

AGENDA
EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS
Tuesday, September 17, 2013
7:00 PM

1. Call to Order
2. Pledge of Allegiance
3. Moment of Silence – Supervisor Carmen Battavio
4. Ask if anyone is recording the meeting
5. Public Comment – Hearing of Residents (Optional)
6. Chairman’s Report
 - a. Announce the passing of Nicholas Campbell, Malvern’s longtime Ambulance Chief and driving force to the establishment of Malvern’s paramedic service
 - b. Comp Plan Update – 1st Tuesday (None)
 - c. Friends of East Goshen – 1st Tuesday (None)
7. Public Hearings – QVC Conditional Use Application request to increase number of satellite dishes.
8. Police/EMS Report – To Be Handed Out
 - Malvern Fire Co. – Monthly Fire Operations Report – August 2013
 - Fire Marshal – (None)
 - Goshen Fire Co
9. Financial Report – August 2013
10. Old Business
11. New Business
 - a. Consider staff recommendation for large format plan project
 - b. Consider staff request for truck replacement
 - c. Consider speed limits
 - d. Consider open space and recreation plan update
12. Any Other Matter
13. Approval of Minutes
 - a. September 3, 2013
14. Treasurer’s Report
 - a. September 12, 2013
15. Review Action List
 - a. September 17, 2013
16. Correspondence, Reports of Interest
 - a. Acknowledge Chief Bernot’s letter thanking Mark Miller and the Public Works Department for assisting the police department in locating a weapon lost in heavy undergrowth
 - b. Acknowledge WEGO Police Commission Pension Plan Actual Cost Study and Summary>Returns
17. Dates of Importance

Sept 16, 2013	Commerce Commission	7:00 PM
Sept 17, 2013	Board of Supervisors	7:00 PM
Sept 18, 2013	Police Commission – CANCELLED	5:30 PM

Sept 18, 2013	Zoning Hearing Board – CANCELLED	7:30 PM
Sept 19, 2013	Farmers Market	3-7:00 PM
Sept 23, 2013	Comp Plan Task Force	7:00 PM
Sept 23, 2013	Applebrook Golf	11:00 AM
Sept 24, 2013	Police Commission	5:30 PM
Sept 24, 2013	Friends of East Goshen	7:00 PM
Sept 26, 2013	Farmers Market	3-7:00 PM
Sept 26, 2013	WC Area Council of Governments East Goshen Township Building	7:00 PM

18. Public Comment – Hearing of Residents

19. Adjournment

The Chairperson, in his or her sole discretion, shall have the authority to rearrange the agenda in order to accommodate the needs of other board members, the public or an applicant.



Malvern Fire Company

Serving our community since 1888



Chester County, PA Station 4

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Passing of Past EMS Chief Nicholas Campbell

09/01/2013 12:00 Hrs

The Malvern Fire Company regretfully announce the passing of Nicholas Harold Standing Campbell.

Over his more than forty years of service, Nick provided visionary leadership in numerous capacities within the region's fire and emergency services. His long-term service to the Malvern Fire Company included many years as EMS Chief, as well as numerous other operational and administrative positions. He began his professional career at Paoli Memorial Hospital, where he served in several capacities, including the Cardio Pulmonary Team and as the first Paramedic Supervisor for Medic 92.

Chief Campbell was ALS Director for Brandywine Hospital's Medic 93 and Skyflight care for much of his career. Under Nick's visionary leadership, Malvern Fire Company established the first fire department-based paramedic service in Chester County. His distinguished service included serving as President of the Chester County Emergency Medical Services Council. Nick was the recipient of numerous service awards, including the Margaret Hoover Brigham EMS Award.

Nick's life celebration service will be held on Saturday, September 7 at 2:00 p.m. at the Church of the Good Samaritan, 212 Lancaster Avenue, in Paoli, PA 19301. A visitation will be held on Friday, September 6 from 5:30 to 9:00 p.m. at the church. Participating departments should contact Chief Neil Vaughn at (484) 639-3060 or nvaughn@malvernfireco.com.

In lieu of flowers, memorials may be made to the Nick Campbell Memorial Education Fund, being established in recognition of his role in preparing and empowering a generation of health care providers, or in his name to the National Fallen Firefighters Foundation in Emmitsburg, Maryland.



EMS Subscription
Drive Information



[Back](#)

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Contact

424 E. King Street
PO Box 435
Malvern PA, 19355
Phone: 610-647-0693
Fax: 610-647-0249
Info@malvernfireco.com

Memorandum

East Goshen Township
1580 Paoli Pike
West Chester, PA 19380

Voice: 610-692-7171

Fax: 610-692-8950

E-mail: mgordon@eastgoshen.org

Date: 9/12/2013

To: Planning Commission

From: Mark Gordon, Zoning Officer *mb*

Re: QVC Conditional Use / Satellite Dishes

Dear Board Members,

The Planning Commission has forwarded you a recommendation to approve the Conditional Use application of QVC Inc., to increase the number of satellite dishes. I have drafted a motion for your review and consideration.

Draft Motion:

Mr. Chairman, I move that we approve the Conditional Use application of QVC Inc. to increase the number of satellite dishes on their property from 6 to 12 with the following conditions:

1. The entire fence line along the southern edge of the satellite area shall be screened as depicted on the Landscape Plan dated 7/2/2013 with deer resistant plantings; specific plant species have been recommended by the Conservancy Board. The Township can require additional plantings if needed within the first 18 months after installation.
2. The vegetative screening shall be maintained so long as the satellite use exists on the property.
3. Any changes to the satellite dishes within the satellite yard, moving forward, may occur without conditional use approval so long as the size of the dishes doesn't exceed the allowable building height in the district and changes are limited to within the satellite yard area depicted on the plans dated 7/18/2013.

EAST GOSHEN TOWNSHIP
PLANNING COMMISSION
1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

August 28, 2013

East Goshen Township
Board of Supervisors
1580 Paoli Pike
West Chester, Pa. 19380

Re: QVC Inc. Conditional Use
Satellite Dishes

Dear Board Members:

At their meeting on August 7, 2013 the Planning Commission voted unanimously in favor of the following motion:

Madame Chairman, I move that we recommend that the Board of Supervisors approve the Conditional Use application of QVC Inc. to increase the number of satellite dishes on their property from 6 to 12 with the following conditions:

1. The entire fence line along the southern edge of the satellite area shall be screened as depicted on the Landscape Plan dated 7/2/2013 with deer resistant plantings and the Township can require additional plantings if needed within the first 18 months after installation.
2. The vegetative screening shall be maintained so long as the satellite use exists on the property.
3. Any changes to the satellite dishes within the satellite yard moving forward may occur without conditional use approval so long as the size of the dishes doesn't exceed the allowable building height in the district and changes are limited the satellite yard area depicted on the proposed satellite yard plan dated 7/18/2013.

Sincerely,



Mark A. Gordon
Zoning Officer

EAST GOSHEN CONSERVANCY

September 12, 2013

East Goshen Township
Board of Supervisors
1580 Paoli Pike
West Chester, Pa. 19380

Re: QVC Inc. Conditional Use / Satellite Dishes
Deer Resistant Plantings

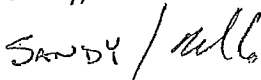
Dear Board Members:

At their meeting on September 12, 2013 the Conservancy Board voted unanimously in favor of the following motion:

Madame Chairman, I move that we recommend that the applicant, QVC, Inc., incorporate the following deer resistant plant species in the landscape design for the Satellite Yard area screening:

1. **Thuja** - a/k/as the Green Giant - it will be an aggressive grower. You will want to plant this towards the back to provide for screening. This plant will do well when "topped off" so it will not interfere with the signals (which is most likely how they will maintenance these anyway). Deer Resistant.
2. **Pieris Japonica** - you will want this in the foreground or the front. It is a nice evergreen flowering plant. It is a good grower, and deer resistant. Has nice color and contrast.

Sincerely,



Sandy Snyder, Esq.
Chairman

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

July 31, 2013

Dear Property Owner:

The purpose of this letter is to inform you that the Township has received a Conditional Use Application from QVC, Inc. requesting to amend an existing conditional use approval for the use of satellite dishes on their property at 1365 Enterprise Drive.

QVC proposes to increase the number of satellite dishes on the property from 6 (six) to 12 (twelve). The existing satellite dishes are located within the fenced in area along the southern side of the building. The new satellite dishes will be located in the same area as the existing dishes and will be enclosed by a fence and the area will be landscaped.

Pursuant to Township ordinance all property owners within 1000 feet of the property seeking Conditional Use approval, are notified of the meeting dates when the application will be discussed. The scheduled dates of the public meetings for review and potential approval of this application are as follows:

August 7, 2013 - Planning Commission meeting (workshop 7:00 pm, formal meeting at 7:30 pm)
(Presentation of Application)

September 17, 2013 - Board of Supervisors meeting (7:00 pm)
(Conditional Use Hearing)

All meetings and workshops are held at the Township Building and are open to the public and subject to change. The application materials are available for review during normal business hours. If any person who wishes to attend the hearing has a disability and/or requires an auxiliary aid service or other accommodation to observe or participate in the hearing, he or she should contact the Township at 610-692-7171 to discuss how those needs may be accommodated.

Please call me if you have any questions or need additional information.

Sincerely,



Mark A. Gordon
Township Zoning Officer

Conditional Use Application and Checklist

East Goshen Township

FILE

To: Township Zoning Officer

Name of Applicant: QVC, Inc.

Applicant Address: 1200 Wilson Drive, West Chester, PA 19380, Attn: Frank M. Herb

Telephone Number: 610-251-5065 (Attn: Gregory J. Davis, Esq.) Fax: 610-408-4408

Email Address: gdavis@saul.com

Property Address: 1365 Enterprise Drive

Tax Parcel Number: 53-4-162, 163, 164, 165 & 174 Zoning District: BP-Business Park

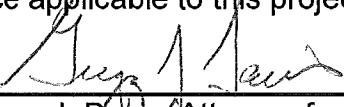
Acreage: 28.228 acres


Description of Proposed Use:

Applicant's property is currently improved with, among other things, a satellite dish compound, containing six satellite dishes, located next to Applicant's office building in Goshen Corporate Park. As part of a necessary upgrade to its downlink systems, Applicant is proposing to remove three of the existing satellite dishes and install nine new ones, resulting in a net add of six dishes and a total of twelve on the property. Pursuant to §240-21.C(7) of the Zoning Ordinance, wireless communication facilities are permitted by conditional use in the BP zoning district where the subject property is located. Applicant is proposing landscaping and fencing to visually screen the satellite dishes and will comply with all of the applicable conditional use requirements for a wireless communications facility. Worthy of note is that the proposed installation of the new dishes will result in an impervious coverage reduction on the site.

Conditional Use is provided in Zoning Ordinance Section: 240-21.C(7)

We hereby acknowledge that we have read this application and state that the above is correct and agree to comply with all provisions of the East Goshen Township Zoning Ordinance applicable to this project and property.

By:  Attorney for Applicant July 30, 2013
Date

Attest: 

*** Review the formal Planning Commission review procedure on page three.**

Conditional Use Application and Checklist

Township Administration use only:

This checklist outlines the steps and items needed to insure completeness of the application and to insure the application follows the process and conforms to the timeframe outlined by the state of Pennsylvania and East Goshen Township. This checklist is broken into two parts, the Application process and the Review Process. The application process must be completed in its entirety prior to the applications advancement into the Review Process.

Application Checklist:

<u>Item</u>	<u>Date Complete</u>
1. Completed Township Application Form:	<u>7-30-13</u>
2. All related materials submitted:	<u>7-30</u>
3. Township application and review fees paid:	<u>7-30</u>

Application accepted as complete on 7-30-13 by [Signature]

Official Signature: [Signature] Title: Zoning Officer

Review Process Checklist

<u>Item</u>	<u>Date</u>
1. Start date:	<u>7-30-13</u>
2. Date of first formal Planning Commission Meeting following Submission of complete application:	<u>8-7</u>
3. Sent to Twp. Engineer:	<u>NA</u>
4. Date presented to Planning Commission:	<u>8-7</u>
5. Abutting Property Letter sent:	<u> </u>
6. Date sent to CB:	<u>8-7</u>
7. Date sent To MA:	<u>11</u>
8. Date sent to HC:	<u>11</u>
9. Date sent to PRB:	<u>11</u>
10. Date sent to TAB:	<u>11</u>
11. Date by which the PC must act:	<u>9-4</u>
12. Date by which Board of Supervisors must act:	<u>9-17</u>
13. Drop Dead Date; (Day 60):	<u>9-28</u>
14. Conditional Use Hearing Date:	<u>9-17</u>
15. Dates of hearing advertisement:..... & _____	
16. Property Posted:	<u> </u>

East Goshen Township Planning Commission
Procedure for processing Subdivision, Land Development, Conditional Use,
Variance, and Special Exception Applications
August 19, 2002
2nd Revision: March 2, 2006

1. In order for any application to be considered by the Planning Commission it must be submitted to the Township with all required documentation as per the Township Code and with all applicable fees paid. The Township will use a checklist to verify all required documentation has been submitted. Until the application is complete the application will not be considered "filed" by the Township staff. The Planning Commission will acknowledge receipt of the application at their next regularly scheduled meeting.
2. All materials to be considered at the next regular meeting of the Planning Commission must be submitted with at least eleven (11) copies to the Township Staff by not later than close of business the previous Tuesday. Any materials submitted after that time will be held for the following meeting and not provided to the Commission at the upcoming meeting.
3. The application review cycle for Subdivision and Land Development Applications shall begin with the next regular meeting of the Commission after the complete application is filed. The application review cycle for Conditional Use, Variance, and Special Exception Applications shall begin the day a complete application is filed with the Township.
4. Applicants should not distribute material to the Commission during a meeting unless it is directly related to the initial presentation of the application. All materials for the Planning Commission, including any material to be used at a meeting, must be delivered to the Township Staff not later than close of business the previous Tuesday.
5. The burden of supplying necessary materials to the Planning Commission in a timely manner is on the applicant. Late delivery of material may require an extension on the part of the applicant or a recommendation for denial of the application by the Planning Commission.
6. Formal application presentations to the Planning Commission will only be made at the regular meeting after the complete application is submitted and accepted by the Township staff.
7. The application will remain on the Planning Commission's agenda until such time as the Commission has made its recommendation to the Board of Supervisors and or Zoning Hearing Board.
8. Applicants are encouraged to attend each Planning Commission meeting in order to answer questions or address issues concerning their application.
9. Applications will be voted on only during the regular Planning Commission meetings.
10. The Chairman, in his sole discretion, may waive or modify any of this procedure.

**Narrative in Support of Conditional Use Application of QVC, Inc.
1365 Enterprise Drive**

Section 240-31.C.(2). All conditional uses and special exceptions shall comply with the following standards:

(a) Not create a significant hazard to the public health and safety, including but not limited to fire, toxic or explosive hazards.

Applicant's proposal is limited to an area immediately adjacent to its office building (in Goshen Corporate Park) where six satellite dishes are currently located. As part of a necessary upgrade to its downlink system, Applicant is proposing to remove three of the existing dishes and install nine new ones, resulting in a total of twelve satellite dishes on the property. All of the current dishes receive, but do not transmit, radio signals and will all continue to be located in the area of the existing satellite dish compound, which will be expanded, and which is internal to Applicant's property. As a result, Applicant's proposal will not create any hazard to public health and safety or adversely impact neighboring properties.

(b) Be suitable for the property in question.

As stated above, Applicant's property is located within a corporate park and the proposed satellite dishes will be located internal to the property, immediately adjacent to Applicant's office building. As part of this Application, Applicant is also proposing to remove some old, decaying landscaping from the perimeter of the satellite dish compound and replace it with a new row of screen plantings, outside a proposed eight foot tall estate fence that will enclose the compound. Applicant is also proposing to remove an area of existing asphalt paving within the satellite dish compound and replace it with crushed stone in order to reduce the amount of impervious surface in that area of the property. The subject property is perfectly suitable for the existing satellite dish compound and is likewise suitable for the proposed, expanded compound and additional dishes.

