

WEST NOTTINGHAM TOWNSHIP
Board of Supervisor's Meeting Minutes
Tuesday, October 10, 2017

Vice Chair Candace Miller called the meeting to order at 7:02 p.m. The pledge of allegiance was followed by a moment of silence.

The following were in attendance: Candace Miller, William Winand, Scott Moran, David Ross, Brian Novello, and Don Armstrong.

AGENDA COMMENTS

Mr. Ross asked for an update on the OASA meeting. Mr. Armstrong asked if the Supervisors heard back from Chester Water Authority (CWA) about the hydrants. Mrs. Miller said that CWA had not responded. Mr. Ross wanted to know what the savings would be to home owners who lived near a fire hydrant. Mrs. Miller said that Mrs. Bell asked her insurance agent, but because her property is classified as a farm, there is no savings. We will have to find out how much the saving would be to residential property. Mr. Ross also wanted to know whether or not a separate fee could be charged to residents for the annual maintenance fee for the hydrants. Mrs. Miller said she had raised the question to the Solicitor as to whether the hydrant tax would be charged to the land owner only or also to the owner of a mobile home that might be placed on the land. In the case where a hydrant might be placed near a mobile home park, it would be good to know how the tax could be distributed before we make a decision. Mr. Novello was present and provided a letter of extension to the township for his 2-lot subdivision.

COMMITTEE REPORTS

Committee reports are available upon request.

APPROVAL OF MEETING MINUTES

Mrs. Miller announced that the minutes from the previous meeting would be available for approval at the next meeting.

EXECUTIVE SESSIONS

An executive session was held via a telephone conference call on September 29 with the Solicitor and Engineer to discuss a legal matter involving the Chester Water Authority.

OLD BUSINESS

Lapp Agricultural Security Area Submission: Mrs. Miller explained that no applications were submitted within the 15-day modification period. However, an ASA application was received on October 2 for another property and Mrs. Miller suggested holding onto the review requests for the Lapp ASA until the modification period for the new application has expired and get both applications on the same timeline in order to save money on advertising and hearing expenses. She wanted to ask the Planning Commission if they would agree to that idea. Mr. Winand moved to acknowledge that no other modifications were received within the 15-day notification period and to forward the application to the Twp PC, CCPC, and ASA Committee for review, taking into consideration the suggestion by Mrs. Miller to get both ASA applications on the same timeline. Mrs. Miller seconded the motion. Motion carried.

Novello 2-lot Subdivision – Sewage Facilities Planning Module: Mrs. Miller moved to approve the sewage facilities planning module for the Novello subdivision; to authorize the Secretary to sign the Completeness

Checklist, Section Q. Municipal Actions, and the transmittal letter; to adopt Resolution 12-2017 a Plan Revision for New Land Development; and to forward the required copies of the Sewage Facilities Planning Module onto DEP for review. Mr. Winand seconded the motion. Motion carried.

Novello Letter of Extension: Mrs. Miller moved to accept the letter of extension for the Novello 2-lot subdivision through June 30, 2018. Mr. Winand seconded the motion. Motion carried.

OASA Update: Mrs. Miller said that a special meeting was held on October 4 to discuss the purchase of an extension of sewage pipe that is privately owned by four individuals who developed commercial property along the line. It connects to the Sewer Authority line at the Acme and extends to Jack Baughman's on Barnsley Chrome Road. David Busch, the current director, approached the owners about dedicating the pipe for the possible future line that the CWA wants to install when they install the water line. The owners came back with an offer to sell the pipe to the OASA for \$125,000. They requested an immediate response from the OASA and alleged that some sort of agreement to buy the pipe was needed in order for the CWA to install the dry sewer line. What they were alleging couldn't be confirmed and there the Solicitor pointed out that there is a lot we don't know about the pipe and the way it was installed. The Solicitor drafted a letter of intent to send to the owners of the pipe asking for specific documentation and laying out a timeline for the consideration and purchase of the pipe. It stated that pending an agreement the OASA would have 18-months to purchase the pipe and if no payment was made by the end of that term, the offer would be off the table. The intent behind the letter is to say to the CWA that the OASA is serious about the pipe but we want to explore all of our options, especially given the potential sale of the OASA to another municipal authority. She also noted that David Busch indicated that there are other ways to tie in the dry line to an existing line without purchasing the private line. Mrs. Miller said that the OASA board did not commit to spending any money, just the letter of intent to continue to explore options. Mr. Ross wanted to know if the OASA entered into an agreement for the dry pipe. Mrs. Miller said there is no agreement from the CWA on the dry pipe. They did provide a cost to put in the pipe, but no agreement has been received nor was a vote taken to enter into an agreement. She said the cost for the dry line was about \$931 thousand; the OASA would have 10 years from the first tap in to reimburse the CWA for the cost of the line. Mr. Ross asked about activating the line; would a pumping station be needed and at what location would the pumping station be placed.

UFC Liaison Meeting: Mr. Winand went to a Union Fire Company liaison meeting. He said that they paid \$3000 for a consultant to come down from New England to compile volunteer data. Volunteerism is down in fire companies and ambulance divisions; many companies have transitioned to paid organizations.

NEW BUSINESS

Agricultural Security Area Submission: Mr. Winand moved to acknowledge receipt of the Agricultural Security Area application from Rachel Vere Nicoll and John Rupert Thouron, owners of Glenroy Farm LP, for tax parcel 68-2-2 on October 2, 2017 and to authorize the Secretary to publish a notice of receipt in the Daily Local News. Mrs. Miller seconded the motion. Motion carried.

Pension System State Aid and MMO Payment: Mr. Winand moved to accept the General Municipal Pension System State Aid payment in the amount of \$9,176.50, approve the pass-through payment to PA Municipalities Pension Trust to satisfy part of the 2017 Municipal Minimum Obligation (MMO), and to pay the township's portion of the MMO from the General Fund in the amount of \$ 8,988.50. Mrs. Miller seconded the motion. Motion carried.

Sam McMichael's Unrecorded Land Development Plan for Retail Store: Mr. Moran said that Mr. McMichael is interested in moving forward with his land development plan for the property on Sylmar. He suggested that when the escrow is submitted, the Supervisors have the Planning Commission look at it again.

Cannery Sale: Mr. Moran said he was contacted by a company who is interested in purchasing the cannery on Old Forge Road. They do production lighting for concerts and would use the warehouse for storage.

FINANCIAL REPORTS

Bank Statements: Mr. Winand moved to accept the bank statements for the period ending September 30, 2017 and give them to the Secretary/Treasurer for reconciliation. Mrs. Miller seconded the motion. Motion carried.

General Fund Bills List: Mr. Winand moved to approve the General Fund bills list for the period September 27 to October 10, 2017, subject to audit. Mrs. Miller seconded the motion. Motion carried.

ANNOUNCEMENTS

A budget meeting will be held on Tuesday, October 24 at 6:00 p.m.

PUBLIC COMMENT

Mr. Winand said he thought the changes made to the light at Old Baltimore Pike and Route 272 seemed to be working well.

ADJOURNMENT

Mrs. Miller moved to adjourn the meeting at 7:41 p.m. Mr. Winand seconded the motion. Motion carried.

Respectfully Submitted,

Candace Miller
Secretary/Treasurer