

London Britain Township Board of Supervisors Meeting

April 9, 2012

Approved at the 5/14/12 Board of Supervisors meeting

Glenn Frederick, Chairman of the Board of Supervisors opened the hearing at 7:05 PM. In attendance was Supervisors Aileen Parrish and David Owens, Secretary Carolyn Matalon, Zoning Officer Dave Gargula, Engineer Pat Walsh, Roadmaster Joe Ferguson and several residents.

Zoning Ordinance Hearing Cont'd- Glenn Frederick opened the hearing with the review of Article XI. A review has been received from Township Attorney Tom Oeste. The Board of Supervisors agreed to change the current version of Article XI to the re-write from Tom Oeste. This version tracks the parallel provisions of the MPC. Glenn Frederick continued the review with Article XII. Pat Walsh discussed the steep slope district percentage requirement in Section 1202A and Section 1205B. Aileen Parrish suggests that comment on Article XII is needed from the Planning Commission. Aileen Parrish noted that relaxing steep slope percentage guidelines should be looked at carefully because of water runoff and other issues which could be created by this action.

Glenn Frederick suggests that best management practices be included if any percentage criteria is changed. Aileen Parrish noted the LBT enacted steep slope restrictions prior to any other actions taken by the county. Aileen Parrish is not anxious to relax any steep slope regulations. The Board of Supervisors asks that the Planning Commission review Article XII. Glenn Frederick made a motion to continue The Zoning Ordinance Hearing to May 14, 2012. Aileen Parrish seconded and the motion carried unanimously.

Ordinance #12-1 Stormwater Management Ordinance- Prohibitions- Glenn Frederick opened the hearing with review and the reading of the Ordinance. Review has been received from the LBT Planning Commission. Review has not been received from the CCPC. The Ordinance defines prohibited discharges, prohibited connections, roof drains and sump pumps and alteration of bmps. Glenn Frederick closed the hearing at 8:00 pm.

Board of Supervisors meeting began at 8:00pm

Road Report

Joe Ferguson read the March 2012 Road Report (report attached)

Sharon Messaro requested that the speed monitoring sign be placed at Strickersville Rd and Durham Dr. The Board of Supervisors agreed. Aileen Parrish suggested that residents call the state police directly with any speeding concerns. Aileen Parrish will contact the state police tomorrow about Strickersville Rd speeding concerns.

D. Paul/312 S. Bank Rd- Bill Moore, Don Pauls neighbor attended the meeting along with Don Paul and Barry Stingel. D Paul hired Hillcrest to design a better water management for his property. Hillcrest suggests that LBT remove the curbing and lower the profile of the land /Mr Moore owns the property where this would take place. Mr Moore expressed his concern with standing water and an existing power station for PECO/Verizon. D Paul whole objective is to reduce the amount of water that is coming onto his property. B Stingel stated that the curbing that is installed along s bank is channeling a significant amount of water towards the catch basin. The water is jumping the curb and along the road and into the driveway at 312 s bank rd. if a burm were removed and a defined swale installed, a catch basin installed near the utility junction box that would catch some of the water. Perhaps a previously installed swale that runs in between the 2 properties could be better defined. Glenn Frederick is bothered by the amount of water that would be going across Mr. Moores front yard. Pat Walsh has concerns with removing the curb, creating a swale on Mr Moores property, pipe for catch basin would be on Mr

Moors property. The other way to deal with this is add another catch basin in the curb line in front of Mr Moores property, a type c catch basin. The existing catch basin would be removed and replaced by a low profile type c. The calculations will work to reduce the amount of water as long as they do not clog. Mr. Moore asked how the regrading is done after a proposed catch basin is installed. PW stated that a turf enforcement pad is placed and then sod is placed. The Homeowner would need to water the sod. Glenn Frederick questioned the smallest size opening of the current catch basin in place. Glenn Frederick prefers to stay off of a homeowner's property and place a catch basin on the street. Glenn Frederick asked that the engineering continue with this and discussion continue at the May 14, 2012 meeting. Mr. Moore questioned whether a catch basin could be placed further up S Bank Rd. Glenn Frederick questioned whether it would catch enough water if placed up further. Pat Walsh noted that the cost to do that is very high and with the current MS4 codes some solutions are not allowed.

Park Report

Joe Ferguson read the March 2012 Park Report (report attached)

There being no further business Joe Ferguson left the meeting at 8:55 pm.

