

AGENDA
EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS

Tuesday, April 23, 2019
7:00 PM

1. Call to Order (7:00 PM)
2. Pledge of Allegiance
3. Moment of Silence – Supervisor Carmen Battavio
4. Announce that the meeting is being recorded
5. Chairman’s Report (7:05 PM to 7:10 PM)
6. Public Comment on non-agenda items – 30 minutes (7:10 PM to 7:40 PM)
7. Emergency Services Reports
 - a. WEGO
 - b. Goshen Fire Co - March
 - c. Malvern Fire Co
 - d. Good Fellowship - March
 - e. Fire Marshal
8. Financial Report – April 5, 2019
9. Approval of Minutes and Treasurer’s Report (7:40 PM to 7:45 PM)
 - a. Minutes – April 2, 2019
April 9, 2019
 - b. Treasurers Report – April 18, 2019
10. Public Hearings – Consider an amendment to Chapter 225 Titled “Vehicles and Traffic” prohibiting parking on the west side School Lane between Old West Chester Pike and Center Street (7:45 PM to 8:00 PM)
11. Old Business
 - a. Consider Comments from Chester County Planning Commission on Draft Business Incubator Ordinance (8:00 PM to 8:05 PM)
12. New Business
 - a. Vacancy Board Meeting - Consider appointment of Tax Collector (8:05 PM to 8:10 PM)
 - b. Presentation of Land Development Application Approval – Ducklings Learning Center (8:10 PM to 8:30 PM)
 - c. Presentation on Chester County Annual Report Summary (8:30 PM to 8:40 PM)
 - d. Acknowledge receipt Rossmore Homeowners Association Escrow Reduction letter (8:40 PM to 8:45 PM)
 - e. Consider recommendation on Boot Road Restriping Project (8:45 PM to 8:50 PM)
 - f. Consider recommendation on Emergency Communications Ordinance (8:50 PM to 8:55 PM)
 - g. Consider Goshen Parkway Sidewalk concept plan meeting (8:55 PM to 9:00 PM)
 - h. Consider Tar Buggy Purchase (9:00 PM to 9:05 PM)
 - i. Consider Tractor/Mower Replacement (9:05 PM – 9:10 PM)
 - j. Acknowledge receipt of the final draft of West Goshen Township’s Comprehensive Plan Update (9:10 PM – 9:15 PM)

13. Any Other Matter
14. Continued Public Comment on non-agenda items – if necessary
15. Liaison Reports - none
16. Correspondence, Reports of Interest (9:15 PM to 9:20 PM)
 - a. PennDOT Agreement for Incorporated Work
 - b. PennDOT Applications for Traffic Signal Approvals
 - c. TND Overlay Memo
 - d. First Quarter 2019 Right to Know Report
17. Adjournment (9:20 PM)

Meetings & Dates of Importance

Apr 25, 2019	Pipeline Task Force	05:00pm
May 1, 2019	Planning Commission	07:00pm
May 2, 2019	P&R Volunteer Open House	06:00pm
May 2, 2019	Park and Rec Commission	07:00pm
May 7, 2019	Board of Supervisors	07:00pm
May 8, 2019	Conservancy Board	07:00pm
May 9, 2019	Historical Commission	07:00pm
May 13, 2019	Municipal Authority	07:00pm
May 14, 2019	Board of Supervisors	07:00pm
May 16, 2019	Futurist Commission	07:00pm
May 17, 2019	Pension Committee	10:30am
May 20, 2019	Sustainability Advisory Committee	07:00pm
May 21, 2019	Election Day (no meeting)	-----
May 23, 2019	Pipeline Task Force	05:00pm
May 27, 2019	Office Closed for Memorial Day	-----
May 29, 2019	Long Range Planning Session	10:00am

Newsletter Deadline for Summer of 2019: May 1st

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

Public Comment – Pursuant to Section 710.1 of the Sunshine Act the Township is required to include an opportunity for public comment agenda which is intended to allow residents and/or taxpayers to comment on matters of concern, official action or deliberation which are or may be before the Board of Supervisors. Matters of concern which merit additional research will be placed on the agenda for the next meeting. The Board of Supervisors will allocate a maximum of 30 minutes for public comment at the beginning of each meeting. If necessary there will be a second period for public comment prior to the end of the meeting.

Constant Contact - Want more information about the latest news in the Township and surrounding area? East Goshen Township and Chester County offer two valuable resources to

stay informed about important local issues. East Goshen communicates information by email about all Township news through Constant Contact. To sign up, go to www.eastgoshen.org, and click the “E-notification & Emergency Alert” button on the left side of the homepage.

ReadyChesco - Chester County offers an emergency notification system called ReadyChesco, which notifies residents about public safety emergencies in the area via text, email and cell phone call. Signing up is a great way to keep you and your loved ones safe when disaster strikes. Visit www.readychesco.org to sign up today!

Smart 911 – Smart 911 is a new service in Chester County that allows you to create a Safety Profile at www.smart911.com that includes details you want the 9-1-1 center and public safety response teams to know about your household in an emergency. When you dial 9-1-1, from a phone associated with your Safety Profile that information automatically displays to the 9-1-1 call taker allowing them to send responders based on up-to-date location and emergency information. With your Safety Profile, responders can arrive aware of many details they would not otherwise know. Fire crews can arrive knowing exactly how many people live in your home and where the bedrooms are located. EMS personnel can know family members’ allergies or specific medical conditions. And police can access a photo of a missing family member in seconds rather than minutes or hours, helping the search start faster.

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Goshen Fire Company Monthly Operations Report

March 2019



Fire Responses per Municipality	Monthly Responses	Monthly Manhours	YTD Responses	YTD Manhours
East Goshen	24	64	70	173
West Goshen	13	24	30	60
Westtown	9	17	20	47
Willistown	3	4	14	29
Other	4	10	13	138
Total - Fire	53	119	147	447

Fire Police Responses per Municipality	Monthly Responses	Monthly Manhours	YTD Responses	YTD Manhours
East Goshen	13	18	40	64.9
West Goshen	10	10	25	40.2
Westtown	6	4	16	16.6
Willistown	6	8	16	29.8
Other	2	6	9	25.4
Total - Fire Police	37	46	106	176.9

EMS Responses per Municipality	Monthly Responses	Monthly Manhours	YTD Responses	YTD Manhours
East Goshen	297	297	673	880
West Goshen	120	120	272	325
Westtown	28	28	87	113
Willistown	61	61	113	145
Other	3	3	76	9
Total - EMS	509	509	1221	1472

Total Responses per Municipality	Monthly Responses	Monthly Manhours	YTD Responses	YTD Manhours
East Goshen	334	379	783	1118
West Goshen	143	154	327	425
Westtown	43	49	123	177
Willistown	70	73	143	204
Other	9	19	98	172
Total - Goshen Fire Company	599	674	1474	2096

Goshen Fire Company Monthly Operations Report March 2019



Monthly Updates

Key Indicators

Patients Treated	267	
Patients 65 and Over	194	73%
EMS Calls to Assisted Living and Retirement Facilities	142	40%
Automatic Fire/CO Alarms	21	40%

Major Incidents

Assist WCFD with Building Fire - 215 N Everhart St	3/31/2019
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Events

Station 56 received unit citation for Rt 202 Accident in EW	3/18/2019
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Fundraising Activities

Breakfast Buffet	3/24/2019
Ambulance Subscription Campaign	In progress
Business Contribution Campaign	In progress
Easter Flower Sale - Station 56	4/19-4/21

Personnel Updates

One career FF/EMT on Medical Leave	133 weeks
Completed contract negotiations with Firefighter's union	3/12/2019

Apparatus Updates

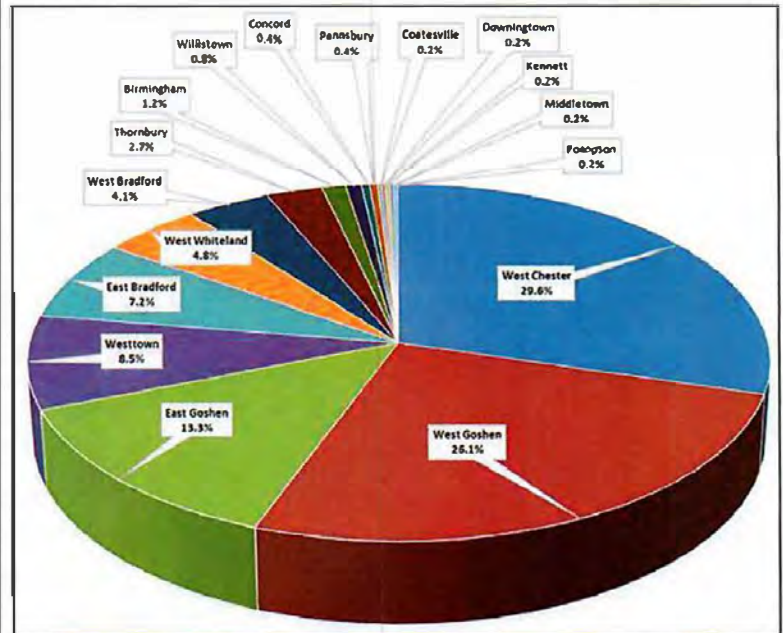
None	
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March 2019 Operations Report

Call Volume

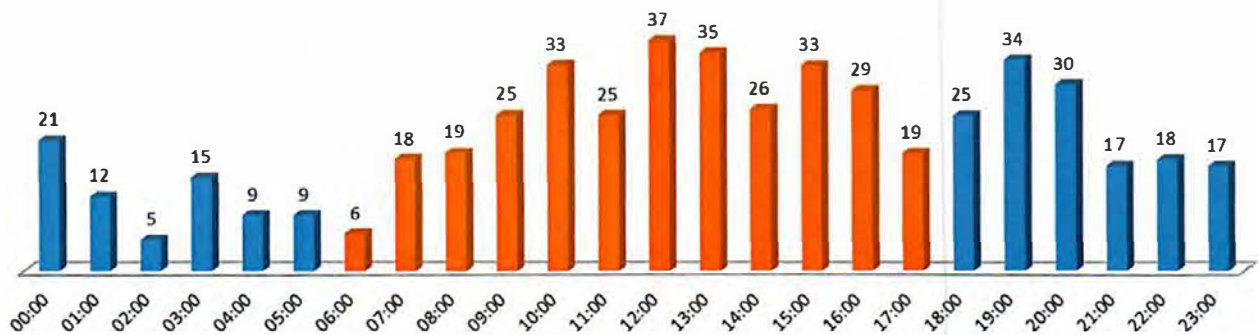
Municipality	Count	% of Calls
West Chester	153	29.6%
West Goshen	135	26.1%
East Goshen	69	13.3%
Westtown	44	8.5%
East Bradford	37	7.2%
West Whiteland	25	4.8%
West Bradford	21	4.1%
Thornbury	14	2.7%
Birmingham	6	1.2%
Willistown	4	0.8%
Concord, DelCo	2	0.4%
Pennsbury	2	0.4%
Coatesville	1	0.2%
Downingtown	1	0.2%
Kennett	1	0.2%
Middletown, DelCo	1	0.2%
Pocopson	1	0.2%
Total	517	



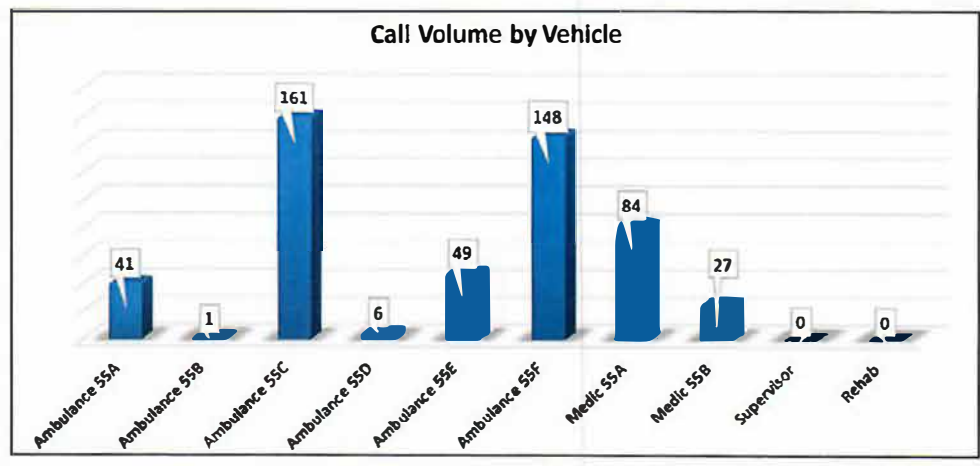
Non-Transport Breakdown

Refusal	56
Recalled Enroute	35
Recalled On Scene	40
No Services	40
Lift Assist	7
DOA	5
Released to BLS	3
External ALS Assist	0
Total	186

