

MINUTES FOR FEBRUARY 16, 2021 VALLEY TOWNSHIP BOARD OF SUPERVISORS

The second monthly meeting of the Valley Township Board of Supervisors was held on Tuesday, February 16, 2021, via virtual meeting through *Go To Meeting*.

CONDITIONAL USE HEARING PRECISION WELDING LLC 555 FOX CHASE BOULEVARD, SUITE 107

As advertised, prior to the Board of Supervisors meeting at 7:00 p.m., a conditional use hearing was held. The applicant was Precision Welding LLC/Brian Gorney for the property located in the Highlands Corporate Center at 555 Fox Chase Boulevard, Suite 107. The property is in the Planned Development Zoning District. The applicant seeks a conditional use under Section 27-208.4.A of the Valley Township Code of Ordinances to operate a welding supply business, and if necessary, a conditional use under Section 27-208.4.C to permit warehousing to store the precision instruments, welding parts, supplies and materials.

The applicant was represented by Michael Gill, Esquire, of Buckley, Brion, McGuire & Morris LLP.

In attendance from the Board of Supervisors were Patrice Proctor, Kathy O'Doherty, Sharon Yates, and Carmen Boyd and Township Solicitor Amanda Sundquist, Esquire and Michael J. Ellis, P.E., Township Engineer.

No one appeared to offer public comment or seek party status.

Following presentation of the exhibits, testimony, and questions, **Ms. O'Doherty made a motion, seconded by Ms. Boyd, to grant Precision Welding LLC/Brian Gorney a conditional use under Section 27-20.4.A of the Township Code to operate a welding supply business use to include the following components: sale, rental, distribution, and repair of precision welding equipment, welding of precision equipment used in the pharmaceutical industry, office space, and storage of welding parts and supplies and precision equipment at the property located in the Highland Business Center, 555 Fox Chase Road, Suite 107 in the Planned Development Zoning District of the Township.** The motion passed unanimously. It was noted that the conditional use under Section 27-208.4.C to permit a warehousing use for the storage of precision instruments, supplies, welding parts and materials is moot as this use is part of the granted welding supply use. The applicant further waived the requirement for a written decision to be issued within 24 hours.

OPENING OF REGULAR MONTHLY MEETING

Immediately following the conclusion of the Conditional Use Hearing, the Board of Supervisors meeting was called to order by Chairwoman Patrice Proctor. Those participating in the meeting were Supervisors Kathy O'Doherty, Sharon Yates, Carmen Boyd and Patrice Proctor. Also participating in the meeting were Amanda Sundquist, Esquire, of Unruh, Turner, Burke & Frees (Township Solicitor); Michael J. Ellis, P.E., of Pennoni Associates, Inc., Scott T. Piersol, Township Manager, and Kris Lenhart, Roadmaster – Public Works.

It was noted that the meeting was being conducted through *Go To Meeting* to comply with Governor Wolf's order that all individuals in Chester County stay home in an effort to slow the spread and minimize public exposure to COVID-19 and maintain social distancing.

ANNOUNCEMENT OF MEETINGS/ACTIONS OF THE BOARD

Ms. Proctor noted that the Board of Supervisors met in Executive Session at 6:00 p.m. prior to the meeting to discuss matters of personnel. She also noted that the Board met prior to the meeting at 7:00 p.m. for a Conditional Use Hearing.

CITIZEN COMMENTS ON AGENDA ITEMS

None

APPROVE MINUTES AS WRITTEN

Ms. O'Doherty noted that during the meeting of February 2, 2021, the minutes noted that the EMC reports would be moved to the first meeting of the month; however, she noted that it was discussed at the meeting of February 2, 2021, that if the EMC was not available to attend the first meeting of the month that the report could be submitted and read by the Deputy EMC.

Ms. O'Doherty made a motion, seconded by Ms. Yates, to approve the minutes of the February 2, 2021, Board of Supervisors meeting. The motion passed unanimously.

APPROVE PAYMENT OF BILLS

Ms. Boyd made a motion, seconded by Ms. Yates, to approve payment of bills as presented. The motion passed unanimously.

BOARD GENERAL COMMENTS

Ms. Proctor reviewed the upcoming compost site collection schedule and the mattress and television collection schedule.

CITIZEN REQUEST TO BE ON THE AGENDA

Allison Roelofs, 1075 Front Street – It was noted that Ms. Roelofs contacted the Township Secretary earlier today to advise that she had a conflict this evening and would not be attending as requested.

