

CALN TOWNSHIP
BOARD OF COMMISSIONERS
WORK SESSION
September 12, 2013

The Caln Township Board of Commissioners held its work session meeting on September 12, 2013, at 253 Municipal Drive, Thorndale, PA 19372. President Vince Rose called the meeting to order at 7:35 p.m.

Other Board members present:
Vice President Charles Kramer
Commissioner James Kruse
Commissioner Lorraine Tindaro

Absent
Commissioner Joshua B. Young

Others present:
Township Manager Greg Prowant
Assistant Township Manager Tony Scheivert
Township Solicitor Kristin Camp
Zoning Director Andy Reczek

All present saluted the Flag.

Moment of Silence in remembrance of the 9/11/11 Tragedy

Citizens to be heard

Donna Capriotti – Bondsville Road – Asked about trash bidding process and wants a small container.

Ordinances and Resolutions

Ordinance 2013-06 (Wireless/Solar Ordinance)

Township Manager Prowant stated that this ordinance was a number of smaller ordinances together and asked Solicitor Camp to explain in further detail. The Chester County Planning Commission reviewed and sent a response to the Township dated August 2nd 2013. The Caln Township Planning Commission reviewed at their meeting on August 27th and voted to recommend that the Board of Commissioners adopt the ordinance.

Ms. Camp stated that there were three components to this ordinance the first being solar facilities. Township has ordinance covering solar facilities but because of changing technology Mr. Young brought it to the Board's attention that ordinance needed updating. This updates the ordinance to allow different types of panels on different locations. Building integrated, ground mounted and building mounted. The updated ordinance takes in account all of three of these and updates rules and regulations and where they are allowed. The second component is a wireless communications update. The Federal Government passed a law allowing additions to existing cellular structures without conditional use proceedings. This update will change the ordinance to comply with this law. The third component is an Airport Hazard Overlay District. There are a few parcels in the Township that fall into this district. The ordinance makes it necessary for any building built in the district over 200 feet be approved by the Bureau of Aviation before being constructed.

President Rose asked for a motion to approve Ordinance 2013-06.

The motion was moved by Vice President Charles Kramer and seconded by Jim Kruse. Polled, all aye.

Mr. Kruse had a question on comments made by Ronald Bailey of the Chester County Planning Commission. Ms. Camp stated that Mr. Bailey's comments were covered in the updated ordinance. Mr. Deets had a question about additional carriers on cellular facilities and the effects that could have on communications. Vice President Kramer stated that was regulated by the FCC.

Zoning/Code Enforcement

Zoning Director Andy Reczek

Del Toyota Permit Amendment

Mr. Reczek went over the process in Del Toyota receiving their permit for their current renovation. Del Toyota received their initial permit and then because of circumstance rescinded that permit. Del then resubmitted permit under LERTA. The initial permit was for \$17,000 and the second permit was for \$18,000. Mr. Reczek is stating that there has been additional work with the stopping and starting of the process. There have been additional inspections because of this and because of the manner that we have received submissions from Del Toyota. Mr. Contento asked if all the work was completed to issue the permit the first time the permit was submitted. Mr. Reczek said yes that the administration portion was completed but inspection portion was not. Mr. Contento then reminded the Board that they have tried to not set precedent before and there were changes made that were significant.

President Rose asked for a motion to transfer first permit fee to the new permit.

Vice President Kramer moved that the permit fee be moved over to the new permit with a \$500 fee included for new inspections. Seconded by Jim Kruse.

President Rose called for a Roll Call Vote

Lorraine Tindaro -- Yes, Vince Rose -- No, Charles Kramer -- Yes, Jim Kruse - Yes

Code Enforcement Update

Caln Crest

Mr. Reczek asked the Board to allow the Community Services Department to complete the project. Spaziani Construction has not completed the work and has become increasingly hard to contact. There was a meeting on site with the Township Engineer Jeff McClintock, Mike Fowler, Tony Scheivert and Andy to discuss moving forward. Township will seek reimbursement from Spaziani for \$2,000 deposit he was given. Commissioners agreed to have Township staff complete project.

President Rose asked Andy to provide him with a copy of the fee schedule as soon as possible.

Community Services Department Report

Tony Scheivert -- Assistant Manager

Both crews have been out working on the paving projects. Mike Fowler and crew are preparing site at Lloyd Park for bathrooms. Fragale and crew are preparing for leaf collection and Fall Chipping has just begun.