Total Call Volume By Hour

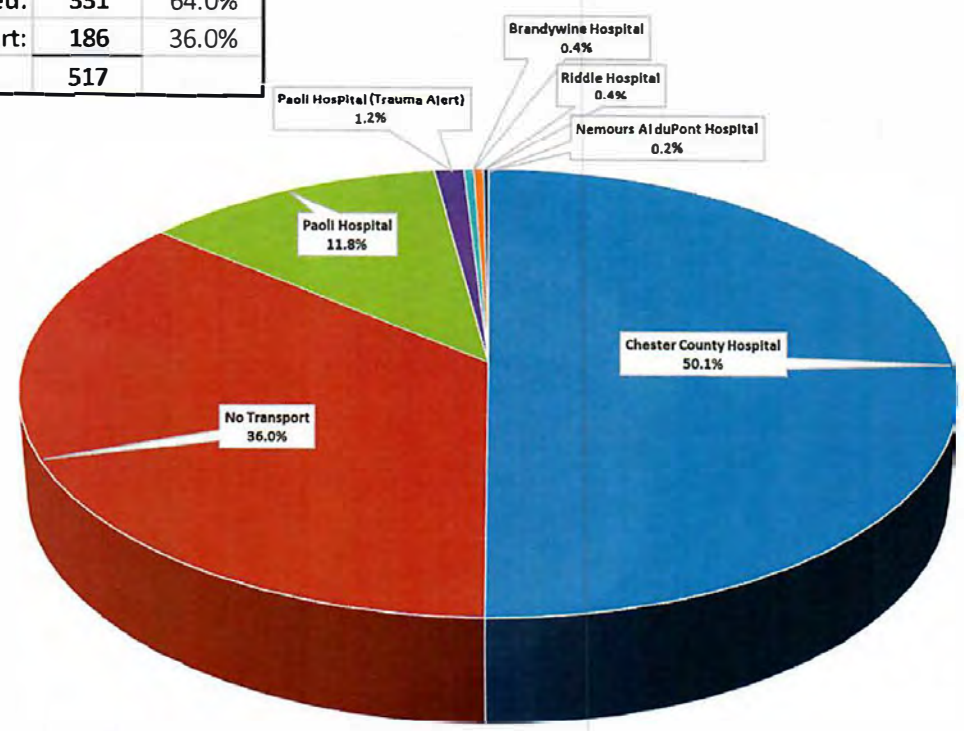


Call Volume by Vehicle	
Ambulance 55A	41
Ambulance 55B	1
Ambulance 55C	161
Ambulance 55D	6
Ambulance 55E	49
Ambulance 55F	148
Medic 55A	84
Medic 55B	27
Supervisor	0
Rehab	0
Total	517



Hospital Destination Information

Disposition	Total	%
Chester County Hospital	259	50.1%
No Transport	186	36.0%
Paoli Hospital	61	11.8%
Paoli Hospital (Trauma Alert)	6	1.2%
Brandywine Hospital	2	0.4%
Riddle Hospital	2	0.4%
Nemours Al duPont Hospital	1	0.2%
	517	
Transported:	331	64.0%
No Transport:	186	36.0%
	517	



Miscellaneous Call Information

Covering Other Agencies	
Organization	Covers
Goshen Fire Co	24
Longwood Fire Co	4
Uwchlan Ambulance	3
Riddle Hospital EMS	2
Concordville Fire Co	1
Malvern Fire Co	1
Minquas Fire Co	1
Washington Hose Co EMS	1
	37

Average Times	
Dispatch To Enroute	1.44
Enroute To On Scene	6.53
On Scene Time	14.28
Transport Time	10.56
Dispatch To Available	40.74

Call Types		
Sick Person	60	11.6%
Respiratory Difficulty	59	11.4%
Fall / Lift Assist	52	10.1%
Accident - BLS	25	4.8%
Chest Pain	25	4.8%
Overdose	24	4.6%
Stand By - Fire	24	4.6%
Injured Person	23	4.4%
Stroke/CVA	22	4.3%
Emotional Disorder	20	3.9%
Syncope	20	3.9%
Abdominal Pain	18	3.5%
Heart Problems	15	2.9%
Seizures	15	2.9%
Hemorrhaging	13	2.5%
Unresponsive Person	12	2.3%
Unconscious Person	11	2.1%
Diabetic Emergency	10	1.9%
Hypo Tension	9	1.7%
Alarm - Medical BLS	8	1.5%
Allergic / Medication Reaction	7	1.4%
Hyper Tension	7	1.4%
Cardiac /Resp Arrest	5	1.0%
DOA	4	0.8%
Accident - Entrapment	3	0.6%
Back Pain	3	0.6%
Fractures	3	0.6%
Maternity / Labor Pain	3	0.6%
Neurological / Head Injury	3	0.6%
Accident - ALS	2	0.4%
Choking	2	0.4%
Standby	2	0.4%
Unknown Nature	2	0.4%
Accident - Pedestrian	1	0.2%
Alarm - Carbon Monoxide	1	0.2%
Assault	1	0.2%
Exposure to Heat / Cold	1	0.2%
Laceration	1	0.2%
Shooting	1	0.2%
	517	

Memo

To: Board of Supervisors
From: Jon Altshul
Re: March 2019 Financial Report
Date: April 5, 2018

As of March 31st, net of pass throughs, the general fund had revenues of \$3,680,808 and expenses of \$2,737,594 for a year-to-date surplus of \$943,215. Compared to the year-to-date budget, revenues were \$58,565 under budget, and expenses were \$33,184 under budget for a negative budget variance of \$25,380. As of March 31st, the general fund balance was \$6,306,832.

On the expense side, Administration is \$30,005 over budget due primarily to funding the pension plan obligation monthly, rather than in one lump sum. Parks & Recreation was over-budget by \$15,337 due to the environmental remediation work abutting a private residence on Highland Avenue, for which we were made whole by the property owner's insurance company in early April (this revenue will be reflected in next month's report). All other departments were under budget.

On the revenue side, Real Estate Transfer Tax is now \$24,518 under-budget due to slow real estate activity in the winter; I expect that to pick up in the months ahead. Earned Income Tax and Local Services Tax were both slightly under-budget as well, but still reasonably close to targeted levels. Other income (interest) continues to perform well.

Other funds

- The **State Liquid Fuels Fund** had \$564,622 in revenues, reflecting the annual allocation that was received in early March and \$0 in expenses. The fund balance is \$566,393.
- The **Capital Reserve Fund** had \$21,686 in revenues and \$41,682 in expenses. The fund balance was \$5,939,863.
- The **Transportation Fund** had \$2,653 in revenues and \$418 in expenses. The fund balance was \$1,090,681.
- The **Sewer Operating Fund** had \$853,666 in revenues and \$761,270 in expenses. The fund balance was \$1,041,339.
- The **Refuse Fund** had \$269,946 in revenues and \$266,024 in expenses. The fund balance was \$671,071.
- The **Bond Fund** had \$36,479 in revenues and \$141,674 in expenses. The fund balance was \$6,263,113.
- The **Sewer Capital Reserve Fund** had \$4,124 in revenues and \$16,023 in expenses. The fund balance is \$2,241,693.
- The **Operating Reserve Fund** had \$3,911 in revenues and no expenses. The fund balance is \$2,549,316.

Accounts Receivable

Utilities accounts receivable ticked up slightly from last quarter (\$173,177 v. \$167,324), but is still well below historical averages. Meanwhile, real estate tax receivables are below historical Q1 levels.

Cash Management

The average weighted yield on all cash across all Township funds is 2.27%, which is nominally higher than three months ago. However, the average time until maturity on illiquid investments has fallen to 85

days. The reason for this is that the rates on liquid investments through PLGIT are only nominally lower than rates on 12 month CDs. As a result, over the past few months, I've been rolling maturing investments into liquid accounts.

EAST GOSHEN TOWNSHIP
GENERAL FUND SUMMARY
As of March 31, 2019

Account Title	2019 Annual Budget	2019 YTD Budget	2019 YTD Actual	\$ Variance	% Variance
EMERGENCY SERVICES EXPENSES	4,290,164	1,370,540	1,364,279	(6,262)	-0.5%
PUBLIC WORKS EXPENSES	2,633,542	601,305	557,881	(43,424)	-7.2%
ADMINISTRATION EXPENSES	1,834,626	516,935	526,074	9,139	1.8%
CODES EXPENSES	584,909	144,983	131,357	(13,626)	-9.4%
PARK AND RECREATION EXPENSES	782,875	115,277	136,268	20,991	18.2%
TOTAL CORE FUNCTION EXPENSES	10,126,116	2,749,040	2,715,858	(33,182)	-1.2%
EMERGENCY SERVICES REVENUES	81,901	8,500	5,822	(2,678)	-31.5%
PUBLIC WORKS REVENUES	1,003,167	128,806	129,243	437	0.3%
ADMINISTRATION REVENUES	314,323	58,727	37,860	(20,867)	-35.5%
CODES REVENUES	258,770	55,842	42,369	(13,473)	-24.1%
PARK AND RECREATION REVENUES	134,735	21,731	27,385	5,654	26.0%
TOTAL CORE FUNCTION REVENUES	1,792,896	273,606	242,679	(30,927)	-11.3%
NET EMERGENCY SERVICES	4,208,263	1,362,040	1,358,456	(3,584)	-0.3%
NET PUBLIC WORKS	1,630,375	472,499	428,638	(43,861)	-9.3%
NET ADMINISTRATION	1,520,303	458,208	488,213	30,005	6.5%
NET CODES	326,139	89,141	88,988	(153)	-0.2%
NET PARK AND RECREATION	648,140	93,546	108,883	15,337	16.4%
CORE FUNCTION NET SUBTOTAL	8,333,220	2,475,434	2,473,179	(2,255)	-0.1%
DEBT - PRINCIPAL	574,000	-	-	0	#DIV/0!
DEBT - INTEREST	226,399	21,738	21,736	(2)	0.0%
TOTAL DEBT	800,399	21,738	21,736	(2)	0.0%
TOTAL CORE FUNCTION NET	9,133,619	2,497,172	2,494,914	(2,258)	-0.1%
NON-CORE FUNCTION REVENUE					
EARNED INCOME TAX	5,191,400	1,249,034	1,223,675	(25,359)	-2.0%
REAL ESTATE PROPERTY TAX	2,039,429	1,852,140	1,862,485	10,345	0.6%
REAL ESTATE TRANSFER TAX	585,000	146,250	121,732	(24,518)	-16.8%
CABLE TELEVIS.FRANCHISE	450,000	112,500	113,480	980	0.9%
LOCAL SERVICES TAX	348,000	84,315	83,039	(1,276)	-1.5%
OTHER INCOME	519,790	21,528	33,719	12,191	56.6%
TOTAL NON CORE FUNCTION REVENUE	9,133,619	3,465,767	3,438,129	(27,638)	-0.8%
NET RESULT	0	968,595	943,215	(25,380)	0

SUMMARY OF FUNDS REPORT (AKA "JOE REPORT")
 ALL FUNDS MARCH 31, 2019
 * NOTE: GENERAL FUND INCLUDES PASS-THROUGH ACCOUNTS

	GENERAL FUND*	LIQUID FUELS STATE FUND	CAP RESV FUND	TRANSPORT. FUND	SEWER OP. FUND	REFUSE FUND	SEWER CAP RESV FUND	OPERATING RESERVE	TOWNSHIP FUNDS	MUNICIPAL AUTHORITY	BOND FUND
01/01/19 BEGINNING BALANCE	\$5,689,163	\$1,771	\$5,959,859	\$1,088,446	\$948,943	\$667,149	\$2,253,592	\$2,545,404	\$19,154,328	\$25,923	\$6,368,308
RECEIPTS											
310 TAXES	\$3,305,409	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3,305,409	\$0	\$0
320 LICENSES & PERMITS	\$114,000	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$114,000	\$0	\$0
330 FINES & FORFEITS	\$11,222	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$11,222	\$0	\$0
340 INTERESTS & RENTS	\$55,487	(\$385)	\$21,686	\$2,653	\$4,348	\$3,264	\$4,124	\$3,911	\$95,089	(\$28)	\$36,479
350 INTERGOVERNMENTAL	\$50	\$565,007	\$0	\$0	\$0	\$0	\$0	\$0	\$565,057	\$0	\$0
360 CHARGES FOR SERVICES	\$73,522	\$0	\$0	\$0	\$849,317	\$266,681	\$0	\$0	\$1,189,521	\$846	\$0
380 MISCELLANEOUS REVENUES	\$14,620	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14,620	\$424	\$0
390 OTHER FINANCING SOURCES	\$126,894	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$126,894	\$120,519	\$0
	\$3,701,205	\$564,622	\$21,686	\$2,653	\$853,666	\$269,946	\$4,124	\$3,911	\$5,421,812	\$121,761	\$36,479
EXPENDITURES											
400 GENERAL GOVERNMENT	\$348,387	\$0	\$29,202	\$0	\$0	\$0	\$0	\$0	\$377,588	\$0	\$0
410 PUBLIC SAFETY	\$1,878,620	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1,878,620	\$0	\$0
420 HEALTH & WELFARE	\$39,688	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$39,688	\$0	\$0
426 SANITATION & REFUSE	\$0	\$0	\$0	\$0	\$576,263	\$266,024	\$0	\$0	\$842,287	\$134,264	\$0
430 HIGHWAYS,ROADS & STREETS	\$443,507	\$0	\$6,125	\$418	\$0	\$0	\$0	\$0	\$450,049	\$0	\$0
450 CULTURE-RECREATION	\$125,435	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$125,435	\$0	\$141,674
460 CONSERVATION & DEVELOPMENT	\$530	\$0	\$6,355	\$0	\$0	\$0	\$0	\$0	\$6,885	\$0	\$0
470 DEBT SERVICE	\$22,454	\$0	\$0	\$0	\$80,511	\$0	\$0	\$0	\$102,965	\$0	\$0
480 MISCELLANEOUS EXPENDITURES	\$360,315	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$360,315	\$0	\$0
490 OTHER FINANCING USES	\$0	\$0	\$0	\$0	\$104,496	\$0	\$16,023	\$0	\$120,519	\$0	\$0
	\$3,218,934	\$0	\$41,682	\$418	\$761,270	\$266,024	\$16,023	\$0	\$4,304,351	\$134,264	\$141,674
2019 SURPLUS/(DEFICIT)*	\$482,270	\$564,622	(\$19,996)	\$2,235	\$92,396	\$3,921	(\$11,899)	\$3,911	\$1,117,461	(\$12,502)	(\$105,195)
CLEARING ACCOUNT ADJUSTMENTS	\$135,400										
02/28/2019 ENDING BALANCE	\$6,306,832	\$566,393	\$5,939,863	\$1,090,681	\$1,041,339	\$671,071	\$2,241,693	\$2,549,316	\$20,407,188	\$13,421	\$6,263,113

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**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS MEETING
1580 PAOLI PIKE
TUESDAY, APRIL 2, 2019
DRAFT MINUTES**

Present: Chairwoman Janet Emanuel; Vice-Chairman Marty Shane; Members David Shuey and Mike Lynch; Township Manager Rick Smith; Assistant Township Manager and Finance Director Jon Altshul; Bill Wegemann and Judi DiFonzo (Pipeline Task Force).

