

## **MINUTES FOR JANUARY 17, 2017**

The regular monthly meeting of the Valley Township Board of Supervisors was held on Tuesday, January 17, 2017, at the Township Municipal Building, 890 West Lincoln Highway, Coatesville, PA.

The meeting was called to order by Chairwoman Patrice Proctor. Those in attendance were Supervisors Christopher Lehenky, Kathy O'Doherty, Joe Sciandra, and Patrice Proctor. Also in attendance were Ed Rasiul of Pennoni Associates, Inc. (Township Engineer) and Alan J. Jarvis, Esquire (Township Solicitor).

### **CITIZENS COMMENTS ON THE AGENDA:**

Wilson Armentrout, 23 Green Street – Mr. Armentrout commented on the agenda items under new business setting bulk trash collection dates. He inquired if the proposed six dates were for the entire Township or if the collection dates were for various sections of the Township as in previous years. Mr. Sciandra advised that it was by section and would be addressed when they got that item on the agenda.

### **BOARD GENERAL COMMENTS:**

Ms. Proctor stated that the Board of Supervisors will be accepting letters of interest for the vacant Supervisor seat. Due date for letters is January 18. Mrs. Proctor reminded those in attendance that Christmas tree collection continues on January 23 and 30. She also noted that the Board of Supervisors would be holding a special meeting on January 30 at 7:00 p.m. She also noted that West Caln Township is reporting incidents of “dog knapping” and cautioned everyone to look out for their dogs.

### **CITIZEN'S COMMENTS:**

Nick DellaPenna and Lynn McKalvey, 12 Jefferson Avenue – Mr. DellaPenna advised the Board of Supervisors that his fiancé, Lynn McKalvey, has submitted a Subdivision/Land Development Plan. He stated that Ms. McKalvey's property does not meet the required setbacks for the dwelling due to what they believe was an error on the original subdivision plan of 1983. He stated that his neighbor has cut off access to the home from the garage entrance. They have an Agreement of Sale with the neighbor and they will convey this land to 12 Jefferson Avenue. He provided handouts to the Board of Supervisors. He stated that they are paying \$14,000 plus additional costs for this property. Due to the financial hardship, he requested consideration to waive the land development application fees. The fee calculation was \$1,250; however, it was pointed out that this did not include the required \$500 professional fee escrow. Mr. Sciandra noted that the application fee and professional fee escrow covered expenses that the Township would incur during the review process. He suggested that the Board table any decision until the situation could be evaluated further. Mr. Rasiul had questions with regards to the lot lines shown on the handouts and said that he would spend approximately a half hour at no cost to the Township to review further.

Lisa Commodari, 137 Peters Court – Ms. Commodari said she was following up on the trash can compliance. Ms. O’Doherty said that no formal decision has been made, but that the Board is close in their review. Ms. Commodari stated that she had contacted Republic and they said they would charge \$55 a quarter to collect trash. Mr. Lehenky advised the Township could not begin to let people choose who they wanted as their hauler.

At this time, Mr. Sciandra stepped out of the meeting.

### **PLANNING COMMISSION REPORT:**

Denny Bement gave the Planning Commission report of their meeting of January 10, 2017. He stated that Mr. David Porter was reappointed Planning Commission Chairman and that he was reappointed at Vice Chairman. He stated that the Planning Commission reviewed the Township Building Land Development Plan at their meeting. He noted that five waivers were requested and that the Planning Commission did not have any issues with the five waiver requests. Mr. Bement reviewed the western access road into the Township Property and that the access road would go away when Walter Johnson Boulevard would be put in as part of the Valley Suburban development.

At this time, Mr. Sciandra rejoined the meeting.

Mr. Bement stated that the Planning Commission also reviewed two plan extensions: City of Coatesville for 123 Mt. Airy Road and Lambert Spawn Reverse Subdivision Plan. He stated that the Planning Commission recommended approval of both.

Ms. O’Doherty stated that she attended the Planning Commission meeting. She stated that she felt that the Township Complex will be the “town center” of the Township and it should be inviting to the residents. She suggested looking into decorative light poles and fixtures, perhaps a walking trail, benches and if room permits a gazebo.