(c) Be designed, constructed, operated and maintained so as to be in harmony with the character of the existing or intended development of the general vicinity.

With the proposed changes to Applicant's satellite dish compound, including the proposed screening referenced above and depicted on the plans submitted with the Conditional Use Application, the property, including the area of the dish compound, will remain in harmony with the character of the corporate park where Applicant's property is located.

(d) Not be detrimental to other property in the vicinity, including proper use of adequate setbacks, buffering, berming, locating of nuisance-causing facilities, screening and controls of operations to avoid conflicts. Where, in the opinion of the Board of Supervisors, the distance of setbacks and/or the methods of screening and buffering otherwise established by this chapter would be insufficient, additional screening, buffering and/or widths of setbacks shall be required as a condition of any approval.

The satellite dish compound is located immediately adjacent to Applicant's office building and is set back approximately 300 feet from the nearest property line. With the vegetative screening and fencing that are proposed as part of this project, and considering that the satellite dishes do not generate any noise, the compound will not be detrimental to any other properties in the vicinity.

(e) Be suitable in terms of permitting the logical, efficient and economic extension of public services and facilities such as central water supply, sanitary sewage and police and fire protection. The applicant shall prove that there is adequate access for fire-fighting and other emergency service equipment. The Board of Supervisors may establish additional conditions on approval to ensure such access, such as sufficient turning radii and cartway width for such equipment, the provision of adequate access for fire fighters to reach all sides of buildings and the provision of paved or compacted surfaces sufficient to support the weight of fire equipment.

The proposed improvements within Applicant's existing satellite dish compound will have no impact on public utilities or emergency protection.

(f) After considering any traffic improvements that the applicant may legally commit to fund or construct shall not create significant traffic safety hazards or cause serious traffic congestion.

Applicant is not proposing traffic improvements as part of this Application.

(g) Minimize adverse impacts upon the preservation and restoration of any historic building(s) on the subject property.

N/A

(h) Properly locate and design the proposed structures and other improvements to minimize disruption to existing natural topography, waterways, ponds, groundwater recharge, woods and other important natural resources on the site.

N/A



Malvern Fire Company

424 East King Street
 P.O. Box 435
 Malvern, PA 19355

Main 610-647-0693
 Fax 610-647-0249
www.malvernfireco.com

Monthly Fire Operations Report - August 2013

Calls for Month: 29		Year Total: 208		
Call Type	Malvern	Willistown	East Goshen	Other
Automatic Fire Alarm	1	10	1	1
Carbon Monoxide Alarm	0	0	0	1
Cover Assignment	0	0	1	0
EMS Assist	0	2	0	0
Gas Leak - Outside	0	1	0	1
Mulch	0	1	0	0
MVA	2	4	0	0
Structure Fire	0	0	0	2
Wires	0	0	0	1
MONTH TOTAL	3	18	2	6
YEAR TOTAL	33	117	9	49

Mutual Aid	Given	Received	Month Total	Year Total
Alert Fire Co.	0	0	0	2
Berwyn Fire Co.	0	0	0	5
East Whiteland Fire Co.	4	0	4	30
Fame Fire Co.	0	0	0	1
Friendship Dive Rescue	0	0	0	1
Goodwill Fire Co.	0	0	0	2
Goshen Fire Co.	1	0	1	13
Lionville Fire Co.	0	0	0	2
Newtown Sq. Fire Co.	0	0	0	5
Paoli Fire Co.	1	0	1	7
Radnor Fire Co.	1	0	1	5

Total Value of Property & Contents	Total Month Loss	Total Year Loss	Total Year Saved
\$4,480,000	\$20	\$5,520	\$4,474,480

Number of Personnel Attending Calls	Year Total	Hours in Service	Year Total
284	1,954	174.4	1,315.41

Number of Training Sessions	Year Total	Hours in Service	Year Total
4	33	148.5	1,324.75

Number of Special Assignments	Year Total	Hours in Service	Year Total
6	32	343.5	1,453.5

Total Hours in Service (Month)	Total Hours in Service (Year)
666.4	4,092.4

Memo

To: Board of Supervisors
From: Jon Altshul
Re: August 2013 Financial Report
Date: September 9, 2013

As of August 31, 2013, the general fund had year-to-date revenues of \$7,183,145 compared to expenses of \$5,681,792 for a positive variance of \$1,501,353, excluding pass through accounts. Compared to the YTD budget, revenues were \$334,662 over-budget, while expenses were \$130,046 under-budget for a positive budget variance of \$464,708. The general fund balance was \$7,769,881.

Net of core revenues, both Administration and Parks and Recreation were slightly over-budget (\$25,528 and \$15,530, respectively), while the remaining departments were under-budget.

Among non-core revenues, earned income tax revenue had another strong month and is now \$230,163 over-budget. Real estate transfer tax also had a strong month, with eight residential property transfers over \$500,000.

Other funds continue to be in strong position.

- The **State Liquid Fuels Fund** has year-to-date (YTD) revenues of \$644,133 and no expenses.
- The **Sinking Fund** has YTD revenues of \$9,822 and expenses of \$107,052. The fund balance is \$5,998,698.
- The **Transportation Fund** has YTD revenues of \$3,434 and no expenses. The fund balance is \$1,052,857.
- The **Sewer Operating Fund** has YTD revenues of \$2,295,317 and expenses of \$2,000,958. The fund balance is \$870,364.
- The **Refuse Fund** has YTD revenues of \$746,936 and expenses of \$669,151. The fund balance is \$886,883.
- The **Sewer Capital Reserve Fund** has YTD revenues of \$1,564 and expenses of \$596,128. The fund balance is \$881,786.

YEAR-END PROJECTIONS

I am now projecting that the general fund will finish the year with a positive budget variance of \$543,764, a \$16,079 improvement over what was reported to you a month ago. These projections correspond with a projected net increase in year end fund balance of \$93,693.

The key drivers of this projection are the same as what was reported to you last month:

- Only engineering costs will be incurred in 2013 for the Hershey Mill Dam project, which corresponds with \$240,000 in savings this year.
- Earned Income Tax continues to be on track to exceed budget by at least \$150,000.

EAST GOSHEN TOWNSHIP
AUGUST 2013 FINANCIAL RESULTS
August 31, 2013

Account Title	Annual Budget	Y-T-D Budget	Y-T-D Actual	Budget-Actual Variance
GENERAL FUND				
EMERGENCY SERVICES EXPENSES	3,587,260	2,745,380	2,703,852	(41,528)
PUBLIC WORKS EXPENSES	2,344,518	1,317,332	1,229,120	(88,212)
ADMINISTRATION EXPENSES	2,120,392	905,825	978,334	72,509
ZONING/PERMITS/CODES EXPENSES	473,095	330,875	263,294	(67,581)
PARK AND RECREATION EXPENSES	789,482	372,228	366,994	(5,234)
TOTAL CORE FUNCTION EXPENSES	9,314,747	5,671,640	5,541,594	(130,046)
EMERGENCY SERVICES REVENUES	51,643	32,817	32,224	(593)
PUBLIC WORKS REVENUES	846,600	258,975	234,354	(24,621)
ADMINISTRATION REVENUES	309,797	165,085	212,065	46,980
ZONING/PERMITS/CODES REVENUES	275,825	194,781	280,761	85,980
PARK AND RECREATION REVENUES	116,183	99,895	79,311	(20,584)
TOTAL CORE FUNCTION REVENUES	1,600,048	751,553	838,716	87,163
NET EMERGENCY SERVICES EXPENSES	3,535,617	2,712,563	2,671,628	(40,935)
NET PUBLIC WORKS EXPENSES	1,497,918	1,058,357	994,766	(63,591)
NET ADMINISTRATION EXPENSES	1,810,595	740,740	766,268	25,528
NET ZONING/PERMITS/CODES EXPENSES	197,270	136,094	(17,467)	(153,561)
NET PARK AND RECREATION EXPENSES	673,299	272,333	287,683	15,350
CORE FUNCTION NET SUBTOTAL	7,714,699	4,920,087	4,702,878	(217,209)
DEBT - PRINCIPAL	436,000	0	0	0
DEBT - INTEREST	208,182	140,198	140,198	0
TOTAL DEBT	644,182	140,198	140,198	0
TOTAL CORE FUNCTION NET	8,358,881	5,060,285	4,843,076	(217,209)
NON-CORE FUNCTION REVENUE				
EARNED INCOME TAX	4,631,700	3,220,122	3,450,285	230,163
REAL ESTATE PROPERTY TAX	2,001,978	1,981,894	1,956,838	(25,056)
REAL ESTATE TRANSFER TAX	500,000	333,333	373,671	40,338
CABLE TV FRANCHISE TAX	410,000	304,032	321,043	17,011
LOCAL SERVICES TAX	315,000	226,916	212,500	(14,416)
OTHER INCOME	48,132	30,633	30,092	(541)
TOTAL NON CORE FUNCTION REVENUE	7,906,810	6,096,930	6,344,429	247,499
NET RESULT	(452,071)	1,036,645	1,501,353	464,708

SUMMARY OF FUNDS REPORT (AKA "JOE REPORT")
ALL FUNDS YEAR-TO-DATE ACTUALS-AS OF AUGUST 31, 2013
 * NOTE: GENERAL FUND INCLUDES PASS-THROUGH ACCOUNTS

	GENERAL FUND*	LIQUID FUELS STATE FUND	CAPITAL RESERVE FD	TRANSPORT. FUND	REFUSE FUND	SEWER OP. FUND	SEWER CAP RESERVE	TOWNSHIP FUNDS	MUNICIPAL AUTHORITY
1/1/13 BEGINNING BALANCE	\$6,429,604	\$61	\$6,095,927	\$1,049,423	\$809,099	\$576,005	\$1,476,350	\$16,436,469	\$61,884
RECEIPTS									
310 TAXES	\$6,344,282							\$6,344,282	
320 LICENSES & PERMITS	\$31,636							\$31,636	
330 FINES & FORFEITS	\$32,224							\$32,224	
340 INTERESTS & RENTS	\$89,704	719	\$9,822	\$2,688	\$1,615	\$825	\$1,564	\$106,937	\$52
350 INTERGOVERNMENTAL	\$0	363,306						\$363,306	
360 CHARGES FOR SERVICES	\$440,650				\$745,321	\$2,294,493		\$3,480,464	\$12,838
380 MISCELLANEOUS REVENUES	\$582,996			\$746				\$583,742	\$423
390 OTHER FINANCING SOURCES	\$199,169	\$280,109						\$479,278	\$602,000
	<u>\$7,720,661</u>	<u>\$644,133</u>	<u>\$9,822</u>	<u>\$3,434</u>	<u>\$746,936</u>	<u>\$2,295,317</u>	<u>\$1,564</u>	<u>\$11,421,868</u>	<u>\$615,313</u>
EXPENDITURES									
400 GENERAL GOVERNMENT	\$756,636							\$771,103	
410 PUBLIC SAFETY	\$3,552,867		\$14,467					\$3,552,867	
420 HEALTH & WELFARE	\$77,622							\$77,622	
426 SANITATION & REFUSE	\$0								
430 HIGHWAYS,ROADS & STREETS	\$750,682		\$59,364			\$1,456,277	\$33,128	\$2,158,556	\$616,437
450 CULTURE-RECREATION	\$315,421		\$33,220					\$810,046	
460 CONSERVATION & DEVELOPMENT	\$4,151							\$4,151	
470 DEBT SERVICE	\$160,885					\$505,681		\$666,566	
480 MISCELLANEOUS EXPENDITURES	\$456,274					\$39,000	\$563,000	\$456,274	
490 OTHER FINANCING USES	\$280,109							\$882,109	
	<u>\$6,354,647</u>	<u>\$0</u>	<u>\$107,052</u>	<u>\$0</u>	<u>\$669,151</u>	<u>\$2,000,958</u>	<u>\$596,128</u>	<u>\$9,727,936</u>	<u>\$616,437</u>
2013 SURPLUS/DEFICIT	\$1,366,014	\$644,133	-\$97,229	\$3,434	\$77,785	\$294,359	-\$594,564	\$1,693,932	-\$1,124
CLEARING ACCOUNT ADJUSTMENTS	-\$25,737								
8/31/13 BALANCE	<u>\$7,769,881</u>	<u>\$644,194</u>	<u>\$5,998,698</u>	<u>\$1,052,857</u>	<u>\$886,883</u>	<u>\$870,364</u>	<u>\$881,786</u>	<u>\$18,104,664</u>	<u>\$60,760</u>

EAST GOSHEN TOWNSHIP
AUGUST 2013 YEAR-END PROJECTIONS
August 31, 2013

Account Title	Annual Budget	Y-T-D Actual	Y/E Projection	Budget-Actual Variance
GENERAL FUND				
EMERGENCY SERVICES EXPENSES	3,587,260	2,703,852	3,545,900	(41,360)
PUBLIC WORKS EXPENSES	2,344,518	1,219,479	2,500,925	156,407
ADMINISTRATION EXPENSES	2,120,392	987,976	2,133,167	12,775
ZONING/PERMITS/CODES EXPENSES	473,095	263,294	410,707	(62,388)
PARK AND RECREATION EXPENSES	785,482	366,994	571,177	(214,305)
TOTAL CORE FUNCTION EXPENSES	9,310,747	5,541,594	9,161,875	(148,872)
EMERGENCY SERVICES REVENUES	51,643	32,224	48,542	(3,101)
PUBLIC WORKS REVENUES	846,600	234,354	985,123	138,523
ADMINISTRATION REVENUES	309,797	212,065	370,042	60,245
ZONING/PERMITS/CODES REVENUES	275,825	280,761	335,625	59,800
PARK AND RECREATION REVENUES	114,183	79,311	111,029	(3,154)
TOTAL CORE FUNCTION REVENUES	1,598,048	838,716	1,850,361	252,313
NET EMERGENCY SERVICES EXPENSES	3,535,617	2,671,628	3,497,358	(38,259)
NET PUBLIC WORKS EXPENSES	1,497,918	985,125	1,515,802	17,884
NET ADMINISTRATION EXPENSES	1,810,595	775,910	1,763,125	(47,470)
NET ZONING/PERMITS/CODES EXPENSES	197,270	(17,467)	75,082	(122,188)
NET PARK AND RECREATION EXPENSES	671,299	287,683	460,148	(211,151)
CORE FUNCTION NET SUBTOTAL	7,712,699	4,702,878	7,311,514	(401,185)
DEBT - PRINCIPAL	436,000	-	436,000	-
DEBT - INTEREST	208,182	140,198	208,182	-
TOTAL DEBT	644,182	140,198	644,182	-
TOTAL CORE FUNCTION NET	8,356,881	4,843,076	7,955,696	(401,185)
NON-CORE FUNCTION REVENUE				
EARNED INCOME TAX	4,631,700	3,450,285	4,781,700	150,000
REAL ESTATE PROPERTY TAX	2,001,978	1,956,838	1,986,557	(15,421)
REAL ESTATE TRANSFER TAX	500,000	373,671	510,000	10,000
CABLE TV FRANCHISE TAX	410,000	321,043	418,000	8,000
LOCAL SERVICES TAX	315,000	212,500	305,000	(10,000)
OTHER INCOME	48,132	30,092	48,132	-
TOTAL NON CORE FUNCTION REVENUE	7,906,810	6,344,429	8,049,389	142,579
NET RESULT	(450,071)	1,501,353	93,693	543,764

Memorandum

East Goshen Township

1580 Paoli Pike

West Chester, PA 19380

Voice: 610-692-7171

Fax: 610-692-8950

E-mail: mgordon@eastgoshen.org

Date: 9/6/2013

To: Board of Supervisors

From: Mark Gordon, Township Zoning Officer

Re: Large Format Plan Project Recommendation

Board Members,

As you may remember, the Code Department has been working on collecting information on how to utilize the Townships' archive of electronically scanned large format documents and to scan the newer large format documents (the "Plans"). An RFP was issued on August 8, 2013 to and we received four responses with costs ranging from \$1.25 to \$2.00 per sheet to scan and label the new plans. The per sheet cost included a charge to develop and install a system to access the plans.

