

**Honey Brook Township
Board of Supervisors
May 11, 2016 Regular Meeting Approved Minutes**

The meeting was called to order by Chair Travis Stacey at 7:00 pm with the pledge to the flag. Also present were Supervisors John McHugh and Tracy Olsen, Solicitor Chris Hartman, Manager Steve Landes, and Township Engineer Michael Reinert.

Announcements

In accordance with Resolution 2-2012, it was announced that Scott Stilson, Vincent Drive, was videotaping the meeting.

Public Hearing for a Conditional Use Application

Travis Stacey opened the Conditional Use Hearing for the property located at 3041 Horseshoe Pike Plan (Tax Parcel Number 22-8-31) requesting approval as a planned village commercial center as described in the Zoning code.

The hearing was turned over to Solicitor Chris Hartman, who opened the public hearing at 7:01 pm. A court reporter recorded the proceedings.

Chris Hartman closed the public hearing at 7:32 pm. His recommendation was to approve the Conditional Use application, including approval of the two waivers recommended by the Planning Commission requiring two access points and a partial waiver along the existing frontage, and further recommend this approval be conditioned upon the applicant receiving approval of the Land Development Plan and any other applicable Township ordinances.

John McHugh made a motion, seconded by Travis Stacey, to approve the conditional use. In favor: McHugh, Stacey. Abstain: Tracy Olsen abstained because she is the owner of the property that is the subject of the hearing. The motion was approved.

Consent Agenda

1. Approve the Board of Supervisors Minutes of the April 7 Workshop and the April 13, 2016 Regular Business Meeting.
2. Accept the April 2016 Financial Report.
3. Accept the April 21, 2016 Parks and Recreation Committee Minutes
4. Accept the April 28, 2016 Planning Commission Minutes
5. Accept the April 2016 Zoning and Building Report submitted by Technicon.
6. Accept the April 2016 PA State Police Report

John McHugh had one correction to the heading of the April 7 Workshop minutes.

John McHugh made a motion, seconded by Tracy Olsen, to approve the consent agenda with the noted correction in item 1. All in favor. Motion carried.

Departmental Reports

1. Don Johnson, Public Works Director: Don stated that the Roads Crew is still cleaning out ditches & pipes. They are now starting to fix the edges of some of the roads. The bids were opened today. Sealcoating should begin starting in July.

2. Steven Landes, Township Manager: Steve stated that he met with representatives from both the Federal Emergency Management Agency (FEMA), and the state equivalent, PEMA, regarding the application for funds to recoup losses from cleanup related to Winter Storm Jonas 2016. It appears that the Township is eligible for about \$19,000.

The Zoning Ordinance Update Task Force got underway with meetings on April 20 and May 4. The inter-municipal agreement with the Borough is the first item being worked on. Chris Hartman is looking at the document and offering comments. The Task Force's next meeting is on June 1.

Comprehensive Plan implementation: Steve stated that he will be working with the Board and the Planning Commission (PC) and compiling a list that the Board can look over at the June meeting.

The 7-year Agricultural Security Area (ASA) review is proceeding. The comment period has concluded for those in the ASA as well as for members of the public. Next are the comments from the Chester County Planning Commission (CCPC), Township Planning Commission (PC), and the Land Preservation Committee (LPC), who is acting as the 7-year ASA Review body. The lists of the properties proposed for removal & for addition will be discussed at the PC and LPC May meeting. After receiving the CCPC's recommendation, all the information will be reviewed at a public hearing at the Board's regular July meeting.

Kristy has been working on the new edition of the Township Newsletter. It will contain a lot more information and the hope is that everyone will enjoy the changes.