Zoning Report

Dave Gargula noted there were 6 Building permits issued for March 2012

BP# 12-06	Murray	67 Good Hope Rd	Furnace
BP#12-08	Neals	145 Pine Hill	Deck
BP#12-09	Nole	27 Knights Bridge	Pool
BP#12-10	Danyo	101 N Bank	Renovation
BP#12-11	Ruta	194 Mercer Mill	addition
BP#12-12	Caligiuri	164 Mercer Mill	elec repair/remodel

Dave Gargula read the complaints received during March 2012. (report attached)

Other Zoning Matters

Subdivision and Land Development

FHC- Carolyn Matalon noted that the revised deeds have not been received from the Township attorney. Pat Walsh provided an updated punch list to the BOS just previous to the start of the meeting. A walk through had taken place this afternoon. Pat Walsh reviewed with the BOS the summary of outstanding punchlist items. Aileen Parrish asked if the HOA catch basins come with a maintenance schedule. Pat Walsh stated that the Township does not as a standard provide the maintenance schedule. Tony Yarmolyk will try and find where the FHC HOA can get maintenance schedule information. Karen Addiego discussed the property next to her on Lot 17 and the puddling water issues she is having created by the raised design on the lot 17.

Mike Messaro noted that it is clear that the Township is close to dedication and there are some line items that are not on the punchlist that need to be addressed. Mike Messaro and residents asked about school buses going into the development after dedication. The BOS and Pat Walsh noted that the School Board and School district make the decisions not LBT. Mike Messaro asked for help with the school Board and it was noted that a FHC resident is a member of the school board. Mike Messaros requests that the builder/developer, HOA and the Township walk together in a final walk through prior to dedication. Tony Yarmolyk noted the following with regards to the 4/9/12 updated punchlist:

Item #13- needs direction from the Township. Glenn Frederick made a motion that the block retaining wall that is presently constructed on Lot#15 may remain. Aileen Parrish seconded and the motion carried unanimously.

Item 20- Pat Walsh suggests they go and look at the driveways. Aileen Parrish stated that additionally it would be a good idea to go to lot 52 being that the resident discussed his issues tonight.

Item 36- in front of Township Attorney Tom Oeste for review

If all expected documents are received and items on the punch list addressed, dedication may possibly take place on May 14th, 2012.

Windsor- Pat Walsh noted that the last lot has a sold sign. Carolyn Matalon noted that an email has been sent to the Gilmans and the BOS requests that a letter be sent to Windsor/Gilmans stating that the season is upon us to get repairs done noting that the last house is sold.

Firehouse- DG discussed an email received from the firehouse. DG noted the firehouse wanted to discuss the fill pile that is directly behind the firehouse.

There being no further business Dave Gargula left the meeting at 10:12 pm.

Minutes

3/12/2012- David Owens made a motion to adopt the minutes of 3/12/2012 as read. Aileen Parrish seconded and the motion carried unanimously.

3/26/2012- David Owens made a motion to adopt the minutes of 3/26/2012 as read. Glenn Frederick seconded and the motion carried unanimously.

New Business

Tax Collector computer- Janie Schnelle discussed the need for new computer as Tax Collector for the Township. The Board of Supervisors agreed that Janie Schnelle should research the purchase.

Board of Supervisors 2nd April Meeting- Aileen Parrish made a motion to move the 2nd meeting in April from 4/23/12 to 4/30/12 to allow the election committees to use the hall the night prior to election. David Owens seconded and the motion carried unanimously.

Open Space- Stephanie Town on behalf of the Planning Commission discussed with the BOS sending out an informational brochure to the residents with information about open space. The BOS and Stephanie Town agreed that the spring newsletter will focus on open space. The budget already includes a cost for the newsletter so there will be no additional cost.

May 22, 2012- Karen Kalb Anderson, daughter of long time resident Jan Kalb, requested that the Township recognize Jan Kalb on her 90th birthday on May 22, 2012. Aileen Parrish made a motion, pending approval from Township attorney Tom Oeste, that London Britain Township go forth with recognizing Jan Kalb on May 22, 2012. Glenn Frederick seconded and the motion carried unanimously.

Business From the Floor

Adjournment

Aileen Parrish made a motion to adjourn the meeting at 10:50PM. Glenn Frederick seconded and the motion carried unanimously.