

APPROVED

**WALLACE TOWNSHIP BOARD OF SUPERVISORS
APRIL 6, 2005**

The Chairman called the Meeting of the Wallace Township Board of Supervisors to order on Wednesday, April 6, 2005, at 7:45 PM in the Municipal Building.

Supervisors present: Louis T. Schneider, Chairman
Robert V. Bock, Vice Chairman
Jane M. Shields, Member

PUBLIC COMMENT

Sandy Neufeld of Andrews Lane was present to discuss deer concerns within the Township. Ms. Neufeld stated that with the growing number of deer in the area a major concern among people is health and safety. Ms. Neufeld understands that not much can be done by the Township but any help the Board could supply would be appreciated. Ms. Schneider stated the Skip McGrew chaired a committee a few years ago regarding this same issue. Mr. Schneider further stated that a possible meeting with Scott Frederick of the Game Commission might help as well as the township possibly crafting a letter to the Game Commission regarding the concern. Not sure if any of this will help. Other townships have the same issues and concerns and nothing has been done. Ms. Shields also suggested that maybe in the fall a drive could be set up to push the deer to areas where hunting is allowed, but this would require the cooperation of the neighbors. Chief Kocsi stated that he would try to schedule the meeting with the Game Commission. Ms. Neufeld also mentioned a kit that the Lymes Disease Society has, something the township may want to look into.

MINUTES

Ms. Shields moved to approve the minutes from the March meetings. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

TREASURER'S REPORT

General Fund Receipts deposited during the month of March totaled \$148,381.65.

Mr. Bock moved to approve forty-five (45) bills, payable from the General Fund, for the month totaling \$98,762.18. Ms. Shields seconded the motion. Bryan McDonough asked if the payment to Evergreen Landscape would be reimbursed through the grant. He was advised that it is a reimbursable expense. Bill Moore asked why a payment was made to American Rock Salt from the General Fund and not the State Fund. Mr. Bock advised him that salt cannot be paid with state funds. There being no further discussion or public comment, the motion was unanimously approved.

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Mr. Bock moved to approve one (01) bill, payable from the State Fund, for the month totaling \$122.50. Ms. Shields seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

CORRESPONDENCE

1. Heritage Construction Co. to Twp. Secretary, dated 3/14/05, re: request for change on walking trail on the Rorke tract
2. DEP to Twp. Secretary, dated 3/15/05, re: receipt of stormwater permit for Alice Park
3. Sharpe Builders to Twp. Office, dated 3/15/05, re: building permit application – change of contractor notice
4. Ron Rambo to Twp. Secretary, dated 3/16/05, re: Rorke subdivision – proposed HOP application for Brittany Lane extension
5. Andrew Rau, Esq., to Denise Yarnoff, Esq., dated 3/17/05, re: confirmation of request for continuance for the Devereux hearings
6. Unknown complaint submitted to Tim Wloczewski, dated 3/20/05, re: cattle located on Mapleflower Road
7. Castle Valley Consultants to Twp. Secretary, dated 3/23/05, re: E&S observation at Steepleview
8. DelVal Soils to SC Engineers, dated 3/31/05, re: notification of well testing on the Hankin tract
9. SC Engineers to DelVal Soils, dated 4/1/05, re: acknowledgement of well testing on the Hankin tract

ZONING REPORT

Tim Wloczewski reported that six (6) new building permits were approved last month as follows:

- #04-84 – 210 Meadow Greene Circle (In-ground Pool & Shed)
- #05-01 – Lot #5, Edgemoor Run (House)
- #05-05 – 1260 N. Manor Road (Greenhouse)
- #05-06 – 91 Arrow Point Drive (Garage Addition)
- #05-10 – Lot #13, 1 Peters Lane (House)
- #05-11 – Lot #17, 8 Peters Lane (House)

William Harple, property owner of 1511 Creek Road, has requested from Wallace Township a letter of zoning compliance to install an additional driveway to his property. Upon a zoning review, it has been noted that the property does not meet the required 250 feet of road frontage to install a second driveway. Additionally, the plot plan submitted is showing the proposed driveway on two building lots and encroaching on an alternate septic site.