Our review of the RFP's and in speaking with all of the respondents led us to better understand the complexity of this project. Two of the four respondents were not confident that they could integrate the scanned images into our current document management system and GIS system.

We met with AMS (our current financial and permitting software provider) who gave us a presentation of the module we can add to our existing Permitting Software to search, view, e-mail and print the plans. We would also be able to access the plans with our GIS system.

Below is a list of costs for the AMS software application

Item	Cost
Imaging Software	\$3,000.00
Data Conversion	\$1,500.00
GIS Export	\$850.00
Software Maintenance/ Year	\$990.00
Total	\$6,340.00

While we have scanned approximately 15,000 plan sheets over the last 10 years, we estimate that there are approximately 5400 plan sheets that need to be scanned.

Knowing all of this now, we requested a revised quote from the 4 RFP respondents for scanning and labeling the 5,400 plans within four months of board approval.

Recommendation:

I recommend that the project be split into two parts; with part 1 being the purchase the module and part 2 being the scanning.

Our Graduate Intern Travis DeCaro has been a huge asset during the RFP process and I'm recommending that we extend Travis' internship with East Goshen through the completion of this project. Travis is a diligent worker and has assisted the Finance, Administration, Recreation and Code Departments on a number of projects over the last several weeks. Keeping Travis on throughout this project will maximize our efficiency and insure a smooth implementation.

Draft Motions:

1. I move that we purchase the software upgrade from AMS for the large format imaging database application at a cost of \$6,340.
2. I move that we contract with AMS to complete the document scanning portion of this project for \$6,750.
3. I move that we extend Travis DeCaro's internship with the Township through the completion of the large format document project.

September 11, 2013

To: Board of Supervisors
From: Mark Miller
Re: Truck Replacement

We are scheduled to replace the 1996 Sterling dump truck this year. Plowing and salting has taken a toll on this truck. Key components are rusted out (cross members, cab mounts, see photos).

The plow frame mounts are bent and twisted. I would also point out that Ford Motor Company no longer makes this truck; therefore, parts are difficult to locate. If we don't replace this vehicle it will need engine repairs as its performance has deteriorated. We also need to replace the clutch and fly wheel.

The replacement truck will have several features on it to combat rust. Below is a breakdown of the special features should you approve the purchase.

Severe weather package
Allison automatic transmission, heavy duty service
350 horsepower diesel
Aluminum dump body
Air over hydraulic controls
11 foot Monroe power angle plow
Stainless steel salt spreader
950 gallon brine tank
Brine system with speed control
Trailer package
All LED lighting

Pricing Information is as follows:

<u>Manufacturer:</u>	<u>Truck:</u>	<u>Trade:</u>	<u>Net:</u>
G.L. Sayre International	\$160,384.00	\$23,000	\$137,384.00
G.R. International	\$157,851.00	\$7,500	\$150,351.00
G.L. Sayre Peterbilt	\$160,033.00	\$23,000	\$137,033.00
Hunter Peterbilt	\$159,307.00	\$7,500	\$151,807.00

I recommend that G.L. Sayre and Intercon Equipment be awarded the contract in the amount of \$137,033.00 which is COSTARS pricing.

Memo
East Goshen Township
1580 Paoli Pike
West Chester, PA 19380

Voice (610) 692-7171
Fax (610) 425-8950
E-mail rsmith@eastgoshen.org

Date: September 9, 2013
To: Board of Supervisors
From: Rick Smith, Township Manager
Re: Speed Limits

Section 225-44 of the Township Code establishes speed limits for the various streets in the Township. As a general rule the main township streets, such as Ellis Line and Reservoir Road are 35 MPH while the streets in most of the developments, such as Bowtree, Hershey Mill Estates, and Grand Oak are 25 MPH.

A review of this section indicates that there are a number of "development" streets, the majority of which are cul-de-sacs that are listed at 35 MPH.

These streets are: Amalfi Drive, Atlee Drive, Bramble Lane, Chambord Place, Great Oak Circle, Green Acres Lane, Hunters Circle, Jaclyn Drive, Joshua Lane, Larch Lane, Meadowbrook Lane, Old Orchard Lane, Pheasant Run, Pine Rock Road, Pond View Lane, Raewyck Lane, Springhouse Lane, Sturbridge Circle, Sturbridge Lane, Willow Pond Road and Wyllpen Drive.

There is a provision in the PA Vehicle Code that permits the establishment of a 25 MPH speed limit on this type of street.


I have asked the Police Department for their comments (see attached).

I would recommend that you reduce the speed limits on these streets, in order to bring them into conformance with the other developments.

Memorandum

East Goshen Township
1580 Paoli Pike
West Chester, PA 19380

Voice: 610-692-7171
Fax: 610-692-8950
E-mail: mgordon@eastgoshen.org

Date: 9/12/2013
To: Board of Supervisors
From: Mark Gordon, Zoning Officer 
Re: Openspace and Recreation Plan Update

Dear Board Members,

After speaking with Rick and Ann Toole from Toole recreation I have drafted the following recommendation for the Openspace and Recreation Plan Taskforce.

Recommended makeup of the Openspace and Recreation Plan Task Force (ORTF):

Board of Supervisors	1
Planning Commission Member (Chair)	1
Park Board	1
Conservancy Board	1
Historical Commission	1
Commerce Development Commission	1
Toole Recreation Planning	1
Brandywine Conservancy	1
Director of Recreation	1
<u>Zoning Officer</u>	<u>1</u>
Total	10

- The Municipal Authority can be consulted on as needed basis.
- We will have a recording secretary for the meetings.
- I recommend that each Board and Commission identify primary and alternate ORTF members. Only primary members need to attend the meetings however in the event of a conflict this provides an identified alternate who can attend.
- **The meetings will be held on the 3rd Thursday of the month. The Kick-Off Meeting for the Openspace and Recreation Plan Update will be October 17, 2013.**
- **If you concur with these recommendations I can forward a letter to the Boards and Commissions outlining the approach for the formation of the Task Force, and advertise the meetings.**

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**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS MEETING
1580 PAOLI PIKE
September 3, 2013
Draft Minutes**

Present: Chairman Senya D. Isayeff, Vice-Chairman Carmen Battavio, Supervisors Marty Shane, Chuck Proctor and Janet Emanuel. Also present were Township Manager Rick Smith, CFO Jon Altshul, Erich Meyer (Park & Rec) and Ginnie Newlin (Conservancy Board).

Call to Order & Pledge of Allegiance

Senya called the meeting to order at 7:00pm and asked State Rep. Dan Truitt to lead everyone in the Pledge of Allegiance. (Rep. Truitt had stopped by to say hello but was unable to stay for the meeting.)

Moment of Silence

Carmen called for a moment of silence to remember the troops and all those in uniform who help keep us safe.

Recording of Meeting

No one recorded the meeting.

Public Comment on Non-Agenda Items

None.

Chairman's Report

Comprehensive Plan Update - Janet reported that the last meeting of the Comprehensive Plan Task Force was very productive. They had a brainstorming session on priorities and "focal" areas. The biggest change to the Comprehensive Plan will be in format. The Task Force has scheduled a special meeting for September 11 where they will discuss the Town Center concept. **Shredding Event** - Senator Dominic Pileggi will hold a Community Shredding Event on September 21 at the State Farm building in Concordville.

Public Hearing on Ordinance to Authorize Borrowing of \$2,500,000 for Sewer Projects

The Board held a public hearing to consider an ordinance authorizing the borrowing of \$2,500,000 for sewer projects. Lucien Calhoun of the Delaware Regional Finance Authority was present. Marty moved to adopt the ordinance. Carmen seconded the motion. Public comments were made by residents Ginnie Newlin and Bill Egan. The Board voted unanimously to approve the motion. A court reporter was present and will provide a complete transcript of the proceedings.

Financial Policies

Senya announced that this matter would be tabled until the September 17 meeting.

1 **Openspace Plan**

2 Rick summarized an August 28 memo from Mark Gordon on this topic. Staff recommends
3 awarding the Openspace and Recreation Plan update contract to Toole Recreation Planning for
4 \$26,370 and adding Option 3 for the conceptual study of the Paoli Pike Multi-Use Path for
5 \$3,500 for a total of \$29,870. The Plan should remain a standalone plan and not be included
6 with the Comp Plan Update.

7
8 Carmen moved to award the Openspace Plan Update to Toole Recreation Planning for \$29,870
9 per the recommendation of staff. Janet seconded the motion.

10
11 Marty said this will save the Township money by because an entirely new Openspace Plan will
12 not have to be created to replace the old one. Additionally, having a start on the trail issue may
13 give the Township an advantage when applying for grant money.

14
15 *Public Comment: Mike Broennle, Hunters Circle* – Said he supported the motion, and this is a
16 great opportunity for the Township to get in on early funding. A trail is greatly needed by
17 residents for recreational purposes and as a means to get to and from their jobs.

18
19 *Public Comment: Bill Egan, Mill Creek* – Said he would like the Township to spend money on
20 installing the approved Line Road trail before approving an expenditure to study the possibility
21 of putting in a trail along Paoli Pike. Marty noted that the cost to install the Line Road trail is
22 prohibitive due to ADA requirements.

23
24 *Public Comment: Ginnie Newlin* – Asked if the Township would consider putting in more
25 “native” trail along Line Road. Rick said he would have to look into it.

26
27 There was no further discussion or public comment. The Board voted unanimously to approve
28 the motion.

29
30 **Request for Additional Services Regarding Comprehensive Plan**

31 The Board discussed a request from John Theilacker of the Brandywine Conservancy to have the
32 Township pay the Environmental Management Center an additional \$1,500 for himself and
33 Steve Kehs of Triad Associates to attend The Commerce Commission’s Breakfast Forum on
34 October 3 and Lunch Forum on November 7.

35
36 Janet said the Township needs to make sure the commercial zones are attractive to businesses
37 and consumers. Carmen said he supports the request, as the Commerce Commission is highly
38 regarded by Township businesses.

39
40 Senya said he was disappointed by the request from Mr. Theilacker and cannot justify the
41 additional expense of \$1,500 for the Comprehensive Plan.

42
43 Carmen moved to send a letter to Mr. Theilacker and Mr. Kehs, again inviting them to the
44 Commerce Commission events at no charge but tactfully declining to reimburse them for
45 attending. Marty seconded the motion. There was no further discussion or public comment.
46 The motion passed unanimously.

1 **Police Committee to Explore Possibility of Expansion**

2 Carmen repeated his motion from the last meeting: He moved to approve the formation of a
3 committee consisting of one or more supervisors each from East Goshen, Westtown and West
4 Goshen along with the Township Managers and the Police Chiefs. The committee will be tasked
5 with developing an RFP for the study of the feasibility of adding West Goshen to WEGO, as
6 well as identifying the various legal and operational issues that will need to be addressed. Chuck
7 seconded the motion.

8
9 Marty questioned whether there will be a financial benefit to WEGO and/or East Goshen.
10 Before a committee is formed, he would like Rick and Jon to meet with Kathy Brill and Chief
11 Bernot to do some rough "back of the envelope" calculations to see if this would be a worthwhile
12 endeavor. He would also like the Township's labor attorney, Joe Rudolf, to come meet with the
13 Board to discuss the issues of a potential merger. If both exercises indicate that it makes sense to
14 move forward, then a committee can be created. Marty said he could not support a motion to
15 form a committee without these two exercises taking place.

16
17 Janet wondered how a determination could be made as to the feasibility of the project until a
18 committee is formed and East Goshen and Westtown talk to West Goshen.

19
20 Marty said because service levels would not go down, it's possible that expansion of WEGO
21 could actually increase East Goshen's costs, in which case he sees no reason to proceed. In
22 addition, the legal issues of absorbing the West Goshen force could be quite complex. Having
23 the additional information he is seeking would give the committee (if formed) a jumpstart.

24
25 Carmen agreed it's important to meet with Joe Rudolf, but he doesn't see why a committee
26 cannot be formed at the same time as the preliminary calculations are completed.

27
28 Carmen modified his motion to reflect that at the same time as the committee is formed, the staff
29 will do the "back of the envelope" calculations Marty has requested and the Board will meet with
30 Joe Rudolph. Chuck seconded the modified motion.

31
32 Chuck noted that WEGO has the benefit of a Police Chief who has experience overseeing 250+
33 officers as well as extensive experience in budgeting. He agreed it may be a good idea for the
34 Board to meet with Joe Rudolph, but suggested the committee (not just East Goshen staff) do the
35 preliminary calculations Marty has requested

36
37 Senya cited a recent article he read about the concept of regional policing and noted some of the
38 "pros" to regional policing it contained. Even if no money is saved up front, there is improved
39 coordination of police response. There is also an increased use of technology leading to cost
40 savings, and consolidation of records. He then read a list of other "pro" from the article.

41
42 Chuck said Chief Bernot has recently suggested WEGO purchase some equipment that West
43 Goshen currently owns. If the police forces merge, that equipment could be shared and housed
44 in a centralized location, saving WEGO the \$70-\$80K it would cost to purchase the equipment.

1 Senya said some of the "cons" in the article include loss of local control, loss of citizen contact,
2 and multiple chiefs vying for few positions.

3
4 Marty said he is not opposed to regionalization. He has no doubt that Rick, Jon, Kathy Brill and
5 Chief Bernot can do what he is asking. There is quite a lot to consider when thinking about
6 absorbing an entire police force.

7
8 There was no further discussion and no public comment. The Board voted 4:1 and the motion
9 passed. Marty was opposed to the motion.

10
11 Carmen moved to nominate Senya and Chuck to represent East Goshen on the Police
12 Committee. Janet seconded the motion. There was no discussion or public comment. The
13 Board voted unanimously to approve the motion.

14
15 **Escrow Release for Ashleybrook Estates**

16 This matter was tabled.

17
18 **Any Other Matter**

19 Jon reported that Travis has refined the interactive agenda, and has also figured out how to
20 compress the entire packet into a file size of under 4MB.

21
22 **Review of Minutes**

23 The Board reviewed and corrected the draft minutes of August 6 and August 20. Senya stated
24 that the minutes would stand approved as corrected.

25
26 **Treasurer's Report & Expenditure Register Report**

27 *See attached Treasurer's Report for August 29, 2013.*

28 The Board reviewed the Treasurer's Report and the current invoices. Carmen moved to accept
29 the Treasurer's Report and the Expenditure Register Report as recommended by the Treasurer, to
30 accept the receipts and to authorize payment of the invoices just reviewed. Chuck seconded the
31 motion. There was no discussion or public comment. The Board voted unanimously to approve
32 the motion.

33
34 **Action List**

35 **Hershey Mill Dam** – The Township is still waiting to hear back from DEP.

36 **Act 167 Ordinance** – Rick and Mark attended seminars on August 7 and 28. They are working
37 on a draft ordinance for the Township.

38
39 **Correspondence & Reports of Interest**

40 Senya acknowledged receipt of a letter from resident Donald Ruddy regarding his variance
41 application for 1410 Linden Lane.

42
43 **Meetings & Dates of Importance**

44 Senya noted the upcoming meetings as listed in the agenda.

1 **Public Comment on Non-Agenda Items**

2 Ginnie Newlin requested that the Township issue "kinder, gentler" communications to its
3 residents. She recently received a form letter she found to be much too harsh. After a lengthy
4 discussion, Senya suggested Ms. Newlin rewrite the letter for the Township's review and
5 consideration.

