

**WALLACE TOWNSHIP BOARD OF SUPERVISORS**  
**April 13, 2023**

The Regular Meeting of the Wallace Township Board of Supervisors was called to order on Thursday, April 13, 2023, at 7:30 PM in the Township Building by Chairman Moore.

Supervisors present: Jeff Seese | William Moore

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**

None.

**MINUTES**

The minutes for the March 9, 2023 meeting were presented for review. Chairman Moore moved that the minutes be approved as presented. Supervisor Seese seconded the motion, which carried unanimously.

**TREASURER'S REPORT**

The Treasurer's Report was presented for review by the Township Treasurer, Ms. Grashof. After discussion and review, Supervisor Seese moved to approve and pay the twenty-five (25) invoices from the General Fund, in the amount of \$78,441.54. Supervisor Seese seconded the motion, which carried unanimously. Next, Supervisor Seese moved that the Township approve the list of sixteen (16) invoices to be paid with the PLGIT account, in the amount of \$9,153.03. Chairman Moore seconded the motion, which carried unanimously. Chairman Moore next moved to ratify the February PLGIT statements, totaling \$21,911.23. Supervisor Seese seconded the motion, which carried unanimously. Next, Chairman Moore moved to ratify the March PLGIT statements, totaling \$11,595.61. Supervisor Seese seconded the motion, which carried unanimously. Lastly, Supervisor Seese moved that the Township ratify check no. 1868, for Independence Blue Cross, in the amount of \$3,815.81. Chairman Moore seconded the motion, which carried unanimously.

**WEST BRANDYWINE TOWNSHIP POLICE/GLEN MOORE FIRE COMPANY/  
WESTWOOD & ELVERSON AMBULANCE**

Chief Kimes provided the report for the WBTPD. In March, it responded to 248 calls for service. Seventeen (17) were attributed to Devereux, including seven (7) missing juveniles, as well as assorted child abuse investigation, drug complaint, assault and false alarm incidents.

GMFC Chief Paul DeCarlo presented the March 2023 GMFC report, noting that it responded to twenty-one (21) calls in March, six (6) of which were in the Township. No one from Elverson Honey Brook Ambulance was present, but it submitted its written report, noting that there were three (3) responses in the Township in March. The EHB Open House on June 24<sup>th</sup> was also announced. Joe Kennedy provided the report from Westwood, noting that it received 333 calls in March, 3 of which were in the Township. The average on-scene time was 11 minutes. Mr. Kennedy noted that parents and residents should be aware of the recent regional increase in drug overdoses caused by a new, Narcan-resistant opioid. Uwchlan Ambulance did not attend, but provided a written report, noting that they responded to one (1) call in the Township in March.

### **EMC**

EMC Paul DeCarlo reported that he is continuing his updates of the EMC binder.

### **PARK AND REC BOARD**

Melissa Keer attended on behalf of the PRB, providing its report. The Easter Egg Hunt was a rousing success, and planning efforts are underway for the Community Yard Sale, movie nights and Community Day.

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

Bonnie Radford submitted a written report. The Historical Commission is planning two upcoming presentations, as well as an event in the fall. Chairman Moore recommended that the public consider attending. With respect to the event in the fall, the HC has requested the use of the Township's Fire Police. Chairman Moore moved that the Township authorize the use of the Fire Police for the Historical Commission's October 7<sup>th</sup> event. Supervisor Seese seconded the motion, which carried unanimously.

### **TRAILS**

No report.

### **EAC**

Tish Malloy was unable to attend, but submitted a written report. In it, she noted that she will be donating and installing a variety of native plants and bushes from the Penn State Extension Master Watershed Stewards for the Burgess Park rain garden.

### **AUTHORITY**

No report.

## **PLANNING COMMISSION**

Chairman Moore noted that the Planning Commission recently met to discuss the Keystone Homes/Brandolini project (Trails at Marsh Creek) request for revisions to the final, approved plans. With respect to the Mila Woods project, the Board noted that its MPC review period will expire on the night of its next meeting. As such, the Planning Commission recommended that the Plans be denied due to the outstanding issues noted in the Township Engineer's review letter, unless the applicant submits an MPC extension. After discussion, Chairman Moore moved that the Township Board of Supervisors likewise deny the Plans on that basis, unless an MPC extension is submitted. Supervisor Seese seconded the motion, which carried unanimously.

With respect to the Trails at Marsh Creek, Chairman Moore noted that the applicant submitted plan revisions to reflect/update certain stormwater changes to the approved plans. The Planning Commission recommended that they be approved, subject to the review and approval done by the Township Engineer. After discussion, Chairman Moore moved that the Township approve the plan modification, subject to the conditions recommended by the Planning Commission and Township Engineer that: 1) the applicant comply with all terms and conditions of the previous final plan approval, dated October 6, 2022; 2) the applicant address all outstanding items in the April 11, 2023, review letter issued by the Township Engineer's office, to the satisfaction of the Township Engineer; 3) modifications to the previously recorded stormwater management agreements be made and executed for the operation and maintenance of the proposed stormwater improvements, as revised; and 4) applicant shall modify and amend development agreement and financial security agreement to reflect the revised plans. Supervisor Seese seconded the motion, which carried unanimously.