Ms. Neufeld asked if a permit was needed to repair a driveway. Mr. Wloczewski stated that one was not needed for repair, but must make sure to maintain the swale at the road.

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POLICE REPORT

Chief Kocsi reported that for the month of March the activity report is as follows: 75 investigations; 124 traffic citations; 22 traffic warnings; 9 traffic accidents; 0 criminal arrests and 0 summary arrests.

BRP is participating in ACME Market's fundraiser for the Chester County Hero's Fund. The fund gives assistance to the families of fireman and police who are seriously injured or killed in the line of duty. If you shop at ACME we are asking that you bring your receipts to the BRP. ACME will donate .1% of all sales to the fund.

The BRP is relocating its East Brandywine operations to the Laird Medical Building located on Hopewell Road sometime with the next few months. The relocation is necessary because of the construction of the new building.

The next newsletter will contain an article on motor scooters. Regardless of the type of engine, there are state requirements governing their use and for the operator. If you have one or know someone who owns one, please make a point to read the article.

Mr. McDonough asked if the fundraiser information will be on the website or in the next newsletter. Chief Kocsi stated that the information will be available on both.

HISTORICAL COMMISSION

Jennifer Harkins was present for the Historical Commission. No report.

PARK BOARD

No report.

PLANNING COMMISSION

Skip McGrew reported that the Planning Commission held a work session last week to discuss the Alice Park project. They had just received a revised plan and postponed discussion until their next meeting.

A proposed development located in West Brandywine was discussed. This property is being called the Maes subdivision and has one parcel located in Wallace Township. The applicant does not feel that an application is required in Wallace since no construction is proposed on the Wallace parcel. The township engineer will continue to monitor this subdivision.

The PC has filled out and returned the required portion of the Hankin Planning Module. Some issues remain unresolved since the module is running ahead of the plan.

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No new hearing date has been scheduled for the Devereux Conditional Use.

John Spangler will be representing the Planning Commission during the Downtown Area School District Conditional Use Hearings.

The PC continues to work on the revisions to SALDO. They will start to hold two work sessions a month to get through the review.

Mr. McGrew presented a revised draft of the Class I Historic District section of the zoning ordinance. Ms. Shields proposed additional changes to this section. Mr. Schneider moved to forward the proposed ordinance with Ms. Shields suggested revisions to the township solicitor for review. Ms. Shields seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

SUBDIVISIONS

1. #04-1 – Old Orchard Estates
2. #04-3 – Brandywine Hill – Final Plan
3. #05-1 – Louderback
4. #05-2 – Alice Park – Land Development

OLD BUSINESS

Ms. Shields moved to adopt Resolution No. 05-10, creating an Environmental Advisory Council. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

Mr. Schneider read and moved to adopt Resolution No. 05-11 which establishes use regulations for the township building and the Indiantown Schoolhouse. Ms. Shields seconded the motion. Mr. McDonough asked how the regulations were established. He was advised by the Board that the township secretary had been asked to look into how other municipalities handled use of their buildings and to prepare a Resolution accordingly. Joan Tlush inquired as to whether there was a fee established for use of either building. The township secretary advised her that there will be no fee required. Mr. Schneider stated that the Board is open to all discussions concerning the use of the township building and the Indiantown Schoolhouse. There being no further discussion or public comment, the motion was unanimously approved.

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NEW BUSINESS

Ms. Shields read and moved to advertise an ordinance amending the Wallace Township Subdivision and Land Development Ordinance by amending the definition section 201 to add a definition for “professional consultants” and amending section 902 to provide for applicant payment of certain review fees. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

PUBLIC COMMENT

Mr. McDonough asked if a work session was scheduled with the Hankin Group and the Municipal Authority. He was advised that one was scheduled and that it was the responsibility of the Municipal Authority to advertise for this work session.

ADJOURNMENT

Meeting adjourned at 9:05 PM. Next meeting is Wednesday, April 20, 2005, at 8:00 AM.

Respectfully submitted,

Kimberly A. Milane-Sauro
Secretary