6
7 **Adjournment**

8 There being no further business, the meeting was adjourned at 8:29pm.

9
10
11 Submitted by:

12 Anne Meddings

13 Recording Secretary

14 *Attachment: Treasurer's Report*

August 29, 2013

**TREASURER'S REPORT
2013 RECEIPTS AND BILLS**

GENERAL FUND

Real Estate Tax	\$2,471.55	Accounts Payable	\$64,830.44
Earned Income Tax	\$39,400.00	<u>Electronic Pmts:</u>	
Local Service Tax	\$24,400.00	Health Insurance	\$0.00
Transfer Tax	\$0.00	Credit Card	\$1,821.49
<i>General Fund Interest Earned</i>	\$0.00	Postage	\$0.00
Total Other Revenue	\$129,905.31	Debt Service	\$0.00
Total Receipts:	<u>\$196,176.86</u>	Payroll	\$73,000.00
		Total Expenditures:	<u>\$139,651.93</u>

STATE LIQUID FUELS FUND

Receipts	\$0.00	Expenditures:	<u>\$0.00</u>
<i>Interest Earned</i>	\$0.00		
Total State Liquid Fuels:	<u>\$0.00</u>		

CAPITAL RESERVE

<i>Interest Earned</i>	<u>\$0.00</u>	Expenditures:	<u>\$0.00</u>
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TRANSPORTATION FUND

<i>Interest Earned</i>	<u>\$0.00</u>	Expenditures:	<u>\$0.00</u>
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SEWER OPERATING

Receipts	\$239,563.60	Accounts Payable	\$12,167.74
<i>Interest Earned</i>	\$0.00	<i>Debt Service</i>	\$0.00
Total Sewer:	<u>\$239,563.60</u>	Total Expenditures:	<u>\$12,167.74</u>

REFUSE

Receipts	\$77,944.91	Expenditures	<u>\$66,493.31</u>
<i>Interest Earned</i>	\$0.00		
Total Refuse:	<u>\$77,944.91</u>		

SEWER CAPITAL RESERVE

<i>Interest Earned</i>	<u>\$0.00</u>	Expenditures	<u>\$0.00</u>
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EAST GOSHEN TOWNSHIP ACTION LIST

New additions are in bold	September 17, 2013
Item	Date
Comcast Franchise Renewal	September 17, 2013
Hershey's Mill Dam	October 1, 2013
Comp Plan	October 1, 2013
Open Space Plan	October 1, 2013
Act 167 Ordinance	October 1, 2013
Quarterly Report on Comp Plan Goals for ABCs	October 15, 2013
Quarterly Report Municipal Authority Projects	October 15, 2013
Quarterly Financial Reports	October 15, 2013
Quarterly Report on I&I	October 15, 2013
Quarterly Review of Right to Know Requests	October 15, 2013

EAST GOSHEN TOWNSHIP ACTION ITEM

Item:

Comcast Franchise

No:

10

List Date:

12/18/2013

Completed Date:

Description:

Execute Comcast Franchise Agreement

Date	Action
4/16/2013	Kristin has been in contact with Kevin at Comcast, He wants to finish up some other agreement before starting on East Goshen's
7/16/2013	Kevin wants to use the Verizon agreement as a model. Kristin is marking up a draft agreement.
8/20/2013	Kristin is marking up a draft agreement.
9/17/2013	No activity



Westtown-East Goshen Regional Police Department
1041 Wilmington Pike
West Chester, PA 19382

September 9, 2013

Mr. Louis F. Smith, Jr.
Township Manager, East Goshen Township
1580 Paoli Pike
West Chester, PA 19380



Dear Mr. Smith,

On August 20, 2013, our officers responded to a shooting incident that occurred at a residence in the 1600 block of Ivy Lane. On the following day, as the investigation progressed, the Criminal Investigation Division developed information that the weapon utilized during the incident had been hidden somewhere in the rear of the property. After members of our department and other assisting agencies spent several hours trying to locate the weapon in the heavy undergrowth behind the residence with no results, Detective Lieutenant William Cahill contacted Mr. Mark Miller, the East Goshen Director of Public Works, for assistance.

Mr. Miller immediately responded to the scene with the following members of the Public Works Department to assist our agency: Michael Carpenter, Steven Hero, Edward Kilgore, Kevin Miller, and George Thompson. When the Public Works Department arrived at the scene, they were well equipped with a metal detector, chain saws, bee repellent, and even water for the team. Despite the intense heat and humidity on that day, the Public Works Department worked for numerous hours clearing out the undergrowth so that the weapon could ultimately be located. Although locating a loaded weapon is always a priority, it is important to note that the property on Ivy Lane borders a church and therefore, the importance of finding the weapon in a timely manner cannot be emphasized enough.

We would like to express our deep gratitude to the members of the East Goshen Public Works Department who assisted us on August 21, 2013. Their assistance was instrumental in ensuring that the weapon was located before public safety was jeopardized. It is once again evidence of the exemplary level of interagency cooperation that exists between our departments. We are fortunate to work with such outstanding individuals who are dedicated to serving the community.

Sincerely,

A handwritten signature in black ink that reads "Brenda M. Bernot".

Brenda M. Bernot
Chief of Police

Jon Altshul

From: Jon Altshul [jaltshul@eastgoshen.org]
Sent: Friday, September 13, 2013 9:06 AM
To: 'rsmith@eastgoshen.org'
Cc: 'Kathy Brill'
Subject: Analysis of WEGO pension
Attachments: WEGO pension plan returns 1995-present.xlsx; WEGO pension sensitivity study.pdf

Rick:

This email addresses 3 issues raised in last week's Finance Committee meeting:

1) Actual returns for WEGO pension plan

- With Kathy's help, I've attached historical returns for the WEGO pension plan invested with Key Financial dating back to 1995.
- As you'll see, the nominal annual return (before inflation) has been 6.43% over the past 18 years; the real return has been 3.84%.

2) How much we'd need to save to have the WEGO pension plan 90% funded within 10 years.

- Right now, WEGO has an unfunded actuarial liability of \$4,825,356 (actuarial value) and \$5,638,745 (market value). 90% of those amounts are \$4.34m and \$5.07m respectively.
- Based on my discussion with the pension consultants at Anderson, barring any unforeseen changes (e.g. lots of resignations; disability pensions; big market losses/gains; etc), those values will hold steady (rising only for inflation) for the next 10 years.
- The consultants guesstimated that annual contributions of \$500,000 per year for 10 years would make the plan fully funded. When I play around in Excel, I calculate that WEGO would be 90% funded with annual contributions of about \$432,000 and 100% funded at about \$480,000, assuming 3% returns after inflation. At 56% of total costs, EGT's share would be about \$242,000 and \$269,000 respectively.

3) Impact of changing actuarial assumptions/target return on MMO

- Right now the target return for the WEGO pension plan is 8%. However, there is an assumption of 5% salary growth per year, meaning that the real return is 3%.
- I have also attached a mini-actuarial study from Beyer-Barber showing what would happen to the MMO if you tinkered with the target return and/or the salary growth assumptions. Long story short, every .5% decrease in the target return increases the MMO by about \$100,000 and every .5% decrease in salary growth decreases the MMO by about \$35,000.
- In other words, it may make sense to recommend a change in the target return of the fund to, say, 6.5% or even 6% instead of simply contributing more than the MMO (as described in option #2) in order to ensure that WEGO's pension plan is able to close its unfunded liability within a reasonable amount of time.

Please let me know if you have any questions.

Jon Altshul

Chief Financial Officer
East Goshen Twp
jaltshul@eastgoshen.org
610-692-7171

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN
ACTUARIAL COST STUDY
AS OF JANUARY 1, 2013**

Prepared by:

BEYER-BARBER COMPANY
Employee Benefit and Actuarial Consultants
1136 Hamilton Street, Suite 103
Allentown, Pa 18101
(610) 435-9577

Dated: September 10, 2013

In Cooperation With:

Thomas J. Anderson & Associates, Inc.



**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

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**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

SUMMARY OF PROPOSED ASSUMPTION CHANGES

CURRENT ASSUMPTIONS

Currently, the plan has an 8.0% interest rate assumption and 5.0% salary scale assumption.

PROPOSED ASSUMPTIONS

It is requested to study the effect on plan costs created by the following four scenarios:

Scenario 1: Reduce the interest rate assumption to 7.5%.

Scenario 2: Reduce the interest rate assumption to 7.0%.

Scenario 3: Reduce the interest rate assumption to 7.5% and reduce the salary scale assumption to 4.5%.

Scenario 4: Reduce the interest rate assumption to 7.0% and reduce the salary scale assumption to 4.0%.

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

SUMMARY OF RESULTS

The ensuing pages show the effect on the 2013 plan year costs with the proposed assumption changes as follows:

CURRENT ASSUMPTIONS

The 2013 plan year costs based on the current assumptions are shown as a foundation for comparison in order to measure the effect on plan costs associated with the proposed assumptions changes. These costs are not meant to be confused with the municipality's 2014 minimum municipal obligation budget amount that was already communicated and determined based on the January 1, 2013 actuarial valuation.

PROPOSED ASSUMPTIONS

The following page illustrates the development of the estimated Minimum Municipal Obligation (MMO) of each scenario based on assets determined using the actuarial smoothing method which was used in the January 1, 2013 actuarial valuation. The development of the MMO based on the market value of assets is also shown and should be taken into consideration since the cost based on the market value of assets is ultimately what the plan will experience.

This study has been based on census and plan asset data as of January 1, 2013.

It should be noted that this study only measures the effect of the proposed assumptions changes on the 2013 plan year costs due to unpredictable future events that will occur after January 1, 2013. Furthermore, this study has been based on the plan status as of January 1, 2013 and any future change in plan membership and/or trust fund performance may have an impact on these calculations.

This study uses an estimated state aid unit value of \$3,500.

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

SUMMARY OF ACTUARIAL COST STUDY AS OF JANUARY 1, 2013

	CURRENT PLAN	SCENARIO 1	SCENARIO 2	SCENARIO 3	SCENARIO 4
A. NORMAL COST					
1. Dollar Amount	311,097	347,622	388,761	325,761	341,679
2. Valuation Covered Payroll	2,301,027	2,301,027	2,301,027	2,301,027	2,301,027
3. Percentage of Covered Payroll(1)/(2)	13.52%	15.11%	16.90%	14.16%	14.85%
B. ESTIMATED ADMINISTRATIVE EXPENSES	5,250	5,250	5,250	5,250	5,250
C. ACCRUED LIABILITY AND ASSETS					
1. Actuarial Accrued Liability	13,156,713	13,904,509	14,721,583	13,796,290	14,494,003
2(a). Actuarial Value of Assets	8,331,357	8,331,357	8,331,357	8,331,357	8,331,357
3(a). Unfunded Actuarial Liability Based on Actuarial Value	4,825,356	5,573,152	6,390,226	5,464,933	6,162,646
2(b). Market Value of Assets	7,517,968	7,517,968	7,517,968	7,517,968	7,517,968
3(b). Unfunded Actuarial Liability Based on Market Value	5,638,745	6,386,541	7,203,615	6,278,322	6,976,035
D. AMORTIZATION CONTRIBUTION					
1. Based on Actuarial Value of Assets	568,349	633,960	702,624	622,556	679,272
2. Based on Market Value of Assets	656,338	719,678	786,087	708,274	762,735
E(1). MMO BASED ON ACTUARIAL VALUE					
1. Total financial requirement of the Plan (A1)+(B)+(D1)	884,696	986,832	1,096,635	953,567	1,026,201
2. Less Estimated Mandatory Member Contributions	115,051	115,051	115,051	115,051	115,051
3. Less Estimated State Aid	161,000	161,000	161,000	161,000	161,000
4. Net Minimum Municipal Obligation (1)-(2)-(3)	608,645	710,781	820,584	677,516	750,150
E(2). MMO BASED ON MARKET VALUE					
1. Total financial requirement of the Plan (A1)+(B)+(D2)	972,685	1,072,550	1,180,098	1,039,285	1,109,664
2. Less Estimated Mandatory Member Contributions	115,051	115,051	115,051	115,051	115,051
3. Less Estimated State Aid	161,000	161,000	161,000	161,000	161,000
4. Net Minimum Municipal Obligation (1)-(2)-(3)	696,634	796,499	904,047	763,234	833,613

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

ACTUARIAL CERTIFICATION

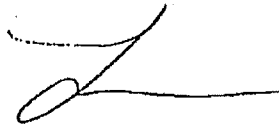
The actuarial computations have been performed under the supervision of and reviewed by the undersigned based on employee census and asset data from the Municipality, and the current Plan provisions.

This actuarial cost study is based in part on information provided by the Municipality. Such information may or may not be accurate or complete, but any inaccuracies or omissions are not material and are not too numerous or flagrant as to suggest that there may be substantial inconsistencies in the computations. Therefore, this actuarial study is substantially accurate and complete based on the available data and fairly discloses the actuarial position of the aforementioned possible improvements to the Plan.

In my opinion, each actuarial assumption used in combination in this actuarial cost study represents my best estimate of anticipated experience under the Plan based on the available data as of the date of the last actuarial valuation. Furthermore, each actuarial assumption used in this actuarial cost study is (a) reasonable, taking into account the past experience of the plan and reasonable expectations, and (b) would, in the aggregate, result in a total contribution equivalent to that which would have been determined if each such assumption were reasonable.

9/10/13

Date



Lawrence C. Brisman, EA, MAAA, MSPA
Enrolled Actuary #11-04972
Beyer-Barber Company
1136 Hamilton Street, Suite 103
Allentown, PA 18101



