

\ AGENDA
EAST GOSHEN TOWNSHIP
CONSERVANCY BOARD MEETING
November 10, 2010
7:00 PM

- 1) **CALL TO ORDER/PLEDGE OF ALLEGIANCE**
- 2) **APPROVAL OF MINUTES – October 13, 2010**
- 3) **CHAIRMANS REPORT**
- 4) **OLD BUSINESS**
 - a. Comprehensive plan Goals
- 5) **NEW BUSINESS**
 - a. **Green Region – The Peco Open Space Program Grant Opportunity**
- 6) **SUB-DIVISION/LAND DEVELOPMENT REVIEW**
 1. **AT&T Mobility, 1602 East Strasburg Rd (C/U)**
 2. **John Cavalli, 1352 Mark Dr., (D/V)**
 3. **Mike Ivey, 36 Hill St (Appeal)**
- 7) **BOARD MEMBER CONCERNS**
- 8) **LIAISON REPORTS**
- 9) **PUBLIC COMMENTS**
- 10) **CORRESPONDENCE**

REMINDER – Newsletter Article Submission Due Dates:

Article Due Date
November 10, 2010

Delivery date
January 1, 2011

2. MINUTES
3 pgs

draft
**EAST GOSHEN TOWNSHIP
CONSERVANCY BOARD MEETING
October 13, 2010
7:00 P.M.**

The East Goshen Township Conservancy Board met for their regularly scheduled meeting on Wednesday, October 13, 2010, at the East Goshen Township Building. Board members present were: Chairman Bryan Delmonte, Jane Fava, Ginnie Newlin, Sandra Snyder, Walter Wujcik and Scott Sanders. Also in attendance were Mike Merwin; Bob Huebner, Park & Recreation; and Don McConathy, Township Supervisor.

1. **CALL TO ORDER**

Bryan called the meeting to order at 7:00pm and led the Pledge of Allegiance to the Flag.

2. **REVIEW & APPROVAL OF MINUTES**

Jane moved to accept the minutes of September 8, 2010 as corrected. Walter seconded the motion. There was no discussion or public comment. The motion passed.

3. **CHAIRMAN'S REPORT**

A. Reservoir Road project was watered on 9/9/10 and plantings were done on 9/16/10. Bryan checked on 10/8/10 to see if there was any damage due to the excessive rain storm. He said the water was several feet deeper, 3 or 4 cages were knocked over and about 20 were still standing. The CRC brought volunteers today to stabilize and clean up the area. There was a very large, very heavy tree branch that was washed up against one of the trees. It took several people to move it.

B. Hershey's Mill Dam – There were no bidders to purchase the dam. Bryan received a note from Rick Smith stating that the National Fish and Wildlife Commission will not be providing any funding.

4. **OLD BUSINESS**

A. Tree Ordinance – Mark Gordon asked how high up a tree you would measure to get the caliper of the tree. Scott said a tree should be 12 feet high. Smaller than that are saplings. For a mature tree, you would measure 4 ½ feet from the ground. For a young tree (sapling) measure 12 inches from the ground.

B. 2010 Budget – Mark Miller determined that \$301 for grass seed should not be charged to the Conservancy Board. He will have it transferred. There is \$2,800.00 remaining in the 2010 budget. The Board was surprised that only \$640 has been paid to Weeds, Inc. Upon further searching, Bryan discovered that there were payments allocated to general expenses. Don suggested that he contact Deb Breury to have this corrected. However, the Board feels that most of the remaining balance will be for Weeds Inc. payments.

C. Signs – Two existing bird signs were rebuilt and two new additional signs were installed. The sign at the tennis courts was repaired and moved over slightly.

D. East Boot Road – Bryan will contact Tony DuFour about the 4 trees he still owes on this planting project.

E. Comprehensive Plan Goals – The goal to develop a Mission Statement was tabled last month. The following are ideas from Board members:

- * Preserve Township Open Space
- * Educate residents about the necessities and possibilities of improving environmental standards.
- * Review land development/subdivision plans with consistent input as to what plants can be used.
- * Protection and nurturing of East Goshen natural resources.
- * Keep the Board of Supervisors and ABCs thinking green.

This will be discussed further and a decision made at the next meeting. Jane said the EAC Handbook is online now and may provide some ideas.

Sandy would also like to include a goal for 2011 to be more proactive in putting items on the township website.

F. Newsletter - Ginnie has taken pictures of her rain garden which were very interesting. She has written an article about it. She will submit them for the next newsletter.

