

APPROVED

**WALLACE TOWNSHIP BOARD OF SUPERVISORS
APRIL 20, 2005**

The Chairman called the Meeting of the Wallace Township Board of Supervisors to order on Wednesday, April 20, 2005, at 8:00 AM in the Municipal Building.

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

PUBLIC COMMENT

Mr. Schneider announced that Preliminary Plans have been received for the Central Phase of the Hankin tract. This plans will be presented at the May 11th Planning Commission meeting. The plans are available for review at the township building. Please call the secretary to schedule an appointment.

CORRESPONDENCE

1. PSATS to all Twp. Offices, dated 4/5/05, re: ACRE Initiative update
2. 90-day extension request for review of the Louderback subdivision, dated 4/12/05
3. Applied Geosciences, Inc. to DelVal Soils, dated 4/12/05, re: review of Hankin well testing plan
4. Mary Ann Zeiders to BOS, dated 4/13/05, re: thank you for allowing use of the Indiantown Schoolhouse for the EAC meetings
5. Josh Rorke to BOS, dated 4/15/05, re: request for 45-day extension for recording of approved plan

FIRE COMPANY

None.

ROAD REPORT

Road report for the month of March: 1457.4 miles driven, 26.9 hours on the equipment meters, and 372 man-hours logged.

Performed Monday morning road inspections. Removed grass island at Howson Park and replaced with crushed macadam. Replaced street sign at Little Conestoga and Styer Roads. Put cold patch is potholes along Chalfant Road. Edged flowered beds at township building. Rolled the baseball field at Wagenseller. Built and installed sign at Ray Park. Routine maintenance performed on trucks and equipment. Mr. Schneider thanked Ed Smith for his work at Ray Park.

Bill Moore asked if anyone had called the township office in reference to the water located near 261 Barneston Road. Mr. Smith stated that he has received no calls regarding that property. He will go and look at it.

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PLANNING COMMISSION

Skip McGrew reported that at the last Planning Commission meeting, Charlie Hackett, Bill Dalusio, and Vince Donohue, Esq. appeared to discuss the Girl Scout Camp sketch plan. Mr. Hackett asked for comments regarding the access strip, indicating that further design work could not be completed until the access road was accepted. He was advised that there were potential issues regarding emergency access, tract setbacks and historical resource protection. Without further information, however, the Planning Commission was unable to determine the feasibility of the proposed access. It was suggested that the applicant agree to pay for the Township Engineer to review the sketch and comment on the access issues. The applicant was also advised to seek legal counsel on this matter.

Applicant Ken Del Gatto appeared with his engineer Dave Beideman to present a revised sketch plan for the Kolb property. This 7.7 acre tract located at the edge of the Residential Zoning District on Fairview Road. Three new lots are proposed in this four-lot subdivision. When the Planning Commission walked this site, it was noted that the natural tract division lies closer to the Kolb residence. The sketch has been revised increasing the size of the new lots and reducing the Kolb's lot to just over one acre. Because it is a class 1 historic resource, additional screening will be installed. Some modifications have been made for the private lane and the Planning Commission believes that a 12' width with pull-outs would be adequate. Home sites will be moved further from the tract perimeter due to the increased lot sizes. Subdivision application is expected after soil testing is completed

Mr. Kologie presented his review letter on the revised Alice Park land development plan which indicates that all previous issues have been resolved. Mr. Moore noted that the Marshall Road entrance could be hazardous under certain conditions. If heavy traffic volume into the park causes vehicle backup on Marshall, northbound traffic, which is often speeding, may suddenly encounter stopped cars. Some combination of deceleration lanes and signage may be required.

The Planning Commission supplied the Board with a letter of recommendation approving the Alice Park land development plan on condition that a Sewage Facilities Planning Exemption and Stormwater Discharge Permit are issued by PA DEP, and a letter of adequacy for Erosion and Sedimentation is received from CCCD; and on condition that traffic patterns be monitored on Marshall Road to determine if hazard mitigation is needed. Ms. Shields moved to approve the Alice Park land development plan with the conditions set forth in the Planning Commission's letter dated April 19, 2005. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

VILLAGE TASK FORCE

Bryan McDonough reported that the Village Task Force is still waiting on Article X revisions from Jane Davidson. There will be no meeting in May. Mr. Schneider repeated his request for the legislation concerning historical districts either state or federal to be supplied to the Board of

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Supervisors. Mr. McDonough stated that Jane Davidson will determine this issue. Mr. Bock stated that he believes someone is scheduled to walk the Village and review the Historic Commission's files on Tuesday. He asked Mr. McDonough who this person was. Mr. McDonough was not aware of anything scheduled for Tuesday and said he would check with John Miller.

HISTORICAL COMMISSION

None.

