

**WEST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS MEETING
April 14, 2010**

Township Supervisors:

Edward G. Meakim, Jr., Chairman
Dr. Robert S. White, Vice Chairman
Ms. Patricia B. McIlvaine, Member

Township Officials:

Mr. Casey LaLonde, Township Manager
Ms. Jeanne M. Denham, Finance Director
Ms. Sandra K. Turley, Township Secretary
Mr. Richard J. Craig, Township Engineer
Mr. Raymond D. McKeeman, Zoning Officer
Ms. Kristin Camp, Township Solicitor

A regular meeting of the Board of Supervisors of West Goshen Township was called to order by Chairman Edward G. Meakim, Jr., at 4:03 p.m. on Wednesday, April 14, 2010, at the West Goshen Township Administration Building. All members were present. Mr. Meakim opened the meeting with the Pledge of Allegiance to the Flag.

Capt. Joseph Gleason gave the Police Report for the month of March 2010.

Ms. Andrea Testa, Fire Marshal, gave the Fire Marshal Report for the month of March 2010. Ms. Testa also gave the report for Good Fellowship Ambulance Company and the Goshen Fire Company.

Mr. Edward Hunger, Building Official, gave the Building Inspection Activity Report for March 2010.

Mr. Meakim opened the floor for public comment.

Ms. Shirley Colvin, 830 Spruce Avenue, stated that there continues to be a safety issue on Spruce Avenue and Jones Lane and that she feels the situation is being ignored by the Board of Supervisors. Mr. Meakim asked her to clarify her statements and Ms. Colvin responded that the traffic is getting worse, a pedestrian crossing is needed, cars do not stop at the stop signs, there are more joggers and more bicycles. Ms. McIlvaine said that there are no sidewalks and that pedestrians should not be walking in the streets.

Mrs. Evelyn Baker, 900 Sheridan Drive, said that walking in the streets is the only option and that two people had been brushed by rear view mirrors on cars. Mr. Meakim responded that the police should have been called when that happened.

Mr. Jon McCormack, 840 Spruce Avenue, said that the traffic problems had been studied for three years and that Sen. Andrew Dinniman had also been involved in looking at the problem but that nothing has changed. Ms. Colvin said that more students are walking in the area than before.

Mr. Meakim announced that the Board of Supervisors met in Executive Session on March 18, 2010 to discuss personnel matters.

Mr. Meakim announced that the State Senate of Pennsylvania has declared April 11 through April 17, 2010, as "Local Government Week" in Pennsylvania. One of the sponsors of the resolution was Sen. Andrew Dinniman.

Mr. Casey LaLonde, Township Manager, stated that the first yard waste pickup had been held and that the pickups will continue on a monthly basis.

Mr. Raymond McKeeman, Zoning Officer, announced that the West Goshen Township Zoning Hearing Board will conduct a public hearing on Thursday, April 15, 2010 at 7:00 p.m. to hear ZHB 2-10: The applicant is Josephine Hashem, 3 North Five Points Road, West Chester, PA. The legal owner of the real estate is Gloria Terranova, 7 Summit Drive, Glen Mills, PA. The conforming property is located at 5 North Five Points Road and is zoned C-1 Neighborhood Commercial District. The applicant is seeking variance relief for minimum number of parking spaces required per land use and any other relief necessary in order to allow for a 600 square foot

Board of Supervisors Meeting
April 14, 2010
Page 2

expansion of an existing pizza shop. The applicant is requesting the existing parking spaces for the site be "grandfathered" while providing for 9 additional spaces. The proposed expansion would require 11.5 additional parking spaces.

On motion by Ms. McIlvaine, seconded by Dr. White, the Board unanimously approved the Board of Supervisors minutes of March 10, 2010.

On motion by Dr. White, seconded by Ms. McIlvaine, the Board unanimously approved the Treasurer's Report dated March 31, 2010 for the General Fund, the Sewer Revenue Fund, the Waste and Recycling Fund, and the Capital Reserve Fund, as well as 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 Dr. White, seconded by Ms. McIlvaine, the Board unanimously approved Resolution 14-2010 adopting the Chester County Multi-Jurisdictional Hazard Mitigation Plan.

