

**LONDONDERRY TOWNSHIP BOARD OF SUPERVISORS' MEETING
TUESDAY, DECEMBER 08, 2009**

CALL TO ORDER: The BOS I meeting was called to order by Supervisor Richard Brown at 8:00 PM. Supervisors Richard Brown, Gene Wier and Township Engineer Bob Johnston were in attendance. Richard Brown explained the BOS I Meeting began one half hour later than the normal meeting time as the BOS had been requested to attend a PennDOT meeting regarding PA Route 41.

COMMENTS FROM THE PUBLIC: None

MINUTES: As the minutes of the BOS II November 23, 2009 meeting had been previously distributed to the BOS, Richard Brown made a motion to accept the Minutes as written. Gene Wier seconded the motion and the vote was unanimous.

TREASURER'S REPORT: Howard Benner read excerpts from the Final November Treasurer's Report. There was no discussion. Richard Brown made a motion to approve the Treasurer's Report as read. Gene Wier seconded the motion and the vote was unanimous.

TOWNSHIP REPORTS:

A. ZONING OFFICER/BUILDING INSPECTOR: Richard Brown read portions of the Zoning Officer's November Report. There were two (2) building permits issued with a collected fee total of \$1,299.20. One (1) building permit was pending approval of the new Honeycroft lot layout. One (1) demolition permit was pending for 162 Hood Road awaiting permission from the BOS. Three (3) Use and Occupancy permits were issued and fifteen (15) various construction inspections were conducted. The trash problems at 198 Baker Road and junk vehicles at 201 Paxson Road have shown minimal to no progress. Permission was requested to file Court Hearings for both properties. The BOS gave Mr. Bill Beers permission to proceed with the Court Hearings. The New Daleville site walk on 11-11-2009 was productive and set forth a course of action for each of the issues (See Mr. Beers' Report).

B. ROAD MASTER: No Report

C. EMERGENCY MANAGEMENT: No Report

D. PLANNING COMMISSION (PC): Rich Henryson had previously submitted a report from the PC Meeting held on November 17, 2009. Richard Brown read the following excerpts: 1) Bob Johnston gave a report of a meeting between Gilmore & Associates and Lake Roeder Hillard regarding Honeycroft's revised plans and these should be ready for PC review at the December meeting 2) Bob Johnston gave an update regarding the percolation testing done on the Cohen / Londonderry Shops property. The next meeting of the PC will be on 12-15-2009.

- E. OPEN SPACE COMMITTEE (OSC):** Richard Brown read excerpts from the OSC Minutes of 11-18-2009 submitted by Chairman Hank Detering. Mr. Detering announced the OSC would participate in a presentation, "Planning for Fiscal Preservation", being hosted by the Brandywine Conservancy and Mr. John Goodall to be held on 12-09-2009 at Chatham UM Church in West Grove, PA from 12:00 Noon until 2:00 PM. The next meeting of the OSC will be on 12-16-2009 at 5:30 PM.
- F. HISTORICAL COMMITTEE (HC):** Chairwoman Diane Henryson reported the LDT Historical Committee is working towards becoming a "Commission". In addition the members of the HC met on 12-05-2009 with Mr. Sam Damico, White Horse Tavern property owner, and Jeff Young, restorer of historic properties, to evaluate the feasibility of restoring the Tavern to its original use. Mr. Damico asked for his demolition permit, with the assurance that he would not demolish the structure until he heard definitely from Jeff Young that he could not secure funding for purchase and restoration. Richard Brown said he would talk with Mr. Beers about issuing the permit.
- G. WEBSITE/NEWSLETTER:** Dick Brown said Jennifer Zduniak is looking for articles for the Winter Newsletter.

OLD BUSINESS:

- A. COHEN / LONDONDERRY SHOPS:** Mr. Johnston said there has been no correspondence or conversations with the designers since the last BOS meeting. He has not received a list of neighboring properties that will participate in the water test monitoring. The test wells have been drilled, but there has been no testing to date. The percolation tests were $\frac{1}{4}$ " per hour which are low test results. LDT resident, Larry Denver of White Horse Road, was in the audience as an interested property owner. Richard Brown gave a short synopsis of the background of Londonderry Shops.
- B. HONEYCROFT:** Bob Johnston said that on 12-09-2009 he would meet with representatives of Lake Roeder Hillard to review the revised plans for Honeycroft. LDT should expect newly revised plans to be delivered to the office this week. Gilmore & Associates has requested backup statistics / information and the plans to be corrected. Mr. Johnston will review the new set of plans, but the review will not likely be available for the PC Meeting on 12-15-2009. The Honeycroft developer has requested building permits for three (3) lots, but these will not be issued until the revised plans are in order.
- C. MANOR PRESBYTERIAN CHURCH:** This reverse subdivision is complete.
- D. NEW DALEVILLE – Re: Tom Devereaux Letter dated 11-16-2009:** Bob Johnston said Mr. Devereaux's letter was forwarded to Arcadia along with the front sheet from the New Daleville approved plans. Mr. Johnston read Item #41 which states "*Positive drainage should be provided away from buildings to ensure that stormwater runoff does not enter garages, houses, basements, etc. Finished floor elevations should be field adjusted as necessary to provide adequate positive drainage towards streets and stormwater management facilities.*" Mr. Devereaux was in the audience and supplied

pictures (3) depicting sod over the drainage pipe(s). Mr. Johnston will work with Arcadia and the property owner to resolve the problem(s).

