

The mid-monthly meeting of the West Fallowfield Township Board of Supervisors was held on January 19, 2016 in the township meeting room. Chairman Hutchison called the meeting to order at 6:32 PM. Anne Hutchison, Jeffrey Young, Duane Hershey, Secretary Wheeler, Jerome Liss, Bo Alexander, Steve Dempsey and Michael Bingham were in attendance. Time was given to review the agenda that was available to all in attendance and was also posted in the meeting room.

Chairman Hutchison asked for comments on the agenda items. Steve Dempsey asked if Action Manufacturing Company got their disposal of detonators. Anne Hutchison said that they made an application to the Zoning Hearing Board.

Anne Hutchison announced an executive session will be held following Action on the Bills to discuss personnel.

Action Manufacturing Company Zoning Hearing Board is scheduled for Monday, February 2, 2017 at 7:00 PM in the township meeting room.

The Board of Auditors will meet on the following dates and times to conduct the 2016 audit, March 14, 2017 at 2:00 PM, March 16, 2017 at 4:00 PM and March 20, 2017 at 1:00 PM.

Anne Hutchison made the motion to take a stand on the Action Manufacturing Company Zoning Hearing Board application to be able to participate in the legal proceedings. The motion was seconded by Jeffrey Young and passed. Solicitor Sebastian will attend the hearing and represent the township.

Anne Hutchison made the motion to accept the application to increase the AG Security Area by entering 8.7 acres of property owned by School of Living. The motion was seconded by Duane Hershey and passed.

Anne Hutchison made the motion to approve the School of Living Zoning Permit application to replace an existing 2,400 square foot pole barn. The motion was seconded by Jeffrey Young and passed.

Benjamin Lapp arrived at the meeting.

Anne Hutchison made the motion to approve the New London Property Management Zoning Permit application to replace a mobile home that was removed with a slightly smaller mobile home. The motion was seconded by Duane Hershey and passed.

Anne Hutchison made the motion to approve the Zoning Permit application of Benjamin Lapp for a 2,400 sq. foot garage for storage of two (2) commercial trucks, one (1) skid loader, one (1) trailer and construction tools with part of the structure to house livestock and store hay with the location of the building as approved on his Stormwater Management Plan. The motion was seconded by Jeffrey Young and passed.

Anne Hutchison made the motion to approve the Benjamin Lapp Driveway permit application for a 2,400 sq. foot garage with a swale that must be installed in the driveway. The motion was seconded by Jeffrey Young and passed.

Duane Hershey announced he will abstain from voting on the Hershey/AR-Joy Farms Stormwater Management Operation, Maintenance, Inspection Plan & Agreement and the AR-Joy Farms Construction Security Agreement.

Anne Hutchison made the motion to enter into the AR-Joy Farms Stormwater Management Operation, Maintenance, and Inspection Plan & Agreement and to authorize Anne Hutchison to sign the agreement. The motion was seconded by Jeffrey Young and passed.

Anne Hutchison made the motion to approve the Construction Agreement secured by Letter of Credit for Duane and Marilyn Hershey after the Solicitors approval. The motion was seconded by Jeffrey Young and passed.

Anne Hutchison made the motion to sign the Construction Agreement for Duane & Marilyn Hershey outside a public meeting. The motion was seconded by Jeffrey Young and passed.

Anne Hutchison made the motion to enter into the David and Rita Kauffman Stormwater Management Operation, Maintenance, Inspection Plan & Agreement and to authorize Anne Hutchison to sign the agreement. The motion was seconded by Duane Hershey and passed.

A Proclamation request was received from PA One Call. They would like the Board to make a proclamation to designate April as Pennsylvania 811 Safe Digging Month. The Board tabled action on the proclamation until the February 2, 2017 meeting.

Anne Hutchison made the motion to authorize the township secretary to sign the Signal Service Hold Harmless agreements for markings at the intersection of Route 10 & Route 41 for PA One Call tickets. The motion was seconded by Jeffrey Young and passed.

William Smith approached the Board of Supervisors with a photo of an AR15 rifle that he would like to donate to the West Fallowfield Police Department. Anne Hutchison made the motion to accept the wonderful donation of an AR15 rifle to the West Fallowfield Police Department. The motion was seconded by Jeffrey Young and passed. Mr. Smith will contact Chief Wilmont regarding transfer of the rifle.