### **OLD BUSINESS:**

Discussion/consideration for Escrow Release #1 for Terry Funeral Home in the amount of \$15,665.00 – Based upon the Township Engineer’s recommendation, **Mr. Sciandra made a motion to approve Escrow Release #1 in the amount of \$15,665.00 for Terry Funeral Home. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Discussion/consideration to approve Payment #5 to Out of Site Infrastructure in the amount of \$48,861.85 with \$16,011.25 being released at this time and the balance of \$32,850.60 be released following completion of paving and punch list work subject to change based upon final quantity measurements – Mr. Rasiul reviewed the project status. He stated that the County would like to close out the application. Based on the Township Engineer’s recommendation, **Mr. Sciandra made a motion to approve Payment #5 in the amount of \$48,861.85 to Out of Site Infrastructure for the Main Street Culvert project with \$16,011.25 being released at this time and the balance, \$32,850.60, paid following completion of the paving and punch list**

**work. Ms. O'Doherty seconded the motion.** Question: Mr. Lehenky – nay; Ms. O'Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

**NEW BUSINESS:**

Discussion/consideration to make a grant application under the Chester County Vision Partnership Program – Mr. Rasiul reviewed the timing of this round of VPP grant submissions. He stated that the Township has just begun the Recreation and Open Space Comprehensive Plan and suggested that the Board wait and submit an application for VPP of the Township's Comprehensive Plan after the Recreation Plan is either near completion or completed. **Mr. Lehenky made a motion to not submit a grant application under the Chester County Vision Partnership Program at this time. Mr. Sciandra seconded the motion.** Question: Mr. Lehenky – yes; Ms. O'Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

**ENGINEER'S REPORT:**

Mr. Rasiul read and submitted the engineer's report which is on file at the Township Office.

A question was raised regarding the chain across Cemetery Road. Joshua Waldrop of the Valley Township Public Works Department stated that it is difficult to turn around when plowing with the chain across the road. Mr. Lehenky advised that he would have Kris Lenhart talk to the property owner about taking the chain down in bad weather.

At this time, Mr. Rasiul departed the meeting.

**SOLICITOR'S REPORT:**

Attorney Jarvis report on the following items:

- Mr. Jarvis reported that he is registered for the Marijuana Legalization webinar of February 1.
- Mr. Jarvis reported that he reviewed the McKalvey subdivision submission and waiver of fee request correspondence.
- Mr. Jarvis reported that he attended the Matheny zoning hearing and reviewed the application with Mr. Cutlip prior to the hearing.
- Mr. Jarvis reported that he reviewed the Township's zoning ordinance at the Municipal Planning Code about preparation of enforcement notice relative to 123 Burgundy Lane.
- Mr. Jarvis reported that he co-signed the 2017 election notice which was prepared by the Township Secretary and filed the report with Chester County Voter Services.

At this time, Mr. Jarvis left the meeting.

**OLD BUSINESS CONTINUED:**

Consideration to accept a 90-day extension for the City of Coatesville Subdivision Application for 123 Mt. Air Road – The City of Coatesville has granted a 90-day extension which would extend the plan application review period to May 12, 2017. **Ms. O'Doherty made a motion to grant the 90-day extension to the City of Coatesville for their subdivision application for**

**123 Mt. Airy Road. Ms. Proctor seconded the motion.** Question: Mr. Lehenky – nay; Ms. O’Doherty – yes; Mr. Sciandra – nay; Ms. Proctor – yes. The motion failed.

Consideration to accept a 90-day extension to May 2, 2017 for the Lambert Spawn Subdivision Application for 38-5-17.2 and 38-5-17 – Lambert Spawn has granted a 90-day extension would extend their reverse subdivision plan application review period to May 2, 2017. **Ms. O’Doherty made a motion to accept Lambert Spawn’s 90-day extension for their reverse subdivision plan to May 2, 2017. Mr. Lehenky seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Discussion/consideration for trash truck financing – Proposals were submitted from Fulton Leasing, Municipal Capital Finance, Coatesville Savings Bank, and Daimler Financing. **Mr. Lehenky made a motion to proceed with financing through Fulton Leasing with the 5-year term-payment in arrears financing for \$212,053.00. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

**NEW BUSINESS:**

Consideration of Spring Bulk Trash Dates and Yard Sale Dates for 2017 – **Mr. Lehenky made a motion to set the Spring yard sale and bulk trash dates as follows:**