G. Ordinance – Don pointed out that the Board should provide the lists of plants they allow and don't allow to be put in a resolution. A resolution can be updated each year more easily than changing the ordinance. It was decided that Mike will tell Mark Gordon to take the lists in the ordinance sections 205-61(f) plants/trees and 205-62(b) street trees out of the ordinance and put them into a resolution. No one knew if there is a list of invasives/noxious plants in the ordinance. Jane feels there is not because the State regulates these.

5. **NEW BUSINESS**

A. NLT Report – Bryan, Jane, Ann Marie Fletcher-Moore and Bob Huebner met yesterday to discuss a plan for implementing some of the recommendations in the NLT report. Jane volunteered to write a detailed plan for 2011 budget. Don reminded her that the Board of Supervisors needs this as soon as possible.

6. **SUBDIVISION/LAND DEVELOPMENT/LANDSCAPE PLAN REVIEW**

A New Kent Apartments – Neal Fisher represented the applicant. He presented a new landscape plan. They want to widen the boulevard at the entrance on Boot Road and improve the entrance. They plan to make both sides of the entrance consistent. There will be pervious parking with landscape islands. He reviewed the type and number of plants. Bryan informed Neal that Eastern White Pines break easily under pressure from snow. He will use Leland Cypress instead. The Board approved the plan. Bryan will write a letter to the Board of Supervisors.

7. **BOARD MEMBER CONCERNS/COMMENTS**

A. Boardwalk – Ginnie was walking on the boardwalk and noticed that there are some callary pear trees that need to be removed before they get any higher. Also, Don said the boardwalk is in need of repair. Bob will let the Park Board and Mark Miller know about these concerns.

8. **LIAISON REPORTS**

A. Park & Recreation – Bob reported that a member of the TAG attended their last meeting. Frank gave him lots of ideas to increase revenue. Parking in the East Goshen Park is a growing problem. The Pumpkin Festival is this Saturday, October 16. A resident who attended the last meeting suggested that left turns in and out of the original entrance to East Goshen Park be limited or eliminated. When Bob was at the Park the other day, there was an auto accident at this entrance. Bob spoke to the police about the accident and they suggested a left turn lane into the park. Don suggested that the Board request a history of incidents at that location for the last several years. This would indicate if there is a problem or not.

B. Board of Supervisors – Don reported that the Hershey's Mill Dam did not sell because of the bond that the DEP required. Senya and Don met with the Save the Dam Committee to review their ideas. They are going to form a 501(3)c to start fundraising. The last big storm caused flooding on Green Hill Road but no damage. The Trash contract for 2011 provides for 2 trash pickups per week and 2 yard waste pickups per month. The yard waste must be separated from the regular trash. The overall cost will decrease. A letter will be sent to the residents.

The possibility of installing a cell tower in East Goshen Park was discussed. However, the company has not provided data showing that there is a need. There is a Zoning Hearing Board scheduled. The BOS will look at this after the hearing.

TAG presented their report last night which contains 41 recommendations.

C. Municipal Authority – Walter reported that the Municipal Authority was going to have Executive Session so it was suggested that they not attend the meeting. He did report that the expansion of the treatment plant is complete. The contractor trailers have been removed.

9. **PUBLIC COMMENT**

None

10. **CORRESPONDENCE**

A. Bryan acknowledged receipt of a letter from Mark Gordon regarding wireless communications facilities. He also acknowledged receipt of a letter regarding a conditional use application from CTDI to increase their parking spaces.

11. **ADJOURNMENT** - There being no further business, Scott made a motion to adjourn the meeting. Walter seconded the motion. There was no discussion or public comment. The motion passed. The meeting was adjourned at 8:55 p.m.

Respectfully submitted,

Ruth Kiefer
Recording Secretary

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5. NEW BUSINESS

3pgs

RECEIVED
BY: _____

OCT 07 2010

TO: City, Township, and Borough Managers and
Directors of Parks, Recreation, and Open Space Planning

FROM: Jeffrey W. Gordon
Corporate Relations Manager, PECO *Jeff Gordon*
Holly M. Harper
Green Region Program Administrator, Natural Lands Trust *Holly M. Harper.*

DATE: October 1, 2010

RE: Grant opportunity through PECO's Green Region Open Space Program

In recent years, numerous cities, townships and boroughs in southeastern Pennsylvania have undertaken a variety of open space projects. Recognizing the importance of these initiatives to preserve open land, PECO is partnering with Natural Lands Trust to provide grants to municipalities to assist them in their efforts.

