

MINUTES FOR JUNE 15, 2021
VALLEY TOWNSHIP BOARD OF SUPERVISORS

The second monthly meeting of the Valley Township Board of Supervisors was held on Tuesday, June 15, 2021, via a virtual meeting through *Go To Meeting*.

The Board of Supervisors meeting was called to order by Chairwoman Patrice Proctor at 7:58 p.m. Those participating in the meeting were Supervisors Kathy O'Doherty, Sharon Yates, Carmen Boyd, and Patrice Proctor. Supervisor Leidy was absent. Also participating in the meeting were Amanda Sundquist, Esquire, of Unruh, Turner, Burke & Frees (Township Solicitor); Michael Ellis of Pennoni Associates, Inc., Scott T. Piersol, Township Manager, Peter Barz, Township Treasurer, and Kris Lenhart, Roadmaster - Public Works.

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 litigation and personnel issues.

CITIZEN REQUEST TO BE ON THE AGENDA

None

APPROVAL OF MEETING MINUTES AS WRITTEN

Ms. Boyd made a motion, seconded by Ms. Yates, to approve the minutes of the June 1, 2021, Board of Supervisors meeting. The motion passed unanimously.

TREASURER'S REPORT

Mr. Barsz summarized the Treasurer's Reports for the month ending May 31, 2021. The account balances were as follows:

General Fund	\$2,425,098.48
Payroll Fund	\$116,536.74
Sewer Fund	\$340,277.50
Water Fund	\$414,714.05
Fire Tax Fund	\$241,424.06
Ambulance/EMS Fund	\$200,212.96
State Fund	\$257,337.99
Oakcrest Maintenance Fund	\$299,083.70
Escrow Accounts	\$131,651.77

The reconciled total cash balance for all funds as of May 31, 2021, was \$4,425,790.81.

APPROVAL OF 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 had the following comments:

- The office and public works departments will be closed on July 5, 2021, for the Independence Day holiday; Monday's trash will be collected on Tuesday, July 6.
- Reminder to ensure trash and recycling is put out by 5:00 a.m.
- The Compost Site will be open from 10 a.m. to 2 p.m. July 10.
- July yard waste schedule is North side on July 12 and south side is July 19.
- Mattress & TV pickup is scheduled for June 28 – collections must be pre-paid by June 21.

Ms. Yates encouraged residents to take advantage of the compost site when open. She also noted that residents should not be placing grass clippings in the embankment on South Park Avenue. During the recent storm this created more issues during the storm with yard waste going into Sucker Run.

DEPARTMENT REPORTS

Police – The Police Department Incident and Statics Report for May 2021 was read by Mr. Piersol. The following items were noted:

- Officer Anthony Faraca and Officer Lennard Smith started their first month as part-time officers.
- Officer Duca and Sergeant Parker attended the ceremony for fallen military members at the Evergreen Cemetery.
- Officers participated in gun qualifications.
- Sergeant Parker and Officer Faraca helped a subject that was overdosing in a vehicle.
- Officer Pomroy handled a burglary on Old Lincoln Highway.
- Officer Canale and Officer Todd Smith handled a domestic involving a shotgun.
- Officer Garner assisted Parkesburg Police with an armed robbery.

Ms. O'Doherty made a motion, seconded by Ms. Boyd, to add to the agenda under New Business consideration to remove Officer Pomroy from probationary status. Ms. Proctor asked if there were any public comments with the proposed motion to add the addition to the agenda. There were none. The motion passed unanimously.

Fire/EMS – Chief McWilliams gave the report for the Fire Company and Westwood EMS report for the month of May. The Fire Division responded to 31 incidents in May, of which 21 incidents were in Valley Township. The Ambulance/EMS Division responded to 139 medical incidents in April, of which 68 incidents were in Valley Township. The Wagontown EMS Division responded to 195 incidents, 13 of which were in Valley Township. Chief McWilliams reviewed, upon request, staffing criteria for ALS versus BLS and how they respond based on how they are dispatched. Chief McWilliams advised that they are one of four divisions that offer "advanced EMT" service which is a new/trial program with the County. It was requested if the

monthly reports could report how many of the calls are ALS and BLS.

Chief McWilliams also commented on the recent storm and recognized the efforts of the Township Public Works Department and Police Department. He noted that Public Works, Police, and Westwood were all out late into the evening during the storm event of June 8.

PLANNING COMMISSION REPORT

Denny Bement provided the report from the Planning Commission meeting of June 8. He noted that Osman Aydemir returned to the Planning Commission to present a revised concept plan for 55 Glencrest Road. Mr. Aydemir had presented a proposed plan in 2020. The current proposal was for apartments for senior living consisting of 162 units but inquired if the Township would consider “pushing the envelope” to 200 or more units. By ordinance, the maximum density is 52 units. The design eliminates the need to elevator access because the use of the grades has the lower steps at grade and the other side of the building was at grade. The marketing is for affordable housing and senior housing and veterans. The County Housing Authority would rent the buildings for 20 years. Tenants would be liable for one-third of their income as rent with the balance paid by the County of federal subsidies. There is public sewer but on-site well. It was noted that Mr. Aydemir would need to check to see if the well system would support the number of units and concerns regarding the steep slopes.

