

**WEST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS MEETING
October 24, 2001**

A regular meeting of the Board of Supervisors of West Goshen Township was called to order by Chairman Robert S. White, at 4:01 p.m. on Wednesday, October 24, 2001, at the West Goshen Township Administration Building. All members were present. Dr. White opened the meeting with the Pledge of Allegiance to the Flag.

Dr. White opened the floor for public comment. No public comments were made.

Dr. White announced that on Tuesday, October 16, 2001 he was present for the West Chester Area School Board meeting at which the discussion focused on the Jerrehian property as a location for the new Henderson High School. He said the School Board had originally stated an interest in acquiring 108 acres for the school, but then considered and voted to locate practice athletic fields only on the property, which would necessitate taking only 28.8 acres. Dr. White stated that he spoke in favor of the condemnation of 28.8 acres of the property for athletic fields for the school district because he considers this a plus for West Goshen Township in that the Township would gain an area of parkland.

On motion by Dr. White, seconded by Mr. Little, the Board unanimously approved voicing their support for the actions of the West Chester Area School Board in the condemnation of 28.8 acres of the Jerrehian property for use as practice athletic fields.

Dr. White stated that the Board of Supervisors had received a letter from Dr. Alan Elko, Superintendent of the West Chester Area School District, asking that the condemned 28.8 acres be removed from consideration for the Agricultural Security Area that is currently proposed for the Jerrehian property. Mr. William H. Stassen, Esquire, representing the West Chester Area School Board in the condemnation proceedings, was present with the Declaration of Taking by the School Board.

On motion by Dr. White, seconded by Mr. Little, the Board unanimously approved excluding the 28.8 acres of the Jerrehian property that was condemned by the West Chester Area School District from the Agricultural Security Area now under consideration by West Goshen Township.

Dr. White announced that the Board of Supervisors met in Executive Session on Wednesday, October 24, 2001 to discuss legal issues.

Sharon Lynn, Township Manager, announced that on October 10, 2001 West Goshen Township received a check for \$1,500 from QVC. The funds are a result of QVC's Clean Sweep program, which is an office clean up and recycling event. The money will be used to help pay for the pavers leading up to the gazebo at the Community Park.

Ms. Nancy D. Rodgers, Zoning Officer, announced the Zoning Hearing Board will hold a public meeting on Thursday, November 1, 2001 at the West Goshen Township Administration Building at 7:00 p.m. to hear ZHB 11-01 and ZHB 12-01. For ZHB 11-01 the applicant is Stephen Conway, 850 West Chester Pike, West Chester, PA. The legal owner of the property affected is William E. Thomas, Jr. and Betty Lou Thomas, 821 Lincoln Avenue, West Chester, PA. The conforming property for which the application is made is 1.035 acres, located at 821 Lincoln Avenue, zoned I-3 General Industrial District. The applicant is seeking a variance for relief from the 100 foot side yard requirement when an industrial property abuts a residential use or residential district. For ZHB 12-01 the applicant is Cold Spring Run, Inc., 21 South Church Street, West Chester, PA. The legal owner of the property affected is Harry E. and Rae R. Johnson, 806 Old Westtown Road, West Chester, PA. The conforming property for which the application is made is 13.7 acres, located at 806 and 800 Old Westtown Road, zoned R-3 Residential District. The applicant is seeking Special Exceptions to allow construction of a roadway, bridge or culvert, waterline, sewer line and other construction associated with a roadway within the Flood Hazard District. This approval is necessary prior to subdividing the property into sixteen single-family lots. Ms. Rodgers further announced that Mr. David B. Yarnall, President of Cold Spring Run, Inc., has indicated he will asked for a 2nd continuance. Ms. Rodgers said that Mr. Yarnall's present attorney, Mr. Tom Moore, Esquire, recommended that Mr. Yarnall retain an attorney more familiar with Land Use Law, and the attorney he has

hired, Mr. John Snyder, Esquire, has a conflict on his schedule and cannot attend the November 1, 2001 hearing.