Through the Green Region program, PECO makes grants in amounts up to \$10,000 to municipalities in the Philadelphia five-county region. As the enclosed brochure outlines, the grants can be used with other funding sources to cover expenses such as consulting fees, trail construction, land acquisition, habitat improvement, and the cost of creating and implementing an open space plan. **Since Green Region's inception in 2004, we have awarded more than \$780,000 across the region for a wide range of open space projects.**

A committee made up of county, conservation and PECO representatives reviews proposals and awards grants each year. **The deadline for submitting funding requests is December 17, 2010.**

If your municipality is undertaking an open space project, we hope you'll consider applying for a Green Region grant. If you know of a project in a neighboring area, please mention our program to those involved. We hope that Green Region funds will make a real difference as you work to preserve and protect farmland, watersheds, parks, and trails for this and future generations.

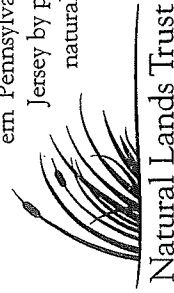
If you have questions, or need additional information, please contact Holly Harper, administrator of the Green Region program, at 610-353-5587 or hharper@natlands.org. We hope there will be an opportunity for us to support your conservation efforts.

At PECO, we do more than just provide reliable electric and natural gas. We're putting our energy into our customers, the community and the environment. In 2009, the company launched a more than \$15 million initiative to preserve the environment and help customers become more environmentally responsible. The initiative includes projects like the installation of a

45,000 square foot green roof and new LED Crown Lights messaging system at our Center City headquarters; upgrades to secure Leadership in Energy and Environmental Design (LEED) certification for many of our buildings throughout the region; the increased use of hybrid and biodiesel vehicles; and support for community and customer environmental and energy efficiency projects and programs. These efforts are a component of Exelon 2020: A Low-Carbon Roadmap, the comprehensive environmental strategy of PECO's parent company. Exelon 2020 sets the goal of reducing, offsetting or displacing more than 15 million metric tons of greenhouse gas emissions per year by 2020. This is more than the company's current annual carbon footprint and is equivalent to taking nearly 3 million cars off American roads and highways.



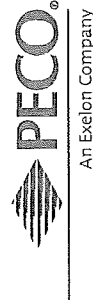
Natural Lands Trust, administrator of the Green Region program, is the region's largest land conservation organization and saves thousands of acres of forests, fields, streams, and wetlands each year. Since 1953, we have worked to protect landscapes in eastern Pennsylvania and southern New Jersey by preserving and caring for natural lands, healthy habitats, and clean watersheds for the benefit of people and nature.



Sample projects include:

- Developing or updating municipal open space protection plans (consultant fees, expenses associated with public input, such as hall rental, advertising, printing)
- Acquisition of open space, through fee or easement (direct expenses such as surveys, environmental assessments, appraisals)
- Habitat improvement within municipally-owned open space (consultant fees, such as landscape architects, botanists, park designers, engineers, materials and labor costs for installation)
- Capital improvements for passive recreation (planning consultant fees, materials and labor costs for constructing trails, boardwalks, kiosks, observation platforms)

We're putting our energy into the environment!



In recent years, many townships and municipalities in southeastern Pennsylvania have approved open space referenda to preserve and protect...

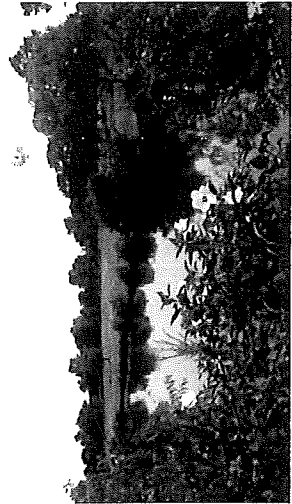
farmland



parks and trails



and watersheds.



PECO is committed to assisting municipalities in southeastern Pennsylvania with their ongoing efforts to preserve, protect and improve open space.

Through its **GREEN REGION** program, PECO has, since 2005, made over 100 grants totaling over \$780,000 to support open space and environmental projects throughout southeastern Pennsylvania.