3. Land Preservation Committee: Shane Hadden, LPC chair, stated that they are working on the ASA review. In other news, the LPC has about 400-500 acres' worth of applicants' lands to consider for preservation this year.
4. Park and Recreation Committee (P&R): Therese Mauchline, P&R Secretary reported:
 - a. She met with Dr. Frankel and Jenny Gisano regarding the skate park. The funds needed are about \$185,000 to install it, in addition to approval from the Borough.
 - b. Jen Bauer has posters with stretching tips to post at the park.
 - c. At their last meeting the Committee recommended that the Board allow dogs on a leash in James A. Umble Park. The Committee also requested that the Township purchase dog clean-up dispensers.
 - d. The Little Free Library at the Park is now signed to inform people that the books are free to take.
 - e. The Committee requested that they be permitted to join the PA Recreation & Parks Society. The Manager stated that he would sign them up as a Board.
 - f. Summer programs - summer camp is still being run by Michelle Zeitz. Her fee is \$25/hour, her assistant, \$20/hour, and the aide \$15/hour. That comes to a cost of \$180/day. Tennis camp is being offered. The Committee is still looking for someone to monitor basketball pick-up games.
 - g. Committee member Glenn Emery might be relocating, so there is likely to be a vacancy soon.

- h. The bike ride to benefit the Food Pantry will begin and end at Tel Hai—the Honey Brook Sweet Water Tour.
- a. The Raised Garden Bed is now planted. Lee Heller, Sheri Zynn, and the Mauchlines are tending it for now.
- b. Jen Bauer has 6 seniors attending her exercise class.

John McHugh asked what the schedule is for helping the garden and what is needed. Therese stated that a sign-up sheet is going to be part of the newsletter.

- 5. Planning Commission: Mike Reinert stated that at this month's meeting, Rob Daniels from the Brandywine Conservancy will review the ASA; there are also two conditional use applications for kennels to discuss; and, a subdivision application to review.

Open Forum

James Bullock, Icedale Road, complained about speeders on Icedale Road. There is constant traffic going upwards of 50 mph and I'd like something done about it. The State police are hardly out there except perhaps once every three months. There was an accident in front of my house lately, due to speed. I want something done before someone gets hurt.

Another gentleman from Icedale Road stated that he feels that Don Johnson is doing a tremendous job with the roads.

New Business

- 1. Tracy Olsen made a motion, seconded by John McHugh, to approve the payment of all invoices prepared by the Treasurer. All in favor. Motion carried.
- 2. John McHugh made a motion, seconded by Tracy Olsen, to adopt Resolution 14-2016 designating Steve Landes as the Township's agent to execute all documents needed to obtain Federal financial assistance available for the snow storm Jonas in January of this year. All in favor. Motion carried.
- 3. Chester & Rebecca Stoltzfus Lot Line Adjustment (TPNs 22-7-51.1 and 22-7-52)

John McHugh stated that applicant Chester Stoltzfus was present.

- a. John McHugh made a motion, seconded by Tracy Olsen, to grant waiver requests from SALDO requirements to provide monuments around the entire boundary of the land being subdivided. All in favor. Motion carried.
- b. Tracy Olsen made a motion, seconded by John McHugh, to authorize Travis Stacey to sign the Pennsylvania Department of Environmental Protection (PADEP) Non-Building Waiver form related to sewage planning. All in favor. Motion carried.
- c. John McHugh made a motion, seconded by Tracy Olsen, to grant conditional final plan approval for the Chester & Rebecca Stoltzfus Lot Add-On Plan, conditioned on satisfying the comments in the Technicon review letter of May 5, 2016. All in favor. Motion carried.