TowerDIRECT – Anthony Martin and Todd Sheridan, representing TowerDIRECT, attended the meeting to offer an overview of providing Advanced Life Support to Valley Township and to clarify rumors of possible/pending sale. He noted that Medic 93 has provided ALS service for over 30 years and is now part of TowerDIRECT. They are currently adding numerous staff positions of all levels of certification to their team to provide more coverage to all of the service areas. He noted that they are an independent entity that is not affiliated with Brandywine Hospital; they report directly to Tower Health and noted that Tower Health is not selling any of TowerDIRECT/Medic 93's assets. He noted that even if there were a sale of Tower Health's Brandywine Hospital, TowerDIRECT would continue in operation. He noted since July 1, they have responded to 104 calls in Valley Township, with a response rate of 9 minutes. They operate 24 hours a day, 7 days a week and have 3-4 vehicles and a registered nurse availability. They noted that they added an ambulance to the hospital.

Ms. Proctor inquired how billing was handled. Mr. Martin noted that insurance is billed and that they do have mutual aid agreements with many municipalities, but at the present time Westwood hasn't developed a mutual aid agreement. It was noted that Medicare allows only one bill be submitted and therefore it was past practice to have agreements in place to split the billing when both entities responded. It was noted that about a year ago, Westwood discontinued that agreement with TowerDIRECT.

Chief Sly spoke to Westwood Ambulance's billing with regards to Medicare patients and those that have private or no insurance as well as their efforts to staff ALS.

Mr. Sheridan stated that they were not notified of Westwood's change to ALS Service for Westwood in Valley; however, they are willing to work to support mutual aid.

Ms. Boyd requested that TowerDIRECT contact the Township Secretary to provide their contact information and to keep communication and updates with the Township.

DEPARTMENT REPORTS

Police – The report for January 2021 was submitted and reviewed.

Fire/EMS – Chief McWilliams reviewed the Fire and EMS reports for the year ending 2020 and the month ending January 2021. Ms. Proctor confirmed that the ALS service has not begun out of the Westwood station. Chief Sly noted that they are waiting for approvals from the Department of Health and anticipate that this will be received by the end of the first quarter. Ms. Proctor confirmed that at the present time, Medic 93/TowerDIRECT is still providing ALS service for transport to Chester County for patients in cardiac arrest.

Public Works – The written monthly report was provided to the Board of Supervisors. Mr. Lenhart reviewed the report.

Administration – Monthly report was distributed for January and February year to date.

Codes – Ms. Yates reviewed the distributed report.

EAC – Ms. Yates noted that the EAC will be reviewing possible dates and events for 2021 at their next meeting. She also noted that member Kate Kelly is in the process of moving, so a vacancy will be forthcoming again on the EAC.

Workplace Safety Committee – Ms. O’Doherty reported that the Committee met on February 10 and will be meeting on March 10 for an extended time to try and finalize a plan recommendation for reopening of the Township Building to the public.

Parks & Recreation – Ms. Proctor reported that the Authority is hopeful that Valley Day can occur this year and that it is being explored to again have a joint event with the Chester County Airport Authority. She noted if it were to be a joint event, it would be held the first Saturday in October; however, if it was just a Township event, it would be held the last Saturday in September. There will not be an Easter Egg Hunt this year, but there is hope for a Children’s Holiday Party in December.

Historic Committee – Ms. Boyd reported that the Committee held their first meeting on January 20. The Committee members had introductions and discussed possible activities, purpose and vision, and possible fundraising activities.

PLANNING COMMISSION REPORT

James Druecker reported on the Planning Commission meeting of February 9, 2021. He noted that the plan extension for Micronics America was reviewed as well as the Conditional Use Application for Precision Welding LLC which the Planning Commission recommended approval.

SOLICITOR’S REPORT

Ms. Sundquist did not have anything further this evening to report and departed the meeting at this time.

ENGINEER’S REPORT

Discussion/consideration to accept extension of review time from Micronic Manufacturing USA from March 10, 2021 to June 10, 2021– Ms. O’Doherty made a motion, seconded by Ms. Yates, to accept the extension of review time from Micronic Manufacturing USA to June 10, 2021. The motion passed unanimously.

The Engineer’s Report was distributed and is on file at the Township Office.

Mr. Ellis reviewed the following items from the written report:

- Concord Street Reconstruction – Mr. Ellis noted that PAWC’s contractor has continued with water main replacement work. They anticipate it will be completed in mid-February, weather permitting. Valley’s contractor, Marino, intends to return as soon thereafter as weather permits to complete the storm sewer and road reconstruction work.
- 359 East Glencrest Road/Millview Basin Drainage – Mr. Ellis noted that there was a meeting with the Chester County Department of Community Development and the Township Manger on February 10 to discuss funding alternatives to cover the shortfall in the PaDEP Growing Greener Grant award. Pennoni is following up on information requests from DCD and a follow up coordination meeting with Coatesville is being scheduled to discuss the project approach. Following that meeting, which is hopeful to occur this week, a follow up meeting will be scheduled with DCD to discuss the findings and proposed multi-municipal approach in further detail.
- Wagontown Road PennDOT MTF Grant Application – No update to report.