<b><u>Township Subdivision No.</u></b>	<b><u>Plan Name</u></b>	<b><u>Plan Submission Date</u></b>	<b><u>MPC Review Periods</u></b>
19-05	Mila Woods (11 lots)	11/7/19	5/11/23

## **NEW BUSINESS**

- 1) **Riley Colins Eagle Scout Project:** Eagle Scout candidate Riley Colins gave a presentation on his proposed Eagle Scout project – a hammock circle, a reversible bench and pollinator plantings for Burgess Park. He is anticipating to start the project in early summer and will begin fundraising shortly. Riley fielded a number of questions on the project and gave a thorough presentation. After discussion, Supervisor Seese moved that the Township approve the project, with Chairman Moore being authorized to sign any necessary Boy Scout paperwork. Chairman Moore seconded the motion, which carried unanimously.
- 2) **Keystone Homes (Trails at Marsh Creek) Escrow Release Request #2:** The developer submitted a second escrow release request, which has been reviewed by the Township Engineer. After discussion, Chairman Moore moved that the escrow release request be approved in the amount of \$64,978.55, per the recommendation of the Township Engineer. Supervisor Seese seconded the motion, which carried unanimously.

- 3) Wagenseller Park – Payment Request #3: Township Engineer Craig Kologie presented his review of Payment Request #3 submitted by Uhrig Construction for Phase I of the Park Project. After discussion, Chairman Moore moved that the release be approved in the amount of \$70,748.51. Supervisor Seese seconded the motion, which carried unanimously.
  
- 4) Wagenseller Park – Future Park Phases/Improvements: Chairman Moore provided an overview of the stormwater and infrastructure improvements in Phase I of the park project for all in the audience (as well as the pickle ball court). The Board then discussed and entertained comment on planning for the future phases. Given the timing and intent to get the park pavilion installed as soon as possible, the effort will be to scope Phase II to include the pavilion, a basketball court, paving associated with both (over existing impervious) and electric work. For the next Board meeting, the Township Engineer will gather quotes for pavilions from Costars-approved vendors and will prepare bid specifications for the paving and other work. Spacing considerations and stormwater management controls effectively limit other, new improvements in Phase II. However, consideration is underway for additional improvements in Phase III. With respect to Phase III, a number of concepts were discussed, including tennis courts, a tot lot, skate park, etc. Grants will likely be necessary for the third phase given the expense of those improvements and the stormwater controls that will be required for them. Additional discussion on them is expected at future meetings. Chairman Moore requested that the timing of Phase II be scheduled so that the existing tennis court is kept open as long as possible.

Aside from the Park discussion, Chairman Moore provided an update on the radio control plane group's request to use a portion of Ray Park for their activities. Discussions are continuing.

- 5) 2022 Audit – Engagement Letter: The draft engagement letter for the use of Barbacane Thornton was presented for Board approval. After discussion, Supervisor Seese moved that it be approved for signature. Chairman Moore seconded the motion, which carried unanimously.
  
- 6) Wallace Township Website: Two quotes were presented for a consultant to prepare a new Township website. The content of the website and features were discussed. The quotes will be taken under review.
  
- 7) Public Works Personnel: Steve Senn, Road Foreman, has recommended that the Township upgrade Zach Curtis' status from part-time to full-time. After discussion, Chairman Moore moved that the Board do so. Supervisor Seese seconded the motion, which carried unanimously.

## **ROAD FOREMAN'S REPORT**

Steve Senn provided the Road Foreman's report. The office at the maintenance garage has been completed. The Department is otherwise transitioning from the winter to the spring/summer equipment. A discussion was held as to repairs to the culvert pipe on Waterview.

The Township is getting additional pricing. It was recommended that old, unused equipment be placed for sale. After discussion, Supervisor Seese moved that the Township post the oil tanks on sale on municibid. Chairman Moore seconded the motion, which carried unanimously. Next, Chairman Moore moved that the Township post the x-mark mower for sale on municibid. Supervisor Seese seconded the motion, which carried unanimously.

### **MANAGER'S REPORT**

Manager Randzin noted that the PSATS Convention is approaching, with her and Solicitor Crotty being asked to present. Additionally, the Westwood ambulance 2<sup>nd</sup> quarter contribution invoice was just received. After discussion, Chairman Moore moved that the Township authorize the check in the amount of \$25,000 for the contribution. Supervisor Seese seconded the motion, which carried unanimously.

### **EVENTS**

Chairman Moore announced the upcoming Spring Bulk Trash Days and Community Yard Sale.

### **PUBLIC COMMENT**

A variety of residents raised questions as to the status of the Sheller/D'Alessandro enforcement, which was discussed at length. Additionally, a resident raised questions about the deployment of the speed sign.

### **ADJOURNMENT**

The meeting was adjourned at 10:45 PM.

Respectfully submitted,

Betty Randzin  
Township Manager/Secretary