

WESTTOWN TOWNSHIP BOARD OF SUPERVISORS REGULAR MEETING  
STOKES ASSEMBLY HALL, 1039 WILMINGTON PIKE  
June 18, 2007, 7:30Pm

In attendance were Supervisors Chair Carol R. De Wolf, Vice Chair Thomas A. Foster, and Charles P. Barber Police Commissioner; Township Manager Robert Layman; Westtown-East Goshen Police Chief John M. Dumond; Township Solicitor Robert F. Adams. There were ten guests in attendance.

**I. Call to Order.**

As there was a quorum present Chair De Wolf called the meeting to order at 7:30 PM and led those present in the pledge of allegiance to the flag.

**II. Approval of Minutes (June 4, 2007 Regular Meeting).**

Mr. Foster made a motion, seconded by Mr. Barber, to approve the minutes of the June 4, 2007 regular meeting. Ms. De Wolf asked for public comment. There was no public comment. The Board of Supervisors unanimously approved the minutes as presented.

**III. Departmental Reports.**

**A. Westtown-East Goshen Police Chief – John M. Dumond.**

Chief Dumond presented the May Police Report. He reported that Department is involved in a task force with Chester, Montgomery and Bucks County which is investigating burglaries similar to a recent robbery on Shady Grove Road.

**B. Westtown Township Solicitor – Robert F. Adams.**

**1. Conditional Use Fair Share Properties Orvis Tract –Continued.**

At this time Mr. Adams reconvened the hearing from May 21, 2007 to hear any further testimony from the applicant or Board of Supervisors. (Transcripts available at the Township Office).

At the close of hearing the Board stated that they were not prepared to take action at this time. Mr. Adams will prepare a decision for the Boards approval. The Board has forty-five days from the close of the hearing to render a decision.

**C. Planning Commission.**

There was no report from the Planning Commission as the May 23, 2007 meeting had been canceled.

**IV. Public Comment-Non Agenda Items.**

Michael Shiring, Solicitor, for Presby Homes stated the applicant is anxious to move forward and is working on a fiscal impact study, traffic study and how sanitary sewer will be handled. He stated the applicant would like to hold a workshop session with the Board of Supervisors so as not to duplicate any studies the Board might be undertaking. Mr. Foster stated that the Board had reviewed a letter from Mr. Jaros concerning funding the sewer study and the Board will be hiring a consultant to do a fiscal impact study. He also stated in order to do the studies the Board needs more information on the Robinson plans as this is a project that can not be taken piecemeal. Mr. Shiring commented that he is aware that Mr. Kalemjian has been at previous meetings. Ms. De Wolf stated that everything Mr. Kalemjian has offered is conceptual nothing offered is concrete. She stated Mr. Kalemjian knows very well what the Board requires before they can move forward. Ms. De Wolf advised Mr. Shiring that the Board has some issues concerning the funding of the sewer study addressed in Mr. Jaros's letter of June 6, 2007 and

advised Mr. Shiring to discuss this with Mr. Layman. Ms. De Wolf stated that the Board had asked for funding for the fiscal impact study and was turned down by the applicant. She stated at this time the Board does not want to take on the financial burden of these studies as they do not have the data to move forward. Mr. Adams said that under Conditional Use for the project the applicant is required to do certain studies for their project but the Board needs to make a decision on a re-zoning question that has a broader focus than the Presby Homes project. Ms. De Wolf stated Presby homes has been very forthcoming with information but the Board needs to hear from the seller as there are key questions that need to be answered. Mr. Shiring said it appears that the Board is looking at the fiscal study from a broader perspective than just his client's project and asked about the traffic study in this respect. Ms. De Wolf stated in order for the Board to move forward the landowner needs to take certain actions pertaining to the remainder of his property and action on the conservation issue.

