

**WALLACE TOWNSHIP BOARD OF SUPERVISORS**  
**October 6, 2022**

The Regular Meeting of the Wallace Township Board of Supervisors was called to order on Thursday, October 6, 2022, at 7:30 PM in the Township Building by Chairman Moore.

Supervisors present: Jeff Seese | William Moore | Barbara D'Angelo

Engineer/Zoning Officer: Craig Kologie, Castle Valley Consultants

Solicitor: Michael G. Crotty, Esquire

**PLEDGE OF ALLEGIANCE**

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

**EXECUTIVE SESSIONS**

Chairman Moore announced that an executive session was held on September 21, 2022, to discuss personnel matters.

**MINUTES**

The minutes for the July, August and September meetings were presented for review. The July and August meeting minutes had previously been tabled due to the Supervisors attending them being unable to attend the meeting to approve them. After discussion, Supervisor D'Angelo moved that the July 7, 2022 meeting minutes be approved as presented. Chairman Moore seconded the motion, which carried with each of their affirmative votes. Next, Supervisor D'Angelo moved that the August 4, 2022 meeting minutes be approved as presented. Supervisor Seese seconded the motion, which carried with each of their affirmative votes. Lastly, Supervisor Seese moved that the September 8, 2022 meeting minutes be approved as presented. Chairman Moore seconded the motion, which carried with each of their affirmative votes.

**TREASURER'S REPORT**

The Treasurer's Report was presented for review. In reviewing the bills' list, a request was made to table the invoice to Joe Lewis Excavating (in order to consider after later action in the meeting). As to the remainder, Chairman Moore moved to approve and pay the thirty-seven (37) invoices from the General Fund for the period between September 9, 2022 through October 6, 2022, in the amount of \$91,001.16. Supervisor Seese seconded the motion, which carried unanimously. Next, after review, Chairman Moore moved that the Township authorize and approve the payment of twelve (12) invoices in the amount of \$3,003.04, to be paid with the PLGIT card. Supervisor D'Angelo seconded the motion, which carried unanimously. Chairman Moore next moved that the Township approve and ratify the PLGIT statements totaling \$13,650.89. Supervisor D'Angelo seconded the motion, which carried unanimously. Lastly, Chairman Moore moved to approve and ratify the payments for Community Day (to Costco for

supplies and to Moore Music) as well as the benefits payment to Independence Blue Cross, in the aggregate amount of \$9,415.69. Chairman Moore noted that the Moore Music vendor is not related to him in any way. Supervisor D'Angelo seconded the motion, which carried unanimously.

### **POLICE REPORT**

WBTPD Lt. Michaels presented the Department's report, noting that it responded to 180 incidents in September. With respect to Devereux, it included 4 false alarms, a child abuse investigation, an emotional disorder and two missing juveniles. A resident requested that the police issue more tickets for speeding, and give fewer warnings.

### **GLEN MOORE FIRE COMPANY/ WESTWOOD & ELVERSON AMBULANCE**

Chief Paul DeCarlo provided the GMFC report, which was available for review. In September, it responded to 12 calls, 8 of which were in the Township. A report was received from Elverson Honey Brook Ambulance, but it did not show any responses within the Township. Joe Kennedy from Westwood provided its report, noting that it responded to 325 calls in September, 15 of which were in the Township. The average on scene time was 12 minutes and included 9 ALS calls.

### **EMC**

Chief DeCarlo noted that he will be participating in a tabletop exercise in the near future related to the Struble Dam.

### **PARK AND RECREATION BOARD**

Manager Randzin provided the PRB report, noting that Community Day was a big hit. Many thanks were given to the volunteers, Board, GMFC, Police and GGS for their support in pulling off the event. The Board approved issuing postcards to the residents for the last two events of the year.

### **HISTORICAL COMMISSION/TOWNSHIP ARCHIVIST**

A donation was made to the Township by the Estate of Barbara Greenfield of various items. They included a "certificate of gift" to acknowledge the donation. Board approval of that Certificate was tabled, so that it can be revised as a donation to the Township (rather than the Historical Commission alone).

### **TRAILS PRESERVATION BOARD**

No report. Supervisor D'Angelo inquired as to the status of the trail crossing, asked questions about the connection between the trail near the spray fields and the school, and inquired as to maintenance issues with the Highspire Estates trails.

## EAC

No report. Supervisor D'Angelo noted that a few of the plants within the rain garden have died due to the excess rains, and a request has been made for their replacement. After discussion, Supervisor D'Angelo moved to approve the purchase and installation of replacement plantings from Langscapes, in an amount not to exceed \$200. Chairman Moore seconded the motion, which carried with the affirmative votes of Supervisor D'Angelo and Chairman Moore (with Supervisor Seese voting against).

## GGG GLENMOORE GIRLS SOFTBALL

Lauren from GGS provided her report, and thanks to the Township for being able to participate in Community Day. The organization made \$1,727 from its sales at the event. She inquired as to whether it would be split with the GMFC or the Township, and was advised by the Board and Fire Chief that the money be retained/used by GGS for its operations at the fields.

## AUTHORITY

No report.