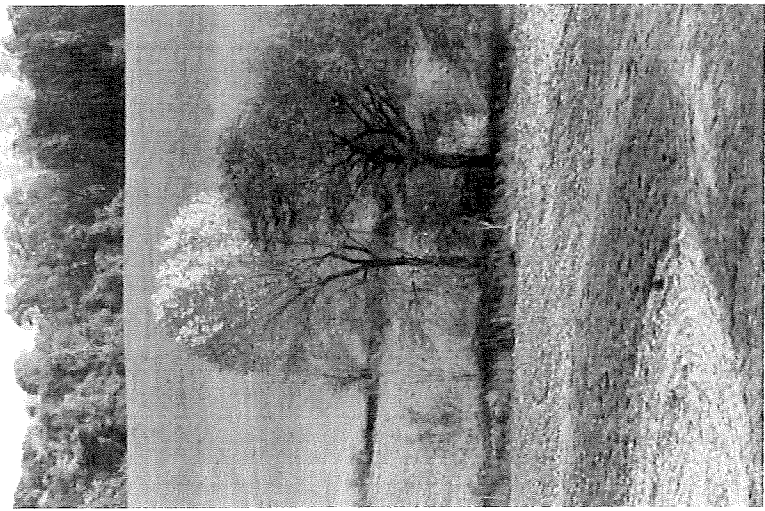
GREEN REGION grants are available to municipalities in amounts up to \$10,000. The grants can be used with other funding sources to cover a wide variety of planning and direct expenses associated with developing and implementing open space programs, including consulting fees, surveys, environmental assessments, habitat improvement, and capital improvements for passive recreation.



A **GREEN REGION** review committee, made up of county, conservation and PECO representatives, consider all funding proposals and make grant awards.

Program guidelines and applications can be downloaded at www.peco.com/green or www.natlands.org/greenregion.

For more information, contact Holly Harper, Green Region program administrator, at 610-353-5587 or hharper@natlands.org.



BOARD OF SUPERVISORS

EAST GOSHEN TOWNSHIP

CHESTER COUNTY

1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

FYI

October 28, 2010

Dear Property Owner:

The purpose of this letter is to inform you that Mr. John Cavalli has filed a Zoning Hearing Board Application requesting relief from the side yard setback requirements. Mr. Cavalli proposes to build a two car garage on his property and is requesting 9 feet 4 inches of relief from the 20 foot side yard setback requirement.

Pursuant to Township policy, property owners and residents within 1000 feet of the subject property are notified of Zoning Hearing Board applications.

This application is scheduled to be discussed during the meetings outlined below and is subject to change:

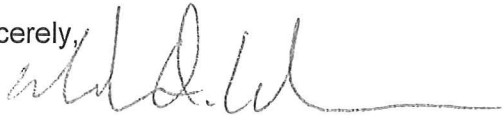
November 3, 2010 - Planning Commission meeting (workshop at 7 pm, formal meeting @ 7:30 pm)

November 23, 2010 - Board of Supervisors meeting (7:00 pm)

December 9, 2010 - Zoning Hearing Board (meeting @ 7:30 pm) **(Zoning Hearing)**

All meetings are held at the Township Building and are open to the public and are subject to change. The variance application is available for review during normal business hours. Please give me a call at 610-692-7171 or email me at mgordon@eastgoshen.org if you have any questions or need additional information.

Sincerely,



Mark A. Gordon
Township Zoning Officer

Cc: All Township Authorities, Boards and Commissions

BOARD OF SUPERVISORS
EAST GOSHEN TOWNSHIP
CHESTER COUNTY
1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

FYI

October 28, 2010

Dear Property Owner:

The purpose of this letter is to inform you that Mr. Michael Ivey has filed a Zoning Hearing Board Application appealing the determination of the Zoning Officer. The Township has determined that the property located at 36 Hill Street, West Chester, PA 19382, TPN 53-6G-28, which is owned by Mr. Ivey, is not being used as it was intended. The residential dwelling on the property is being used as a Semidetached dwelling however it has never been approved as such.

Pursuant to Township policy, property owners and residents within 1000 feet of the subject property are notified of Zoning Hearing Board applications.

This application is scheduled to be discussed during the meetings outlined below and is subject to change:

November 3, 2010 - Planning Commission meeting (workshop at 7 pm, formal meeting @ 7:30 pm)

November 16, 2010 - Board of Supervisors meeting (7:00 pm)

January 12, 2011 - Zoning Hearing Board (meeting @ 7:30 pm) **(Zoning Hearing)**

All meetings are held at the Township Building and are open to the public and are subject to change. The variance application is available for review during normal business hours. Please give me a call at 610-692-7171 or email me at mgordon@eastgoshen.org if you have any questions or need additional information.

Sincerely,



Mark A. Gordon
Township Zoning Officer

Cc: All Township Authorities, Boards and Commissions
John E. Good, Esq.,