**WESTTOWN-EAST GOSHEN POLICE COMMISSION PENSION PLAN
2014 MINIMUM MUNICIPAL OBLIGATION EXHIBIT**

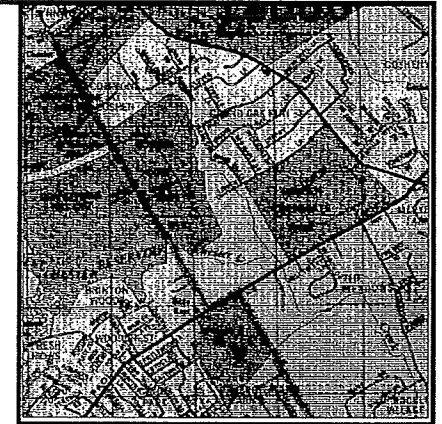
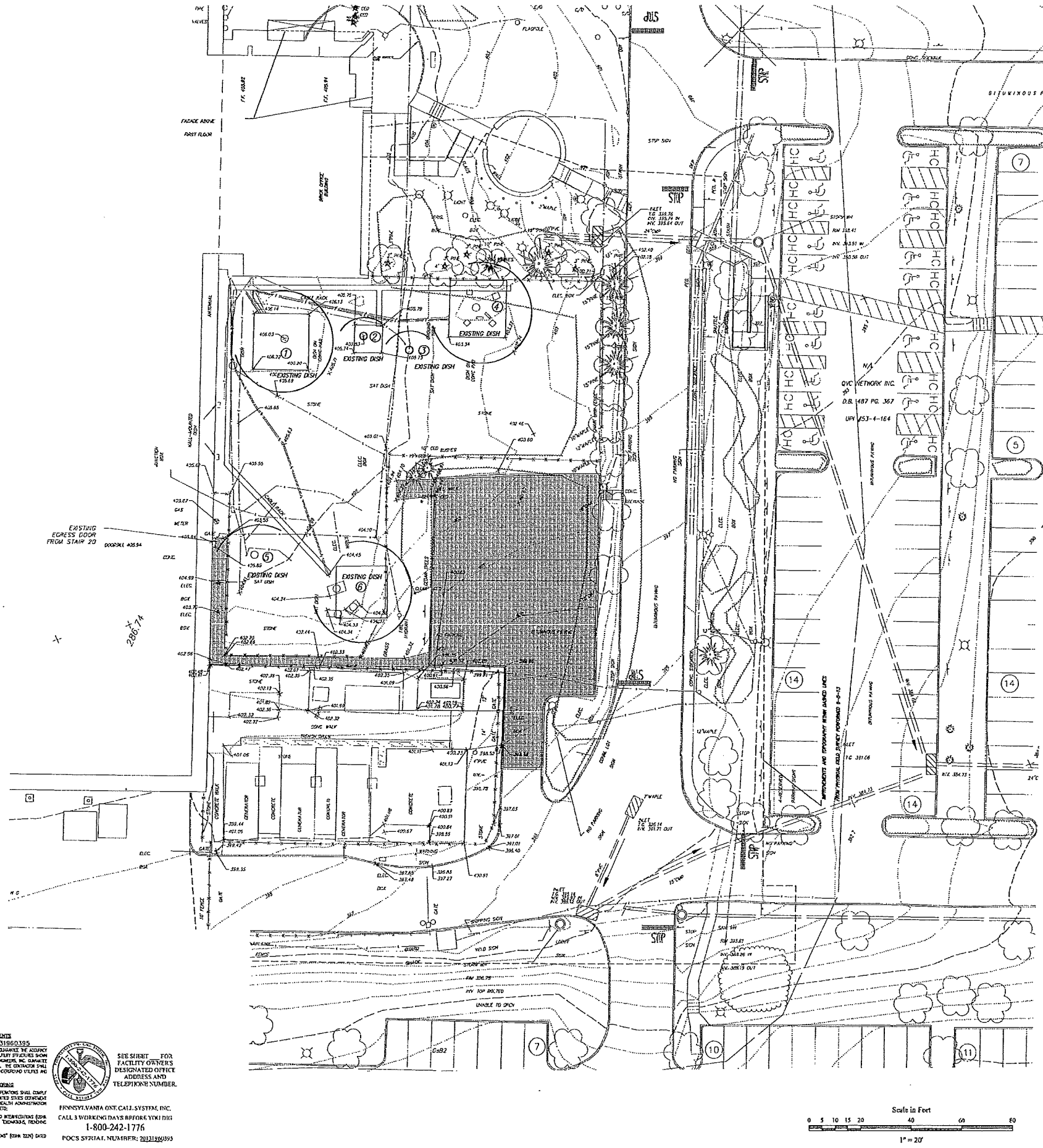
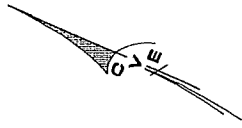
	CURRENT PLAN	SCENARIO 1	SCENARIO 2	SCENARIO 3	SCENARIO 4
	8% Interest 5% Salary	7.5% Interest 5% Salary	7% Interest 5% Salary	7.5% Interest 4.5% Salary	7% Interest 4% Salary
1 TOTAL ANNUAL PAYROLL (Estimated Payroll)	2,599,736	2,599,736	2,599,736	2,599,736	2,599,736
2 NORMAL COST AS A PERCENTAGE OF PAYROLL (Derived from 1/1/13 actuarial valuation)	13.52%	15.11%	16.90%	14.16%	14.85%
3 TOTAL NORMAL COST (Item 1 x Item 2)	351,484	392,820	439,355	368,123	386,061
4 AMORTIZATION REQUIREMENT (Derived from 1/1/13 actuarial valuation)	568,349	633,960	702,624	622,556	679,272
5 TOTAL ADMINISTRATIVE EXPENSES (Derived from 1/1/13 actuarial valuation)	5,250	5,250	5,250	5,250	5,250
6 FINANCIAL REQUIREMENT (Item 3 + Item 4 + Item 5)	925,083	1,032,030	1,147,229	995,929	1,070,583
7 TOTAL MEMBERS CONTRIBUTIONS	129,988	129,988	129,988	129,988	129,988
8 FUNDING ADJUSTMENT (Derived from 1/1/13 actuarial valuation)	0	0	0	0	0
9 MINIMUM MUNICIPAL OBLIGATION (Item 6 - Item 7 - Item 8)	795,095	902,042	1,017,241	865,941	940,595
10 ACT 44 AMORTIZATION REDUCTION (Item 4 times 25%)	142,087	158,490	175,656	155,639	169,818
11 ACT 44 MINIMUM REDUCED MUNICIPAL OBLIGATION (Item 9 - Item 10)	653,008	743,552	841,585	710,302	770,777
12 Minimum Municipal Obligation Based Upon Market Value of Assets	883,084	987,760	1,100,704	951,659	1,024,058

Year	Pension Plan Returns	Inflation	Real return
1995	14.11%	2.81%	11.30%
1996	7.99%	2.93%	5.06%
1997	16.33%	2.34%	13.99%
1998	18.29%	1.55%	16.74%
1999	18.85%	2.19%	16.66%
2000	0.00%	3.38%	-3.38%
2001	-9.69%	2.83%	-12.52%
2002	-16.36%	1.59%	-17.95%
2003	24.50%	2.27%	22.23%
2004	11.48%	2.68%	8.80%
2005	8.39%	3.39%	5.00%
2006	12.49%	3.24%	9.25%
2007	6.58%	2.85%	3.73%
2008	-31.34%	3.85%	-35.19%
2009	31.05%	-0.34%	31.39%
2010	13.29%	1.64%	11.65%
2011	-3.82%	3.16%	-6.98%
2012	13.96%	2.07%	11.89%
2013*	10.36%		

*Thru 9/6/13

Summary>Returns of WEGO Pension Plan

	Last 12 months	Last 3 years	Last 5 years	Last 10 years	Since inception (1995)
Nominal return (before inflation)	13.96%	7.48%	2.24%	7.26%	6.43%
Real return (after inflation)	11.89%	3.82%	-0.21%	4.59%	3.84%



LOCATION MAP SCALE 1" = 200'

EXISTING FEATURES LEGEND

- 202 --- EXISTING 1' CONTOURS
- 210 --- EXISTING 5' CONTOURS
- X 212.20 EXISTING SPOT ELEVATION
- EXISTING FENCE LINE
- EXISTING EDGE OF PAVING
- EXISTING CURB
- FLOOD PLAIN
- EcB2 SOILS LINE AND DESCRIPTION
- BdA
- EXISTING UNDERGROUND WATER MAIN
- EXISTING UNDERGROUND ELECTRIC
- EXISTING UNDERGROUND TELEPHONE
- EXISTING UNDERGROUND GAS LINE
- EXISTING OVERHEAD WIRES
- EXISTING FIRE LINE
- EXISTING LIGHT POLE
- STREAM LINE
- EXISTING STORM INLET AND PIPE
- EXISTING STORM MANHOLE AND PIPE
- EXISTING SIGN
- EXISTING UTILITY POLE
- EXISTING TREE & SHRUB LINE
- SATellite DISH #
- EXISTING ASPHALT PAVING
- SATellite DISH

SITE COVERAGE SUMMARY (SATELLITE YARD):

COVER TYPE	EXISTING (S.F.)
GENERATORS	1,647
CONCRETE WALK/PADS	3,338
SATELLITE FOUNDATIONS	1,456
BITUMINOUS PAVING/WALK	6,238
IMPERVIOUS TOTAL:	13,189 S.F.
NON-COMPACTED CRUSHED STONE	17,297
GRASS/LAWN	4,227
NON-IMPERVIOUS TOTAL:	21,524 S.F.
SITE COVERAGE TOTAL:	34,713 S.F.

- NOTES:
- EXISTING SATELLITE DISHES NO. 2, 3, AND 5 ARE TO BE REMOVED AS PART OF THE PROPOSED SYSTEMS UPGRADE.

EXISTING SATELLITE YARD PLAN

NO.	DATE	REVISION

CONDITIONAL USE APPLICATION
FOR
DOWNLINK SYSTEMS UPGRADE
QVC NETWORK INC.
QVC PROJECT# C13611504003
EAST GOSHEN TOWNSHIP - CHESTER COUNTY - PENNSYLVANIA

Chester Valley Engineers
Chester Valley Engineers, Inc.
Main Office: 63 Chestnut Road
P.O. Box 441, Park, PA 19301
(610) 664-9222
(610) 668-1143 Fax
cve@cheval.com
http://www.cheval.com

PROJECT NO. 18522-2000
F.B.

SCALE 1" = 20' DATE 07/18/13 DRAWN BY PT CHECKED BY JMK DURING

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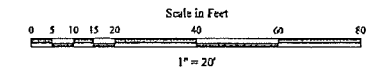
REGISTERED PROFESSIONAL ENGINEER
Chester Valley Engineers, Inc.
No. 11712
Professional Seal

UNIFORM PARCEL IDENTIFIER:

SEE SHEET FOR FACILITY OWNER'S DESIGNATED OFFICE ADDRESS AND TELEPHONE NUMBER.

PENNSYLVANIA ONE CALL SYSTEM, INC.
CALL 3 WORKING DAYS BEFORE YOU DIG
1-800-242-1776
POC SPECIAL NUMBER: 20211100393

EXEMPTION FROM THE REQUIREMENTS OF THE PENNSYLVANIA ONE CALL SYSTEM, INC. (POC) ACT:
This project is exempt from the requirements of the POC Act because it is a project that is not a utility project as defined in the POC Act. The project is a telecommunications project and is not a utility project as defined in the POC Act.

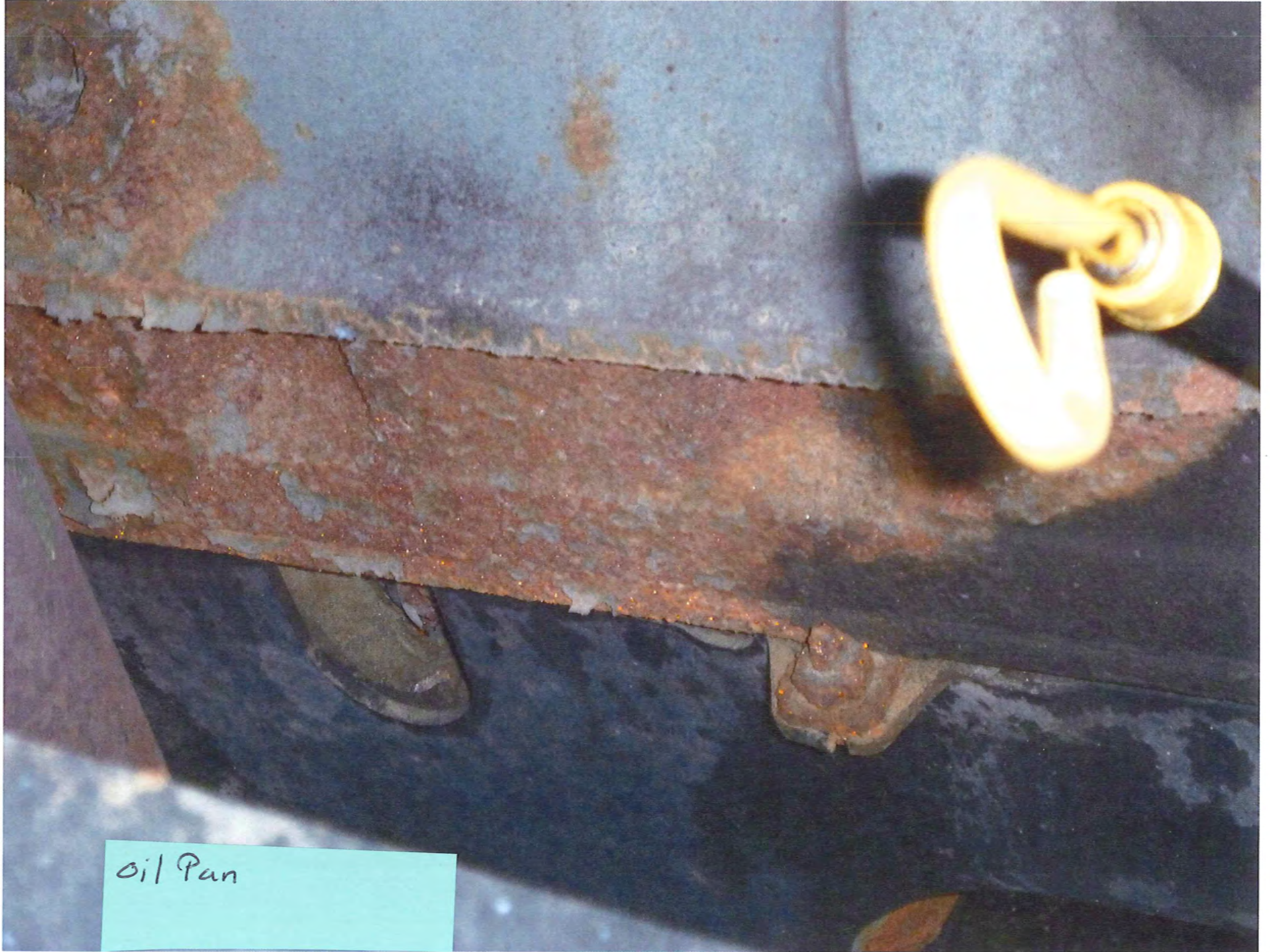




EAST GOSHEN
TOWNSHIP

LOUISVILLE

37



oil Pan


Rusted out →

Cab Mounts





Fender & Hood mounts



cab and fuel tank
mounts



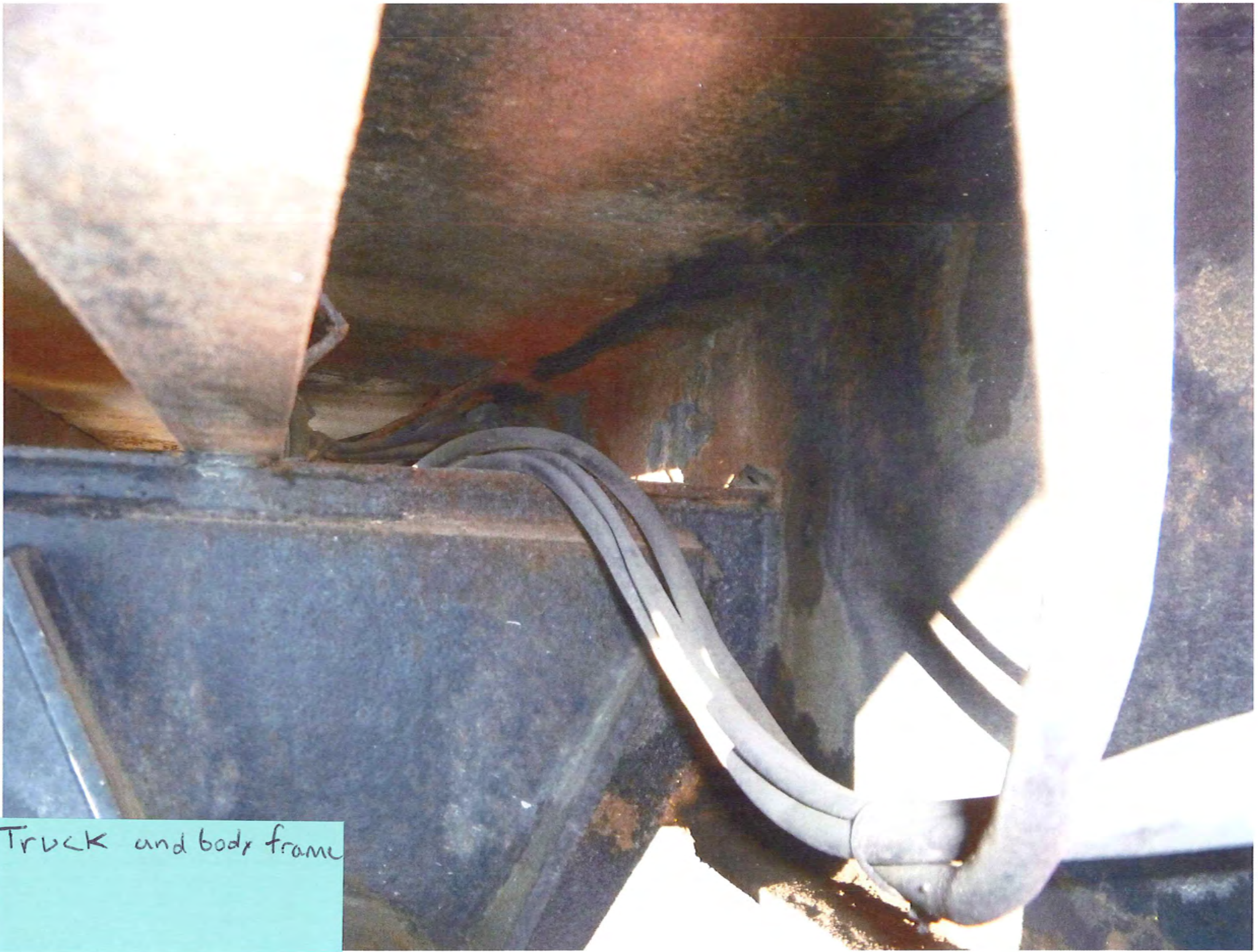
Dump body cross
Members. Metal fatigue.



