

**WALLACE TOWNSHIP BOARD OF SUPERVISORS  
JANUARY 21, 2004**

The Chairman called the Work Session of the Wallace Township Board of Supervisors to order on Wednesday, January 21, 2004, at 8:10 AM in the Municipal Building.

Supervisors present: Louis T. Schneider, Chairman  
Jane M. Shields, Vice Chairman

**PUBLIC COMMENT**

Mr. Schneider announced that the Board would resume taking public comment during the meeting and not just at the beginning and end of each meeting.

Bill Moore asked if the Supervisors will be posting their agenda on the website as the Planning Commission does. Mr. Schneider stated that they will.

**CORRESPONDENCE**

1. The Hankin Group to Wallace Twp., dated 12/31/03, re: billing
2. Wallace Twp. Historical Commission to BOS, dated 1/6/04, re: request for special meeting regarding Hankin
3. Wallace Twp. Historical Commission to BOS, dated 1/6/04, re: removal of Dan Jefferis as member
4. Wallace Twp. Historical Commission to BOS, dated 1/7/04, re: appointed officials for 2004
5. Chester Co. Conservation District to Twp. office, dated 1/7/04, re: E&S Plan for Shoemaker subdivision
6. DelVal to Twp office, dated 1/7/04, re: pumping test schedule for the Hankin tract
7. Memo regarding Stormwater Management & Flooding Forum follow up meeting dates
8. Report from Skip McGrew regarding conference on The Challenge of Overabundant Deer in PA
9. PSATS regarding Statewide Building Code Implementation

**FIRE COMPANY**

No report.

**ROAD REPORT**

Road report for the month of December: 2121.5 miles driven, 16.8 hours on the equipment meters, and 379 man-hours logged.

**JANUARY 21, 2004**

**PAGE 2**

The road department conducts road inspections every Monday to check for missing or downed signs. The department was called out for snow on December 15 and 16 totaling 30 hours in the two days. Helped West Brandywine replace a pipe across Highspire Road near the township line. The area around the Burnt Chimney also has a water problem and West Brandywine will be looking in to that also. Installed a "Watch Children" sign on Mapleflower Road per discussions with the police. Installed a new insulated garage door at the shop as well as garage door openers.

### **PLANNING COMMISSION**

Skip McGrew reported that at their last meeting they discussed the Bernard subdivision. They reviewed the sketch plan presented by the applicant as well as the original subdivision plan approved in 1979. The sketch plan presented would increase the number of lots from the original plan. The applicant has offered to utilize the old plan if the Board is inclined to grant an extension since the plan has expired. The applicant further agrees to deed restrict all lots from further subdivision and place a conservation easement on the Class A lands. The Wallace Trust was present at the PC meeting and they are okay with taking the conservation easement. Applicant has also agreed to cover the costs for engineering services. The Planning Commission recommended to the Board that they grant the extension and allow the applicant to proceed with the old plan. The Board has agreed to grant the extension of the old subdivision and allow the applicant to proceed with the preparation of any additional documents.

The Planning Commission will be holding a work session next week to discuss the subdivision application package as well as the change to the setback requirements for fences.

Mr. McGrew stated that two of the current members to the commission will be unable to maintain their current involvement and he would like to have those members appointed as alternate members and would like to recommend Bill Moore and Susan Chady as new members. Ms. Shields stated that the Board will conduct interviews with the two potential members.

### **SUBDIVISIONS**

None.

### **HISTORICAL COMMISSION**

Elaine McGrew reported that the Commission held their reorganization meeting on January 5<sup>th</sup>. All of the members will remain the same for the new year. The Historical Commission will be working with Ken Nicely to possibly make an addition to the website regarding genealogy searches.

**JANUARY 21, 2004**  
**PAGE 3**

**OLD BUSINESS**

Ms. Shields moved to accept the Deed of the Lamb Tavern Preserve from the Wallace Trust. Mr. Schneider seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Discussion regarding the open space referendum will be placed in the agenda for the next meeting.

Discussion regarding the open space easement for ½ of Alice Park will be placed on the agenda for the next meeting.

**NEW BUSINESS**

Craig Kologie was present to discuss the NPDES Phase II permit requirements. He stated that DEP has issued this new policy with regards to stormwater management. Brandywine Valley Association (BVA) has put together a plan for 1<sup>st</sup> phase of the requirements. This phase consists mainly of getting informational flyers together and mailing them to the residents. The Board decided to have BVA print the informational flyers while they review the plan proposed. If they decide not to go with the plan the township will reimburse BVA for printing costs.

A request has been submitted by Steepleview to change the slope of the front yard on Lot #4. They are requesting to change the front yard swale along the cartway from a swale to a pipe which would allow the front yard to be about 12" less. Dan Wessels of the Wallace Trust stated that if a pipe is installed it would increase the water runoff to the watershed below the site. Ms. Shields stated that the Board does not want any pipes installed. Mr. Kologie stated that he would advise Steepleview of the Boards decision.

**PUBLIC COMMENT**

None.

**ADJOURNMENT**

Meeting adjourned at 9:05 AM. Next meeting is Wednesday, February 4 at 7:30 PM.

Respectfully submitted,

Kimberly A. Milane-Sauro  
Secretary