Mr. Scheivert presented prices to replace the HVAC unit that services the Meeting Room and the Code Enforcement Directors office. The prices were

Brandywine Valley HVAC - \$10,530

Summers and Zimm's - \$10,690

Brewer HVAC - \$11,710.69

Mr. Scheivert recommended using Brandywine Valley for the project.

Mr. Rose called for a motion to contract Brandywine Valley HVAC to replace the meeting room HVAC system for a total cost of \$10,530.00.

The motion was moved by Lorraine Tindaro and seconded by Charles Kramer. Poll all ayes.

Mr. Scheivert presented the Ingleside Golf Club Bi-Annual report. The golf committee is using a new formula when comparing play from year to year. They are now using Measurable Playable Days (MPDs). A MPD is a day when a normal golfer would see the conditions acceptable to play golf. Mr. Scheivert reviewed some highlights of the report and answer a few questions. The report was available to the public if anyone wished to have it.

Township Manager

Township Manager, Greg Prowant

Solid Waste Collection Bid Update – Weekly pick up of solid waste and recycling starting in January of 2014.

There was a pre-bid meeting held on Tuesday, September 10th. The following haulers were in attendance:

- AJ Blosenski
- Charles Blosenski
- Eagle Disposal
- Republic Services
- Mascaro
- Penn Waste
- Waste Management

At the meeting the group went over bid procedures and clarified some typos. Any addendums will be sent out to prospective bidders by Friday, September 13th at 12noon.

Mr. Prowant asked Commissioners for their opinions on multiple days for collection. President Rose was against multiple days and would like to stay with one day a week.

Proposed MMO for Non-Uniformed Employees (Minimum Municipal Obligation)
The MMO for Non-Uniformed employees is \$168,843.00

Proposed MMO for Uniformed Employees (Minimum Municipal Obligation)
The MMO for 2014 for Uniformed Employees is \$468,734.00.

President Rose asked for a motion accepting both MMOs for 2014. The motion was moved by Jim Kruse and Seconded by Lorraine Tindaro.

President Rose asked for the numbers from 2013 – The non-uniformed was \$162,918 and the uniformed was \$457,206.00. Vice President Kramer asked for the number of employees that were covered by the Uniformed MMO. Mr. Prowant answered with 18. Mr. Kramer then asked for the number of employees covered by the Non-Uniformed MMO. Mr. Prowant answered 33. Mr. Kramer mentioned that almost 50% of the Township budget goes to the Police Department with a total of 18 employees. Mr. John Contento asked about the percent of the plan that was an unfunded liability.

Poll All ayes

Thorndale Revitalization Program Update

The Thorndale LERTA is going well. We already have three businesses using the program: Popeye's, Del Toyota and Kia of Coatesville.

The Township is working with DVRPC (Delaware Valley Regional Planning Commission) on a plan for the business district. A marketing study has been completed and DVRPC is incorporating that information into their plan.

The Western Chester County Chamber sponsored a Future Focus event on Tuesday, September 10th. The Township participated and there were over 120 people in attendance. There were three speakers: Eli Kahn from E. Kahn Development, Gene Krack from Phoenixville Borough and Heather Arnold from Vibrant Streets. Over 12 Municipalities and businesses set up booths for attendees to visit.

There are two events coming up in the next few weeks at the Ingleside Golf Club. On Wednesday, September 18th we will be hosting the Western Chester County COG picnic and then on October 15th we will be hosting the Annual Chester County Manager's Consortium Picnic.

Bill List

President Rose entertained a motion for the Caln Township Board of Commissioners to approve the bill list Check #32646 -32734. Check numbers 32663 and 32670 were voided.

The motion was amended President Rose to reflect the voiding of checks #32663 and 32670.

The motion was so moved by Charles Kramer and seconded by James Kruse.

Mr. Robert Reymos asked about check # 32658 for Higgins. Is this all of the bills for traffic signal at Reeceville and bypass? Mr. Scheivert answered that he was not sure but would check with the Township Engineer.

Polled, all aye.

Public Comment

Mr. Robert Reymos said that he supported not amending Del Toyota's permit because it sets a bad precedent.

Additional Business

Community Day is this Saturday, September 14th from 10AM to 2PM.

There should be a link to LERTA information on the Township home page.

Adjournment

President Rose entertained a motion for the Caln Township Board of Commissioners to adjourn the meeting.

The motion was so moved by Jim Kruse and seconded by Lorraine Tindaro. Polled, all aye.