

MINUTES FOR FEBRUARY 4, 2020 VALLEY TOWNSHIP BOARD OF SUPERVISORS

The first monthly meeting of the Valley Township Board of Supervisors was held on Tuesday, February 4, 2020, at the Township Municipal Building, 890 West Lincoln Highway, Coatesville, PA.

The Board of Supervisors meeting was called to order by Vice Chairwoman Kathy O'Doherty at 7:32 p.m. Those in attendance were Supervisors Christopher Lehenky, Kathy O'Doherty, Sharon Yates, and Carmen Boyd. Chairwoman Patrice Proctor was absent. Also in attendance were Andrew D.H. Rau, Esquire, of Unruh, Turner, Burke & Frees (Township Solicitor); Edward F. Rasiul, P.E., of Pennoni Associates Inc. (Township Engineer); and Carol R. Lewis, Township Manager. Ms. O'Doherty noted that the Board of Supervisors met in Executive Session prior to the meeting at 6:30 p.m. to discuss personnel.

CITIZENS COMMENTS ON AGENDA ITEMS:

None

APPROVAL OF MINUTES:

Ms. Yates made a motion, seconded by Ms. Boyd, to approve the minutes of the January 21, 2020, meeting as presented. The motion passed unanimously.

PAYMENT OF BILLS:

Mr. Lehenky made a motion, seconded by Ms. Boyd, to pay bills as presented. The motion passed unanimously.

CITIZEN'S COMMENTS:

David McCoy, 323 South Bonsall Road, Coatesville (West Caln Township) – Mr. McCoy talked to the Board regarding the condition of the portion of Airport Road that is Valley Township's section. He noted that cold patch that was recently placed has already disappeared. Mr. Lehenky stated that Valley's section of Airport Road is on the 2020 Road Project to be bid out this year. Mr. McCoy also questioned when would the new Township Building be completed and questioned if there would be adequate parking. Ms. O'Doherty advised that the building will be completed within the next few months and noted that there is parking on the east and west side of the building, with staff and Township official parking on the west side of the building.

SOLICITOR'S REPORT:

Consideration to accept the proposal for the Engineer's Assessment for the sale of the water and sewer systems and to authorize the execution of the necessary agreement – Mr. Rau reviewed the process and need for the assessment of assets per the requirements of PA Act 12. After discussion and review of Pennoni Associates Inc.'s proposal dated January 21, 2020, and Mr.

Rasiul's confirmation of a price not to exceed \$33,900, **Ms. Yates made a motion, seconded by Mr. Lehenky, to accept the proposal for the Engineer's Assessment from Pennoni Associates Inc. not to exceed \$33,900 for the sale of the water and sewer systems and to authorize the execution of the necessary agreement subject to final Solicitor approval. The motion passed unanimously.**

Consideration to accept the proposal of Gannett Fleming for the Seller's Utility Valuation Expert Appraisal for the sale of the water and sewer systems – Mr. Rau reviewed the need for the Valuation Expert appraisal. **Mr. Lehenky made a motion, seconded by Ms. Yates, to accept the proposal of Gannett Fleming, dated January 16, 2020, at an estimated cost of \$25,000 to \$30,000, for the Seller's Utility Valuation Expert appraisal for the sale of the water and sewer systems.** The motion passed unanimously.

Consideration to authorize a six-month extension to June 30, 2020, for the Amycel Land Development Plan with Solicitor authorization to permit recording when appropriate financial security is in place and all conditions are met – Mr. Rau noted that the Amycel Land Development Plan had previously been extended to December 31, 2019, and there appears to be interest from another party to continue to develop Valley View Business Park Lot 7 and the "Amycel" Plan, pending ownership of plan confirmation, with some potential approval modifications. **Mr. Lehenky made a motion, seconded by Ms. Boyd, to authorize a six-month extension to June 30, 2020, for the Amycel Land Development Plan with Solicitor authorization to permit recording when appropriate financial security is in the place and all conditions are met.** The motion passed unanimously.

At this time, Mr. Rau departed the meeting.

ENGINEER'S REPORT:

Mr. Rasiul submitted the Engineer's Report which is on file in the Township Office. Mr. Rasiul highlighted the following items from the report:

- Hillview – Mr. Rasiul noted that the buried storm water inlet and sanitary manhole items have been addressed. The Chester County Conservation District has issued the NPDES Permit Notice of Termination for the first phase of the development.
- Valley View Business Park Lot 7 (formerly Amycel) – Mr. Rasiul reported, as previously noted, that they were contacted by a contractor who had questions regarding the property for a prospective new tenant regarding the Land Development amendment procedure for a new use.
- Valley View Business Park Lot 6 – A concept plan has been submitted for discussion at the February Planning Commission meeting.
- Hemlock Avenue Bridge Replacement – A pre-construction meeting was held on January 28. Pennoni has approved the precast concrete beams design submittal for fabrication.