Mr. Bement stated that the Commission also reviewed the Act 537 review relative to the sale of the sewer assets that is a requirement. The Planning Commission voted to recommend to the Board of Supervisors approval of the fundamental actions and conditions of Act 537 as it relates to Valley Township and that comments from Pennoni’s June 4 review have been met.

ROADMASTER’S REPORT

Mr. Lenhart had previously provided his written monthly report to the Board of Supervisors which he briefly reviewed. Mr. Lenhart also thanked Westwood Fire Company and the Police Department for their assistance during the storm of June 8. He reviewed the post-storm clean up to include cleaning inlets along Route 82, placement of 16 tons of R4 stone and road millings near the Pugh Property on Glencrest Road and at 1126 West Lincoln Highway. He noted that 23 tires washed downstream onto the roadway near West 11th Avenue. Several other roads were addressed following the storm as well.

Other items noted were:

- Cut basin behind Burgundy Lane
- a load of litter was dumped along Wagontown Road. He advised that names and addresses were found inside the bags that was turned over to VTPD.
- Striping work completed on Glencrest Road, Irish Lane and Butterworth. It was noted that the City of Coatesville agreed to also do their portion of Glencrest East

Mr. Lenhart reported that a load of litter was dumped along Wagontown Road. He advised that names and addresses were found inside the bags that was turned over to VTPD.

Ms. Proctor also thanked the Public Works personnel who came out during June 8 storm.

SOLICITOR'S REPORT

Consideration to approve Public Utility Commission Settlement Terms – **Ms. Yates made a motion, seconded by Ms. Boyd, to accept the Public Utility Commission settlement terms subject to Solicitor review.** The motion passed unanimously.

Ms. Proctor thanked Unruh Turner Burke & Frees' confirmation of a monetary donation for the annual "Book Bag Give Away" to help purchase school supplies for the bookbags.

At this time, Ms. Sundquist department the meeting.

ENGINEER'S REPORT

Consideration to designate the Task Force for Lincoln Highway Corridor Master Plan – Mr. Ellis advised that the Task Force would need to be finalized no later than the second meeting in July.

Consideration to approve Financial Security Release #6 for Valley View Business Park Lot 6 in the amount of \$131,830.00 – Based on the Township Engineer's recommendation, **Ms. Yates made a motion, seconded by Ms. Boyd, to approve the Financial Security Release #6 for Valley View Business Park Lot 6 (G.A. Vietri, Inc.) in the amount of \$131,830.00.** 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:

- Valley Suburban – Mr. Ellis reported that communication was received today from the developer's engineer including documents for review in advance of a formal submittal of the final land development plans to Valley Township.
- 359 East Glencrest Road/Millview Basin Drainage – CDBG application was submitted. Awards are typically made in late summer. Pennoni coordinated with Cedarville Engineering regarding the proposed cost sharing for potential costs beyond those covered by the two grants. Mr. Ellis also reported that they reviewed flooding videos submitted by the 359 East Glencrest Road property owner from the severe storm event on June 8. These videos were also forwarded to the County to review. A meeting has been scheduled for June 25 with the City of Coatesville and Cedarville Engineering regarding the Millview Basin and how to slow down the water. Mr. Ellis noted that approximately five years ago, a plate was placed on an outlet structure to help the water runoff. As of 2019, the plate was still there, but it is unknown what the condition is. Mr. Ellis stated that he will also show the City of Coatesville the inlet and grade that flew off. A meeting to talk with the County regarding additional grant funds or funding opportunities. Ms. Yates advised that she was in Millview the day before the June 8 storm and noticed rocks came down the hill and that there was evidence of dirt and rock in the parking lot and is curious how much stormwater is actually coming down the hill. Mr. Ellis noted that regarding is part of the grant scope.
- Wagontown - Mr. Ellis reported that efforts continue to request the City of Coatesville to apply for a CRP grant application for funding for the Wagontown Road project.

Ms. Proctor noted that she had received a complaint from a Coatesville resident regarding water runoff from what appeared to be from Hillview.

At this time, Mr. Ellis departed the meeting.

DEPARTMENT REPORTS

Administration – The monthly report was submitted to include the year-to-date versus budget as of May 31, 2021. It was noted that LST and EIT is tracking on budget and real estate is at budget.

