

WALLACE TOWNSHIP BOARD OF SUPERVISORS
June 3, 2021

The Regular Meeting of the Wallace Township Board of Supervisors was called to order on Thursday, June 3, 2021, at 7:30 PM in the Township Building by Chairwoman D'Angelo, in person and with Zoom participants.

Supervisors present: Jeff Seese | Barbara Z. D'Angelo | William T. Moore

Engineer: Craig A. Kologie, AICP, Castle Valley Consultants

Solicitor: Michael G. Crotty, Esquire

Treasurer: Amanda Gattuso, BGA&F

PLEDGE OF ALLEGIANCE

The Supervisors began the meeting by reciting the Pledge of Allegiance.

EXECUTIVE SESSIONS

None, although Chair D'Angelo noted that an executive session would be held later in the meeting to discuss personnel matters.

MINUTES

The minutes for the meeting held on May 6, 2021, were presented for review. After discussion, Supervisor Seese moved that the minutes be approved. Supervisor Moore seconded the motion, which carried unanimously.

TREASURER'S REPORT

The Treasurer's Report prepared by Amanda Gattuso was presented for review. After discussion, Chair D'Angelo moved to approve and pay the twenty-three (23) invoices from the General Fund for the period between May 7 and June 3, 2021, in the amount of \$63,609.75. After discussion, Supervisor Seese seconded the motion, which carried unanimously. Next, Supervisor Seese moved that the Township pre-approve and pay with the PLGIT card the thirteen (13) invoices totaling \$3,665.05. Supervisor Moore seconded the motion, which carried unanimously. Next, Supervisor Moore moved that the Township approve and ratify the May 27, 2021, PLGIT statement, in the amount totaling \$13,372.26. Chair D'Angelo seconded the motion, which carried unanimously. Lastly, while the Treasurer's report noted a motion for the interim payment to DiPietro (rain garden), the payment was authorized at the last meeting.

POLICE REPORT

Chief Kimes was present on behalf of the WBTPD and gave its report for May. The continued issues with the Devereux facility were discussed, including elopements, false fire

alarm pulls and dangerous conditions for emergency responders. While the head administrators have recognized these issues and noted their attempts to correct, the issues appear to be recurring with the ground-level staff. A review will be done of the existing ordinances as to false security/fire alarm pull violations.

GLEN MOORE FIRE COMPANY/ WESTWOOD & ELVERSON AMBULANCE

Chief Paul DeCarlo of the GMFC was unable to attend, but the Company's report was presented by Supervisor Seese. In May, it responded to 17 calls, 11 of which were in the Township. Joe Kennedy from Westwood provided its report, noting that it responded to 195 calls in May, 8 of which were in the Township. No other reports were received.

EMC

No report.

PARK AND RECREATION BOARD

Laura Braun was present to give the Park and Rec Board's report. It is planning for the upcoming movie night, including the giveaways to the children/residents. After discussion, Chair D'Angelo moved that the Township authorize up to \$200 for the purchase of the movie night giveaways. Supervisor Moore seconded the motion, which carried unanimously. Other upcoming events were also discussed, including Community Day, a Community Yard Sale and more. The upcoming, proposed improvements to Wagenseller Park were also discussed.

HISTORICAL COMMISSION/TOWNSHIP ARCHIVIST

Bonnie Radford from the Historical Commission noted that the HC had no formal report, but is planning to meet with other area, local historical commissions on their efforts. Supervisor Moore and Road Foreman Steve Senn provided an update on the renovations to the Indiantown Schoolhouse. After discussion, Supervisor Moore moved that the Board authorize the advertisements required for the Historical Commission to host their future meetings at the Schoolhouse, starting in July. Chair D'Angelo seconded the motion, which carried unanimously.

TRAILS PRESERVATION BOARD

No report.

EAC

Tish Malloy was unable to attend the meeting, but submitted a written report. Her report provided an update on the Great American Clean Up bench, which is expected to be received mid-June. The report also provided an update on the rain garden and pollinator garden projects.

AUTHORITY

Chair D'Angelo noted that the Authority's engineer and operator met to review details on the multi-developer sewage treatment plant.

PLANNING COMMISSION

The Planning Commission discussed the upcoming ZHB hearing at its last meeting.