Call to Order & Pledge of Allegiance

Janet called the meeting to order at 7:05 p.m. and led the pledge of allegiance.

Moment of Silence

Janet called for a moment of silence to honor our troops.

Recording

The meeting was livestreamed on the Township's YouTube page.

Chairman's Report

Janet reported that the Board met in Executive Session prior to tonight's meeting to discuss a personnel matter. She stated that this month is Pennsylvania Safe Digging Month and reminded residents to call 811 before digging for any home improvement or landscaping project. She also noted that Saturday, April 13th is "Keep East Goshen Beautiful Day" and invited residents to come to the Township building between 8am and 9am to register and pick up supplies. Both David and Mike expressed their support for this event and its importance to the Township. David asked whether the Township could increase fines for littering, to which Rick stated that the fines are set by state law. Marty suggested that Blosenski clean up the northern portion of Route 352.

Public Comment

None

Approval of Minutes and Treasurer's Report

David made a motion to approve the minutes of March 19, 2019, as corrected. Marty seconded. The motion passed 4-0. Mike made a motion to approve the Treasurer's Report of March 28, 2019. David seconded. The motion passed 4-0.

Acknowledge Receipt of the Concise Statement of Assets, Liabilities and Fund Balance

The Board acknowledged receipt of the Concise Statement of Assets, Liabilities and Fund Balance for the year ending December 31, 2018. Jon explained that the \$615,539 decline in fund balance was due to the Township spending down the proceeds of the 2017 bonds, and that otherwise the Township had a positive year financially.

1
2
3 **Consider Recommendation on Draft Business Incubator Ordinance**

4 Jon stated that staff had reviewed the comments from the Chester County Planning
5 Commission and was recommending only minor changes to the draft ordinance in
6 response. Mike questioned why the Township would require an incubator to go
7 through the conditional use process if all the uses were permitted by right. Jon
8 explained that staff was concerned about how the Use & Occupancy permitting
9 process would be administered when there's a change of tenant if the incubator
10 hadn't originally gone through the conditional use process. Mike also expressed
11 concern about whether the ordinance should provide for more flexibility around
12 parking requirements. Jon stated that the parking requirements are there to prevent
13 overcrowding, but he agreed to follow up with the County Planning Commission to
14 get more information about the County's rationale with that comment.
15

16 **Consider Recommendation on Fugitive Dust Testing**

17 David made a motion to engage Pennoni per the terms and conditions of their proposal to
18 monitor one HDD pipeline drilling site that is determined by East Goshen Township staff
19 and Pennoni engineers as the most impacted to measure fugitive dust during drilling; and
20 if the reading exceeds the ppm as codified in the relevant regulations, that we approve the
21 expense to determine the contents of that fugitive material. Mike seconded the motion.
22

23 Bill stated that he has been concerned about drilling dust and more specifically what's in
24 the dust for over a year, but that DEP has told him there's nothing they can do.
25

26 Marty noted that he is concerned about 24 hour drilling and about when Sunoco will ask
27 the Township for permission to drill around the clock.
28

29 The motion passed 4-0.
30

31 **Consider Recommendation for Mower Replacement**

32 Janet explained that Public Works has requested to replace two radius mowers that have
33 fully depreciated and for which the Township budgeted \$18,000 this year. The Township
34 received the following two COSTARS pricing proposals:
35

- 36 • Conway Power Equipment; 2 ExMark Mowers: \$16,119.40 (with trade-in)
 - 37 • Power Pro Equipment; 2 Hustler Super Z 60": \$18,898.80 (with trade-in)
- 38

39 Mike made a motion to purchase the two ExMark mowers from Conway Power
40 Equipment for \$16,119.40 with trade in. Marty seconded. The motion passed 4-0.
41

42 **Any Other Matter**

43 Mike made a motion to extend the contract with Chester County for the grant for
44 Segments F & G of the Paoli Pike Trail through October 21, 2019. David seconded. The
45 motion passed 4-0.
46

1 **Public Comment**

2 Lex Pavlo, 611 S. Speakman Lane, suggested that the Board of Supervisors write a letter
3 to District Attorney Tom Hogan to raise concerns that Sunoco may begin 24-hour drilling
4 without Township approval. He also noted that his temporary construction easement with
5 Sunoco expires after two years and asked the Township for clarification about when
6 Sunoco began drilling at the Bow Tree site. Rick stated that the Township does not have
7 any specific record of when drilling at that site began.

8
9 Ron Cocco, 633 N. Speakman Lane, asked whether a barrier would be installed at Bow
10 Tree across from the New Kent drilling site or when drilling would begin there. Rick
11 stated that he did not know.

12
13 Bernie Greenberg, 894 Jefferson Way, asked about the penalty that Sunoco would incur
14 for drilling 24 hours per day without getting Township approval. Rick stated that the
15 fines are determined by state law and are generally capped at \$1,000 per day.

16
17 Brian Sweet, 646 Meadow Drive, asked why the Township would consider allowing
18 Sunoco to drill 24 hours a day. Rick explained that if Sunoco doesn't drill 24 hours a day
19 when they start pulling pipe, there's a risk that bore holes could collapse overnight, which
20 would require Sunoco to redrill, and thereby substantially prolong the amount of time that
21 the drilling operation would last.

22
23 **Correspondence, Reports of Interest**

24 The Board acknowledged receipt of the following three reports of interest:

- 25 • March 15, 2019 – Notice of Township's intent to apply for a PADEP General
26 Permit 11 to replace the Access Road (Trail) Bridge in the Applebrook Park.
- 27 • March 18, 2019 – Notice of Adelphia Gateway's intent to apply for a PADEP
28 General Permit (ESCGP-3) for the Adelphia Gateway Pipeline Project
- 29 • March 26, 2019 – Notice of Township's intent to apply for a PADEP General
30 Permit 7 for the Cornwallis Drive Emergency Access Road.

31
32 **Adjournment**

33 Mike made a motion to adjourn at 8:10. David seconded. The motion passed 4-0.

34
35 Respectfully submitted,

36 *Jon Altshul*

37 *Recording Secretary*

38
39 Attached: March 28, 2019 Treasurer's Report

40

TREASURER'S REPORT
 RECEIPTS AND BILLS (ALL 2019 UNLESS OTHERWISE NOTED)

March 15 - March 28, 2019

GENERAL FUND			
Real Estate Tax	\$434,461.51	Accounts Payable	\$146,820.35
Earned Income Tax	\$26,400.00	<u>Electronic Pmts.</u>	
Local Service Tax	\$600.00	Credit Card	\$3,995.32
Transfer Tax	\$0.00	Postage	\$0.00
General Fund Interest Earned	-\$22.18	Debt Service	\$7,484.50
Total Other Revenue	\$32,183.74	Payroll	\$121,060.34
Total General Fund Receipts:	\$493,623.07	Total Expenditures:	\$279,360.51
STATE LIQUID FUELS FUND			
Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$0.00		
Total State Liquid Fuels Receipts:	\$0.00	Total Expenditures:	\$0.00
CAPITAL RESERVE FUND			
Receipts	\$0.00	Accounts Payable	\$9,023.98
Interest Earned	\$3,348.62	Credit Card	\$0.00
Total Capital Reserve Fund Receipts:	\$3,348.62	Total Expenditures:	\$9,023.98
TRANSPORTATION FUND			
Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$0.00		
Total Transportation Fund Receipts:	\$0.00	Total Expenditures:	\$0.00
SEWER OPERATING FUND			
Receipts	\$30,563.91	Accounts Payable	\$134,794.92
Interest Earned	\$11.09	Credit Card	\$0.00
		Debt Service	\$26,837.08
Total Sewer Operating Fund Receipts:	\$30,575.00	Total Expenditures:	\$161,632.00
REFUSE FUND			
Receipts	\$9,468.92	Accounts Payable	\$32,999.65
Interest Earned	\$11.09		
Total Refuse Fund Receipts:	\$9,480.01	Total Expenditures:	\$32,999.65
BOND FUND			
Receipts	\$0.00	Accounts Payable	\$53,955.01
Interest Earned	\$0.00		
Total Bond Fund Receipts:	\$0.00	Total Expenditures:	\$53,955.01
SEWER CAPITAL RESERVE FUND			
Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$0.00		
Total Sewer Capital Reserve Fund Receipts:	\$0.00	Total Expenditures:	\$0.00
OPERATING RESERVE FUND			
Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$0.00		
Total Operating Reserve Fund Receipts:	\$0.00	Total Expenditures:	\$0.00

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**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS MEETING
1580 PAOLI PIKE
TUESDAY, APRIL 9, 2019
DRAFT MINUTES**

Present: Chairwoman Janet Emanuel; Vice-Chairman Marty Shane; Members Carmen Battavio, David Shuey and Mike Lynch; Township Manager Rick Smith; Assistant Township Manager and Finance Director Jon Altshul; Township Solicitors Kristin Camp and Kim Venzie; Planning Commission members Brad Giresi, Dan Daley and Ernie Harkness; Erich Meyer (Conservancy Board).

Call to Order & Pledge of Allegiance

Janet called the meeting to order at 7:00 p.m. and asked Chase, a local Boy Scout, to lead the pledge of allegiance.

Moment of Silence

Carmen called for a moment of silence to honor our troops.

Recording

Janet announced that due to a change in YouTube's livestreaming policies, the meeting would not be livestreamed, but would be uploaded tomorrow onto the Township's YouTube page.

Chairman's Report

Janet reported that the Board met in Executive Session prior to tonight's meeting to discuss a personnel matter. She stated that the Vacancy Board will meet on April 23, 2019, to consider the appointment of a Tax Collector. Finally, she noted that Jim McRee had resigned from the Planning Commission and that an announcement about the vacancy would be on the website shortly.

Public Comment

Mark Ann Kusner, 1026 Kennett Way, read a prepared statement regarding her safety concerns about the Sunoco pipelines. In particular, she expressed concern about Sunoco's use of single walled pipes and the potential for corrosion as a result of the pipes being left out above ground for the past two years. She stated that Sunoco should be required to use double walled pipes. Ms. Kusner also asked whether the Township could regulate vibrations, to which David said that the matter had been explored, but that it is very difficult to reliably measure vibrations. She also asked about the hours that Sunoco can drill, to which Rick responded that the Township's ordinance allows construction work between 7am and 10pm daily.

Bernie Greenberg, 894 Jefferson Way, asked whether Sunoco plans to drill 24 hours a day. Marty explained that the supervisor of the entire Mariner East project had told him that Sunoco does not plan to ask East Goshen for permission to drill 24 hours a day, but if that did happen, the Township would hold a public meeting on

1 the matter. Marty added that the risk of not allowing 24-hour drilling is that bore
2 holes could collapse overnight, which would prolong the amount of time that
3 Sunoco needs to drill in East Goshen.

4
5 **Consider Recommendation on 2019 Sewer Rates**

6 Jon recommended that the Township amend its sewer rates for the final three quarters of
7 2019 and the first quarter of 2020 to \$33.74 fixed and \$8.42 per thousand gallons
8 variable. At this rate, the average sewer bill for a single family home would be \$146.01
9 per quarter, down from \$148.37 currently. He noted that residential water use fell over
10 the past 12 months, but that commercial use has increased. He also noted that as part of
11 this amendment, he was recommending that the fee schedule reflect the increase in East
12 Whiteland's variable rate to \$6.20 per thousand gallons, as the Township recharges
13 Malvern Institute for sewer bills received from East Whiteland.

14
15 Carmen made a motion to adopt Resolution 2019-34A, the revised fee schedule, to
16 amend the Township sewer rates to \$33.74 per quarter fixed and \$8.42 per thousand
17 gallons variable and to amend the variable rate for East Whiteland Township to \$6.20 per
18 thousand gallons. Mike seconded.

19
20 Mike asked for clarification about the difference between fixed and variable costs.
21 Carmen asked whether the cost of repainting the sequence batch reactor tanks was
22 reflected in the cost. Jon explained that this cost was not reflected in these rates, as this
23 project would not start for another couple of years and, further, that the estimated cost
24 was much lower than originally expected.

25
26 The motion passed 5-0.