In response to a question from Mrs. Baker, Dr. White said that the county has developed a plan of action for hazardous conditions and has asked the municipalities to agree to participate in the plan.

On motion by Ms. McIlvaine, seconded by Dr. White, the Board unanimously approved Ordinance 01-2010 amending the Code of Ordinances of West Goshen Township Chapter 78, "Vehicles and Traffic", specifically Sections 78-9, 78-12 and 78-15.

In response to a question from Mrs. Baker, Ms Camp explained that the ordinance codified all of the vehicle resolutions that had been approved in 2009 and that this procedure is done on a yearly basis.

Prior to the consideration of Ordinance 02-2010 amending the West Goshen Township revised Zoning Ordinance of 1990 which is codified as Chapter 84 by amending Section 84-14.C(2) which imposes landscaping requirement for an independent living facility, Section 84-74.D(7) regarding expiration of conditional use approval and Section 84-75.A(1)(e), A(1)(i) and A(1)(j) regarding various conditional use standards, Ms Camp presented the following exhibits: B1 – the Proof of Publication in the Daily Local News; B2 – Filing with the Chester County Law Library; B3 – Filing with the Daily Local News; B4 – West Goshen Township Planning Commission Letter; B5 – Chester County Planning Commission Letter. Ms. Camp reviewed the changes to the code that were proposed in the ordinance.

Dr. White asked if the township would have to require sprinklers under a new change to the building code and Ms. Camp responded that since the Township opted in to the code any changes to the code would have to be adopted by the Township or the Township would need to go through a review process as to why the Township should be exempt from the new requirements.

Mr. Robert Phiel, 1202 Schoolhouse Lane, said that West Whiteland Township currently requires the sprinklers.

On motion by Dr. White, seconded by Ms. McIlvaine, the Board unanimously approved Ordinance 02-2010 amending the West Goshen Township revised Zoning Ordinance of 1990 which is codified as Chapter 84 by amending Section 84-14.C(2) which imposes landscaping requirement for an independent living facility, Section 84-74.D(7) regarding expiration of conditional use approval and Section 84-75.A(1)(e), A(1)(i) and A(1)(j) regarding various conditional use standards.

On motion by Ms. McIlvaine, seconded by Mr. Meakim, the Board unanimously approved Resolution 15-2010 setting the date of April 28, 2010 for a public meeting to consider increasing the indebtedness of the Township by the issuance of a general obligation note in the amount of \$5, 500,000.00 pursuant to the authority granted to the Township in the Local Government Unit Debt Act, 53 Pa.C.S.A. Section 8001 et seq., for the purpose of funding the construction of the Streets Department Building.

Board of Supervisors Meeting
April 14, 2010
Page 3

In response to a question from Mrs. Baker, Mr. LaLonde said that the interest rate on the loan will be 4.5%.

Mr. Meakim opened the floor for public comment. No comments were made.

There being no further business, on motion by Mr. Meakim, seconded by Dr. White, the meeting was adjourned at 4:33 p.m.

Respectfully submitted,

Sandra K. Turley
Township Secretary

**West Goshen Township
Supervisor Hearing
April 14, 2010**

S-08-09

Supervisors Hearing S-08-09 which was continued from February 17, 2010 was called to order by Chairman Edward G. Meakim, Jr., at 4:41 p.m. All members were present. Ms. Kristin Camp, Esquire, was present to represent the Township and Mr. John Jaros, Esquire, was present to represent the applicant. The applicant Traditions Development Corp. seeks conditional use approval pursuant to Section 84-12.G(3) of the West Goshen Township Zoning Ordinance to construct a 114 unit senior apartment building or independent living facility on property situated at the northeast corner of Boot Road and Route 202 located in the R-3 Residential District.

See Court Reporter's Transcript

After presentation of evidence by Mr. Tom Rath, representing the Greenhill Home Owners Association, on motion by Dr. White, seconded by Mr. Meakim, the record was closed and a decision will be rendered within 45 days.