<u>Township Subdivision No.</u>	<u>Plan Name</u>	<u>Plan Submission Date</u>	<u>MPC Review Periods*</u>
19-01	Southdown/Heim Tract	6/6/19	8/31/2021
19-04	Brandolini/Greenfield	9/5/19	Preliminary Plan Approval Granted on 12/30/2020
19-05	Mila Woods (11 lots)	11/7/19	8/15/2021
20-02	Ferguson Preserve – Deluca	2/6/20	Preliminary Plan Approval Granted 3/4/2021

NEW BUSINESS

- 1) Ferguson Preserve/DelUCA Sewage Planning Module: The developer has submitted its sewage facilities planning module, with the reviews/comments from the Planning Commission, Chester County and the County Health Department. No public comments were received during the comment period. Through discussion on the module, it was noted that the PHMC has not yet issued its clearance letter. A verbal indication from the PHMC indicated that certain archeological aspects may need to be assessed. The Township Engineer noted his understanding that the sewage conveyance facilities do not appear to encroach any Township-designated historic resources, but that the issue of the historic resources on the site needs to be further addressed during the final land development application process (irrespective of the planning module). Bonnie Radford noted that the Historical Commission requested the findings from the PHMC, but was told by the PHMC representative that it could not divulge the submission. Counsel for Deluca noted that they would be directly submitting the materials to the Township. In order to confirm that any archeological resources on the site are not affected by the sewer facilities specifically, the Board noted that the same should be provided to the Township before release of the planning module and associated resolution. After discussion, Chair D'Angelo moved that the Township approve Resolution 21-08, approving the release of the Deluca sewage facilities planning module to DEP for its review, subject to the

Township's receipt of the PHMC Phase 1 survey submitted by Deluca to PHMC prior to release and transmission of the module. Supervisor Seese seconded the motion, which carried unanimously.

- 2) Zoning Ordinance Amendment – Corner Lots: Solicitor Crotty summarized the draft Zoning Ordinance amendment, addressing the setbacks for corner lots and reverse frontage lots. It had been advertised, reviewed by the Township Planning Commission, and the County Planning Commission. After discussion, Chair D'Angelo moved that the Township approve Ordinance 173 in the form as presented. Supervisor Seese seconded the motion, which carried unanimously.
- 3) Wagenseller Park – Easement Glenmoore United Methodist Church: An update was provided on the plans for Wagenseller Park and the discussions with the Church on interconnection and stormwater management between the two properties. The Township Engineer is in the process of finalizing the plans as part of those discussions, which would be memorialized/approved through an easement agreement.
- 4) July 1 BOS Meeting: Given the scheduling conflicts and the holiday, Chair D'Angelo moved that the July 1 BOS Meeting be cancelled. Supervisor Seese seconded the motion which carried unanimously.

PUBLIC COMMENT

Bill Radford commented about the continuing safety issues with the elopements from the Devereux facility. Laura Braun passed along questions from the Highspire HOA and the Spring Mill HOA as to landscaping lighting, shrubs overhanging certain portions of roadway, stormwater management and the open space areas in the Highspire and Spring Mill developments.

OLD BUSINESS

- 1) Township Building and Maintenance Garage: A quote was presented for the cleaning of the windows and screens throughout the Township building. After discussion, Chair D'Angelo moved to approve the quote in the amount of \$680. Supervisor Seese seconded the motion, which carried unanimously. A further discussion was held as to the alarm system and security cameras at the Township building.
- 2) Personnel: An executive session was held to discuss personnel matters. Afterward, Supervisor Moore moved to provide Joe Lewis with a \$2.00 per hour raise with respect to the independent contractor services of Joe Lewis Excavating. Supervisor Seese seconded the motion, which carried unanimously.

ROAD FOREMAN

Steve Senn provided his report, detailing the work being done by the Department. Tree clearing has been done to address dead or diseased ash trees, as well as the work to the road edges. After discussion, Chair D'Angelo moved to authorize the use of Exton Paving at a price of \$1,800 per day, maximum of 4 days, to assist with the roadway edge work. Supervisor Seese seconded the motion, which carried unanimously. Mr. Senn also noted that he received a quote for a boom mower attachment, but it was too high.

Adjournment

Supervisor Moore moved that the meeting be adjourned. The motion was seconded by Chair D'Angelo, which carried unanimously. Meeting adjourned at 10:35 PM.

Respectfully submitted,

Betty Randzin
Township Manager/Secretary

DRAFT