27
28 **Presentation and discussion with the Township Solicitor on Wireless**
29 **Communications Facilities in public right of ways, the impact of the recent**
30 **Commonwealth Court ruling and the regulations recently issued by the FCC**

31 Kristin and Kim provided an overview of their memo on wireless communications
32 facilities in light of recent laws, FCC rulings and court cases. Kim explained that the
33 Township's existing ordinance should be amended to comply with FCC's recent
34 Small Cell Wireless Order establishing shorter windows for the time frame within
35 which local governments must review small cell wireless facilities. She also noted
36 that under a recent Commonwealth Court decision, which is currently under appeal,
37 distributed antenna system (DAS) operators who hold a valid certificate of public
38 convenience cannot be required to follow the approval process outlined in a
39 municipal ordinance. However, she explained that most operators will still willingly
40 go through the process and encouraged the Township to continue to dialogue
41 constructively with operators.

42
43 Mike asked whether DAS technology is getting smaller, to which Kim explained that
44 the technology is getting smaller, but that more facilities are being proposed and
45 built. He looked at some of the pictures and noted that the DAS facilities blended
46 well with existing streetscapes, and asked why the Township should care about this

1 issue. Kim noted that in some historic sections of municipalities the systems can
2 occasionally stick out. He also asked why the DAS facility installed on Wilson Avenue
3 was on a wood pole and not a dark metal pole like the other systems in the
4 Township. Mark explained that Wilson Drive already has wooden utility poles, so
5 the new pole does not stick out along the existing streetscape; but that the pole
6 along Goshen Corporate Parkway, where the existing utilities are buried
7 underground, is dark metal, which matches the street lights.

8
9 Janet asked about removal costs if a DAS facility is no longer used. Kim stated that
10 the Township current ordinance requires that the operator incur those costs.

11
12 David asked if an operator besides Crown Castle might seek approval for new DAS
13 facilities. Kim noted that neither AT&T nor Verizon use Crown Castle, and therefore
14 it was likely that other operators would approach the Township. However, Kristin
15 noted that she is hopeful that the Township's positive experience with Crown Castle
16 could serve as a model for how to work with other operators. David also asked
17 about the health impacts from 5G infrastructure, which rely on high frequency
18 microwaves. Rick noted that existing law prevents municipalities from using health
19 concerns as a reason to deny applications.

20
21 Kristin asked the Planning Commission to review the Township 'sexisting wireless
22 ordinance in light of recent federal and state laws, rules and court decisions. Brad
23 asked about design standards for poles in the Township's proposed Traditional
24 Neighborhood District overlay.

25
26 **Discussion of Liquor Control Board preemption of zoning regulations for liquor**
27 **sales**

28 Kristin explained that virtually all aspects of alcohol sales in Pennsylvania are governed
29 by the PA Liquor Code, and that the only clear authority municipalities have to regulate
30 alcohol sales is by restricting restaurants in different zoning districts, but that zoning
31 ordinances must be "liquor neutral". That is, generally speaking municipalities cannot
32 restrict whether restaurants have liquor licenses.

33
34 Mike noted that municipalities are limited to one liquor license per 3,000 residents, which
35 works out to six licenses in East Goshen, and asked what would happen if there were to
36 be a PLCB application for a seventh license. Kristin explained that once the threshold is
37 met, any subsequent license would be subject to an inter-municipal transfer hearing,
38 which is similar to a conditional use hearing. However, in order to deny a liquor license
39 in that scenario, the burden of proof is on the municipality to show that an additional
40 liquor license would have a substantially negative impact on the health, safety and
41 welfare of the community. The Township would need to commission studies using
42 empirical evidence to demonstrate that this potential impact is real. She noted that West
43 Chester Borough once denied an application on these grounds, but that the applicant
44 appealed the decision and was eventually granted the license, albeit with conditions, such
45 as no drink specials, extra bouncers and security cameras. However, under a more recent
46 Commonwealth Court decision, the LCB does not enforce those conditions.

1
2 Kristin also noted that restaurants can obtain “economic development” liquor licenses if
3 they have exhausted all of their options for obtaining a liquor licenses, can show that their
4 food-to-alcohol sales will be above a certain ratio and that the license will promote
5 economic development. She also noted that liquor licenses for breweries and brew pubs
6 fall into a different category than restaurants, and that these licenses treat the brewery as a
7 manufacturing site and allow breweries to sell their beer at two satellite off-site locations.
8 Kristin noted that West Chester Borough’s zoning ordinance distinguishes between brew
9 pubs and restaurants.

10
11 David referred to a National Highway Transportation Safety Administration white paper
12 on the regulation of alcohol sales and asked Kristin if any of the options laid out in the
13 report were options that East Goshen could consider. Kristin observed that all of the
14 NHTSA’s recommendation were either already codified in the Township’s zoning
15 ordinance or under the purview of the PLCB.

16
17 Mark noted that Giant has an application pending with the PLCB for retail sales and
18 asked for Kristin’s advice about whether the Township could request information about
19 its planned sales as part of its permit application for store modifications. Kristin stated
20 that this is public information and that Giant would probably provide it, if asked. Kristin
21 also noted that the Township can become a party to any PLCB application and can
22 present evidence on the record either for or against an application.

23
24 Ernie asked whether East Goshen’s recent referendum on liquor sales increased the quota
25 of available licenses in Chester County, to which Kristin responded that it did not. He
26 also asked for clarification about whether licenses could be transferred across county
27 lines, to which Kristin responded that they could not

28
29 Brad asked what would happen to a license if a restaurant or bar was either sold or
30 went out of business. Kristin responded that the license is an asset of the business
31 that can be sold as the owner sees fit.

32
33 **Treasurer’s Report**

34 Carmen made a motion to approve the Treasurer’s Report of April 4, 2019. David
35 seconded. The motion passed 4-0.

36
37 **Adjournment**

38 Mike made a motion to adjourn at 8:30. Carmen seconded. The motion passed 5-0.

39
40 Respectfully submitted,

41 *Jon Altshul*

42 *Recording Secretary*

43
44 Attached: April 4, 2019 Treasurer’s Report
45

TREASURER'S REPORT

March 29 - April 4, 2019

RECEIPTS AND BILLS

GENERAL FUND

Real Estate Tax	\$122,184.92	Accounts Payable	\$445,838.73
Earned Income Tax	\$11,100.00	<u>Electronic Pmts:</u>	
Local Service Tax	\$0.00	Credit Card	\$0.00
Transfer Tax	\$0.00	Postage	\$1,000.00
General Fund Interest Earned	\$8,318.39	Debt Service	\$0.00
Total Other Revenue	\$568,941.63	Payroll	\$59,713.01
Total General Fund Receipts:	\$710,544.94	Total Expenditures:	\$506,551.74

STATE LIQUID FUELS FUND

Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$151.55		
Total State Liquid Fuels Receipts:	\$151.55	Total Expenditures:	\$0.00

CAPITAL RESERVE FUND

Receipts	\$731.24	Accounts Payable	\$0.00
Interest Earned	\$5,176.18	Credit Card	\$0.00
Total Capital Reserve Fund Receipts:	\$5,907.42	Total Expenditures:	\$0.00

TRANSPORTATION FUND

Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$905.82		
Total Transportation Fund Receipts:	\$905.82	Total Expenditures:	\$0.00

SEWER OPERATING FUND

Receipts	\$11,263.92	Accounts Payable	\$991.87
Interest Earned	\$1,566.57	Credit Card	\$0.00
		Debt Service	\$0.00
Total Sewer Operating Fund Receipts:	\$12,830.49	Total Expenditures:	\$991.87

REFUSE FUND

Receipts	\$3,985.78	Accounts Payable	\$0.00
Interest Earned	\$973.51		
Total Refuse Fund Receipts:	\$4,959.29	Total Expenditures:	\$0.00

BOND FUND

Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$12,589.84		
Total Bond Fund Receipts:	\$12,589.84	Total Expenditures:	\$0.00

SEWER CAPITAL RESERVE FUND

Receipts	\$0.00	Accounts Payable	\$0.00
Interest Earned	\$1,446.80		
Total Sewer Capital Reserve Fund Receipts:	\$1,446.80	Total Expenditures:	\$0.00

OPERATING RESERVE FUND

Receipts	\$0.00	Accounts Payable	
Interest Earned	\$1,390.33		
Total Operating Reserve Fund Receipts:	\$1,390.33	Total Expenditures:	\$0.00

1

**TREASURER'S REPORT
RECEIPTS AND BILLS**

April 5 - April 17, 2019

GENERAL FUND

Real Estate Tax	\$17,826.40
Earned Income Tax	\$87,446.79
Local Service Tax	\$6,490.18
Transfer Tax	\$147,479.59
General Fund Interest Earned	\$0.00
Total Other Revenue	\$81,337.48

Total General Fund Receipts: \$340,580.44

Accounts Payable	\$92,961.37
Electronic Pmts:	
Credit Card	\$0.00
Postage	\$41.00
Debt Service	\$100,609.50
Payroll	\$113,426.25

Total Expenditures: \$307,038.12

STATE LIQUID FUELS FUND

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

Accounts Payable \$0.00
Total Expenditures: \$0.00

CAPITAL RESERVE FUND

Receipts	\$0.00
Interest Earned	\$0.00
Total Capital Reserve Fund Receipts:	<u>\$0.00</u>

Accounts Payable \$94,731.54
Credit Card \$0.00
Total Expenditures: \$94,731.54

TRANSPORTATION FUND

Receipts	\$0.00
Interest Earned	\$0.00
Total Transportation Fund Receipts:	<u>\$0.00</u>

Accounts Payable \$0.00
Total Expenditures: \$0.00

SEWER OPERATING FUND

Receipts	\$17,069.99
Interest Earned	\$0.00
Total Sewer Operating Fund Receipts:	<u>\$17,069.99</u>

Accounts Payable \$29,286.80
Credit Card \$0.00
Debt Service \$66,756.46
Total Expenditures: \$96,043.26

REFUSE FUND

Receipts	\$3,878.27
Interest Earned	\$0.00
Total Refuse Fund Receipts:	<u>\$3,878.27</u>

Accounts Payable \$66,449.18
Total Expenditures: \$66,449.18

BOND FUND

Receipts	\$0.00
Interest Earned	\$0.00
Total Bond Fund Receipts:	<u>\$0.00</u>

Accounts Payable \$247,701.79
Total Expenditures: \$247,701.79

SEWER CAPITAL RESERVE FUND

Receipts	\$0.00
Interest Earned	\$3,133.60
Total Sewer Capital Reserve Fund Receipts:	<u>\$3,133.60</u>

Accounts Payable \$47,044.47
Total Expenditures: \$47,044.47

OPERATING RESERVE FUND

Receipts	\$0.00
Interest Earned	\$0.00
Total Operating Reserve Fund Receipts:	<u>\$0.00</u>

Accounts Payable \$0.00
Total Expenditures: \$0.00

**EAST GOSHEN TOWNSHIP
MEMORANDUM**

TO: BOARD OF SUPERVISORS
FROM: JON ALTSHUL
SUBJECT: PROPOSED PAYMENTS OF BILLS
DATE: APRIL 18, 2019

Attached please find the Treasurer's Report for the weeks of April 5 – April 17, 2019.

Recommended motion: Mr. Chairman, I move that we graciously accept the receipts and approve the expenditures as presented in the Expenditure Register and as summarized in the Treasurer's Report.

EAST GOSHEN TOWNSHIP
MONTHLY DEBT PAYMENT BREAKDOWN
April 25, 2019

GENERAL FUND:

Interest payment	Principal payment	Year of Issuance	Loan Description	Original loan amount	Remaining Principal	Retirement Date
\$6,443.45	\$0	2003	Multi purpose 9 projects	\$5,500,000	\$1,794,000	2023
\$801.85	\$0	1999	Applebrook Park	\$3,000,000	\$237,000	2019
\$239.20	\$22,000	2000	Spray Irrigation	\$287,000	\$47,000	2021
\$71,125.00	\$0.00	2017	G Playground , Dams, & Paoli Pike Trail	\$5,310,000	\$5,305,000	2037

SEWER FUND:

Interest payment	Principal payment	Year of Issuance	Loan Description	Original loan amount	Remaining Principal	Retirement Date
\$21,717.30	\$0.00	2008	RCSTP Expansion	\$9,500,000	\$6,581,000	2032
\$5,119.78	\$0.00	2013	Diversion Projects	\$2,500,000	\$2,015,000	2033
\$39,919.38	\$0.00	2017	S West Goshen STP	\$2,840,000	\$2,820,000	2037

Report Date 04/11/19

Expenditures Register
GL-1904-67766

PAGE 1

MARP05 run by BARBARA 4 : 56 PM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
05				SEWER OPERATING						
1393	58279	1	05429 3250	US POSTMASTER ADMIN.- POSTAGE QTR.2-2019 UTILITY BILLING	041119	04/11/19	04/11/19	04/11/19	3765	964.30
										964.30
06				REFUSE						
1393	58279	2	06427 3250	US POSTMASTER POSTAGE QTR.2-2019 UTILITY BILLING	041119	04/11/19	04/11/19	04/11/19	655	964.30
										964.30
										1,928.60
2 Printed, totaling										1,928.60

FUND SUMMARY

Fund	Bank Account	Amount	Description
05	05	964.30	SEWER OPERATING
06	06	964.30	REFUSE
		1,928.60	