Codes – The monthly report was submitted. Ms. Yates reviewed the monthly report data. She noted that a meeting was held on June 11 with LTL, Township Manager, and the Codes Department Secretary to review procedures and that some procedures will be modified for more productivity. There was discussion regarding rental inspections scheduling and report filing requirements.

Work Place Safety Committee – Ms. O’Doherty reported on the recent Work Place Safety Committee. She noted it was reported there is water building up in the Maintenance Garage on hot, humid days. She stated that she would obtain a quote from G.A. Vietri to install fans.

Parks & Recreation Authority – Ms. Proctor reported that concerts are being scheduled for July 24 and September 11 and the Book Bag Give Away Drive Thru has been confirmed for August 7. The Authority is looking into a movie night.

Historic Committee – Ms. Boyd reported that the Committee is trying to find an electronic map and they are hopeful that Diane Krantz will be able to attend an upcoming meeting to help training on evaluating properties.

EAC – Ms. Yates noted that people are doing things in and around creeks. Education is key. She will provide a pamphlet of “*Dos and Don’ts*” to be placed on the website. She also noted that we may want to have someone look at the sycamore tree by the Stoltzfus House.

MANAGER’S REPORT

Mr. Piersol reported on the following:

- We experienced a significant rainfall event, which caused flooding throughout the area on June 8. Reports of rainfall of 4 inches at the Airport, and up to 7 inches in other areas, occurred in a compressed timeframe that afternoon.

He noted that if you or your neighbors suffered serious damage to your home or business because of this event, we encourage you to contact your insurance agent to determine coverage. You should also file a damage report with the Township.

Public Works personnel worked that evening clearing debris and soil from various roadways, including Manor Road (Route 82), and Valley Road. Mr. Piersol spoke with a staff member from State Representative Dan Williams’ Office on June 9, who promised Representative Williams will discuss reimbursement to the Township for work our staff performed on state-owned highways because of this event.

- Mr. Lenhart and Mr. Piersol are reviewing speed limit signage, or the lack thereof, in some of our developments. We should be able to post a 25 MPH speed limit under Act 151 of 1998, which permits posting speed limits in residence districts without the need for an

engineering and traffic study. Once the streets are inventoried, we will propose an amendment to the Ordinance that previously established speed limits on certain streets in the Township.

- Mr. Ellis and Mr. Piersol have met with representatives of Cleveland Cliffs, formerly ArcelorMittal, to discuss a 30,000 square foot expansion of one of their buildings along Valley Road. The Department of Defense has authorized this expansion to increase the production capability of the plant for armor plating. The federal government will pay for this expansion project, which is to be completed by the summer of 2022.

There are two important issues with this project. A majority of the new building, and a portion of the existing building, are located in the Zone A flood plain. The proposed building footprint is already considered impervious surface. Engineering firm D.L. Howell is conducting a property survey to determine if the previous flood plain determination is accurate, or can be modified by fill. Any modification cannot raise the downstream stream level more than 1 foot.

The other issue is the process under which this expansion will be reviewed by Valley Township. Mr. Ellis and Mr. Piersol will be discussing the review process with Solicitor Sundquist.

- Dale Welsh of 925 Madison Street has requested permission from the Township to close the 900 block of Madison Street between West 9th and West 10th Avenues on Saturday, August 7th between noon and 8 PM. Mr. Piersol advised him, pending Township approval, our Public Works Department will provide barricade equipment for this event. Mr. Piersol also advised him that he should have neighbors ready to remove the barricades should an emergency occur during this event on this block. All emergency service providers have been notified.

OLD BUSINESS

None

NEW BUSINESS

Discussion/consideration to purchase a metal sign/banner to include our police department name and badge to be displayed at the CASD football stadium -**Ms. O'Doherty made a motion, seconded by Ms. Boyd, to participate in the Coatesville Football Booster program to purchase a banner that will represent the local police departments that serve the CASD at a cost not to exceed \$200.00.** The motion passed unanimously.

Discussion/Consideration to designate the Township's negotiation representation for non-uniform contract renewal – **Ms. Boyd made a motion, seconded by Ms. O'Doherty, to designate Neil Morris, Esquire, of Offit Kurman to be the lead negotiator for the upcoming non-uniform negotiations.** The motion passed unanimously. The Board further concurred that the Assistant Township Manager/Secretary would provide support and be the contact to Mr. Morris.

At this time, Ms. Proctor asked if there were any public comment regarding the added agenda item to consider removal of probationary status for Officer Pomroy. It was recognized that there was no one from the public online/present.

Discussion/consideration to remove Officer David Pomroy from probationary status – Ms. O’Doherty made a motion, seconded by Ms. Boyd, to remove Officer David Pomroy from probationary status. The motion passed unanimously.

CITIZEN COMMENTS

None.

There being no further business to discuss, the meeting was properly adjourned at 11:12 p.m.

Janis A. Rambo, Township Secretary