Dump body sub frame



Plow Frame Mounts
on truck Frame



Truck and body frame



Inside cab brake
pedal & floor rusting
out.



Driver Seat Pedestal

September 11, 2013

To: Board of Supervisors
From: Mark Miller
Re: Truck Replacement

We are scheduled to replace the 1996 Sterling dump truck this year. Plowing and salting has taken a toll on this truck. Key components are rusted out (cross members, cab mounts, see photos).

The plow frame mounts are bent and twisted. I would also point out that Ford Motor Company no longer makes this truck; therefore, parts are difficult to locate. If we don't replace this vehicle it will need engine repairs as its performance has deteriorated. We also need to replace the clutch and fly wheel.

The replacement truck will have several features on it to combat rust. Below is a breakdown of the special features should you approve the purchase.

Severe weather package
Allison automatic transmission, heavy duty service
350 horsepower diesel
Aluminum dump body
Air over hydraulic controls
11 foot Monroe power angle plow
Stainless steel salt spreader
950 gallon brine tank
Brine system with speed control
Trailer package
All LED lighting

Pricing Information is as follows:

<u>Manufacturer:</u>	<u>Truck:</u>	<u>Trade:</u>	<u>Net:</u>
G.L. Sayre International	\$160,384.00	\$23,000	\$137,384.00
G.R. International	\$157,851.00	\$7,500	\$150,351.00
G.L. Sayre Peterbilt	\$160,033.00	\$23,000	\$137,033.00
Hunter Peterbilt	\$159,307.00	\$7,500	\$151,807.00

I recommend that G.L. Sayre and Intercon Equipment be awarded the contract in the amount of \$137,033.00 which is COSTARS pricing.

Memo
East Goshen Township
1580 Paoli Pike
West Chester, PA 19380

Voice (610) 692-7171
Fax (610) 425-8950
E-mail rsmith@eastgoshen.org

Date: September 9, 2013
To: Board of Supervisors
From: Rick Smith, Township Manager
Re: Speed Limits

Section 225-44 of the Township Code establishes speed limits for the various streets in the Township. As a general rule the main township streets, such as Ellis Line and Reservoir Road are 35 MPH while the streets in most of the developments, such as Bowtree, Hershey Mill Estates, and Grand Oak are 25 MPH.

A review of this section indicates that there are a number of "development" streets, the majority of which are cul-de-sacs that are listed at 35 MPH.

These streets are: Amalfi Drive, Atlee Drive, Bramble Lane, Chambord Place, Great Oak Circle, Green Acres Lane, Hunters Circle, Jaclyn Drive, Joshua Lane, Larch Lane, Meadowbrook Lane, Old Orchard Lane, Pheasant Run, Pine Rock Road, Pond View Lane, Raewyck Lane, Springhouse Lane, Sturbridge Circle, Sturbridge Lane, Willow Pond Road and Wyllpen Drive.


There is a provision in the PA Vehicle Code that permits the establishment of a 25 MPH speed limit on this type of street.

I have asked the Police Department for their comments (see attached).

I would recommend that you reduce the speed limits on these streets, in order to bring them into conformance with the other developments.

Memorandum

East Goshen Township
1580 Paoli Pike
West Chester, PA 19380
Voice: 610-692-7171
Fax: 610-692-8950
E-mail: mgordon@eastgoshen.org

Date: 9/12/2013
To: Board of Supervisors
From: Mark Gordon, Zoning Officer 
Re: Openspace and Recreation Plan Update

Dear Board Members,

After speaking with Rick and Ann Toole from Toole recreation I have drafted the following recommendation for the Openspace and Recreation Plan Taskforce.

Recommended makeup of the Openspace and Recreation Plan Task Force (ORTF):

Board of Supervisors	1
Planning Commission Member (Chair)	1
Park Board	1
Conservancy Board	1
Historical Commission	1
Commerce Development Commission	1
Toole Recreation Planning	1
Brandywine Conservancy	1
Director of Recreation	1
<u>Zoning Officer</u>	<u>1</u>
Total	10

- The Municipal Authority can be consulted on as needed basis.
- We will have a recording secretary for the meetings.
- I recommend that each Board and Commission identify primary and alternate ORTF members. Only primary members need to attend the meetings however in the event of a conflict this provides an identified alternate who can attend.
- **The meetings will be held on the 3rd Thursday of the month. The Kick-Off Meeting for the Openspace and Recreation Plan Update will be October 17, 2013.**
- **If you concur with these recommendations I can forward a letter to the Boards and Commissions outlining the approach for the formation of the Task Force, and advertise the meetings.**

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**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS MEETING
1580 PAOLI PIKE
September 3, 2013
Draft Minutes**

Present: Chairman Senya D. Isayeff, Vice-Chairman Carmen Battavio, Supervisors Marty Shane, Chuck Proctor and Janet Emanuel. Also present were Township Manager Rick Smith, CFO Jon Altshul, Erich Meyer (Park & Rec) and Ginnie Newlin (Conservancy Board).

Call to Order & Pledge of Allegiance

Senya called the meeting to order at 7:00pm and asked State Rep. Dan Truitt to lead everyone in the Pledge of Allegiance. (Rep. Truitt had stopped by to say hello but was unable to stay for the meeting.)

Moment of Silence

Carmen called for a moment of silence to remember the troops and all those in uniform who help keep us safe.

Recording of Meeting

No one recorded the meeting.

Public Comment on Non-Agenda Items

None.

Chairman's Report

Comprehensive Plan Update - Janet reported that the last meeting of the Comprehensive Plan Task Force was very productive. They had a brainstorming session on priorities and "focal" areas. The biggest change to the Comprehensive Plan will be in format. The Task Force has scheduled a special meeting for September 11 where they will discuss the Town Center concept.
Shredding Event - Senator Dominic Pileggi will hold a Community Shredding Event on September 21 at the State Farm building in Concordville.

Public Hearing on Ordinance to Authorize Borrowing of \$2,500,000 for Sewer Projects

The Board held a public hearing to consider an ordinance authorizing the borrowing of \$2,500,000 for sewer projects. Lucien Calhoun of the Delaware Regional Finance Authority was present. Marty moved to adopt the ordinance. Carmen seconded the motion. Public comments were made by residents Ginnie Newlin and Bill Egan. The Board voted unanimously to approve the motion. A court reporter was present and will provide a complete transcript of the proceedings.

Financial Policies

Senya announced that this matter would be tabled until the September 17 meeting.

1 **Openspace Plan**

2 Rick summarized an August 28 memo from Mark Gordon on this topic. Staff recommends
3 awarding the Openspace and Recreation Plan update contract to Toole Recreation Planning for
4 \$26,370 and adding Option 3 for the conceptual study of the Paoli Pike Multi-Use Path for
5 \$3,500 for a total of \$29,870. The Plan should remain a standalone plan and not be included
6 with the Comp Plan Update.

7
8 Carmen moved to award the Openspace Plan Update to Toole Recreation Planning for \$29,870
9 per the recommendation of staff. Janet seconded the motion.

10
11 Marty said this will save the Township money by because an entirely new Openspace Plan will
12 not have to be created to replace the old one. Additionally, having a start on the trail issue may
13 give the Township an advantage when applying for grant money.

14
15 *Public Comment: Mike Broennle, Hunters Circle* – Said he supported the motion, and this is a
16 great opportunity for the Township to get in on early funding. A trail is greatly needed by
17 residents for recreational purposes and as a means to get to and from their jobs.

18
19 *Public Comment: Bill Egan, Mill Creek* – Said he would like the Township to spend money on
20 installing the approved Line Road trail before approving an expenditure to study the possibility
21 of putting in a trail along Paoli Pike. Marty noted that the cost to install the Line Road trail is
22 prohibitive due to ADA requirements.

23
24 *Public Comment: Ginnie Newlin* – Asked if the Township would consider putting in more
25 “native” trail along Line Road. Rick said he would have to look into it.

26
27 There was no further discussion or public comment. The Board voted unanimously to approve
28 the motion.

29
30 **Request for Additional Services Regarding Comprehensive Plan**

31 The Board discussed a request from John Theilacker of the Brandywine Conservancy to have the
32 Township pay the Environmental Management Center an additional \$1,500 for himself and
33 Steve Kehs of Triad Associates to attend The Commerce Commission’s Breakfast Forum on
34 October 3 and Lunch Forum on November 7.

35
36 Janet said the Township needs to make sure the commercial zones are attractive to businesses
37 and consumers. Carmen said he supports the request, as the Commerce Commission is highly
38 regarded by Township businesses.

39
40 Senya said he was disappointed by the request from Mr. Theilacker and cannot justify the
41 additional expense of \$1,500 for the Comprehensive Plan.

42
43 Carmen moved to send a letter to Mr. Theilacker and Mr. Kehs, again inviting them to the
44 Commerce Commission events at no charge but tactfully declining to reimburse them for
45 attending. Marty seconded the motion. There was no further discussion or public comment.
46 The motion passed unanimously.

1 **Police Committee to Explore Possibility of Expansion**

2 Carmen repeated his motion from the last meeting: He moved to approve the formation of a
3 committee consisting of one or more supervisors each from East Goshen, Westtown and West
4 Goshen along with the Township Managers and the Police Chiefs. The committee will be tasked
5 with developing an RFP for the study of the feasibility of adding West Goshen to WEGO, as
6 well as identifying the various legal and operational issues that will need to be addressed. Chuck
7 seconded the motion.

8
9 Marty questioned whether there will be a financial benefit to WEGO and/or East Goshen.
10 Before a committee is formed, he would like Rick and Jon to meet with Kathy Brill and Chief
11 Bernot to do some rough "back of the envelope" calculations to see if this would be a worthwhile
12 endeavor. He would also like the Township's labor attorney, Joe Rudolf, to come meet with the
13 Board to discuss the issues of a potential merger. If both exercises indicate that it makes sense to
14 move forward, then a committee can be created. Marty said he could not support a motion to
15 form a committee without these two exercises taking place.

16
17 Janet wondered how a determination could be made as to the feasibility of the project until a
18 committee is formed and East Goshen and Westtown talk to West Goshen.

19
20 Marty said because service levels would not go down, it's possible that expansion of WEGO
21 could actually increase East Goshen's costs, in which case he sees no reason to proceed. In
22 addition, the legal issues of absorbing the West Goshen force could be quite complex. Having
23 the additional information he is seeking would give the committee (if formed) a jumpstart.

24
25 Carmen agreed it's important to meet with Joe Rudolf, but he doesn't see why a committee
26 cannot be formed at the same time as the preliminary calculations are completed.

27
28 Carmen modified his motion to reflect that at the same time as the committee is formed, the staff
29 will do the "back of the envelope" calculations Marty has requested and the Board will meet with
30 Joe Rudolph. Chuck seconded the modified motion.

31
32 Chuck noted that WEGO has the benefit of a Police Chief who has experience overseeing 250+
33 officers as well as extensive experience in budgeting. He agreed it may be a good idea for the
34 Board to meet with Joe Rudolph, but suggested the committee (not just East Goshen staff) do the
35 preliminary calculations Marty has requested

36
37 Senya cited a recent article he read about the concept of regional policing and noted some of the
38 "pros" to regional policing it contained. Even if no money is saved up front, there is improved
39 coordination of police response. There is also an increased use of technology leading to cost
40 savings, and consolidation of records. He then read a list of other "pro" from the article.

41
42 Chuck said Chief Bernot has recently suggested WEGO purchase some equipment that West
43 Goshen currently owns. If the police forces merge, that equipment could be shared and housed
44 in a centralized location, saving WEGO the \$70-\$80K it would cost to purchase the equipment.

1 Senya said some of the "cons" in the article include loss of local control, loss of citizen contact,
2 and multiple chiefs vying for few positions.

3
4 Marty said he is not opposed to regionalization. He has no doubt that Rick, Jon, Kathy Brill and
5 Chief Bernot can do what he is asking. There is quite a lot to consider when thinking about
6 absorbing an entire police force.

7
8 There was no further discussion and no public comment. The Board voted 4:1 and the motion
9 passed. Marty was opposed to the motion.

10
11 Carmen moved to nominate Senya and Chuck to represent East Goshen on the Police
12 Committee. Janet seconded the motion. There was no discussion or public comment. The
13 Board voted unanimously to approve the motion.

14
15 **Escrow Release for Ashleybrook Estates**

16 This matter was tabled.

17
18 **Any Other Matter**

19 Jon reported that Travis has refined the interactive agenda, and has also figured out how to
20 compress the entire packet into a file size of under 4MB.

21
22 **Review of Minutes**

23 The Board reviewed and corrected the draft minutes of August 6 and August 20. Senya stated
24 that the minutes would stand approved as corrected.

25
26 **Treasurer's Report & Expenditure Register Report**

27 *See attached Treasurer's Report for August 29, 2013.*

28 The Board reviewed the Treasurer's Report and the current invoices. Carmen moved to accept
29 the Treasurer's Report and the Expenditure Register Report as recommended by the Treasurer, to
30 accept the receipts and to authorize payment of the invoices just reviewed. Chuck seconded the
31 motion. There was no discussion or public comment. The Board voted unanimously to approve
32 the motion.

33
34 **Action List**

35 **Hershey Mill Dam** – The Township is still waiting to hear back from DEP.

36 **Act 167 Ordinance** – Rick and Mark attended seminars on August 7 and 28. They are working
37 on a draft ordinance for the Township.

38
39 **Correspondence & Reports of Interest**

40 Senya acknowledged receipt of a letter from resident Donald Ruddy regarding his variance
41 application for 1410 Linden Lane.

42
43 **Meetings & Dates of Importance**

44 Senya noted the upcoming meetings as listed in the agenda.

1 **Public Comment on Non-Agenda Items**

2 Ginnie Newlin requested that the Township issue "kinder, gentler" communications to its
3 residents. She recently received a form letter she found to be much too harsh. After a lengthy
4 discussion, Senya suggested Ms. Newlin rewrite the letter for the Township's review and
5 consideration.

