



West Pikeland Township  
1645 Art School Road  
Chester Springs, Pennsylvania  
Board of Supervisors  
April 17, 2023

ATTENDING BOARD OF SUPERVISORS	ATTENDING TOWNSHIP PERSONNEL
Noreen Vigilante, Chair	Barbara Kelley, Township Manager
Steven Costa, Vice Chair	Dorene Guistwhite, Township Treasurer
Harold Hallman III, Supervisor	Shane Clark, Chief of Police
Carin Mifsud, Supervisor	
Richard Bright, Supervisor	

Ms. Vigilante called the meeting to order on April 17, 2023, at 7:30 PM and led the Pledge of Allegiance.

### **APPROVAL OF AGENDA**

Mr. Hallman motioned to approve the agenda as submitted. The motion was seconded by Dr. Bright and unanimously approved.

### **APPROVAL OF THE MINUTES**

Ms. Vigilante asked for the change from the “Palmer House to Pine Creek Park under New Business.” Ms. Vigilante asked the Board for any other corrections to the Board of Supervisors Meeting Minutes from April 3, 2023. Mr. Hallman motioned to approve the minutes with the following correction. The motion was seconded by Carin Mifsud and unanimously approved.

### **EXECUTIVE SESSION**

Executive Session was held on April 17, 2023, to discuss legal and real estate matters.

### **REPORTS**

#### **Chief of Police**

*Shane Clark:* During the month March, there were 529 calls handled, 803 hours worked, 7,430 miles traveled, 79 traffic citations issued, 39 warnings issued 1 Fraud, 0 Suspicious person, 4 Suspicious condition.

#### **Park and Recreation**

Ms. Mifsud stated that she researched the EAC concerns on the disc golf course. The township did its due diligence and met and toured the course with DEP and had brief conversations with the other agencies. We are investigating the DEP permit and possibly building a boardwalk, as requested by the DEP. A pre-application meeting will be scheduled. We need a map of the course for the application as well as the materials being used for the project. The dam and waterway had no violations on the work performed.

### **PUBLIC COMMENT**

Denise Molzahn, resident of West Pikeland Twp, in the Bridlewood neighborhood off Davis Road. She expressed concern over the warehouse development project proposed on Lionville Station Rd. Although not in WPT, this project will impact our Twp. greatly. The additional traffic and particularly tractor trailer traffic, will place additional burden on our roads, especially when added to the burden that will occur from the

already approved warehouse development to be constructed on Rt 100 and Sheree Blvd. at the turnpike interchange. The traffic will impact on the response and transport times of our first responders and the safety and travel times of residents and school buses. The ability of Lionville Station Rd intersections, even if expanded, to handle tractor trailers is questionable. There will also be impacts from stormwater runoff to Pickering Creek, a designated HQ stream. There is potential for increased flooding of properties along the stream, including the Mill at Anselma, a national historic register site that is less than a mile downstream and about 200 feet lower in elevation.

She stated that, “my purpose for commenting tonight is to make sure you are aware of the growing public opposition to this project and also to urge the Board of Supervisors to be fully engaged as the plans for this project unfold to address the impacts this will have to our township and to minimize them, if they can't be eliminated altogether.

Bernie Roth, resident of West Pikeland Township. He expressed concern over the warehouse development project proposed on Lionville Station Rd. He asked, “Is there a letter we can send to oppose this project”? Mrs. Vigilante responded that there is no formal plan that was submitted to the township so we cannot send a letter to oppose a project that was not officially submitted to Uwchlan Township. She also stated that there is a group of citizens who are concerned they are putting out flyers, posters and attending the meetings where this topic is being discussed.

John Corle, a resident of West Pikeland Township. He also reinforced the negative impact the proposed Lionville project will have on our EMS and First Responders response time for our residents.

EAC Chair Bryan Maher announced there is highway clean up on April 29, 2023, and to contact him if you want to volunteer.

### **UNFINISHED BUSINESS**

**Palmer House Demo:** A grant of \$89,950 was received for the demolition of the Palmer House and a new pavilion. The bids are out. Mr. Hallman requested a copy of the bid's specifications. The Township Manager stated the specifications were in the grant application and will provide a copy to Mr. Hallman.

**Grant Public Work Vehicle:** Mr. Hallman asked if we talked with Fred Beans, West Chester Ford, and New Holland Ford about the public works vehicle. The Township manager said the company we were considering was the one in the grant submission, identified and approved since they are a Co-Star member (Whitmoyer). We need to use a Co-star member so the funder can pay them directly and we do not have to be reimbursed from the state. By using a Co-star member, the State will pay them directly. Ms. Kelley asked the Chief and Mr. Hallman if the two other vendors were Co-Star members and they responded yes. The Township Manager will ask Mr. Cowan to contact both companies and compare all the specifications included in the grant. We will use the state funding for the deposit and our future funding for the final payment when the public works vehicle comes in next year. We will sell the other vehicle which will help with the additional funds.

Dr. Bright made the motion to approve the Public Works and Police vehicles for purchase. Ms. Mifsud seconded the motion. Unanimously agreed.

Mr. Maher realized the time for electronic vehicles is not now but in the future. We all agree that we need a plan for our electrical vehicle fleet.

## **NEW BUSINESS**

**Bills and Treasurer's Report:** Ms. Guistwhite confirmed that in the month of March, the township had \$3.8 M in cash. We received our FEMA funds from the disaster. Earned income was below normal amounts, possibly from people not filing income tax returns but we should be getting the remaining in the next few months. The second quarter will provide a much clearer picture of where the budget is headed. Mr. Costa asked everyone to watch spending for the remainder of the year. Mr. Costa motioned to approve the Bills and Treasurer's report as submitted and pay the bills. The motion was seconded by Ms. Mifsud and unanimously approved. Mr. Hallman abstained from bill payment for WEX Bank expenditure dated March 23, 2023, due to conflict of interest.

**Storage Facility Approval:** Ms. Vigilante explained the Storage facility was a replacement for our barn that burned down. We have received insurance funding and we also need to add an additional \$1 M for the new facility. We have received bids in the amount of \$1.625. Mr. Costa made the motion to approve the contracts and start the project. The motion was seconded by Dr. Bright with Harold opposed, vote 4-1. Mr. Hallman opposed it as the cost exceeded the insurance funding of the cost of the storage building.

**Secretary position:** The Board of Supervisors accepted the resignation of Township Secretary Amy Fulton who accepted a job closer to home. The position of Township Secretary, Assistant to the Township Manager is being advertised.

**Resignation of Tom Dinan:** The Board of Supervisors accepted the resignation of Tom Dinan from the Planning Commission. Mr. Hallman requested that we honor Tom for all of years of service to the township. Harold requested that we present a plaque to Tom for his dedication at a future BOS meeting. Everyone agreed.

## **ANNOUNCEMENTS**

Ms. Vigilante announced the Chester County Development Broadband Survey.

Finally, Ms. Vigilante confirmed that the next Board of Supervisors meetings are scheduled for Monday, May 1, 2023, at 7:30 PM and Monday, May 15, 2023, at 7:30 PM.

## **ADJOURNMENT**

Ms. Vigilante motioned to adjourn the meeting at 8:00 PM. The motion was seconded by Mr. Hallman and unanimously approved. The meeting was adjourned at 8:00 PM.

Respectfully submitted,

Barbara Kelley, West Pikeland Township Manager