

# London Britain Township Board of Supervisors Meeting

October 13, 2014 APPROVED 11/17/14 BOS MTG

## Conditional Use Hearing- Callahan

Aileen Parrish, Chairman of the Board of Supervisors opened the Conditional Use Hearing at 7:08PM. In attendance were Supervisors David Owens, Glenn Frederick, Secretary Carolyn Matalon, Roadmaster Joe Ferguson, Zoning Officer Dave Gargula, Engineer Pat Walsh, Township attorney Tom Oeste, Planning Commission members Les and Stephanie Town, a court reporter and several residents.

Tom Oeste opened the hearing for the property of David P Callahan located at 202 Strickersville Rd, Landenberg PA, Tax Parcels 73-5-33 and 73-5-33.1. The applicant applied for conditional use approval for the proposed use pursuant to Article 4, Section 401, Subsection A & B, Paragraph 1 of the Zoning Ordinance for London Britain Township. The Lot size is 40.3 acres. The present use is a single family residence & horse farm with present improvements being a single family residence, pool & barn. Kenneth G Crossan, a certified land surveyor, presented a prepared RFP plan which shows the existing 40 ac. property and proposes a subdivision of 3 parcels. The existing home, lot 3, will be located on approximately 33 acres with the remaining two lots, lots 1 & 2, each consisting of 2+ acre parcels being used for single family homes. There was discussion of the Planning Commission review letters and the Walsh Engineering review letter. Tom Oeste closed the hearing at 8:00pm. The Board will make a decision at the 11/10/14 Board of Supervisors meeting at 7:00pm.

## Board of Supervisors Meeting

Aileen Parrish, Chairman of the Board of Supervisors opened the Board of Supervisors meeting at 8:01PM. In attendance were Supervisors David Owens and Glenn Frederick, Secretary Carolyn Matalon, Roadmaster Joe Ferguson, Zoning Officer Dave Gargula, Engineer Pat Walsh, Township attorney Tom Oeste, Planning Commission members Les and Stephanie Town and several residents.

## Road Report

Joe Ferguson read the September 2014 Road Report (report attached).

WCCP- The Board discussed road work needed on Arc Corner Rd. The road mills will be placed on the lower portion of Arc corner Rd prior to the spring 2015 trail opening event. The timing is weather dependent. The Board of Supervisors is ok with WCCP researching grants for any that are applicable.

Trees- Glenn Frederick made a motion to accept the proposal from Rickerman Tree Service to takedown the newly found tulip poplar located on Indiantown Rd, west of Indiantown Rd. Aileen Parrish seconded and the motion carried unanimously.

David Owens made a motion to accept the proposal from Rickerman Tree Service to remove trees from the lower cul-de-sac located in Stoney Ridge. Glenn Frederick seconded and the motion carried unanimously.

## Park Report

Joe Ferguson read the September 2014 Park Report (report attached)

Nette Stejskal noted that Nichol Park will have a broadleaf application applied this fall.

There being no further business Joe Ferguson left the meeting at 8:26pm.

## Zoning Report

Dave Gargula reported on 6 building permits

BP#14-49	Crowder	1 Chesteron	deck/patio
BP#14-50	Connolly	124 Sawmill	roof solar
BP#14-51	Stollman	125 Wynn	pool
BP#14-52	Brown	1723 Flint Hill	replace porch

BP#14-54	Morris	260 N Creek	paving
BP#14-57	Dehart	446 Chambers Rock	paving

## **Other Zoning Matters**

### **Subdivision and Land Development**

Windsor User fees- Aileen Parrish noted that the Township is in receipt of a letter dated 10/6/14 from Windsor residents attorney Jane Shields. The proposal is not acceptable to the Board of Supervisors. The Township is doing some exploration of their own into alternative septic uses. The Township Wastewater Engineer is looking into the possibility of consideration of an onlot disposal with shared disposal sites. The London Britain Township Land Trust (LBTLT) has been deliberating on the best choice of what to do with the LBTLT open space without an endowment for the space. The LBTLT may turnover the open space to the Township with the thought that the Township could use the open space for possible onlot septic. Subdivision dedication is expected by the end of the year. Mr. Grundner expressed thanks for investigating other options, and noted all requested papers have been received. Their engineer is reviewing the paperwork and will be prepared to share their information at the 11/24/14 Board of Supervisors meeting. Mr. Grundner asked for an extension until 12/1/14 for billing to start. Glenn Frederick made a motion to extend the billing start date to 12/1/14. Mr Yost questioned if everything would be dedicated at the same time. Tom Oeste confirmed everything will be dedicated at the same time. Mr. Grundner asked for the reasoning of why the proposal was not accepted. Glenn Frederick discussed his reasons for not accepting the proposal. The Board discussed the proposal with Mr. Grundner and other residents of Windsor. Aileen Parrish discussed the bare bones costs currently which do not include any additional costs and the need to cover Township costs.

There being no further business Dave Gargula and Pat Walsh left the meeting at 9:32pm.

### **Minutes**

9/16/14 meeting minutes- Aileen Parrish made a motion to adopt the minutes of 9/16/14 as read. Glenn Frederick seconded and the motion carried unanimously.

9/23/14 meeting minutes- Aileen Parrish made a motion to adopt the minutes of 9/23/14 corrected. Glenn Frederick seconded and the motion carried unanimously.

### **New Business**

Rte 896 Corridor- Plans were received which show the proposed changes to the 896 corridor. A meeting will take place this Friday at Franklin Twp. Aileen Parrish discussed the proposed changes in London Britain Township and will report the details from Fridays Rte 896 Corridor meeting.

### **Old Business**

### **Business From the Floor**

### **Adjournment**

Glenn Frederick made a motion to adjourn the meeting at 9:50pm. Aileen Parrish seconded and the motion carried unanimously.