PERIOD SUMMARY

Period	Amount
1904	1,928.60
	1,928.60

Report Date 04/15/19

Expenditures Register
GL-1904-67811

PAGE 1

MARP05 run by BARBARA 4 : 16 PM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recept Dte	Check#	Amount
01	GENERAL FUND									
1657	AQUA PA									
58280	1	01409	3600	TWP. BLDG. - FUEL, LIGHT, WATER	032919 BS	04/15/19		04/15/19		17.20
				000309801 0309801 2/26-3/27/19 BS						
58281	1	01411	3630	HYDRANT & WATER SERVICE	040119 HM34	04/15/19		04/15/19		2,575.50
				0348603 0348603 12/31-3/29/19 HM34						
58282	1	01411	3630	HYDRANT & WATER SERVICE	040119 HY	04/15/19		04/15/19		137.52
				000309987 0309987 2/28-3/29/19 HY						
58283	1	01411	3630	HYDRANT & WATER SERVICE	040119 HY13	04/15/19		04/15/19		858.00
				00310033 0706109 12/31-3/29/19 HY13						
58284	1	01411	3630	HYDRANT & WATER SERVICE	040119 279	04/15/19		04/15/19		4,696.50
				000310033 0310033 2/28-3/29/19 186						
58284	2	01411	3631	HYDRANTS - RECHARGE EXPENSE	040119 279	04/15/19		04/15/19		2,348.25
				000310033 0310033 2/28-3/29/19 93						
-----										10,632.97
293	COLONIAL ELECTRIC SUPPLY									
58288	1	01409	3745	PW BUILDING - MAINT REPAIRS	12696312	04/15/19		04/15/19		775.48
				HIGH BAY LEDS & FIXTURE LOOPS						
58291	1	01409	3740	TWP. BLDG. - MAINT & REPAIRS	12718504	04/15/19		04/15/19		2,044.00
				LED LIGHTS FOR CHAMBER OF COMMERCE						
-----										2,819.48
2899	COMMONWEALTH OF PENNSYLVANIA									
58292	1	01116	1000	CLEARING ACCOUNT	040519	04/15/19		04/15/19		1.86
				UN-CASHED CHEKCS 01 FUND						
-----										1.86
320	CONWAY POWER EQUIPMENT									
58293	1	01430	2330	VEHICLE MAINT AND REPAIR	57430	04/15/19		04/15/19		7.66
				CLEVIS & COTTER PINS						
-----										7.66
4135	DELSHAD, ASHLIE									
58296	1	01367	3020	TRIPS	822916	04/15/19		04/15/19		90.00
				REFUND FOR DC TRIP (2)						
-----										90.00
3941	DISCOVERY BENEFITS INC.									
58295	1	01487	1500	MISC. EMPLOYEE BENEFITS	0001001319-IN	04/15/19		04/15/19		50.00
				MARCH 2019 FSA FEE						
-----										50.00

Report Date 04/15/19

Expenditures Register
GL-1904-67811

PAGE 4

MARP05 run by BARBARA 4 : 16 PM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
01		GENERAL FUND								
2352				PECO - 99193-01400						
	58327	1	01434 3610	STREET LIGHTING	040219	04/15/19		04/15/19		751.64
				99193-01400 2/26-3/27/19						
	58327	2	01433 2470	UTILITIES - TRAFFIC LIGHTS	040219	04/15/19		04/15/19		597.47
				99193-01400 2/26-3/27/19						
										1,349.11
3153				PECO - 01360-05046						
	58323	1	01409 7505	BOOT & PAOLI LED SIGN	040119	04/15/19		04/15/19		40.68
				01360-05046 2/28-3/29/19 BOOT LED						
										40.68
2593				PECO - 18510-39089						
	58325	1	01454 3600	UTILITIES	040419	04/15/19		04/15/19		48.70
				18510-39089 3/5-4/3/19 BOW TR PUMP						
										48.70
4091				PECO 02280-03067						
	58326	1	01454 3717	MARYDELL POND REHAB	040519	04/15/19		04/15/19		164.11
				02280-03067 3/6-4/4/19 MARYDELL						
										164.11
1783				STATE WORKERS INSURANCE FUND						
	58329	1	01411 6000	VOLUNTEER FIREFIGHTER WORKERS COMP	042619	04/15/19		04/15/19		4,419.00
				POL#05918452 INSTALL 5 OF 11						
										4,419.00
2933				TRANS-FLEET CONCRETE						
	58330	1	01436 2450	STORMWATER MATERIALS & SUPPLIES	158694	04/15/19		04/15/19		785.50
				5.50 CYDS CONCRETE & TRUCKING						
										785.50
1353				TRAVELERS						
	58331	1	01486 3500	INSURANCE COVERAGE -PREM.	5398D3186-2019	04/15/19		04/15/19		2,525.00
				FIDUCIARY INSURANCE 2019						
										2,525.00

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
03				SINKING FUND						
293				COLONIAL ELECTRIC SUPPLY						
58289	1	03409	7450	CAPITAL PURCHASE - TWP BLDG BOLT-ON BREAKE & CB - VESTIBULE	12708924	04/15/19		04/15/19		145.16
58290	1	03409	7450	CAPITAL PURCHASE - TWP BLDG BRAKE SWITCHES - VESTIBULE	12719244	04/15/19		04/15/19		456.58
										601.74

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
05				SEWER OPERATING						
1658				AQUA PA						
58285	1	05420	3602	C.C. COLLECTION -UTILITIES 000309826 0309826 2/26-3/27/19 TH	032919 TH	04/15/19		04/15/19		37.63
58286	1	05420	3602	C.C. COLLECTION -UTILITIES 000305003 0305003 2/27-3/28/19 WW	040119 WW	04/15/19		04/15/19		29.56
58287	1	05422	3601	R.C. COLLEC.-UTILITIES 001533998 10877842 2/26-3/27/19 TWN	032919 TWN	04/15/19		04/15/19		60.95
										128.14
2899				COMMONWEALTH OF PENNSYLVANIA						
58292	2	05116	1000	CLEARING ACCOUNT UN-CASHED CHECKS 05 FUND	040519	04/15/19		04/15/19		20.92
										20.92
1526				CUSTOM ENVIRONMENTAL TECHNOLOGY						
58294	1	05422	2440	R.C. STP- CHEMICALS 2290 TOTE BINS ZETA LYTE	5424	04/15/19		04/15/19		4,362.80
										4,362.80
583				HACH COMPANY						
58302	1	05422	3700	R.C. STP-MAINT.& REPAIRS TNT, FILTER PAPER, DEIONIZED WATER & LATEX GLOVES	11400412	04/15/19		04/15/19		1,524.28
										1,524.28
3043				MAIN POOL & CHEMICAL COMP. INC.						
58309	1	05422	2440	R.C. STP- CHEMICALS 1760 GALS ALUMINUM SULFATE SOLUTION	1974574	04/15/19		04/15/19		2,534.40
58309	2	05422	2440	R.C. STP- CHEMICALS 196 50LB BAGS SODIUM CARBONATE	1974574	04/15/19		04/15/19		3,312.40
										5,846.80
2827				PECO - 04725-43025						
58324	1	05420	3603	ASHBRIDGE - UTILITIES 04725-43025 3/5-4/3/19 WYLPEN PUMP	040419	04/15/19		04/15/19		589.49
										589.49

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
1082	58328	1	05420 3702	PIPE DATA VIEW C.C. COLLEC.-MAINT.& REPR. CLEAR SEWER LINE BLOCKAGE - N.LOCHW	17948	04/15/19		04/15/19		585.00
										585.00
3529	58332	1	05420 3601	VERIZON - 442069312 MODEMS C.C. INTERCEPTOR-UTILITIES FEB.26 - MARCH 25, 2019 MODEMS	9826925323	04/15/19		04/15/19		101.29
										101.29
										48,132.68
0 Printed, totaling										48,132.68

FUND SUMMARY

Fund	Bank Account	Amount	Description
01	01	34,372.22	GENERAL FUND
03	03	601.74	SINKING FUND
05	05	13,158.72	SEWER OPERATING
		48,132.68	

PERIOD SUMMARY

Period	Amount
1904	48,132.68
	48,132.68

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
01		GENERAL FUND								
68				AMS APPLIED MICRO SYSTEMS LTD.						
58333	1	01401	3120	CONSULTING SERVICES	65493	04/17/19		04/17/19		1,097.00
				MARCH 2019						
58333	2	01414	5001	ZONING IT CONSULTING	65493	04/17/19		04/17/19		28.00
				MARCH 2019 - GEO PLAN						
										1,125.00
82				ASSOCIATED TRUCK PARTS						
58334	1	01430	2330	VEHICLE MAINT AND REPAIR	308549	04/17/19		04/17/19		33.90
				FLAT TOP NUT COVERS						
										33.90
2695				BRICKHOUSE ENVIRONMENTAL						
58335	1	01454	3100	PROFESSIONAL SERVICES	2151	04/17/19		04/17/19		337.58
				PROF.SERVICES MARCH 2019 - WATER						
				SAMPLING						
58336	1	01454	3100	PROFESSIONAL SERVICES	2163	04/17/19		04/17/19		1,190.00
				PROF.SERV.MARCH 2019 -APPLBRK CC/GW						
										1,527.58
3249				COMCAST 8499-10-109-0107712						
58338	1	01401	3210	COMMUNICATION EXPENSE	040419	04/17/19		04/17/19		107.87
				0107712 4/5-5/4/19 PAOLI & BOOT LED						
										107.87
3490				COMCAST 8499-10-109-0111284						
58337	1	01401	3210	COMMUNICATION EXPENSE	040419	04/17/19		04/17/19		39.09
				0111284 4/9-5/8/19 SPEC.VIDEO - PW						
										39.09
3687				ELLIOT, BARBARA						
58340	1	01367	3020	TRIPS	822922	04/17/19		04/17/19		90.00
				REFUND NYC TRIP - UNABLE TO ATTEND						
										90.00
1876				FOLEY INC.						
58345	1	01436	3840	STORMWATER EQUIPMENT RENTAL	F4036801	04/17/19		04/17/19		3,895.00
				MINI EXCAVATOR, THUMB, COUPLER &						
				BUCKET RENTAL 3/14-4/11/19						
58346	1	01432	3840	SNOW - EQUIPMENT RENTAL	F4009404	04/17/19		04/17/19		4,961.00
				WHEEL LOADER RENTAL 3/20-4/17/19						
										8,856.00

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
3680	58360	1	01401 3210	NETCARRIER TELECOM INC. 67891 COMMUNICATION EXPENSE 4/1/19 - 4/30/19	577999	04/17/19		04/17/19		134.87
										134.87
827	58353	1	01454 3723	NEW ENTERPRISE STONE & LIME INC. BALL FIELDS 10.34 TONS DIAMOND TEX PREMIUM	7029063	04/17/19		04/17/19		312.27
										312.27
2759	58362	1	01430 2330	NEW HOLLAND GROUP VEHICLE MAINT AND REPAIR CLIPS #14	1359155	04/17/19		04/17/19		5.76
										5.76
967	58365	1	01436 2450	O'MALLEY TOPSOIL LLC STORMWATER MATERIALS & SUPPLIES 30 YDS SCREENED TOPSOIL-RESTORATION	4294	04/17/19		04/17/19		540.00
	58365	2	01438 2450	MATERIALS & SUPPLIES-HIGHWAYS 30 YDS SCREENED TOPSOIL-RESTORATION	4296	04/17/19		04/17/19		540.00
										1,080.00
3548	58363	1	01401 2100	OFFICE BASICS MATERIALS & SUPPLIES MONEY RECEIPT BK & "WHILE YOU WERE OUT" PADS	I-1178201	04/17/19		04/17/19		8.79
										8.79
1554	58364	1	01401 2100	OFFICE DEPOT MATERIALS & SUPPLIES ENVELOPES, LEGAL & STENO PADS, AAA & D BATTERIES	296108314001	04/17/19		04/17/19		56.44
										56.44
1002	58370	1	01487 4600	PA MUNICIPAL LEAGUE TRAINING & SEMINARS-EMPLY 2019 PCCA COURSE - M.GORDON (INT'L. PROPERTY MAINTENANCE)	032919MG	04/17/19		04/17/19		125.00
										125.00

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
1022	58367	1	01454 3725	PATTERSON, MICHAEL J. SATELITE PARK IMPROVEMENT (PONDS) INSTALL SPLIT RAIL FENCE & GATE - BRIAN DR. - POND	041219-2	04/17/19		04/17/19		3,300.00
										3,300.00
1032	58368	1	01409 3600	PECO - 99193-01302 TWP. BLDG. - FUEL, LIGHT, WATER 99193-01302 2/26-3/27/19	040819	04/17/19		04/17/19		3,157.02
	58368	2	01454 3600	UTILITIES 99193-01302 2/26-3/27/19	040819	04/17/19		04/17/19		229.73
										3,386.75
1005	58371	1	01438 2450	PENNSYLVANIA ONE CALL SYSTEM MATERIALS & SUPPLIES-HIGHWAYS MONTHLY ACTIVITY - MARCH 2019	0000808650	04/17/19		04/17/19		29.79
										29.79
2417	58372	1	01430 2320	PPC LUBRICANTS EAST VEHICLE OPERATION - FUEL 55 GALS. BLUE DEF.	1649209	04/17/19		04/17/19		166.35
										166.35
2674	58373	1	01407 2130	PROVANTAGE CORPORATION COMPUTER EXPENSE 2PT USB DPT CABLE KVM SWITCH	8335917	04/17/19		04/17/19		69.88
										69.88
3365	58374	1	01430 2330	RANKIN GLASS VEHICLE MAINT AND REPAIR GLASS - LOADER #17	6161	04/17/19		04/17/19		200.00
										200.00
2673	58376	1	01430 2330	RYERSON & SON INC., J.T. VEHICLE MAINT AND REPAIR STAINLESS STEEL ANGLES	9301867478	04/17/19		04/17/19		575.84
	58377	1	01430 2330	VEHICLE MAINT AND REPAIR STAINLESS STEEL PLATE & TUBES	9301867477	04/17/19		04/17/19		686.13
										1,261.97