3 Minutes of February 4, 2020

- Comprehensive Plan Update – A final Steering Committee meeting was held on January 30, 2020. The draft will be presented to the Valley Township Planning Commission next for review.
- Sewer System – Mr. Rasiul reported that Pennoni is coordinating the transition of the contract operation at the Hillview Pump Station that has now been dedicated to the Township.
- General Consultation/1037 Manor Road Retaining Wall – Pennoni performed a site visit and confirmed the construction is substantially complete and recommended that the Codes Department issue a temporary U&O permit with the condition that earth restoration, road pavement repair, and other punchlist items be completed by April 30.

At this time, Mr. Rasiul departed the meeting.

Discussion/consideration to accept proposal from M&B to operate the Hillview Pump Station at a cost of \$220.68 per month – Ms. Lewis reported that proposals to operate the Hillview Pump Station were obtained: M&B - \$220.68 per month and KBX Golden, LLC (current operator for Orleans) - \$1,170 per month. **Mr. Lehenky made a motion, seconded by Ms. Yates, to accept the proposal from M&B to operate the Hillview Pump Station at a cost of \$220.68 per month.** The motion passed unanimously.

MANAGER'S REPORT

Ms. Lewis noted that an invitation from the Hayti Historical Society to their “Film Festival and Luncheon” on February 8, 2020, was included in the Board’s packets.

Ms. Lewis reminded the Board that she would be attending the APMM Conference on February 6 and 7.

OLD BUSINESS

Discussion/consideration to hire/promote a full-time police officer – Ms. Lewis noted that the full-time police officer position had been posted internally and three part-time officers applied. Chief Newhall had provided the Board with his comments and recommendations previously and members of the Board of Supervisors conducted interviews with the three applicants prior to the meeting this evening. Ms. Yates nominated Katelynn Duca for promotion to full-time officer; Ms. Boyd nominated Vernon Garner for promotion to full-time officer. Following discussion, **Mr. Lehenky made a motion, seconded by Ms. Yates, to appoint Katelynn Duca as a full-time police officer at a rate of \$24.04 per hour to be effective upon her confirming her availability to begin full-time with Chief Newhall.** The motion passed unanimously. The Board noted that it was a very difficult decision as all three candidates were very qualified.

NEW BUSINESS

Discussion/consideration to approve the purchase of a 2020 Police Interceptor Utility vehicle and financing through Univest with 1-year deferral and 5 annual payments of \$10,744 – A proposal for a 2020 Police Interceptor Utility AWD Base (K8A) vehicle was reviewed. It was noted that there was a one-year deferral; therefore, payments would not begin until 2021. There was discussion regarding adding another SUV to the fleet of police vehicles. Mr. Lehenky was asked to review the specifications due to questions and concerns being raised. At this time, the Board moved on with the agenda to allow Mr. Lehenky to review the specifications.

Discussion/consideration to approve a quote from General Code to codify recently adopted ordinances – **Ms. Yates made a motion, seconded by Mr. Lehenky, to approve the quote from General Code to codify Ordinances 2019-04, 06 & 07 and to include 2019-05 on the Disposition List at a price not to exceed \$2,020, based on the estimate, dated January 24, 2020, of \$1,585 - \$2,020.** The motion passed unanimously.

Consideration to approve annual Volunteer Luncheon for Saturday, April 25, 2020, at Dutchway Family Restaurant – **Mr. Lehenky made a motion, seconded by Ms. Boyd, to set the annual Volunteer Luncheon for Saturday, April 25, 2020, at Dutchway Family Restaurant.** The motion passed unanimously.

Discussion/consideration to approve the purchase of a 2020 Police Interceptor Utility vehicle and financing through Univest with 1-year deferral and 5 annual payments of \$10,744 – The Board returned to the consideration of a new police vehicle. **Mr. Lehenky** confirmed that the vehicle is all-wheel drive and recommended proceeding to purchase; however, he again recommended that the entire fleet police vehicles did not need to be SUVs, and **further moved, seconded by Ms. Yates, to proceed to purchase a 2020 Police Interceptor as per the quote from Fred Beans Ford of Doylestown dated January 28, 2020 (CoStars Contract ID #013-142) in the amount of \$46,379 through a Univest lease of 5 years with a one-year deferral to include five annual payments of \$10,744.** The motion passed unanimously.

CITIZEN COMMENTS:

None

There being no further business to discuss, the meeting was properly adjourned at 8:29 p.m.

Janis A. Rambo
Township Secretary