Anne Hutchison made the motion to adopt Resolution 17-01 of 2017, a resolution to increase the 2017 millage rate from 1.671 mills to 2.0 mills. The motion was seconded by Jeffrey Young and passed.

The following correspondence was read:

- The December 2016 monthly report was received from Cochranville Fire Company. There were 25 calls; 5 were in West Fallowfield Township.
- A copy of a letter that was sent to Ron Hershey, Oxford Borough Council President from David Connors, Vice Chairman, London Grove Township Board of Supervisors was received.
- Information was received from Chester County Planning Commission on the grants available in the Vison Partnership Program.
- Oaths of Office/Loyalty Oaths were received from Raymond Huber and Neil Land.
- An invitation to attend the Christiana Community Ambulance 2016 Appreciation Dinner was received.
- Proof of Publication was received from 21<sup>st</sup> Century Media of the adoption of the 2016 General Fund and 2016 State Fund Budget and the Auditors and Planning Commission meeting dates.
- A donation request was received from Christiana Community Ambulance Association.
- Sales flyers and information of services offered were received from various businesses.
- Various training information was received.
- Chester County Solid Waste Authority notified the township that Limestone Pizza is not recycling all the materials they could be recycling.
- The Roads Safety Newsletter was received.
- The Estuary News Newsletter was received.
- The Moving Forward Newsletter was received.
- The Oxford Senior Center Newsletter was received.

Anne Hutchison asked for comments from the floor. Steve Dempsey stated the millage amounts per one hundred dollars were not correct at **.20**, it should be **.02**. Anne Hutchison made the motion to amend Resolution 17-01 with the correct amount of **.02** per one hundred dollars. The motion was seconded by Duane Hershey and passed.

Bo Alexander, who is the realtor for Landhope Farms inquired as to status of bringing public water and possible public sewer to the Route 10 & Route 41 intersection businesses. Anne Hutchison stated that in order to afford such a venture, the Township would need to pursue grants. Financially, it is the only way the township could afford to consider bringing water and possibly sewer down the Route 41 corridor. Jerome Liss asked if the Board was looking to bring public water. Jeffrey Young said that the township is looking into bringing water and possible sewer to a limited area within the village of Cochranville. The board realizes it is going to be expensive, but the township needs to gain information and consider moving forward before there is a real health issue and it is forced to do it on terms other than the township's. Public water and/or sewer would help the homeowners in the Village District who are having difficulties due to the well and septic issues many face. Steve Dempsey asked if would be possible to tie-in, but not hook up to the public water and/or sewer. Jeffrey Young said it would be possible, however it would be much more expensive to hook up to the line after the digging has been completed. Bo Alexander said that Landhope does not want to put in a very expensive nitrate system because of the high nitrates and then have public water and/or sewer show up.

Steve Dempsey asked if the King Road Bridge replacement was in the 2017 budget. The money was budgeted for the culvert replacement.

Bo Alexander asked the Board if they would be interested in resurrecting the Octorara Regional Planning commission that was formed in 2008. He said it kind of faded away over the years. The Board would be interested in having the Octorara Regional Planning Commission operating again. Bo will check interest with the other townships/boroughs involved.

After reviewing the invoices, Anne Hutchison made the motion to approve payment of the bills as presented. The motion was seconded by Duane Hershey and passed.

Anne Hutchison recessed the meeting at 7:17 PM.

The Board went into executive session at 7:18 PM.

Anne Hutchison re-opened the meeting at 8:07 PM.

Anne Hutchison made the motion to hire Scott Moran as Zoning Officer for West Fallowfield Township. The motion was seconded by Duane Hershey and passed.

Anne Hutchison made the motion to amend the November 30, 2016 budget meeting minutes to reflect the board of supervisor's determination to increase the mills to 2.0 for the year 2017. The motion was seconded by Jeffrey Young and passed.

Anne Hutchison made the motion to increase the zoning permit fees as follows:

Residential from \$20.00 to \$40.00 plus .03 cents per square foot

Agricultural from \$20.00 to \$40.00 plus .02 cents per square foot

Commercial from \$35.00 to \$100.00 plus .03 cents per square foot

Industrial \$100.00 plus .03 cents per square foot.

The effective date for the new fees will be April 1, 2017.

The motion was seconded by Jeffrey Young and passed.

As there was no further business, the meeting was adjourned at 8:25 PM.

Respectfully Submitted,

January 19, 2017

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Gina M. Wheeler, Township Secretary