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Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
1212				SAYRE INC., G.L.						
58378	1	01430	2330	VEHICLE MAINT AND REPAIR GASKET-AXLE SHAFT & SEAL-OIL	1-290940055	04/17/19		04/17/19		55.77
58379	1	01430	2330	VEHICLE MAINT AND REPAIR CREDIT - 8" MIRROR RETURN	1-283540137	04/17/19		04/17/19		-47.76
										8.01
4003				SEITER, EMMA						
58380	1	01409	3740	TWP. BLDG. - MAINT & REPAIRS CLEAN PLANK HOUSE	041619	04/17/19		04/17/19		350.00
										350.00
2121				SHERWIN-WILLIAMS CO.						
58381	1	01409	3740	TWP. BLDG. - MAINT & REPAIRS REFUND - 5 GALS PAINT - PLANK HOUSE	5757-2	04/17/19		04/17/19		-217.47
58382	1	01409	3740	TWP. BLDG. - MAINT & REPAIRS REFUND - 1 GAL. PAINT - PLANK HOUSE	5756-4	04/17/19		04/17/19		-28.62
58383	1	01409	3745	PW BUILDING - MAINT REPAIRS 1 GAL. PAINT - PW SHOP	7509-5	04/17/19		04/17/19		66.78
58384	1	01430	2330	VEHICLE MAINT AND REPAIR 5 GALS. PRIMER & PAINT - SHORING TRAILER	3817-5	04/17/19		04/17/19		443.33
										264.02
1389				UNRUH TURNER BURKE FREES						
58387	1	01414	3141	LEGAL - ZONING HEARING BOARD LEGAL SERV. 11/20/18-3/1/19 MALVERN INSTITUTE	162542	04/17/19		04/17/19		11,213.41
										11,213.41
2050				VILLAGE MEDICAL						
58388	1	01487	1500	MISC. EMPLOYEE BENEFITS PHYSICALS - EGT FIREFIGHTERS - M.HOLMES, K.MILLER, V.D'AMICO, P. GROFF, S.BIONDI & W.MINAHAN	00157527-00	04/17/19		04/17/19		390.00
										390.00

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MARP05 run by BARBARA 11 : 33 AM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
03				SINKING FUND						
473				FASTSIGNS						
58343	1	03409	7450	CAPITAL PURCHASE - TWP BLDG SIGNS FOR FRONT DOOR REDIRECTION	36857657	04/17/19		04/17/19		68.40
										68.40
3964				HOUDER INC., F.W.						
58348	1	03409	7450	CAPITAL PURCHASE - TWP BLDG CONTRACTOR'S PAYMENT #1 - WASH BAY	040419	04/17/19		04/17/19		91,883.20
										91,883.20
4011				REMINGTON & VERNICK ENGINEERS INC.						
58375	1	03409	7450	CAPITAL PURCHASE - TWP BLDG PROF. SERVICE THRU 3/31/19 - WASH BAY	PCEGT001-11	04/17/19		04/17/19		2,178.20
										2,178.20

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MARP05 run by BARBARA 11 : 33 AM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
05				SEWER OPERATING						
1031				PECO - 99193-01204						
58369	1	05420	3602	C.C. COLLECTION -UTILITIES 99193-01204 2/26-4/1/19	040819	04/17/19		04/17/19		1,007.99
58369	2	05420	3604	MILL VAL./BARKWAY UTILITIES 99193-01204 2/26-4/1/19	040819	04/17/19		04/17/19		339.03
58369	3	05420	3600	C.C. METERS - UTILITIES 99193-01204 2/26-4/1/19	040819	04/17/19		04/17/19		10.26
58369	4	05422	3601	R.C. COLLEC.-UTILITIES 99193-01204 2/26-4/1/19	040819	04/17/19		04/17/19		402.92
58369	5	05422	3600	R.C STP -UTILITIES 99193-01204 2/26-4/1/19	040819	04/17/19		04/17/19		9,119.64
										10,879.84
1005				PENNSYLVANIA ONE CALL SYSTEM						
58371	2	05420	3701	C.C. INTERCEPT.-MAINT.&REP MONTHLY ACTIVITY - MARCH 2019	0000808650	04/17/19		04/17/19		29.79
58371	3	05420	3702	C.C. COLLEC.-MAINT.& REPR. MONTHLY ACTIVITY - MARCH 2019	0000808650	04/17/19		04/17/19		29.80
										59.59
1983				YALE ELECTRIC SUPPLY CO						
58391	1	05422	3701	R.C. COLLEC.-MAINT.& REPR 10 FT. GALVANIZED BLUE CAP	S112770679.001	04/17/19		04/17/19		63.37
58392	1	05422	3701	R.C. COLLEC.-MAINT.& REPR PVC ADAPTERS, END CAPS, SLOTTED HOLES, SPRING NUTS AND STRAP	S112767736.001	04/17/19		04/17/19		76.57
										139.94

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MARPO5 run by BARBARA 11 : 33 AM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
06				REFUSE						
4081				TOTAL RECYCLE INC.						
	58386	1	06427 4504	RECYCLING FEES	0000007666	04/17/19		04/17/19		2,917.03
				RECYCLING FEES 3/5-3/26/19						
										2,917.03

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MARP05 run by BARBARA 11 : 33 AM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
08		BOND FUNDS (CAPITAL PROJECTS)								
3843				WEST GOSHEN SEWER AUTHORITY						
58389	1	08429	6000	WEST GOSHEN STP IMPROVEMENTS 2017 SEWER SYSTEM PROJECT .16667%	040919-1	04/17/19		04/17/19		235,226.03
				EAST GOSHEN SHARE						
58390	1	08429	6000	WEST GOSHEN STP IMPROVEMENTS 2017 SEWER SYSTEM PROJECT .16667%	040919-2	04/17/19		04/17/19		12,475.76
				ENGINEERING - EAST GOSHEN SHARE						
										247,701.79

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MARP05 run by BARBARA 11 : 33 AM

Vendor	Req #	Budget#	Sub#	Description	Invoice Number	Req Date	Check Dte	Recpt Dte	Check#	Amount
09				Sewer Capital Reserve Fund						
356				DECKMAN ELECTRIC						
58339	1	09429	7400	MACHINERY/EQUIPMENT - REPLACEMENT NEW FAIRBANKS MORSE 4" PUMPS (2)	95311	04/17/19		04/17/19		47,044.47
										47,044.47
										453,144.54
0 Printed, totaling										453,144.54

FUND SUMMARY

Fund	Bank Account	Amount	Description
01	01	47,417.90	GENERAL FUND
03	03	94,129.80	SINKING FUND
05	05	13,933.55	SEWER OPERATING
06	06	2,917.03	REFUSE
08	08	247,701.79	BOND FUNDS (CAPITAL PROJECTS)
09	09	47,044.47	Sewer Capital Reserve Fund
		453,144.54	

PERIOD SUMMARY

Period	Amount
1904	453,144.54
	453,144.54

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Per	Budget #	Sub#	Description	Vendr	Vendor Name	Invoice #	Inv Date	Credit	Src	Trx #	#	U
1904			CREDIT CARD PAYMENT									
01401	3400		NOTICE - EGT STMT.OF ASSETS	2226	21ST CENT.MEDIA NEWS #884433	1771627	03/26/19	262.41	PC	67839	1	
05422	3701		STAND BY TIME MARCH 6 - MARCH 26	4045	ACE DISPOSAL CORPORATION	147286	04/01/19	150.00	PC	67839	2	
06427	4500		RESIDENTIAL PICK-UP - APRIL 2019	2762	AJB A.J. BLOSENSKI INC.	94103385	04/01/19	57,910.03	PC	67839	3	
01401	3000		LITTER COLLECTION - APRIL 2019	2762	AJB A.J. BLOSENSKI INC.	94103385-L	04/01/19	1,920.00	PC	67839	4	
05422	4500		LAB TESTING RCSTP - 3/12-3/19/19	2918	ALS ENVIRONMENTAL	40-2321257	03/31/19	195.00	PC	67839	5	
05422	4500		LAB TESTING RCSTP - 3/19/19	2918	ALS ENVIRONMENTAL	40-2321768	04/01/19	165.00	PC	67839	6	
06427	4502		WEEK 3/25/19 - 3/29/19	241	C.C. SOLID WASTE AUTHORITY	53457-R	03/31/19	4,657.82	PC	67839	7	
05422	4502		WEEK 3/25/19 - 3/29/19	241	C.C. SOLID WASTE AUTHORITY	53457-S	03/31/19	618.24	PC	67839	8	
01430	2330		1/4 AIR NIPPLES	2442	KENT AUTOMOTIVE	9306606048	04/01/19	104.57	PC	67839	9	
01430	2330		COTTER PINS	2442	KENT AUTOMOTIVE	9306561999	03/14/19	43.17	PC	67839	10	
01432	2500		INSULATED CLAMPS, BALL VALVES, MALE	2442	KENT AUTOMOTIVE	9306561998	03/14/19	1,627.02	PC	67839	11	
01432	2500		GATES 2-BRAID HOSE - SPREADER LINER	2442	KENT AUTOMOTIVE	9306565751	03/15/19	1,603.70	PC	67839	12	
01430	2330		HYDRO COUPLRSOCKETS	2442	KENT AUTOMOTIVE	9306569134	03/18/19	653.75	PC	67839	13	
01430	2330		KEY RINGS, BRASS TAGS & ABRASIVE	2442	KENT AUTOMOTIVE	9306586596	03/22/19	364.07	PC	67839	14	
01430	2320		625.5 GALS. DIESEL	1161	REILLY & SONS INC	162413 -531	03/26/19	1,423.64	PC	67839	15	
01430	2320		661.0 GALS. DIESEL	1161	REILLY & SONS INC	161938 -531	03/19/19	1,503.11	PC	67839	16	
01430	2320		456.1 GALS. DIESEL	1161	REILLY & SONS INC	162850-531	04/02/19	1,044.93	PC	67839	17	
01430	2320		247.1 GALS. GASOLINE	1161	REILLY & SONS INC	162856-530	04/02/19	521.88	PC	67839	18	
01401	3210		3/28/19 - 4/27/19	2829	VERIZON - TWP.FIOS 0001-74	0001-74 32719	03/27/19	99.00	PC	67839	19	
05422	3601		3/28/19 - 4/27/19	2773	VERIZON - PW FIOS 0001-15	0001-15 32719	03/27/19	101.99	PC	67839	20	

74,969.33

74,969.33

GENERAL LEDGER SUMMARY

GL Account #	Debit	Credit	Description
014XX-XXXX	11,171.25		GENERAL FUND Expense Account
01107-1010		11,171.25	GENERAL FUND Bank Account
054XX-XXXX	1,230.23		SEWER OPERATING Expense Account
05100-1005		1,230.23	SEWER OPERATING Bank Account
064XX-XXXX	62,567.85		REFUSE Expense Account
06100-1005		62,567.85	REFUSE Bank Account

EAST GOSHEN TOWNSHIP
CHESTER COUNTY, PENNSYLVANIA

ORDINANCE NO. 129- C- 2019

AN ORDINANCE OF THE TOWNSHIP OF EAST GOSHEN, CHESTER COUNTY, PENNSYLVANIA, AMENDING CHAPTER 225 OF THE EAST GOSHEN TOWNSHIP CODE, TITLED, "VEHICLES AND TRAFFIC," SPECIFICALLY 225-57, SCHEDULE XIV to PROHIBIT PARKING AT ALL TIMES ON THE WEST SIDE OF SCHOOL LANE BETWEEN OLD WEST CHESTER PIKE AND CENTER STREET.

BE IT ENACTED AND ORDAINED by the Board of Supervisors of East Goshen Township that Chapter 225 of the Code of the East Goshen Township, titled "Vehicles and Traffic," is hereby amended as follows:

SECTION 1. Section 225-57 Schedule XIV, shall be amended by adding the following.

Name of Street	Side	Location
School Lane	West	Between Old West Chester Pike and Center Street

Note: School Lane is (T-487), Old West Chester Pike (AKA as Adams Street) is (T369) and Center Street is (T-490)

SECTION 2. Severability. If any sentence, clause, section or part of this Ordinance is for any reason found to be unconstitutional, illegal or invalid, such unconstitutionality, illegality or invalidity shall not affect or impair any of the remaining provisions, sentences, clauses, sections, or parts hereof. It is hereby declared as the intent of the Board of Supervisors that this Ordinance would have been adopted had such unconstitutional, illegal or invalid sentence, clause, section or part thereof not been included herein.

SECTION 3. Repealer. All Ordinances or parts of Ordinances conflicting with any provision of this Ordinance are hereby repealed insofar as the same affects this Ordinance.

SECTION 4. Effective Date. This Ordinance shall be effective five (5) days following enactment as by law provided.

ENACTED AND ORDAINED this _____ day of _____, 2019.

ATTEST:

**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS**

Louis F. Smith, Secretary

Janet L. Emanuel, Chairman

E. Martin Shane, Vice-Chairman

Carmen R. Battavio, Member

David Shuey, Member

Michael Lynch, Member

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BOARD OF SUPERVISORS

EAST GOSHEN TOWNSHIP

CHESTER COUNTY
1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

April 3, 2019

Dear Property Owner:

It has been brought to the Township 's attention that vehicles are being parked on a section of School Lane such they are impeding thru traffic, snow removal operations, refuse/recycling collection and emergency vehicles.

The purpose of this letter is to inform you that Board of Supervisors will hold a public hearing as part of their regularly scheduled meeting on April 23, 2019 at 7:00 PM to consider the adoption of an ordinance that would prohibit parking on the west side of School Lane between Old West Chester Pike (AKA Adams Street) and Center Street.

