

**WEST PIKELAND TOWNSHIP
1645 ART SCHOOL ROAD
CHESTER SPRING, PA. 19425**

**BOARD OF SUPERVISORS
April 6, 2009**

The Board of Supervisors of West Pikeland Township met on April 6, 2009 at the Township Meeting Room. Those in attendance were Robert Shemonsky, Chairman; Richard Bright, Vice Chairman; Robert Barker, Supervisor; William Cracas, Supervisor; Stephen J. Ross, Interim Township Manager; Shane Clark, Chief of Police; Harry Miller, Director of Facilities, and Joan Matthews, Township Secretary.

I. CALL TO ORDER: 7:30 P.M.

II. EXECUTIVE SESSION: Mr. Shemonsky announced that the Board met in Executive Session prior to this meeting for personnel reasons.

III. MEETING MINUTE APPROVAL: Mr. Cracas made a motion to approve the minutes of the March 16, 2009 Regular Session. Dr. Bright seconded the motion. After no further discussion the motion carried with all voting Aye.

IV. PERSONS WISHING TO BE HEARD:

A. John Matthews requested that William Cracas, Board of Supervisor Liaison to the Arts and Culture Committee only attend their monthly meetings when invited. Mr. Matthews stated that a member of the Board of Supervisors presence prevents the Committee from having open dialog. Mr. Cracas stated that all Committee meetings are open to the public, and the purpose of a Board Liaison is to clarify administrative policy. There was no formal action by the Board.

B. John Kustafik of Upper Pine Creek Road stated that the culvert repair currently being completed on Upper Pine Creek Road is being replaced with the same size pipes and he foresees the same drainage issues occurring again. Mrs. Kutifik also commented that a pot hole is forming on the roadway 50 foot from their property. Mr. Ross stated he would evaluate both matters.

C. Lila Smith announced that the Historic Commission is currently putting together historic archives, and encouraged residents to share their historic pictures and documents.

D. Eileen Juico announced that she has been attending Williams/Transco Pipeline meetings as Township Representative and requested that the Board submit their questions and concerns to her so that she may address them at future meetings. Mr. Shemonsky requested that the letter dated March 19, 2009 from the Federal Energy Regulatory Commission to Representative Curt Schroder be posted on the web page.

V. UNFINISHED BUSINESS

A. Hearing-Resolution 2009-04-17 Tavengar Property – Curt Grogan and Jack Stefferud of the Open Space Advisory Committee summarized the Tavengar land acquisition a 20.810 acre parcel located on the south side

of Clover Mill Road. The purpose of the acquisition is to secure an open space area of interest. Mr. Cracas made a motion to adopt Resolution 2009-04-17 approving the expenditure of \$261,000 toward the purchase of land known as the Tavengar Tract, Tax Parcel 34-2-5. Dr. Bright seconded the motion. A lengthy discussion ensued with the attending public answering questions regarding the acquisition. Gail O'Neill, proprietor of Fox Meadows Farm gave a brief history of the equestrian farm, and expressed her desire to continue her business in the future. Mr. William Denny, adjoining property owner, expressed his concern that the historic nature of the property be conserved. After no further discussion the motion carried with all voting Aye.

B. Pine Creek Park Soccer Field - Mr. Ross noted that bids have been advertised and opened at a public meeting on March 30, 2009. The following bids were received:

Jones Turf	\$199,000 base and \$42,900 alternate
Out of Site	\$248,300 base and \$39,000 alternate
Gateway Project Mgmt.	\$370,013 base and \$23,904 alternate
B & J Excavating	\$139,000 base and \$49,800 alternate
Total Site	\$297,550 base and \$28,739 alternate
Ply Mar Construction	\$231,270 base and \$22,414 alternate
Land Tech Enterprises	\$249,975 base and \$24,900 alternate
R J Sell	\$167,988 base and \$24,402 alternate
Floyd Hersch	\$143,735.60 base and \$90,636 alternate
Pedrick Sitework	\$175,049 base and \$23,406 alternate
Earthcare Inc.	\$168,615 base and \$26,892 alternate
James Kenney Excavating	\$123,560 base and \$34,860 alternate

Mr. Ross stated that after the bid opening, Alberto Vennettilli of Carroll Engineering reviewed the bids and the Township Solicitor reviewed the Insurance and Bond documents. Mr. Ross advised that the lowest bidder is James Kenney Excavating. Mr. Vennettilli recommended that the alternate bid of \$34,860 be deferred until after the soil samples are evaluated. Mr. Ross noted that project can now move forward since the Township received the DEP Permit today which will allow the Engineer to execute a Notice to Proceed. Mr. Barker made a motion to award the Pine Creek Park Soccer Field Bid to James Kenney Excavating based on a bid price of \$123,560, and not award the alternate bid for sod of \$34,860 at this time. Mr. Cracas seconded the motion. A lengthy discussion ensued regarding the construction time and details concerning the bid. After no further discussion the motion carried with all voting Aye.

