



Pocopson Township

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Board of Supervisors Meeting Minutes Monday, 7:30 P.M., July 28, 2014

In attendance: Supervisors – Ricki Stumpo, Barney Leonard; Mark Knightly, Public Works Director; Richard Jensen, Zoning/Code Enforcement Official; James Hatfield, P.E., Township Engineer; Christopher Conaway, Chair, Parks, Recreation and Trails (PRT) Committee. Supervisor absent – Georgia F. Brutscher.

Number of citizens in attendance: 21.

1. Call to Order: Stumpo called the regular meeting to order at 7:30 P.M. and led the Pledge of Allegiance.

2. Announcements: Leonard met with Don Lane to discuss the deer management program and the draft Deer Management Committee Bylaws. A more formal committee structure should be in place before the start of the 2014 hunting season. Stumpo indicated that the Board met in Executive Sessions on July 18th and July 25th. The Denton Hollow Road traffic issues will be listed on the August 18th agenda.

3. Public Comment: The following Township residents were called from the sign-in sheet: Tana Blevins, Locust Grove Road – no comment; David Ziegler, Cannon Hill – asked if during deer management program review, Leonard was shown the Township property on Pocopson Road as a hunting site. Leonard indicated that it was included. Eric Bovard, Pratt Lane – requested an update on status of dedication process for Preserve at Chadds Ford. Bovard indicated a growing sense of discontent among residents of Preserve at Chadds Ford with regard to completion of improvements. Board deferred to Township Engineer who provided a brief overview of the dedication process, financial security for public improvements, and ongoing communication with Toll Brothers and the Township. Hatfield is aware of concerns on individual home sites and those concerns will be reviewed as part of the overall dedication punch list. Hatfield is not aware of a request from Toll Brothers representatives to defer dedication to 2015. He is aware of a viewpoint expressed to amend the subdivision plan to remove the installation of the second traffic island at the main entrance. He suggested a meeting with homeowner association representatives, Public Works Department, and Toll Brothers with regard to the proposed amendment.

4. Wawaset Road Park Bid Award: Stumpo noted that bids were opened on July 23, 2014. Hatfield reviewed the bid tabulation and recommendation dated July 24, 2014. He described the scope of work for the site improvements, stormwater management, utility work, and building renovations. Hatfield noted mathematical errors in all 3 bids for Contract 1. The tabulation represents the corrected bids. Jensen reported contracts are in compliance with state contracting laws. He noted that the costs for renovated space for Kennett Underground Railroad Center are shown as separate line items on the bid

tabulation but costs relative to site improvements are not shown. Jensen submitted an estimate from Chadds Ford Tree Service for tree work that must be completed on the property in advance of the start of the Park Project work.

Motion: Leonard moved, Stumpo seconded, to approve low bids as reviewed by Township Consultants and as referenced and set forth in the Township Engineer Memorandum dated July 24, 2014 for Contract 1/Lechmanik in the amount of \$395,659.00; Contract 2/CMSE in the amount of \$34,392.00; and Contracts 3 and 4/Cook's Service Co. Inc. in the amounts of \$7,350.00 and \$19,665.00; motion approved.

Motion: Leonard moved, Stumpo seconded, to approve Chadds Ford Tree Service estimate dated July 28, 2014, in the amount of \$5,050.00; motion approved.

5. Zoning Official Report: Jensen reported that a zoning hearing board application was received for installation of a privacy fence at 1631 Washington Lane.

6. Public Works Report: Knightly reported the Department is nearly finished a second round of roadside mowing. Paving of roads in Lenni Heights will be completed in early August and Locust Grove Road between Corinne and Hickory Hill around the end of August.

7. Old Business:

a. Constable Contract Renewal – no action taken.

b. Kennett Underground Railroad Center (KURC) Lease Letter – John O'Neal from KURC was delighted to recognize the partnership with the Township for KURC to occupy leased space in the Barnard House. He noted that the documented history of the Barnard House indicates it was a station on the Underground Railroad. KURC will be responsible at its expense for improvements for the leased space.