The meeting will be held at the East Goshen Township Building located at 1580 Paoli Pike, West Chester, PA 19380. I have enclosed a copy of the proposed ordinance for your use.

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 proceedings, he or she should contact the undersigned at 610-692-7171 to discuss how those needs may be accommodated.

Sincerely,



Louis F. Smith, Jr.
Township Manager

East Goshen Township and Chester County offer two valuable resources to stay informed about important local issues. East Goshen communicates information by email about all Township news through Constant Contact. To sign up, go to www.eastgoshen.org, and click the "E-notification & Emergency Alert" button on the left side of the homepage.

In addition Chester County offers an emergency notification system called ReadyChesco, which notifies residents about public safety emergencies in the area via text, email and cell phone call. Signing up is a great way to keep you and your loved ones informed and safe during emergencies. Visit www.readychesco.org to sign up today!

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

April 12, 2019

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

Re: Land Development Application – Ducklings Learning Center
1302 Wilson Drive / ESKE Development - Tamora Building Systems

Dear Board Members:

At their meeting on April 3, 2019 the Planning Commission voted unanimously in favor of the following motion:

Mr. Chairman, I move that the Planning Commission recommend the Board of Supervisors approve the Land Development application and plans and support the waiver request for ESKE Development LLC, for 1302 Wilson Drive, prepared by DLHowell dated January 11, 2019 and last revised March 25, 2019, for a 13,815 s.f. Child Daycare Center, associated driveway, stream crossing, parking, and storm water management; with the following conditions:

1. The plan is approved as a Preliminary /Final Plan.
2. The Applicant shall address all remaining comments outlined in the Township Engineer's review letter dated 4/3/2019 prior to approval.
3. The Plan shall not be released for recording until the applicant has submitted the land development and financial security agreements and the escrow funds for the improvements.
4. The applicant shall pay the traffic impact fee of \$396.25 per trip for the project prior to the issuance of any building permit.
5. Pursuant to East Goshen Municipal Authority Resolution No 22, the required sewer tap-in fee will be \$3,546.10. 10% of this, or \$354.61, will be due at the time at the time of plan approval, with the remaining balance due when you collect your permits.
6. The applicant will follow all applicable federal, State and Local laws and secure all proper permits prior to construction of the improvements depicted on the plans.
7. The applicant shall submit the floodplain study to FEMA.
8. The applicant shall implement the Conservancy Board Recommendations outlined in their letter to the Planning Commission dated 3/14/2019.

Sincerely,



Mark A. Gordon
Township Zoning Officer

Memo

To: Board of Supervisors
From: Jon Altshul
Re: Consider Comments from Chester County Planning Commission on Draft Business Incubator Ordinance
Date: April 11, 2019

At the April 2nd meeting, the Board directed staff to follow up with the Chester County Planning Commission (CCPC) for clarification on recommendation 3C from its February 8, 2019 letter regarding the Township's draft incubator ordinance.

“3C--Verify the accuracy of the language in Section 240-31.C.3(ww)[3]; as currently written, it may discourage flexibility in providing for the parking needs of each.”

Note that 240-31.C.3(ww)[3] reads “No use shall be permitted in a Business Incubator that would cause the building to exceed the minimum off-street parking requirements pursuant to § 240-33.”

I spoke with Paul Farkas from CCPC for clarification on this recommendation. I explained that the intention behind this provision was to use the off-street parking requirements to prevent overcrowding in incubators, and that the Township's intent was to treat incubator businesses the same as any other use in the Township with respect to parking.

Mr. Farkas agreed that the Township's position on off-street parking for incubators was reasonable. He also observed that CCPC had some amount of difficulty analyzing our draft ordinance, as there are no municipal zoning ordinances specifically for business incubators in Southeast Pennsylvania.

The Planning Commission reviewed the revised ordinance at its meeting on April 3rd and passed a motion to send the draft ordinance back to the CCPC.

Recommended motion: Madame Chair, I move that we authorize staff to submit the revised draft business incubator ordinance to the Chester County Planning Commission.

TOWNSHIP OF EAST GOSHEN
CHESTER COUNTY, PENNSYLVANIA

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE EAST GOSHEN TOWNSHIP ZONING ORDINANCE OF 1997, AS AMENDED, SECTION 240-6 TO ADD DEFINITIONS OF "BUSINESS INCUBATORS" AND "LIGHT INDUSTRY"; PROVIDE FOR BUSINESS INCUBATORS BY CONDITIONAL USE IN THE I-1 LIGHT INDUSTRIAL DISTRICT (SECTION 240-19), IN THE I-2 PLANNING BUSINESS, RESEARCH, LIMITED INDUSTRIAL USE DISTRICT (SECTION 240-20) AND IN THE BP BUSINESS PARK DISTRICT (SECTION 240-21); AND PROVISIONS IN SECTION 240-31.C.3 (CONDITIONAL USES) TO PROVIDE CRITERIA FOR BUSINESS INCUBATORS.

BE IT ENACTED AND ORDAINED by the Board of Supervisors of East Goshen Township, that the East Goshen Township Zoning Ordinance of 1997, as amended, which is codified in Chapter 240 of the East Goshen Township Code, titled, "Zoning", shall be amended as follows:

SECTION 1. Section 240-6, titled, "Definitions", shall be amended to include the following definitions:

BUSINESS INCUBATORS—A building or portion thereof that offers shared or partially shared office, light industry and manufacturing and/or laboratory space, common facilities and shared support services to multiple entrepreneurial companies, the purpose of which is to nurture and develop start-up businesses into profitable enterprises.

LIGHT INDUSTRY—Manufacturing and production establishments which are free from emitting smoke, noise, vibration, odors, glare, hazards of fire and discharge of waste, with no outside storage of materials, equipment or products.

SECTION 2. Section 240-19.C of the East Goshen Township Zoning Ordinance of 1997, as amended, shall be amended by adding a new subparagraph (33) as follows:

(33) Business Incubator with uses and services that are permitted in this section by right or by conditional use and when specifically approved pursuant to §240-31.C.3.ww.

SECTION 3. Section 240.20.D of the East Goshen Township Zoning Ordinance of 1997, as amended, shall be amended by adding a new subparagraph (29) as follows:

(29) Business Incubator with uses and services that are permitted in this section by right or by conditional use and when specifically approved pursuant to §240-31.C.3.ww.

SECTION 4. Section 240.21.C of the East Goshen Township Zoning Ordinance of 1997, as amended, shall be amended by adding a new subparagraph (27) as follows:

(27) Business Incubator with uses and services that are permitted in this section by right or by conditional use and when specifically approved pursuant to §240-31.C.3.ww.

SECTION 5. Section 240.31.C.3 of the East Goshen Township Zoning Ordinance of 1997, as amended, shall be amended by adding a new subparagraph (ww) as follows:

(ww) Business Incubators in the I-1 District pursuant to § 240-19.C(33), in the I-2 District pursuant to § 240-20.D(29) and in the BP District pursuant to § 240-21.C(27). The following shall apply if an existing building, or a portion thereof, is to be converted or if a new building, or portion thereof, is built for Business Incubator Use:

[1] The applicant shall list all anticipated future uses as part of its conditional use application.

[2] Each tenant of a Business Incubator shall be required to have a Use and Occupancy permit prior to leasing space in the Business Incubator, but no separate conditional use application shall be required for any tenant, provided that any proposed use is consistent with the uses outlined in the original conditional use application.

[3] No use shall be permitted in a Business Incubator that would cause the building to exceed the minimum off-street parking requirements pursuant to § 240-33.

SECTION 6. Severability. If any sentence, clause, section, or part of this Ordinance is for any reason found to be unconstitutional, illegal or invalid, such unconstitutionality, illegality or invalidity shall not affect or impair any of the remaining provisions, sentences, clauses, sections, or parts hereof. It is hereby declared as the intent of the Board of Supervisors that this Ordinance would have been adopted had such unconstitutional, illegal or invalid sentence, clause, section or part thereof not been included herein.

SECTION 7. Repealer. All ordinances or parts of ordinances conflicting with any provision of this Ordinance are hereby repealed insofar as the same affects this Ordinance.

SECTION 8. Effective Date. This Ordinance shall become effective in five days from the date of adoption.

ENACTED AND ORDAINED this _____ day of _____, 2019.

ATTEST:

**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS**

Louis F. Smith, Secretary

E. Martin Shane, Chairman

Carmen R. Battavio, Vice-Chairman

David E. Shuey, Member

Michael Lynch, Member

Janet L. Emanuel, Member



THE COUNTY OF CHESTER



COMMISSIONERS

Michelle Kichline
Kathi Cozzone
Terence Farrell

Brian N. O’Leary, AICP
Executive Director

PLANNING COMMISSION

Government Services Center, Suite 270
601 Westtown Road
P. O. Box 2747
West Chester, PA 19380-0990
(610) 344-6285 Fax (610) 344-6515

February 8, 2019

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

Re: Zoning Ordinance Amendment – Business Incubators, Industrial and Business Park Districts
East Goshen Township – ZA-01-19-15734

Dear Mr. Smith:

The Chester County Planning Commission has reviewed the proposed Zoning Ordinance Amendment as submitted pursuant to the provisions of the Pennsylvania Municipalities Planning Code, Section 609(e). The referral for review was received by this office on January 10, 2019. We offer the following comments to assist in your review of the proposed amendment.

DESCRIPTION:

1. East Goshen Township proposes the following amendments to its Zoning Ordinance:
 - A. Add definitions for the following terms to Section 240-6: Business Incubators, and Light Industry.
 - B. Add business incubator with uses that are permitted by-right or by conditional use in the I-1 Light Industrial district to the list of uses permitted by conditional use in the I-1 district;
 - C. Add business incubator with uses that are permitted by-right or by conditional use in the I-2 Planned Business, Research and Limited industrial District to the list of uses permitted by conditional use in the I-2 district;
 - D. Add business incubator with uses that are permitted by-right or by conditional use in the BP Business Park District to the list of uses permitted by conditional use in the BP district; and
 - E. Add standards for Business Incubators in Section 240-31.C.3(w).

COMMENTS:

2. We acknowledge that Economic Development Strategy 7.3 on page 7.1 of the Township’s 2015 Comprehensive Plan, which was prepared under the County Planning Commission’s Vision Partnership Program, is to allow for new uses and smaller incubator businesses in the corporate parks and the industrial park. “Prosper” Objective A of *Landscapes3*, the 2018 Comprehensive Plan, is to promote a diverse industry base and flexible workplaces that can adopt to rapidly evolving market, demographic, and technological trends. Additionally, *Landscapes3* supports flexible and appropriate zoning regulations to accommodate a range of development opportunities.

Page: 2

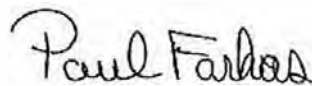
Re: Zoning Ordinance Amendment – Business Incubators, Industrial and Business Park Districts
East Goshen Township – ZA-01-19-15734

3. We commend the Township for its efforts in implementing its Comprehensive Plan. We suggest that the Township consider the following issues in its review of the proposed ordinance language (the Township Solicitor should be requested to review the proposed ordinance language prior to the Township taking official action on this amendment):
- A. We suggest that, if a business incubator is proposed with only uses permitted by-right, then the business incubator itself should be permitted by-right, rather than by conditional use.
 - B. Section 240-31.C.3(wv)[1] states the applicant shall list all anticipated future uses as part of its application. We suggest that this sentence be revised to state the applicant shall list all anticipated future uses and services as part of its application.
 - C. The Township should verify the accuracy of the language in Section 240-31.C.3(wv)[3]; as currently written, it may discourage flexibility in providing for the parking needs of each business incubator tenant.
 - D. The Township should verify the accuracy of the proposed definition of light industry, particularly pertaining to the smoke, noise, vibration, odor, fire hazard and discharge of waste requirements; as currently written, it appears to be overly restrictive.
 - E. The Township should identify if the existing signage regulations in the industrial and business park districts will apply to business incubators, particularly pertaining to the individual tenant(s) of a business incubator. If signage is permitted for a tenant, consideration should be provided that such signage be limited to smaller-scale wall or projecting signs.
 - F. The Township should determine, as part of its review process, the maximum number of tenants permitted within a business incubator, along with the minimum square footage allocated for each individual tenant.

RECOMMENDATION: The Township should consider the comments in this letter before acting on the proposed zoning ordinance amendment.

We request an official copy of the decision made by the Township Supervisors, as required by Section 609(g) of the Pennsylvania Municipalities Planning Code. This will allow us to maintain a current file copy of your ordinance.

Sincerely,



Paul Farkas
Senior Review Planner

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: 4/17/2019
To: Board of Supervisors
From: Mark Gordon, Township Zoning Officer *mlb*
Re: Land Development Application / ESKE Development LLC / Ducklings Early Learning Center

Board Members,

As you may recall, the Board of Supervisors heard and approved a conditional use application for a Child Day Care Center at 1302 Wilson Drive in November of 2018. ESKE Development LLC is the equitable owner and developer for the project and has submitted a Land Development Plan and Application for review and approval.

The Planning Commission has reviewed the application over the last few months with the assistance of the CCPC and the Township Engineer and the PC has forwarded their recommendation to approve the plan.

The applicant is requesting one waiver from the SALDO; §205.1; requesting the Board of Supervisors approve the plans as a Preliminary/Final submission. This is a customary and routine waiver request for projects such as this, where CU approval proceeded the LD application and outside agency approvals are submitted but still outstanding.