6
7 **Adjournment**

8 There being no further business, the meeting was adjourned at 8:29pm.

9
10
11 Submitted by:

12 Anne Meddings

13 Recording Secretary

14 *Attachment: Treasurer's Report*

August 29, 2013

TREASURER'S REPORT
2013 RECEIPTS AND BILLS

GENERAL FUND

Real Estate Tax	\$2,471.55
Earned Income Tax	\$39,400.00
Local Service Tax	\$24,400.00
Transfer Tax	\$0.00
General Fund Interest Earned	\$0.00
Total Other Revenue	\$129,905.31
Total Receipts:	\$196,176.86

Accounts Payable	\$64,830.44
<u>Electronic Pmts:</u>	
Health Insurance	\$0.00
Credit Card	\$1,821.49
Postage	\$0.00
Debt Service	\$0.00
Payroll	\$73,000.00
Total Expenditures:	\$139,651.93

STATE LIQUID FUELS FUND

Receipts	\$0.00
Interest Earned	\$0.00
Total State Liquid Fuels:	\$0.00

Expenditures:	\$0.00
---------------	---------------

CAPITAL RESERVE

Interest Earned	\$0.00
-----------------	--------

Expenditures:	\$0.00
---------------	---------------

TRANSPORTATION FUND

Interest Earned	\$0.00
-----------------	--------

Expenditures:	\$0.00
---------------	---------------

SEWER OPERATING

Receipts	\$239,563.60
Interest Earned	\$0.00
Total Sewer:	\$239,563.60

Accounts Payable	\$12,167.74
Debt Service	\$0.00
Total Expenditures:	\$12,167.74

REFUSE

Receipts	\$77,944.91
Interest Earned	\$0.00
Total Refuse:	\$77,944.91

Expenditures	\$66,493.31
--------------	--------------------

SEWER CAPITAL RESERVE

Interest Earned	\$0.00
-----------------	--------

Expenditures	\$0.00
--------------	---------------

EAST GOSHEN TOWNSHIP ACTION LIST

New additions are in bold	September 17, 2013
Item	Date
Comcast Franchise Renewal	September 17, 2013
Hershey's Mill Dam	October 1, 2013
Comp Plan	October 1, 2013
Open Space Plan	October 1, 2013
Act 167 Ordinance	October 1, 2013
Quarterly Report on Comp Plan Goals for ABCs	October 15, 2013
Quarterly Report Municipal Authority Projects	October 15, 2013
Quarterly Financial Reports	October 15, 2013
Quarterly Report on I&I	October 15, 2013
Quarterly Review of Right to Know Requests	October 15, 2013

EAST GOSHEN TOWNSHIP ACTION ITEM

Item:

Comcast Franchise

No:

10

List Date:

12/18/2013

Completed Date:

Description:

Execute Comcast Franchise Agreement

Date	Action
4/16/2013	Kristin has been in contact with Kevin at Comcast, He wants to finish up some other agreement before starting on East Goshen's
7/16/2013	Kevin wants to use the Verizon agreement as a model. Kristin is marking up a draft agreement.
8/20/2013	Kristin is marking up a draft agreement.
9/17/2013	No scitivity



Westtown-East Goshen Regional Police Department
1041 Wilmington Pike
West Chester, PA 19382

September 9, 2013

Mr. Louis F. Smith, Jr.
Township Manager, East Goshen Township
1580 Paoli Pike
West Chester, PA 19380



Dear Mr. Smith,

On August 20, 2013, our officers responded to a shooting incident that occurred at a residence in the 1600 block of Ivy Lane. On the following day, as the investigation progressed, the Criminal Investigation Division developed information that the weapon utilized during the incident had been hidden somewhere in the rear of the property. After members of our department and other assisting agencies spent several hours trying to locate the weapon in the heavy undergrowth behind the residence with no results, Detective Lieutenant William Cahill contacted Mr. Mark Miller, the East Goshen Director of Public Works, for assistance.

Mr. Miller immediately responded to the scene with the following members of the Public Works Department to assist our agency: Michael Carpenter, Steven Hero, Edward Kilgore, Kevin Miller, and George Thompson. When the Public Works Department arrived at the scene, they were well equipped with a metal detector, chain saws, bee repellent, and even water for the team. Despite the intense heat and humidity on that day, the Public Works Department worked for numerous hours clearing out the undergrowth so that the weapon could ultimately be located. Although locating a loaded weapon is always a priority, it is important to note that the property on Ivy Lane borders a church and therefore, the importance of finding the weapon in a timely manner cannot be emphasized enough.

We would like to express our deep gratitude to the members of the East Goshen Public Works Department who assisted us on August 21, 2013. Their assistance was instrumental in ensuring that the weapon was located before public safety was jeopardized. It is once again evidence of the exemplary level of interagency cooperation that exists between our departments. We are fortunate to work with such outstanding individuals who are dedicated to serving the community.

Sincerely,

A handwritten signature in black ink that reads "Brenda M. Bernot". The signature is written in a cursive style.

Brenda M. Bernot
Chief of Police

Jon Altshul

From: Jon Altshul [jaltshul@eastgoshen.org]
Sent: Friday, September 13, 2013 9:06 AM
To: 'rsmith@eastgoshen.org'
Cc: 'Kathy Brill'
Subject: Analysis of WEGO pension
Attachments: WEGO pension plan returns 1995-present.xlsx; WEGO pension sensitivity study.pdf

Rick:

This email addresses 3 issues raised in last week's Finance Committee meeting:

1) Actual returns for WEGO pension plan

- With Kathy's help, I've attached historical returns for the WEGO pension plan invested with Key Financial dating back to 1995.
- As you'll see, the nominal annual return (before inflation) has been 6.43% over the past 18 years; the real return has been 3.84%.

2) How much we'd need to save to have the WEGO pension plan 90% funded within 10 years.

- Right now, WEGO has an unfunded actuarial liability of \$4,825,356 (actuarial value) and \$5,638,745 (market value). 90% of those amounts are \$4.34m and \$5.07m respectively.
- Based on my discussion with the pension consultants at Anderson, barring any unforeseen changes (e.g. lots of resignations; disability pensions; big market losses/gains; etc), those values will hold steady (rising only for inflation) for the next 10 years.
- The consultants guesstimated that annual contributions of \$500,000 per year for 10 years would make the plan fully funded. When I play around in Excel, I calculate that WEGO would be 90% funded with annual contributions of about \$432,000 and 100% funded at about \$480,000, assuming 3% returns after inflation. At 56% of total costs, EGT's share would be about \$242,000 and \$269,000 respectively.

3) Impact of changing actuarial assumptions/target return on MMO

- Right now the target return for the WEGO pension plan is 8%. However, there is an assumption of 5% salary growth per year, meaning that the real return is 3%.
- I have also attached a mini-actuarial study from Beyer-Barber showing what would happen to the MMO if you tinkered with the target return and/or the salary growth assumptions. Long story short, every .5% decrease in the target return increases the MMO by about \$100,000 and every .5% decrease in salary growth decreases the MMO by about \$35,000.
- In other words, it may make sense to recommend a change in the target return of the fund to, say, 6.5% or even 6% instead of simply contributing more than the MMO (as described in option #2) in order to ensure that WEGO's pension plan is able to close its unfunded liability within a reasonable amount of time.

Please let me know if you have any questions.

Jon Altshul

Chief Financial Officer
East Goshen Twp
jaltshul@eastgoshen.org
610-692-7171

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN
ACTUARIAL COST STUDY
AS OF JANUARY 1, 2013**

Prepared by:

BEYER-BARBER COMPANY
Employee Benefit and Actuarial Consultants
1136 Hamilton Street, Suite 103
Allentown, Pa 18101
(610) 435-9577

Dated: September 10, 2013

In Cooperation With:

Thomas J. Anderson & Associates, Inc.



**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

TABLE OF CONTENTS

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SUMMARY OF PROPOSED ASSUMPTION CHANGES	1
SUMMARY OF RESULTS	2
SUMMARY OF ACTUARIAL COST STUDY AS OF JANUARY 1, 2013	3
ACTUARIAL CERTIFICATION	4



**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

SUMMARY OF PROPOSED ASSUMPTION CHANGES

CURRENT ASSUMPTIONS

Currently, the plan has an 8.0% interest rate assumption and 5.0% salary scale assumption.

PROPOSED ASSUMPTIONS

It is requested to study the effect on plan costs created by the following four scenarios:

Scenario 1: Reduce the interest rate assumption to 7.5%.

Scenario 2: Reduce the interest rate assumption to 7.0%.

Scenario 3: Reduce the interest rate assumption to 7.5% and reduce the salary scale assumption to 4.5%.

Scenario 4: Reduce the interest rate assumption to 7.0% and reduce the salary scale assumption to 4.0%.

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

SUMMARY OF RESULTS

The ensuing pages show the effect on the 2013 plan year costs with the proposed assumption changes as follows:

CURRENT ASSUMPTIONS

The 2013 plan year costs based on the current assumptions are shown as a foundation for comparison in order to measure the effect on plan costs associated with the proposed assumptions changes. These costs are not meant to be confused with the municipality's 2014 minimum municipal obligation budget amount that was already communicated and determined based on the January 1, 2013 actuarial valuation.

PROPOSED ASSUMPTIONS

The following page illustrates the development of the estimated Minimum Municipal Obligation (MMO) of each scenario based on assets determined using the actuarial smoothing method which was used in the January 1, 2013 actuarial valuation. The development of the MMO based on the market value of assets is also shown and should be taken into consideration since the cost based on the market value of assets is ultimately what the plan will experience.

This study has been based on census and plan asset data as of January 1, 2013.

It should be noted that this study only measures the effect of the proposed assumptions changes on the 2013 plan year costs due to unpredictable future events that will occur after January 1, 2013. Furthermore, this study has been based on the plan status as of January 1, 2013 and any future change in plan membership and/or trust fund performance may have an impact on these calculations.

This study uses an estimated state aid unit value of \$3,500.



**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

SUMMARY OF ACTUARIAL COST STUDY AS OF JANUARY 1, 2013

	CURRENT PLAN	SCENARIO 1	SCENARIO 2	SCENARIO 3	SCENARIO 4
A. NORMAL COST					
1. Dollar Amount	311,097	347,622	388,761	325,761	341,679
2. Valuation Covered Payroll	2,301,027	2,301,027	2,301,027	2,301,027	2,301,027
3. Percentage of Covered Payroll(1)/(2)	13.52%	15.11%	16.90%	14.16%	14.85%
B. ESTIMATED ADMINISTRATIVE EXPENSES	5,250	5,250	5,250	5,250	5,250
C. ACCRUED LIABILITY AND ASSETS					
1. Actuarial Accrued Liability	13,156,713	13,904,509	14,721,583	13,796,290	14,494,003
2(a). Actuarial Value of Assets	8,331,357	8,331,357	8,331,357	8,331,357	8,331,357
3(a). Unfunded Actuarial Liability Based on Actuarial Value	4,825,356	5,573,152	6,390,226	5,464,933	6,162,646
2(b). Market Value of Assets	7,517,968	7,517,968	7,517,968	7,517,968	7,517,968
3(b). Unfunded Actuarial Liability Based on Market Value	5,638,745	6,386,541	7,203,615	6,278,322	6,976,035
D. AMORTIZATION CONTRIBUTION					
1. Based on Actuarial Value of Assets	568,349	633,960	702,624	622,556	679,272
2. Based on Market Value of Assets	656,338	719,678	786,087	708,274	762,735
E(1). MMO BASED ON ACTUARIAL VALUE					
1. Total financial requirement of the Plan (A1)+(B)+(D1)	884,696	986,832	1,096,635	953,567	1,026,201
2. Less Estimated Mandatory Member Contributions	115,051	115,051	115,051	115,051	115,051
3. Less Estimated State Aid	161,000	161,000	161,000	161,000	161,000
4. Net Minimum Municipal Obligation (1)-(2)-(3)	608,645	710,781	820,584	677,516	750,150
E(2). MMO BASED ON MARKET VALUE					
1. Total financial requirement of the Plan (A1)+(B)+(D2)	972,685	1,072,550	1,180,098	1,039,285	1,109,664
2. Less Estimated Mandatory Member Contributions	115,051	115,051	115,051	115,051	115,051
3. Less Estimated State Aid	161,000	161,000	161,000	161,000	161,000
4. Net Minimum Municipal Obligation (1)-(2)-(3)	696,634	796,499	904,047	763,234	833,613

**WESTTOWN-EAST GOSHEN
POLICE COMMISSION PENSION PLAN**

ACTUARIAL CERTIFICATION

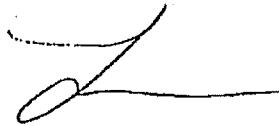
The actuarial computations have been performed under the supervision of and reviewed by the undersigned based on employee census and asset data from the Municipality, and the current Plan provisions.

This actuarial cost study is based in part on information provided by the Municipality. Such information may or may not be accurate or complete, but any inaccuracies or omissions are not material and are not too numerous or flagrant as to suggest that there may be substantial inconsistencies in the computations. Therefore, this actuarial study is substantially accurate and complete based on the available data and fairly discloses the actuarial position of the aforementioned possible improvements to the Plan.

In my opinion, each actuarial assumption used in combination in this actuarial cost study represents my best estimate of anticipated experience under the Plan based on the available data as of the date of the last actuarial valuation. Furthermore, each actuarial assumption used in this actuarial cost study is (a) reasonable, taking into account the past experience of the plan and reasonable expectations, and (b) would, in the aggregate, result in a total contribution equivalent to that which would have been determined if each such assumption were reasonable.

9/10/13

Date



Lawrence C. Brisman, EA, MAAA, MSPA
Enrolled Actuary #11-04972
Beyer-Barber Company
1136 Hamilton Street, Suite 103
Allentown, PA 18101



**WESTTOWN-EAST GOSHEN POLICE COMMISSION PENSION PLAN
2014 MINIMUM MUNICIPAL OBLIGATION EXHIBIT**

	CURRENT PLAN	SCENARIO 1	SCENARIO 2	SCENARIO 3	SCENARIO 4
	8% Interest 5% Salary	7.5% Interest 5% Salary	7% Interest 5% Salary	7.5% Interest 4.5% Salary	7% Interest 4% Salary
1 TOTAL ANNUAL PAYROLL (Estimated Payroll)	2,599,736	2,599,736	2,599,736	2,599,736	2,599,736
2 NORMAL COST AS A PERCENTAGE OF PAYROLL (Derived from 1/1/13 actuarial valuation)	13.52%	15.11%	16.90%	14.16%	14.85%
3 TOTAL NORMAL COST (Item 1 x Item 2)	351,484	392,820	439,355	368,123	386,061
4 AMORTIZATION REQUIREMENT (Derived from 1/1/13 actuarial valuation)	568,349	633,960	702,624	622,556	679,272
5 TOTAL ADMINISTRATIVE EXPENSES (Derived from 1/1/13 actuarial valuation)	5,250	5,250	5,250	5,250	5,250
6 FINANCIAL REQUIREMENT (Item 3 + Item 4 + Item 5)	925,083	1,032,030	1,147,229	995,929	1,070,583
7 TOTAL MEMBERS CONTRIBUTIONS	129,988	129,988	129,988	129,988	129,988
8 FUNDING ADJUSTMENT (Derived from 1/1/13 actuarial valuation)	0	0	0	0	0
9 MINIMUM MUNICIPAL OBLIGATION (Item 6 - Item 7 - Item 8)	795,095	902,042	1,017,241	865,941	940,595
10 ACT 44 AMORTIZATION REDUCTION (Item 4 times 25%)	142,087	158,490	175,656	155,639	169,818
11 ACT 44 MINIMUM REDUCED MUNICIPAL OBLIGATION (Item 9 - Item 10)	653,008	743,552	841,585	710,302	770,777
12 Minimum Municipal Obligation Based Upon Market Value of Assets	883,084	987,760	1,100,704	951,659	1,024,058