C. Presentation by McCormick Taylor, Inc. Road Maintenance Study – Scott Allen and Christie Pace of McCormick Taylor opened with a Power Point presentation of the Road Maintenance Program. The Study includes a time line of Immediate Repairs, General Repairs and Future Repairs. The Immediate Repairs include projected costs of \$1,076,494.80 over the next 3 years. Mr. Shemonsky suggested that Mr. Ross make a proposal of short and long term plans with recommendations to the Board. Mr. Barker requested that the program be placed on the web page.

D. Miss Betty's Day Camp Request – Mr. Ross noted that Miss Betty's Day Camp has requested that the Board consider reducing the 2009 rent by

\$2,000 so the money can be used for scholarships. Mr. Shemonsky stated that he would not prefer to allocate monies for scholarships but would support a reduction of rent. Mr. Cracas stated that the current lease price is very reasonable for today's market and the Township also provides Police protection and traffic control. No formal action was taken by the Board.

VI. NEW BUSINESS

- A. Bills for Approval – Mr. Cracas made a motion to approve the bills submitted. Mr. Shemonsky seconded the motion. After no further discussion the motion was carried with all voting Aye.
- B. Downes/Rowan Land Development Plan Extension – Mr. Barker made a motion to approve the Land Development Plan Extension to July 12, 2009. Mr. Cracas seconded the motion. After no further discussion the motion was carried with all voting Aye.
- C. Police Policy-Mobile Video Recorders and Hiring and Selection – Chief Clark reviewed both policies. The Mobil Video Recorder Policy was reviewed by the Solicitor and further amended by the Chief. The policy established guidelines for use and maintenance of mobile video/audio recording devices. The Police Hiring and Selection Policy was reviewed by the Township's Labor Lawyer and further amended by Chief Clark. The policy establishes guidelines for hiring and selection of new Police Officers. Mr. Barker made a motion to approve the Police Policy Mobile Video Recorders and Police Hiring and Selection Policy. Dr. Bright seconded. After no further discussion the motion carried with all voting Aye.
- D. Lease of Township Property – Mr. Ross summarized the agreement. Mr. Cracas made a motion to approve a multi-year lease agreement between Kenneth Miller and West Pikeland Township to farm the 25 acre property located on Clover Mill Road and Kimberton Road at \$80. per acre, and that the Township holds the right to accept active recreation for the parcel. Dr. Bright seconded the motion. After no further discussion the motion carried with all voting Aye.
- E. Contractor Agreement – Mr. Shemonsky announced that the Township has reached an agreement with SJ Ross Municipal Consulting LLC, and made a motion to authorize the execution of the agreement to contract Stephen J. Ross as Township Manager. Mr. Cracas seconded the motion. Mr. Barker noted that he wished the Township would consider continuing the search for a new Manager. After no further discussion the motion was carried with all voting Aye with the exception of Mr. Barker whom voted Nay. Mr. Shemonsky welcomed Mr. Ross to the Township.
- F. Historic Yellow Springs May 9, 2009 Concert Event – The Township received a letter from Historic Yellow Springs requesting the rental fee of the Black Box Theatre be waived for a benefit concert to be held on May 9, 2009. Mr. Cracas noted that an agreement was signed at the time of the Township purchasing the Cultural Center that Historic Yellow Springs not be charged for use of the theatre. Historic Yellow Springs will pay for cleaning services.
- G. Resolution 2009-04-18 Designation of Agent – Mr. Shemonsky made a motion to approve Resolution 2009-04-18 authorizing Stephen J. Ross, Township Manager as designated agent to execute Open Space Grants

applications to various Federal and State agencies; but not limited to the Department of Conservation and Natural Resources.

VII. ANNOUNCEMENTS

A.Mr. Shemonsky announced that the Board of Supervisors meeting of April 20, 2009 has been cancelled.

Mr. Shemonsky announced that the Township Office will be closed for Good Friday on April 10, 2009.

B.Mr. Shemonsky announced the Board of Supervisors next meeting will be held on Monday, May 4, 2009 at 7:30 p.m.

VIII. PERSONS WISHING TO BE HEARD

A.Mr. Barker made a motion to have Tom Tucker work with Joan Cox, Treasurer on Custom Quick Books reports to collate projects. Mr. Cracas seconded the motion. After no further discussion the motion carried with all voting Aye.

B.Carol Kustafik-inquired about the status of the Act 537 Plan and Windolph Knoll Sewer meetings. Mr. Ross stated that he is currently setting up a meeting with Chester County Health Department. The Board is currently obtaining more information before having another public meeting.

C.Sandy Heilman – noted that the main entrance bridge to Pine Creek Park has still not had repairs to reduce the noise of passing vehicles. Mrs. Heilman also requested the shed area of the barn be cleaned up of debris. Mr. Ross stated that he has been working on this and will continue to explore possible solutions.

IX. ADJOURNMENT – Mr. Barker made a motion to adjourn the meeting at 9:29 p.m.

Respectfully Submitted,

Joan C. Matthews,
Township Secretary