- E. NEW DALEVILLE – Handicap Ramps and Hump Removal:** Supervisor Brown asked about the handicap ramps. Mr. Johnston responded he will speak with the BOS regarding this matter at a later date. Gilmore & Associates may present other handicap issues as well. In addition Richard Brown requested that escrow funds adequate to complete the remodeling of Rt. 926 at Daleville Road be retained. Mr. Johnston reminded the BOS that there was a utility pole removal payment issue which has remained unresolved. Mr. Johnston will continue to monitor the situation.
- F. NEW DALEVILLE - SCOTT ANDRESS HOUSE CONSTRUCTION ISSUES:** Mr. Andress said things are better since the walk-through.
- G. NEW DALEVILLE – Open Space:** The Supervisors reviewed the New Daleville plot plan and Deed of Dedication. Mr. Johnston said he would recheck the bearings and legal descriptions prior to recommending the BOS sign this document. Richard Brown explained there were three (3) open space parcels of land being offered to the Township. These parcels include the following: D. “Wetlands” with 3.5 acres, E. “Highlands” with 15.7 acres, and Lot 128 “Township Park” with 10 acres. A decision must be made by 12-21-2009 in accordance with an existing agreement with the developers. Resident Larry Denver asked if this land was a donation and if LDT would be responsible for the maintenance. Richard Brown answered in the affirmative. There was discussion regarding the maintenance of these parcels. Planning Commission Chairman Rich Henryson suggested taking over two (2) parcels (“Highlands” and “Wetlands”). Following the discussion Richard Brown made a motion to accept the “Wetlands” open space and the “Highlands” open space. Gene Wier seconded the motion and the vote was unanimous. Mr. Johnston will review and evaluate the agreement prior to signatures being affixed by the BOS.
- H. ACT 537 PLAN:** Mr. Johnston will meet with LDT Planner David Sweet to review comments and concerns regarding the Act 537 Plan. When asked about reimbursement Mr. Johnston said LDT would apply for 100% reimbursement, but currently reimbursement is at 43%.

NEW BUSINESS:

- A. PennDOT ROUTE 41 PLANS MEETING 12-08-2009:** Richard Brown and Bob Johnston attended this meeting prior to the BOS I meeting. Plans for Route 41 have not changed and the intersection of Route 926 and Route 41 remains on the official map as a possible site for a round-about or traffic signal.
- B. LDT SOLAR PROJECT UPDATE:** Richard Brown said two (2) solar representatives had evaluated the Township Building regarding the possible installation of solar panels on the roof and adding a heat pump. As the Township does not use much electricity, the Township could sell the excess electricity. The representatives said it would be possible to recoup the investment within 5 – 7 years and the life expectancy for the panels was

approximately 20 years. Representative Tom Houghton's office has offered to provide assistance with grant applications and/or government funding. In addition there may be a possibility of PECO grants. Richard Brown stated LDT could finance these costs while awaiting reimbursement from the grant(s). As there are other Townships in the area which have installed solar panels, Supervisor Brown suggested that they be contacted regarding the costs and benefits.

C. 2010 CENSUS: The Township received materials regarding the 2010 US Census. These materials will be reviewed and a response crafted if necessary.

D. BILL BEERS' REQUEST FOR 1-2 FILING CABINETS FOR FILING PERMITS IN LDT: The BOS granted Mr. Beers' request.

ANNOUNCEMENTS/CORRESPONDENCE:

A. TRANSFER STATION PERMIT APPLICATIONS: (There were 14 applications as 12-08-2009)

B. END-OF-YEAR BOS II MEETING: 12-28-2009 at 7:30 PM

C. TASK FORCE MEETING FOR DECEMBER: Cancelled

CURRENT BILLS WERE REVIEWED AND PAID IN THE USUAL MANNER.

HOWARD BENNER REQUEST: Mr. Benner requested the BOS' permission to implement the following procedures for development accounts:

1. The escrow balance will be set at the discretion of the Treasurer
2. If any escrow account is at zero or has a negative balance, no building permits will be issued
3. Bill Beers will contact Howard Benner prior to issuing building permits
4. A certified letter will be sent requesting escrow funds within 10 days
5. Court action will be taken if there is no response to the certified letter within 10 days.

The BOS discussed and approved this plan of action.

ADJOURNMENT: A motion to adjourn was made by Richard Brown and seconded by Gene Wier. The vote was unanimous. The BOS Meeting was adjourned at 10:00 PM.

Respectfully submitted,

Janice H. Hearne
Administrative Secretary