4. 3041 Horseshoe Pike Land Development Plan, Tracy & Eric Olsen (22-8-31)
 - a. John McHugh made a motion, seconded by Travis Stacey, to grant waiver requests from SALDO requirements related to raised parking islands and the use of existing gravel parking areas. All in favor: McHugh, Stacey. Abstain: Olsen. : Tracy Olsen abstained because she is the owner of the property that is the subject of this vote. Motion carried.
 - b. John McHugh made a motion, seconded by Travis Stacey, to grant conditional final plan approval for the 3041 Horseshoe Pike Land Development Plan (22-8-31) for Tracy & Eric Olsen, conditioned on satisfying the comments in the Technicon review letter of April 26, 2016 and that a pedestrian walkway shall be constructed from the existing garage to the eastern property line. In favor: McHugh, Stacey. Abstain: Olsen. Tracy Olsen abstained because she is the owner of the property that is the subject of this vote Motion carried.
5. John McHugh made a motion, seconded by Travis Stacey to support the Zoning Hearing Board granting the variances for impervious coverage and to allow a 960 square foot building expansion for Daniel & Martha Kauffman (Brandywine Shoe Shop) at 1622 Cambridge Road, 22-7-85.1. All in favor. Motion carried.
6. John McHugh made a motion, seconded by Tracy Olsen, to support the Zoning Hearing Board granting a Special Exception for Travis Stacey to rebuild and expand the existing building at 279 Fieldstone Road, 22-4-25.1. In favor: McHugh, Olsen. Abstaining: Stacey. Travis Stacey abstained because he is the owner of the property that is the subject of this vote. Motion carried.
7. Tracy Olsen made a motion, seconded by John McHugh, to award a contract to Reilly & Sons, Inc. to supply Honey Brook Township with diesel fuel for a 12 month period. All in favor. Motion carried.
8. John McHugh made a motion, seconded by Tracy Olsen, to award a contract to perform seal coating on Honey Brook Township roads to Asphalt Industries. All in favor. Motion carried.
9. Tracy Olsen made a motion, seconded by John McHugh, to award a contract to Alpha Space Control to perform line painting on Honey Brook Township roads. All in favor. Motion carried.
10. John McHugh made a motion, seconded by Travis Stacey, to award a contract for equipment rental for the Public Works Department to Robert Pearson, Inc. All in favor. Motion carried.
11. Motion to (approve / not approve) the following financial security releases recommended by Technicon:
 - a. Tracy Olsen made a motion, seconded by John McHugh, to approve a financial security release for Gideon Stoltzfus' Storm Water Management Plan at 1235 Beaver Dam Road (22-10-9) in the amount of \$7,590.00. All in favor. Motion carried.
 - b. Tracy Olsen made a motion, seconded by John McHugh, to approve a financial security release for Ike Fisher (Deckcraft)'s Storm Water Management Plan at 1063 Compass Road (22-6-52) in the amount of \$6,400.00. All in favor. Motion carried.

12. Tracy Olsen made a motion, seconded by John McHugh, to approve scheduling two Conditional Use Hearings on June 8, 2016 at 7 p.m. for the application of :
- a. Aaron King, 297 Old Pequea Lane (22-6-6.8) to operate a Kennel.

 - b. Benjamin K. & Sadie K. Stoltzfus 251 Gooseberry Ln. (22-11-25.1) to operate a Kennel.

All in favor. Motion carried.

13. John McHugh made a motion, seconded by Tracy Olsen, to grant an extension of time to November 30, 2016 for review and action on the Pleasantview Welding Land Development Plan (22-3-11.1A).
All in favor. Motion carried.

Old Business

None.

Open Forum

John McHugh stated that the Western Chester County Council of Government (WCCCoG) has its next meeting at the end of the month. We have not heard whether the Township’s Emergency Management Coordinator Jerry Moore will be able to attend the meeting.

John McHugh stated that it was good to see that someone was attending to repairs on the “Welcome to Honey Brook” sign by the Honey Brook Community Library. It is nice to see the Honey Brook Community in Partnership (HBCP) is following through on their word to keep up with maintenance on those signs.

Kristy Deischer-Eddy confirmed that at the HBCP meeting earlier in the week, the signs were a topic of discussion and a plan to make those repairs was made at that time.

Upcoming Meetings: *All meetings will be held in the Honey Brook Township Municipal Building. Dates are subject to change.*

May 16	Zoning Hearing Board at 7:00 p.m.
May 17	Land Preservation Committee at 7 p.m.
May 19	Parks and Recreation Committee at 7:30 p.m.
May 26	Planning Commission at 7:00 p.m.
June 1	Zoning Update Joint Task Force at 7:00 p.m.
June 2	Board of Supervisors Workshop at 7:00 p.m.
June 8	Board of Supervisors Meeting at 7:00 p.m.

John McHugh made a motion, seconded by Tracy Olsen, to adjourn the meeting. Meeting adjourned at 7:59 pm.

Respectfully submitted,

Kristy J. Deischer-Eddy, Recording Secretary