## PLANNING COMMISSION

| <u>Township<br/>Subdivision No.</u> | <u>Plan Name</u>           | <u>Plan Submission<br/>Date</u> | <u>MPC Review<br/>Periods</u> |
|-------------------------------------|----------------------------|---------------------------------|-------------------------------|
| 19-01                               | Southdown/Heim Tract       | 6/6/19                          | N/A                           |
| 19-04                               | Brandolini/Greenfield      | 9/5/19                          | N/A                           |
| 19-05                               | Mila Woods (11 lots)       | 11/7/19                         | 11/12/22                      |
| 20-02                               | Ferguson Preserve – Deluca | 2/6/20                          | N/A                           |

## NEW BUSINESS

- 1) Brandolini/Keystone: All of the conditions to the release of the Plans for recording have been satisfied. After discussion, Chairman Moore moved that the Township Board of Supervisors be authorized to execute the Plans for release, the Development Agreement, Financial Security Agreement, Stormwater Management Agreement and other various agreements associated with the release of the Plans. Supervisor D'Angelo seconded the motion, which carried unanimously.
- 2) Southdown/Heim Subdivision: As a follow up to the discussion last month, the Fire Chief confirmed the location of the fire reservoir tanks. After discussion, Chairman Moore moved that the Township approve the revised form of the decision of approval reflecting the same. Supervisor Seese seconded the motion, which carried unanimously. Solicitor Crotty noted that the developer has requested two clarifications on the decision
- 3) Stormwater Management Ordinance: Craig Kologie gave a presentation on the draft of the Stormwater Management Ordinance. The Supervisors noted their objection to it as an unfunded mandate that increases costs on both the Township and on the residents, with

overly broad measures that force costs where there may be little to no actual off-site impact on stormwater. The Ordinance is required to be passed by the Commonwealth and County. The Ordinance was drafted so as to minimize resident impacts, including allowance for landowner inspections of their facilities. After extended discussion, Supervisor D'Angelo moved that the Township approve the stormwater management ordinance as presented and advertised. Supervisor Seese seconded the motion, which carried with the affirmative votes of Supervisor D'Angelo and Supervisor Seese (with Chairman Moore voting against given the objections above).

- 4) Farm Lease Agreements: The quotes for the lease of the farmed areas of Ray Park and the Township Community Park were opened, presented and discussed. Many residents appeared and raised comment in support of it being awarded to Jack Smith. The Board thanked each of the farmers who submitted quotes. Mr. Smith noted that this would be his last contract term for the farming due to his age. After discussion, Supervisor Seese moved that the three year lease agreement be awarded to Jack Smith in the amount of \$2,400 per year. Supervisor D'Angelo seconded the motion, which carried unanimously.
- 5) Uwchlan Ambulance Donation Request: For the calendar year 2023, UAC has requested an increased contribution/donation from the Township. Extensive discussion about it ensued, noting that the Township disagrees with the particular formula used by the UAC to frame its request. This issue was raised with the UAC when it previously appeared before the Township. The Board also noted their appreciation for the services provided by UAC and that its request had not been increased for several years (as UAC had not requested the same). After discussion, the Board noted that it expects to plan an increased donation, of \$8,000 to UAC in 2023 (which will be discussed further in the budget discussions).
- 6) Equipment Operator Rate: A discussion took place about the operator rate applied to work done by Joe Lewis. After discussion, Chairman Moore moved that the rate for Joe Lewis be modified to \$35 per hour when he is using the Township equipment (with no minimum hour payment) and at the contracted hourly rate when J. Lewis Excavating is using its own equipment. Supervisor D'Angelo seconded the motion, which carried unanimously. Following that discussion, the Board revisited the invoice from JLE that had been listed on the bills' list. After discussion, Chairman Moore moved to pay the \$2,080 invoice to JLE. Supervisor Seese seconded the motion, which carried unanimously.
- 7) 2022 Volunteer Fire Relief Allocation: Chairman Moore moved that the Board transmit the 2022 State Aid supporting the Volunteer Fire Relief Association payment to the Glenmore Fire Company Fire Relief Association in the amount of \$31,112.75. Supervisor D'Angelo seconded the motion, which carried unanimously.
- 8) 2023 Minimum Municipal Obligation: The Township Treasurer presented the 2023 Minimum Municipal Obligation worksheet, reflecting a 2023 MMO of \$11,520. Chairman Moore moved that the Township approve Resolution No. 22-10, recognizing and approving the same. Supervisor Seese seconded the motion, which carried unanimously.

- 9) October 20 Board of Supervisors Meeting: This meeting will be held, at which time the 2023 budget will be discussed.

### **OLD BUSINESS**

- 1) Wagenseller Park: The Township Engineer presented the plans for Wagenseller Park, including the pavilion replacement, pickleball courts, basketball courts, new parking and additional stormwater management. After discussion, Supervisor D'Angelo moved that it be approved for advertisement. Supervisor Seese seconded the motion, which carried unanimously.

### **PUBLIC COMMENT**

A resident inquired as to the status of the May property on Granite Hill Lane. The Township Zoning Officer provided an update as to his most recent inspection. He will review the additional material submitted by the resident/neighbor.

Resident Tom Stern inquired as to the status of the Dalessandro matter, with the update provided by Solicitor Crotty.

### **ROAD FOREMAN**

Road Foreman Steve Senn noted that the winter salt has been delivered, new tires were placed on the loader, garage maintenance work was done and the Department is otherwise preparing for bulk trash days.

### **MANAGER'S REPORT**

Manager Randzin noted that the fall bulk trash days would be held on October 14 and 15, the Halloween Haunted Village would be held on October 28<sup>th</sup>, and trick or treat would be on October 31<sup>st</sup>.

### **ADJOURNMENT**

Chairman Moore moved that the meeting be adjourned. The motion was seconded by Supervisor Seese, which carried unanimously. Meeting adjourned at 10:36 PM.

Respectfully submitted,

Betty Randzin  
Township Manager/Secretary