SUBDIVISIONS

1. #04-1 – Old Orchard Estates
2. #03-4 – Brandywine Hill – Final Plans
3. #05-1 - Louderback
4. #05-2 – Alice Park – Land Development

OLD BUSINESS

Mr. Schneider stated that a letter has been drafted to the PA Game Commission regarding a deer issue that was discussed at the last meeting. He further stated that a copy would be sent to the state legislatures. Ms. Neufeld thanked the Board for their help in this regard and also suggested that in the next newsletter, reference could be made to this issue, the letter that is being sent out, and possibly information on nesting material for mice. Ms. Shields moved to send the letter to the PA Game Commission, the state legislators, and the Daily Local News. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

A proposal has been received from Tim Wloczewski, Codes Enforcement Officer for Wallace Township, regarding use of the Indiantown Schoolhouse. He has requested use of the building as an office for the building and zoning department. Mr. Bock stated that this could be a good idea but that further discussion would be required.

The township audit is tentatively scheduled to begin next week. The auditor will be calling to confirm a start date.

Bryan McDonough gave an update on Community Day. He stated that he has spoken to DARC about attending. He is looking into holding it later in the day with a band and fireworks in the evening. A call has been placed to the police department to discuss with them. Change in time would run simultaneously with the Fire Company's Chicken B-B-Que. The Fire Company would do all of the cooking at the fire hall and have a tent with tables set up in the park. Mr. Bock stated that he is concerned with moving the event to later in the day. He is very concerned about fireworks in the Village due to the close proximity of the houses. Mr. Schneider, in

speaking for the farmers, most of them would not be willing to drive their tractors in the parade at night. He further stated that having an event in conjunction with the Fire Company is a very good idea and that another event scheduled for later in the year would most likely be well received. Ms. Shields and Mr. Bock both agreed that changing the event this year is not a good idea but would be willing to address the issue for next year. Mr. Schneider stated that it is very late to be changing things, usually by this time, entertainment has been booked and deposits have been paid. Have any meetings taken place with your volunteers? Mr. McDonough stated that he has only met with the Fire Company and has had no meetings with any of his volunteers. The Board stated they would like the event to stay at the normal time for this year and would discuss changing for next year. The Board requested that Mr. McDonough supply them with a list of volunteers, a budget and any contracts for entertainment by Friday, April 29th.

NEW BUSINESS

Receipt of Harlan Preliminary Plan – 2 lot subdivision located on Seminary Road

Bid openings for road materials. Three bids were received. The breakdown is as follows:

Highway Materials	ID-2 Binder	46,950.00
	ID-2 Wearing	44,125.00
	¼” Anti-Skid	No bid
Martin Limestone	ID-2 Binder	No bid
	ID-2 Wearing	No bid
	¼” Anti-Skid	1,642.50
Allan A. Meyers, LP	ID-2 Binder	45,285.00
	ID-2 Wearing	41,487.50
	¼” Anti-Skid	No bid

Ms. Shields moved to have award bids to Allan A. Meyers, LP for ID-2 Binder and Wearing and to Martin Limestone for Anti-Skid. Mr. Bock seconded the motion. Bill Moore asked which roads this was for. Mr. Smith stated Marshall Road and Chalfant Road. There being no further discussion or public comment, the motion was unanimously approved.

PUBLIC COMMENT

Mr. McDonough asked if a Ribbon Cutting Ceremony took place for Ray Park. Mr. Schneider stated that one was held in conjunction with the County Commissioners as a “Thank You” to the Ray Family and those involved in the project. The Park and Recreation Board and the Trails Board were also in attendance.

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Andrew Matlack, property owner at 90 Indiantown Road, was present to discuss a fence permit that he has submitted to the township. He understands that a change regarding the setback for fences is pending and he would like some direction as to how to proceed. Mr. Wloczewski stated that he has advised Mr. Matlack that he would be permitted to install the fence at the current setback. He further advised him that if the pending change to the fence setback occurs, a letter would have to be received from the neighbor allowing Mr. Matlack to enter the neighbor's property to perform maintenance on the fence. Ms. Shields stated that it is the Board's intention to proceed with the changes to the Zoning Ordinance, which is currently at the solicitor for review, and that the fence cannot be installed on the property line at this time and she suggested that he wait for the changes to be adopted.

Ms. Shields moved to advertise the zoning ordinance with proposed changes and schedule for a hearing pending review by the township solicitor. Mr. Bock seconded the motion. There being no further discussion or public comment, the motion was unanimously approved.

ADJOURNMENT

Meeting adjourned at 9:10 AM. Next meeting is Wednesday, May 4, 2005 at 7:30 PM.

Respectfully submitted,

Kimberly A. Milane-Sauro
Secretary