Motion: Stumpo moved, Leonard seconded, to accept the terms of the Lease Letter dated July 28, 2014, allocating leased space in the Barnard House as described therein; motion approved.

c. Founders Day Mailer and Poster – **Motion:** Leonard moved, Stumpo seconded, to approve the Founders Day Mailer and Poster condition upon the following: i. correcting typographical error; ii. written confirmation of no copyright infringement with regard to the photographs; and iii. advise the Township the QR Code url; motion approved.

d. Scaleby Farm Trail – Christopher Conaway and the developer, Scott Megill, reported that they walked the "flagged" trail with the representative from the Township Engineer's Office. Relocation of the trail is a field change proposed as a measure to avoid flooding issues on adjacent property. The PRT Committee acknowledges that the change is not in accordance with the approved subdivision plan. The PRT Committee does not oppose the relocation of the trail given the potential for connections to other Township trails. Stumpo requested Conaway to submit a written recommendation to the Township for the August 18th Board meeting.

8. New Business

a. Draft Request for Proposal (RFP) Township Engineer – **Motion:** Leonard moved, Stumpo seconded, to send the draft request for municipal engineering services for fiscal 2015 to the Township Solicitor for review and comment; motion approved.

b. Marshalton Triathlon Contract Use of Bragg Hill Road – Motion: Leonard moved, Stumpo seconded, to approve the Road Closing/Usage Request Form for the Marshalton Triathlon October 5, 2014 race; motion approved.

Public Works will accommodate the request to open and close the Bragg Hill Road gated trail solely for the purposes of the Triathlon.

9. Correspondence

a. Country School Association of America: Board signed a thank you letter acknowledging the \$1,000.00 contribution.

10. Treasurer’s Warrants: Motion: Leonard moved, Stumpo seconded, to approve the Bill Payment Lists for July 15 - July 28, 2014 recommended for payment by the Treasurer; **General Fund:** 17 bills paid totaling \$30,570.82; 1 debit card charge for \$4.12; **Escrow Fund:** 2 bills paid totaling \$1,003.62; **Highway Aid Fund:** 2 bills paid totaling \$1,893.08; **Historical Committee Fund:** 1 bill paid for \$75.00; **Township Facilities:** 2 bills paid totaling \$2,852.53; motion approved.

11. Approval of Meeting Minutes: Leonard moved, Stumpo seconded, to approve the Meeting Minutes dated July 14, 2014; motion approved.

12. The Barn at Spring Brook Farm (“The Barn”): Stumpo read a statement summarizing an informational meeting held on July 25th conducted by Township Solicitor Ross Unruh and attended by Mary Beth Drobish and The Barn’s solicitor Robert F. Adams. Drobish informed the Supervisors that there has been a change of the leadership at The Barn and Ms. Drobish is now in the leadership position of the Board of The Barn. She also stated that The Barn is not planning any expansion to their current programs. Supervisors conferred with the Township Solicitor in executive session after the informational meeting. **Motion:** Stumpo moved, Leonard seconded, that: (A) The Barn has until August 31, 2014, to complete all conditions as put forth in the Decision with 2 exceptions: (1) The Barn has until December 31, 2014 to complete the following conditions if substantive work is started on or before August 31, 2014, described as follows: (i) Condition #24, the driveway modification and work regarding the parking spaces, ramp, and walkway; and (ii) Condition #27, the modifications to bring The Barn into Code Compliance; (B) Mary Beth Drobish shall provide a weekly written status report to the Township Administrative Secretary due each Friday beginning Friday, August 1st; and (C) No additional extensions will be granted; motion approved.

13. Adjournment: At 8:23 P.M., Leonard moved, Stumpo seconded, to adjourn the meeting; motion approved.

Susan Simone, Administrative Secretary

Ricki Stumpo, Chair