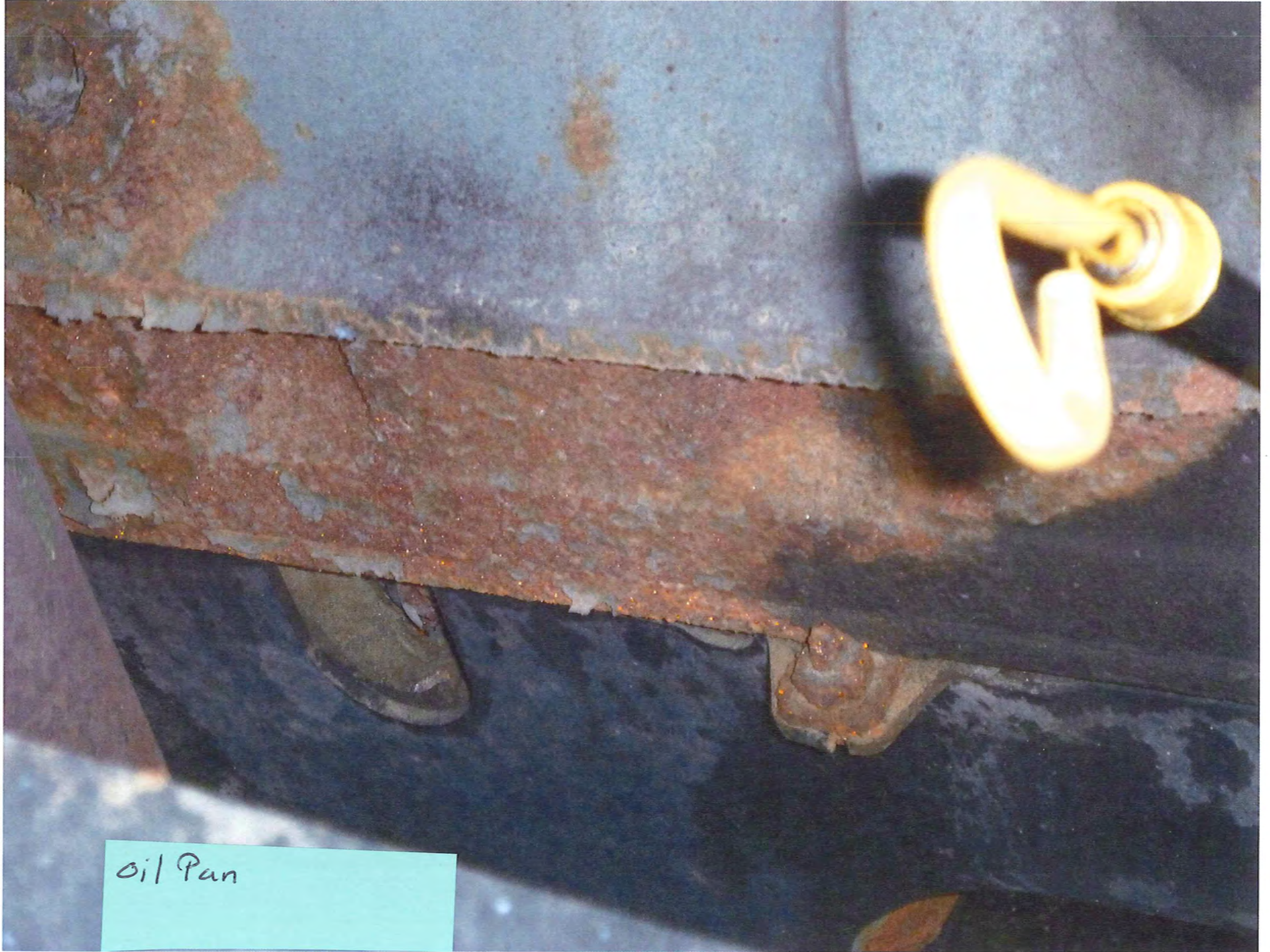
Year	Pension Plan Returns	Inflation	Real return
1995	14.11%	2.81%	11.30%
1996	7.99%	2.93%	5.06%
1997	16.33%	2.34%	13.99%
1998	18.29%	1.55%	16.74%
1999	18.85%	2.19%	16.66%
2000	0.00%	3.38%	-3.38%
2001	-9.69%	2.83%	-12.52%
2002	-16.36%	1.59%	-17.95%
2003	24.50%	2.27%	22.23%
2004	11.48%	2.68%	8.80%
2005	8.39%	3.39%	5.00%
2006	12.49%	3.24%	9.25%
2007	6.58%	2.85%	3.73%
2008	-31.34%	3.85%	-35.19%
2009	31.05%	-0.34%	31.39%
2010	13.29%	1.64%	11.65%
2011	-3.82%	3.16%	-6.98%
2012	13.96%	2.07%	11.89%
2013*	10.36%		

*Thru 9/6/13

Summary>Returns of WEGO Pension Plan

	Last 12 months	Last 3 years	Last 5 years	Last 10 years	Since inception (1995)
Nominal return (before inflation)	13.96%	7.48%	2.24%	7.26%	6.43%
Real return (after inflation)	11.89%	3.82%	-0.21%	4.59%	3.84%





oil Pan


Rusted out →

Cab Mounts





Fender & Hood mounts



cab and fuel tank
mounts



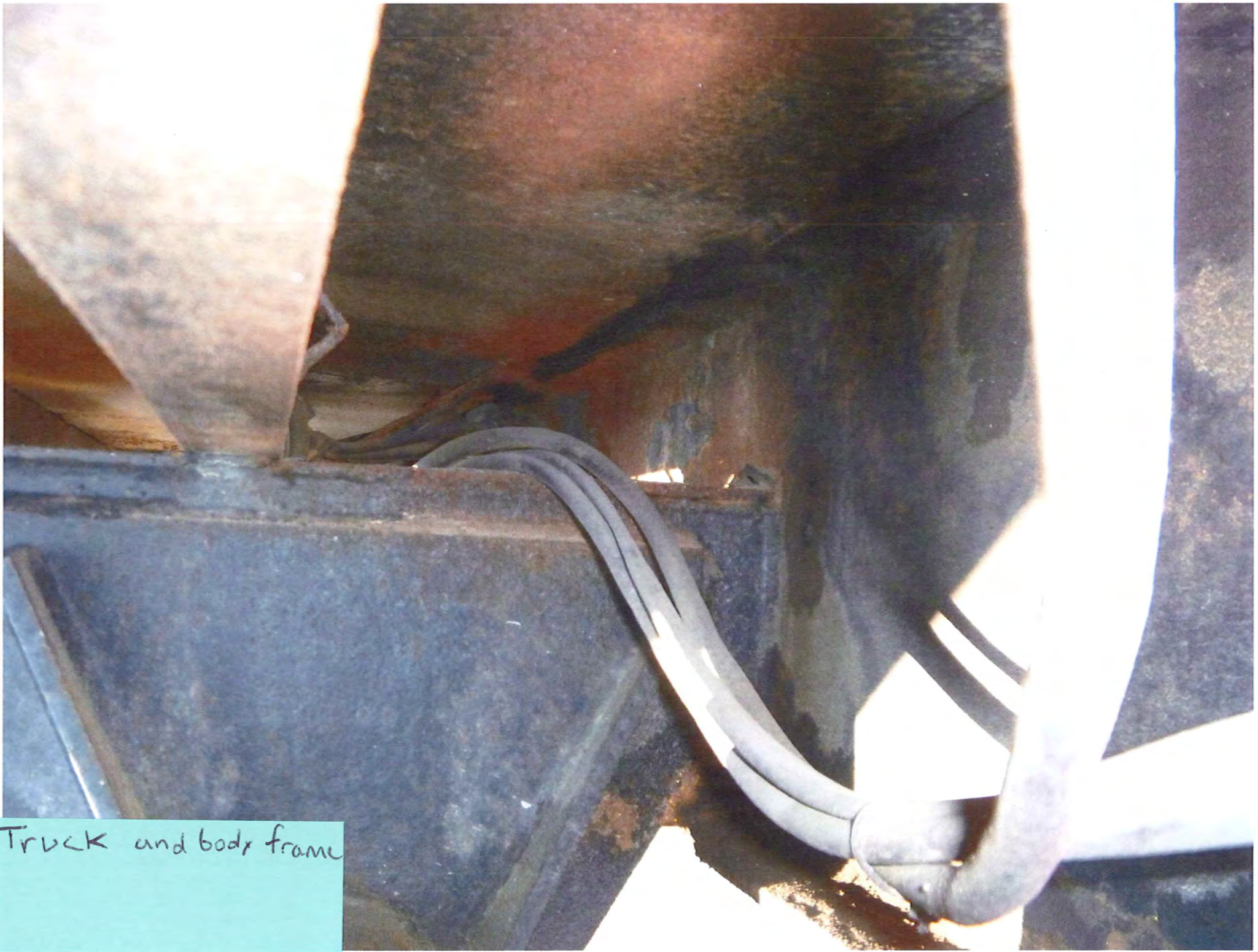
Dump body cross
Members. Metal fatigue.



Dump body sub frame



Plow Frame Mounts
on truck Frame



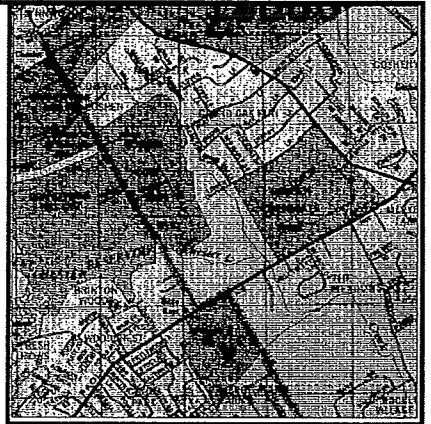
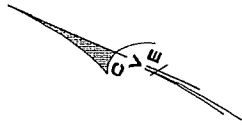
TRUCK and body frame



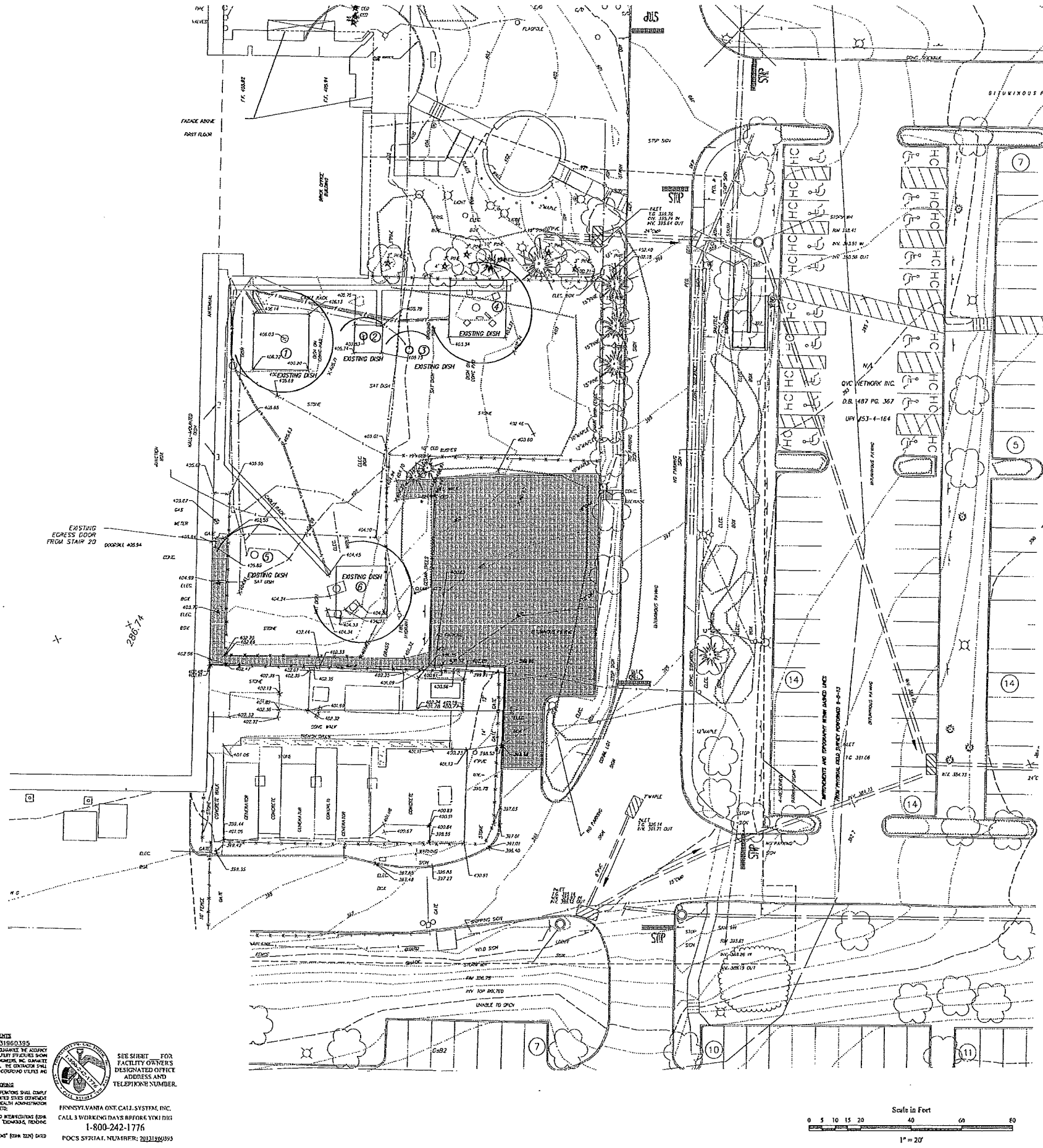
Inside cab brake
pedal & floor rusting
out.



Driver Seat Pedestal



LOCATION MAP SCALE 1" = 200'



- EXISTING FEATURES LEGEND**
- 202 --- EXISTING 1' CONTOURS
 - 210 --- EXISTING 5' CONTOURS
 - X 212.20 EXISTING SPOT ELEVATION
 - EXISTING FENCE LINE
 - EXISTING EDGE OF PAVING
 - EXISTING CURB
 - FLOOD PLAIN
 - EcB2 --- SOILS LINE AND DESCRIPTION
 - BdA --- EXISTING UNDERGROUND WATER MAIN
 - E --- EXISTING UNDERGROUND ELECTRIC
 - T --- EXISTING UNDERGROUND TELEPHONE
 - G --- EXISTING UNDERGROUND GAS LINE
 - W --- EXISTING OVERHEAD WIRES
 - F --- EXISTING FIRE LINE
 - L --- EXISTING LIGHT POLE
 - S --- STREAM LINE
 - I --- EXISTING STORM INLET AND PIPE
 - M --- EXISTING STORM MANHOLE AND PIPE
 - S --- EXISTING SIGN
 - U --- EXISTING UTILITY POLE
 - T --- EXISTING TREE & SHRUB LINE
 - SATellite DISH #
 - EXISTING ASPHALT PAVING
 - SATellite DISH

SITE COVERAGE SUMMARY (SATELLITE YARD):

COVER TYPE	EXISTING (S.F.)
GENERATORS	1,647
CONCRETE WALK/PADS	3,338
SATELLITE FOUNDATIONS	1,456
BITUMINOUS PAVING/WALK	6,238
IMPERVIOUS TOTAL:	13,189 S.F.
NON-COMPACTED CRUSHED STONE	17,297
GRASS/LAWN	4,227
NON-IMPERVIOUS TOTAL:	21,524 S.F.
SITE COVERAGE TOTAL:	34,713 S.F.

NOTES:

- EXISTING SATELLITE DISHES NO. 2, 3, AND 5 ARE TO BE REMOVED AS PART OF THE PROPOSED SYSTEMS UPGRADE.

EXISTING SATELLITE YARD PLAN

NO. DATE REVISION	
CONDITIONAL USE APPLICATION	
FOR DOWNLINK SYSTEMS UPGRADE QVC NETWORK INC. QVC PROJECT# C13611504003	
EAST GOSHEN TOWNSHIP - CHESTER COUNTY - PENNSYLVANIA	
Chester Valley Engineers Civil Engineers & Land Surveyors	PROJECT NO. 18522-2000
SCALE 1" = 20'	DATE 07/18/13
DRAWN BY PT	CHECKED BY JMK
DRAWING	PROJECT NO.

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(610) 664-9222
(610) 668-1143 Fax
che@cheval.com
http://www.cheval.com

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(610) 664-9222
(610) 668-1143 Fax
che@cheval.com
http://www.cheval.com

SEE SHEET FOR FACILITY OWNER'S DESIGNATED OFFICE ADDRESS AND TELEPHONE NUMBER.

PENNSYLVANIA ONE CALL SYSTEM, INC.
CALL 3 WORKING DAYS BEFORE YOUR DIG
1-800-242-1776
POC'S SERIAL NUMBER: 20131100393