- **Yard sale date of April 22, with rain date of April 23, and bulk trash date of April 24 for Hayti, Quiet Village, Rainbow, Rock Run, West Lincoln Highway, Airport Road, Oakcrest and Meadowbrook**
- **Yard sale date of April 29, with rain date of April 30, and bulk trash date of May 1 for Mineral Springs Road, Hilltop Lane, Country Club Valley, Valley Springs, Beacon Hill, Country Ridge, Valley Farms and Villages of Hillview;**
- **Yard sale date of May 6, with rain date of May 7, and bulk trash date of May 8 for Westwood area, Charles Street, Madison Street, Gap Road, Valley Crossing, and Springbrook Village.**

**The motion was seconded by Mr. Sciandra.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Consideration of Fall Bulk Trash Dates – **Mr. Sciandra made a motion to set the Fall bulk trash dates as follows:**

- **Bulk trash date of October 2 for Hayti, Quiet Village, Rainbow, Rock Run, West Lincoln Highway, Airport Road, Oakcrest and Meadowbrook**
- **Bulk trash date of October 23 for Mineral Springs Road, Hilltop Lane, Country Club Valley, Valley Springs, Beacon Hill, Country Ridge, Valley Farms and Villages of Hillview;**
- **Bulk trash date of October 30 for Westwood area, Charles Street, Madison Street, Gap Road, Valley Crossing, and Springbrook Village.**

**The motion was seconded by Mr. Lehenky.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Consideration of date for Township Clean Up Day for 2017 – **Mr. Lehenky made a motion to set May 6, 2017, as the annual Township Clean Up day with May 13, 2017 as the rain date. Mr. Sciandra seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Consideration of dates for yard waste pick up for 2017 – **Mr. Sciandra made a motion to set the yard waste pick up dates as second Monday of each month for the North Side and the third Monday of each month for the South Side starting in June and ending in October. Mr. Lehenky seconded the motion.**

Consideration of dates for leaf pick up for 2017 – **Mr. Sciandra made a motion to set the dates of November 6, 20, 27 and December 4 and 11 as leaf pick up dates. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Consideration of date for the annual Volunteer Luncheon – **Mr. Lehenky made a motion to hold the annual Volunteer Luncheon on Saturday, April 22, at Dutchway. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

As Mr. Waldrop was leaving the meeting, he asked the Board of Supervisors if someone from the Township could notify the developer of Oakcrest I and Oakcrest II regarding the need to salt and plow. It was noted that an invoice had just been sent to both developers for two salting events. Mr. Waldrop stated that he also had salted both developments.

Consideration of Annual Employee Luncheon Date – After discussion, **Ms. O’Doherty made a motion to hold the annual employee luncheon on Monday, February 13, 2017, at The Coatesville Moose. Mr. Lehenky seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Discussion/consideration to issue a fuel card for Westwood’s Tahoe – After discussion, **Mr. Sciandra made a motion to authorize issuing a fuel card for Westwood’s Tahoe. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

Discussion/consideration regarding current contract with JanPro which would renew on February 23, 2017 – It was noted that the current cleaner has missed 3 dates since the Christmas holiday weekend. The contract automatically renews on the anniversary date unless they receive a 30-day notice not to renew. **Mr. Sciandra made a motion to send notice to JanPro to terminate the cleaning contract as of February 23, 2017. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

**APPROVAL OF MINUTES:**

**Mr. Sciandra made a motion to accept the minutes of the January 3, 2017 meetings as presented. Ms. O’Doherty seconded the motion.** Question: Mr. Lehenky – abstain; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

**MOTION TO PAY BILLS:**

**Mr. Sciandra made a motion to pay bills as presented. Mr. Lehenky seconded the motion.** Question: Mr. Lehenky – yes; Ms. O’Doherty – yes; Mr. Sciandra – yes; Ms. Proctor – yes.

**TREASURER’S REPORT:**

The Treasurer’s Report was accepted.

**DEPARTMENT REPORTS:**

Police – A monthly report was distributed for the Police Department and is on file at the Township Office.

Westwood Fire & EMS Report – The monthly Westwood Fire Company and EMS report was distributed and is on file at the Township Office.

Public Works – The report for the period December 21, 2016 to January 17, 2017, was distributed and is on file at the Township Office.

Administration – The monthly Administration report was distributed and is on file at the Township Office.

**CITIZEN’S COMMENT:**

None

Mr. Sciandra made a motion to adjourn and Ms. O’Doherty seconded the motion. All affirmed. The meeting adjourned at 10:44 p.m.

Janis A. Rambo  
Secretary/Treasurer