MANAGER’S REPORT

Oakcrest Pedestrian Bridge – Mr. Piersol noted that he had communication with representatives of the Oakcrest Development regarding the Board’s decision to keep the pedestrian bridge as a requirement of the Developer. Mr. Piersol noted that Shawn Leonard, 854 West Chestnut Street, stated that when he moved into the Oakcrest Development in 2018 that he knew nothing about the bridge to be installed and stated that this will be hardship on the 169 homeowners in that development to maintain and insure. Mr. Ellis reviewed the bridge’s grading exhibit and the Board noted that the bridge is part of the development plans.

At this time, Mr. Ellis departed the meeting.

Mr. Piersol reviewed a proposed apartment complex within the City of Coatesville, the Public Works’ efforts with snow removal and safety issues and the effect on trash and recycling collection, and noted that the sale of the water and sewer system appears to be on schedule noting that a permit issue has been resolved.

OLD BUSINESS

Discussion/consideration to ratify extension of probationary period for William Kriston to March 6, 2021 – **Ms. Boyd made a motion, seconded by Ms. O’Doherty, to ratify the extension of probationary period for William Kriston to March 6, 2021.** The motion passed unanimously.

At this time, **Ms. O’Doherty made a motion, seconded by Ms. Boyd, to add to the agenda “consideration to ratify Emergency Declaration”.** The motion passed unanimously.

Consideration to ratify Emergency Declaration – **Ms. O’Doherty made a motion, seconded by Ms. Yates, to ratify the Emergency Declaration for February 15, 2021 at 4:00 p.m. to 10:00 a.m. on February 16, 2021.** The motion passed unanimously.

NEW BUSINESS

Consideration to accept resignation of Officer Joe Carboni II retroactive to February 5, 2021— Ms. Proctor noted that Officer Carboni was not able to work the number of require shifts for a part-time officer. **Ms. Boyd made a motion, seconded by Ms. O'Doherty, to accept the resignation of Officer Joe Carboni II retroactive to February 5, 2021.** The motion passed unanimously. The consensus of the Board was that Officer Carboni would needed to reimburse the Township costs based on the Police Policy for not providing shifts within his first two years of service.

Consideration to accept resignation of Officer Justin Heiney effective March 7, 2021 - **Ms. Boyd made a motion, seconded by Ms. O'Doherty, accept the resignation of Officer Justin Heiney effective March 7, 2021.** The motion passed unanimously.

Consideration to accept Ruth Shaeffer's resignation effective February 12, 2021 – **Ms. Boyd made a motion, seconded by Ms. O'Doherty, to accept the resignation of Ruth Shaeffer as part-time police secretary as of February 12, 2021.** The motion passed unanimously.

Consideration to appoint Scott T. Piersol as Assistant Zoning Officer – **Ms. Boyd made a motion, seconded by Ms. O'Doherty, to appoint Scott T. Piersol as Assistant Zoning Officer authoring the same duties as provided by the Township Zoning Officer.** The motion passed unanimously.

CITIZEN COMMENTS

Toni Morton – Ms. Morton discussed the Hayti Historical Society's ongoing efforts to attain the Historic Passtown Elementary School building. She noted that they have collected \$10,000 to date. She noted a concern that they have no assurance from the Valley Township administration that the building will not be demolished or sold before we are able to complete their tasks. She noted they run the risk of making expenditures not knowing whether or not the building will still be standing or that upon completion of their tasks that they will be denied possession. Therefore, the HHS is seeking a moratorium on demolition effective immediately to deter premature demolition before October to run through December 31, 2021. She stated that the HHS is requesting a Memorandum of Understanding that outlines their intentions to attain the building of their stated purpose and the Township's acquiescence of their fiscal responsibilities of making the aforesaid expenditures without reasonable assurance that attainment of the object of their efforts will be in vain. Ms. Proctor stated that this would need to be discussed with the Solicitor. Ms. O'Doherty stated that she would not have any problems extending the provisions that were in the Board's letter to December 31, 2021. Ms. Morton requested to be on the March 2, 2021, agenda.

There being no further business to discuss, the meeting was properly adjourned at 11:06 p.m.

Janis A. Rambo, Township Secretary