Jim Lees, member of the Board of the West Chester Senior Center, introduced Amy Balian, Executive Director of the center. Mr. Lees stated that Mr. Foster has been to the center and that all are welcome. They are now in their new building and provide many activities for the area seniors. He stated they have over a 100 people that participate on a regular basis. He also stated they were in attendance to ask for a contribution from the Township to help support their many activities. Ms. Balian thanked the Board for inviting them to attend the meeting. She said the mission of the center, which started in 1975, is to enrich the lives of our senior neighbors through friendship, activities, education and nourishment and to help keep seniors in their homes as healthy and independent as possible. The center provides a meal program, volunteer program, information referrals for services they may need, income tax preparation, and a wellness program. Ms. De Wolf asked what support the center receives from surrounding communities. Ms. Balian responded that Thornbury Chester County gives \$1,000 and West Goshen \$3,000. She stated that they have recently opened another used book store called Second Reading in Parkway Center. Mr. Foster said he was very impressed with the center and suggested a donation of \$5,000. Mr. Barber asked where the funds could be used. Ms. Balian stated that funds could be designated for various projects, operations or the capital fund. Mr. Barber said the Board had given to the West Chester Library last year. Ms. De Wolf stated that the Board could support both the library and the Senior Center.

Mr. Foster made a motion, seconded by Mr. Barber to donate \$5,000 to the West Chester Senior Center. Ms. De Wolf asked for public comment. There was no public comment. The Board of Supervisors unanimously approved the donation.

**V. Old Business:**

There was no old business at this time.

**VI. New Business:**

**A. Accept Resignation Larry Lucker Parks Advisory Group.**

Mr. Foster made a motion, seconded by Mr. Barber, to accept Larry Lucker's resignation from the Parks Advisory Group. Ms. De Wolf asked for public comment. There was no public comment. The Board of Supervisors unanimously accepted the resignation.

**B. Approve Change Order and Final Payment Request Donald E. Reisinger Gate House Renovations.**

Mr. Layman stated that the amount of the change order has been amended to \$2,800 due to a miscalculation on the stone pointing which reduces the amount of the payment request to \$7,629.59.

Mr. Foster made a motion, seconded by Ms. De Wolf, to approve the change order in the amount of \$2,800 conditioned on the contractor providing the Township with a corrected copy of the change order. Ms. De Wolf asked for public comment. There was no public comment. The Board of Supervisors unanimously approved the change order as conditioned.

**C. Adopt Resolution 2007-6 Disposition of Records.**

Mr. Layman stated that the Township discards records in accordance with the guidelines set by the Pennsylvania Historic and Museum Commission. He advised the Board that he has reviewed the discard list and asked if the Board has any comments. Ms. De Wolf asked that the following General Correspondence for the years 2001-2003 be retained: Managers, WEGO, and Thornbury Chester County.

Mr. Foster made a motion, seconded by Mr. Barber, to adopt Resolution 2007-6 Disposition of Records as conditioned. Ms. De Wolf asked for public comment. There was no public comment. The Board of Supervisors unanimously approved the Resolution.

**D. Authorize Advertising by Sealed Bids for Sale of Old Township Building 1081 Wilmington Pike.**

Mr. Layman stated that the sale of the Township Building will be done by sealed bid. Mr. Foster asked about conditions on the bid. Mr. Adams said the building will be sold "as is" with no warranties. The Board would like to approve the bid package before it is advertised.

Mr. Foster made a motion, seconded by Mr. Barber, to approve advertising the sale of the old Township Building, 1081 Wilmington Pike, by sealed bid conditioned on the Board's approval of the bid package. Ms. De Wolf asked for public comment. There was no public comment. The Board of Supervisors unanimously approved advertising the sale as conditioned.

**VII. Public Comment (All Topics).**

There was no public comment.

**VIII. Payment of Bills.**

On the motion of Mr. Barber, seconded by Mr. Foster, the Board of Supervisors unanimously approved payment of the bills as presented.

**IX. Adjournment.**

On the motion of Mr. Barber, seconded by Mr. Barber, the meeting was unanimously adjourned at 8:32 Pm.

Respectfully Submitted,

Robert Layman  
Township Manager