Dr. White announced that AT&T Wireless Services had asked for a continuance of Supervisors Hearing S-2-01. Ms. Elizabeth Witmer, Esquire, representing AT&T Wireless Services, stated that a pole owned by SSW and AT&T has been located on West Chester Pike in front of the West Chester Diner that can be used for the AT&T antennas. Mr. Ronald C. Nagle, Esquire, representing the Township, asked Ms. Witmer to clarify this request for a continuance. Ms. Witmer said AT&T will apply in three to four months for a conditional use hearing and only one hearing should be required. Mr. Nagle asked Ms. Witmer for a letter giving 30 days notice as to when they wish to have the hearing and Ms. Witmer agreed to this.

On motion by Mr. Little, seconded by Mr. Meakim, the Board unanimously approved a continuance of Supervisors Hearing S-2-01.

On motion by Mr. Meakim, seconded by Mr. Little, the Board unanimously approved the bills to be paid from the General Fund, the Sewer Fund, the Capital Reserve Fund, and the Waste and Recycling Fund.

On motion by Mr. Little, seconded by Mr. Meakim, the Board unanimously approved Resolution 32-01 authorizing the Chairman to sign a Supplement Winter Maintenance Agreement with PennDOT.

On motion by Dr. White, seconded by Mr. Little, the Board unanimously approved Resolution 33-01 authorizing the erection of traffic control devices:

<u>Name of Street</u>	<u>Speed Limit (mph)</u>	<u>Location</u>
Basin Road	25	From Warren Road to Warren Road
Taylor's Mill Road	25	From Pottstown Pike to North New Street

On motion by Mr. Little, seconded by Mr. Meakim, the Board unanimously approved a Final Land Development Plan for a 109,081 square foot Health Club for ACAC of Pennsylvania located at 1130, 1131 and 1141 McDermott Drive. Mr. Charles McDermott was present to represent the plan.

Bids were opened by the Board of Supervisors for the sale of three surplus vehicles: 1 – 1998 Ford Crown Victoria, 1 – 1998 Ford Crown Victoria and 1 – 1996 Ford Crown Victoria. The following bids were received:

<u>Vendor</u>	<u>1998 Ford Crown Victoria</u>	<u>1998 Ford Crown Victoria</u>	<u>1996 Ford Crown Victoria</u>	<u>Total Bid</u>
Mr. George A. Hurd 302 E. Marshall St. Apt. 510 West Chester, PA 19380	No Bid	No Bid	\$1,600.00	\$ 1,600.00
Police Cars Unlimited, Inc. P. O. Box 770893 Woodside, NY 11377	\$3,852.00	\$4,338.00	\$2,556.00	\$10,746.00
<u>Vendor</u>	<u>1998 Ford Crown Victoria</u>	<u>1998 Ford Crown Victoria</u>	<u>1996 Ford Crown Victoria</u>	<u>Total Bid</u>
Grace Quality Cars 945 Lincoln Highway Morrisville, PA 19067	\$3,535.00	\$3,235.00	\$2,535.00	\$9,305.00

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Dr. White inquired about the mileage on each of the surplus vehicles and Mr. Raymond H. Halvorsen, Director of Public Works, said the first 1998 Ford Crown Victoria has mileage of 115,140, the second 1998 Ford Crown Victoria has mileage of 124,572 and the 1996 Ford Crown Victoria has mileage of 107,098.

On motion by Mr. Little, seconded by Dr. White, the Board unanimously approved taking the bids under advisement at this time.

Dr. White opened the floor for public comment.

Mrs. Evelyn Baker, 900 Sheridan Drive, asked if the 28.8 acres being condemned by the West Chester Area School Board was part of the land adjacent to the North Hills development, which the Jerrehian family previously planned to develop. Dr. White replied that it was not the same land area and added that the 28.8 acres is located on the northwest corner of the Jerrehian property and is adjacent to the WAWA store at the corner of Route 100 and Green Hill Road. Mrs. Baker asked if the property would have access to Route 100 and Dr. White said it would have direct access to Route 100 and that the property would be used for practice fields only.

Mrs. Baker asked what was preventing the West Chester Area School District from taking the property across from East High School on Ellis Lane in East Goshen Township and Dr. White replied that the West Goshen Township Board of Supervisors was not the proper authority to be questioned concerning that parcel. He again stated that the West Goshen Township Board of Supervisors would not fight the condemnation of the 28.8 acres of the Jerrehian property.

There being no further business, on motion by Mr. Little, seconded by Mr. Meakim, the meeting was adjourned at 4:21 p.m.

Respectfully submitted,

Sharon Lynn
Township Manager