general discussion was held.

I. EXECUTIVE SESSION(S) HELD OR SCHEDULED

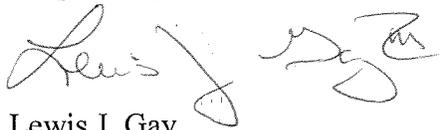
No executive session scheduled or held since May 19, 2014.

Chairperson Gordon announced that the next meeting of the Board of Supervisors will be Monday, June 23, 2014 starting at 6:30 p.m.

J. ADJOURNMENT

Motion by Mr. Allaband and second by Mr. Geouque to adjourn the meeting at 9:29 p.m. The vote was unanimous to adopt the motion as presented.

Respectfully submitted,



Lewis J. Gay

Township Secretary