STAFF RECOMMENDATION

Staff has no objection to the Board acting on this application at your meeting pending your discussion on the following items:

#17 Sidewalks – The PC supports the plan without sidewalks along Wilson Drive for the following reasons.

1. There are no other sidewalks in the area.
2. Wilson Drive was not identified as a priority for pedestrian facilities when we discussed Neighborhood Connections during Paoli Pike Corridor Master Plan.
3. At this time the PC does not believe there are enough pedestrian needs in this area to support sidewalks along Wilson Dr.
4. The use will not generate pedestrian use along Wilson Dr.

The outstanding permits agency reviews for this project are:

1. NPDES permits through the Conservation District
2. DEP Stream Crossing Permit
3. Township Floodplain Permit

The remaining items are minor and staff will ensure that they are corrected and reflected in the final plans submitted for signatures. I have provided a draft motion for the Board's consideration.

DRAFT MOTION:

Madame Chairman, I move that the Board of Supervisors approve the Land Development application and plans and support the waiver request for ESKE Development LLC, for the development of a Child Daycare Center on the property located at 1302 Wilson Drive with the conditions outlined below. The Land development plans have been prepared by D.L.Howell and Associates Inc., dated January 11, 2019 and last revised March, 25, 2019, for the 13,815 s.f. Child Daycare Center, associated driveway, stream crossing, parking, and storm water management.

1. The plan is approved as a Preliminary /Final Plan.
2. The Applicant shall address all remaining comments outlined in the Township Engineer's review letter dated 4/3/2019 prior to releasing the final plans for recording
3. The Plan shall not be released for recording until the applicant has submitted the land development and financial security agreements and the funds for the improvements.
4. The applicant shall pay the traffic impact fee of \$396.25 for the Total New Trips for the project, when building permits are issued, equaling \$34,870.
5. Pursuant to East Goshen Municipal Authority Resolution No 22, the required sewer tap-in fee will be \$3,546.10. The 10% required is \$354.61, and is due at the time when plans are released for recording, with the remaining balance due when building permits are issued.
6. The applicant shall submit the floodplain study to FEMA for review and acceptance.
7. The applicant shall implement the Conservancy Board Recommendations outlined in their letter to the Planning Commission dated 3/14/2019.
8. The applicant will follow all applicable federal, State and Local laws and secure all proper permits prior to construction of the improvements depicted on the plans.

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

April 12, 2019

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

Re: Land Development Application – Ducklings Learning Center
1302 Wilson Drive / ESKE Development - Tamora Building Systems

Dear Board Members:

At their meeting on April 3, 2019 the Planning Commission voted unanimously in favor of the following motion:

Mr. Chairman, I move that the Planning Commission recommend the Board of Supervisors approve the Land Development application and plans and support the waiver request for ESKE Development LLC, for 1302 Wilson Drive, prepared by DLHowell dated January 11, 2019 and last revised March 25, 2019, for a 13,815 s.f. Child Daycare Center, associated driveway, stream crossing, parking, and storm water management; with the following conditions:

1. The plan is approved as a Preliminary/Final Plan.
2. The Applicant shall address all remaining comments outlined in the Township Engineer's review letter dated 4/3/2019 prior to approval.
3. The Plan shall not be released for recording until the applicant has submitted the land development and financial security agreements and the escrow funds for the improvements.
4. The applicant shall pay the traffic impact fee of \$396.25 per trip for the project prior to the issuance of any building permit.
5. Pursuant to East Goshen Municipal Authority Resolution No 22, the required sewer tap-in fee will be \$3,546.10. 10% of this, or \$354.61, will be due at the time at the time of plan approval, with the remaining balance due when you collect your permits.
6. The applicant will follow all applicable federal, State and Local laws and secure all proper permits prior to construction of the improvements depicted on the plans.
7. The applicant shall submit the floodplain study to FEMA.
8. The applicant shall implement the Conservancy Board Recommendations outlined in their letter to the Planning Commission dated 3/14/2019.

Sincerely,



Mark A. Gordon
Township Zoning Officer

April 3, 2019

EGOST 00127

Mark A. Gordon
Director of Code Enforcement/Zoning Officer
East Goshen Township
1580 Paoli Pike
West Chester, PA 19380

**RE: ESKE Development, LLC, 1302 Wilson Drive
Preliminary/Final Land Development Review – 2nd Submission**

Dear Mark:

As requested, we have reviewed the following information, regarding the referenced revised submission:

- *“Preliminary/Final Land Development Plans for ESKE Development, LLC”* (15 sheet) dated January 11, 2019, last revised March 25, 2019, prepared by D.L. Howell;
- *“Stormwater Management Report for Ducklings Early Learning Center”* dated January 11, 2019, last revised March 25, 2019, prepared by D.L. Howell;
- *“Floodplain Analysis Post-Development for Ducklings Early Learning Center”* dated November 1, 2018, last revised March 25, 2019, prepared by D.L. Howell;
- Application and supplemental documents; and
- Response letter dated March 25, 2019.

The applicant, ESKE Development, LLC of West Chester, on behalf of the owner, S. Winig Associates of West Chester, is proposing to develop UPI 53-3-1.2C (4.0 acres) with a 13,815 SF child daycare center and 3,500 SF enclosed play area. Associated parking and stormwater management are proposed as well as a stream crossing for the main access to the property. The site is located on the south side of Wilson Drive (T-552) approximately 1,000 feet west of Boot Road (SR 2020), within the I-1 Light Industrial District. The daycare center will be served by public water and public sanitary sewer.

At the Board of Supervisors November 13, 2018 meeting the applicant received conditional use approval for the Child Daycare Center Use on the referenced property with conditions identified in the Board’s November 15, 2018 letter.

The applicant has requested the following waiver:

1. From §205-1 – requiring a separate preliminary plan submission.

The following comments from our February 27, 2019 review letter remains outstanding. (*new comments in bold/italics*)

ZONING

1. The applicant shall confirm that a visual screen for all rooftop structures is provided per §240-19.F(2).

Resolved per Note 26, Sheet 1. Codes staff will review in more detail at the time of building permit submission.

2. A permit is required from the Township for any construction within the identified floodplain. (§240-26.B((2)(b))

Resolved. The applicant has indicated they will obtain the permits for the work within the floodplain.

3. The applicant should provide all information required by §240-26.B(3)(d)[1] with the application.

Resolved. The applicant has indicated they will obtain the permits for the work within the floodplain.

4. The applicant should provide cross sections of the proposed driveway and culvert and the elevation of the base flood on the plan. (§240-26.B(3)(d)[3][c])

Resolved.

5. The width of right-of-way for Wilson Drive shall be indicated on the plans per §240-27.A(3)(a). The Board of Supervisors may require additional right-of-way.

Resolved.

6. A minimum of 5% of a parking area shall be landscaped and continually maintained as such. (§240-27.C(1)(c)) Please provide a calculation verifying this requirement has been met.

Resolved.

7. Any additional off-street parking needed for the center shall be provided on the same lot as the center. (§240-31.C(3)(i)[3]) The applicant should provide easement language acceptable to the Township Solicitor regarding the proposed parking on the adjacent property.

Resolved. The applicant has indicated an easement has been submitted. Note all easements are subject to Township Solicitor review.

8. ADA ramps at the handicap parking shall be provided and the necessary details added to the plans. (§240-33.B(7)(b)) Please reference PennDOT standard details.

Resolved.

9. Per §240-33.B(7)(c), three (3) handicap parking spaces are required; only two (2) are proposed.

Resolved.

10. All applicable PaDEP permitting will be required for the proposed crossing of the existing watercourse, wetlands and floodplain. (§240-26.B(4)(b)[1][b], §240-26.B(5)(a)[1] & §240-26.B(7)(b)[5])

Pending. The applicant has indicated General Permits have been submitted.

11. The applicant should confirm that all proposed utilities such as gas lines, electrical and telephone systems shall be located, elevated (where possible), and constructed to minimize the chances of impairment during a flood. (§240-26.B(5)(c)[4])

Resolved.

12. The applicant should address the requirements of §240-27.E regarding design controls for industrial park districts.

Resolved. Codes staff will review in more detail at the time of building permit submission. Note §240-27.E(5), which states "the exterior facades of all buildings shall be finished in decorative masonry, brick, stone, glass or equivalent construction."

SUBDIVISION AND LAND DEVELOPMENT

13. The applicant is proposing preliminary/final plan approval, therefore a waiver from §205.1 should be requested.

The applicant has requested a waiver.

14. Regarding landscaping and lighting:

- a. We recommend lighting be provided at the entrances to the building for safety purposes.

Resolved.

- b. The plan should remove the term 'buffer' from the proposed landscaping, as a buffer is not required per the Code, and has specific, additional requirements that would need to be met.

Resolved.

- c. The applicant has acknowledged the tree replacement requirements of §206-61.D, however a note stating "Applicant's surveyor located all trees 6" DBH and greater; the surveyor did not evaluate whether the existing trees were viable and noninvasive per the definition in SALDO section 205-7. The applicant would like to further evaluate the existing trees with participation from the Township's professional consultants." is provided on Sheet 14. Further review of the tree replacement requirement will occur pending clarification/coordination with the applicant's engineer. Please note the definition of "wooded lot" (§205-7) and the requirements of §205-61.C & 205-61.D.

Resolved.

- d. Replanting shall occur on the wooded lot that is being developed or at another location within the Township that is acceptable to the Board of Supervisors. (§205-62.D(8)) The majority of landscaping is proposed on adjacent property.

Resolved. This comment is no longer applicable.

- e. The applicant has indicated the existing trees along Wilson Drive satisfy the street tree requirement of §205-62. The Planning Commission and/or Board of Supervisors should confirm this requirement is adequately addressed; we have no objection.

Resolved. Additional street trees have been added at the request of the Conservancy Board.

- 15. Regarding preliminary and final plan requirements (§205-30 and §205-33), the following should be provided:

- a. The name of all abutting or adjacent property owners in the vicinity of the project including those across Wilson Drive. (§205-30.B(5))

Resolved.

- b. The width of Wilson Drive. (§205-30.C(1)(a))

Resolved.

- c. Such private deed restrictions and/or a statement of any restrictions previously imposed in accordance with §205-33.C(2). If no such deed restrictions exist or will be imposed, it is recommended a note stating the same be indicated on the plan.

Resolved.

- 16. A 'will serve' letter regarding the availability of public water shall be provided. (§205-40.E)

Resolved.

- 17. Sidewalks and/or paths may be required to be installed at the discretion of the Board of Supervisors upon the recommendation of the Planning Commission and Conservancy Board. (§205-56.A) No sidewalks are proposed.

Outstanding. Pending Planning Commission recommendation and Board of Supervisors decision.

- 18. A detail for the proposed driveway shall be provided, and the material per §205-57.D(2) included.

Resolved.

- 19. All lot corners shall be clearly identified by either a monument or an iron pin. (§205-65.B)

Resolved.

STORMWATER MANAGEMENT

- 20. The disturbed area is greater than one acre. The applicant should provide an NPDES permit. (§195-17.A(1)(b))

Pending.

21. Infiltration bed 1 has a stone invert of 431.00 feet. Test pits 3 and 4 were performed within the limits of Infiltration bed 1. The test pit log for Test Pit 3 indicates that, "During excavation, a solid layer of rock was encountered at a depth of approximately 9 feet below existing grade." The existing grade appears to be approximately 442.5 feet which indicates that the rock was encountered at an elevation of approximately 433.5 feet. The infiltration bed 1 invert indicated in the table on the detail on Sheet 6 is 431.00 feet. The infiltration bed does not appear to have the required 24 inches of separation from a limiting zone. The applicant should clarify. (§195-20.J(1))

Resolved.

22. Where roof drains are designed to discharge to infiltration practices, they shall have appropriate measures to prevent clogging by unwanted debris (for example, silt, leaves and vegetation). Such measures shall include but are not limited to leaf traps, gutter guards and cleanouts. (§195-20.O)

Resolved.

23. All infiltration practices shall have appropriate positive overflow controls. The applicant should provide positive overflows in the infiltration beds. (§195-20.P)

Resolved.

24. The peak flow rate of the postconstruction two-year, twenty-four-hour design storm shall be reduced to the predevelopment peak flow rate of the one-year, twenty-four-hour-duration precipitation, using the SCS Type II distribution. The applicant should provide calculations demonstrating conformance with §195-21.A.

Outstanding. The applicant stated that calculations were provided but we were not able to locate them in the report.

25. Roadway crossings or structures located within designated floodplain areas shall be able to convey runoff from a one-hundred-year design storm consistent with *Federal Emergency Management Agency National Flood Insurance Program Floodplain Management Requirements*. (§195-24.E)

Resolved. We recommend the applicant submit full-sized plans contained in the Flood Study with the revision date of March 25, 2019.

26. Provide the complete delineation of the flow paths used for calculating the time of concentration for the predevelopment and postconstruction conditions on the drainage area plans. (§195-27.B(14))

Outstanding. The applicant provided the Tc flow paths on the predeveloped drainage area plan but did not add the Tc paths to the post-developed drainage area plan.

27. Identify the person responsible for ongoing inspections, operation, repair, and maintenance of the BMP or conveyance after completion of construction. (§195-27.B(18)(a))

Resolved.

28. Provide operation and maintenance requirements for the proposed BMP's on the plan. (§195-27.F(1) & §195-37)

Resolved.

29. The applicant is reminded that a *Stormwater Management Operation and Maintenance* agreement shall be completed. (§195-27.F.2 & §195-38) This document is available on the Township website. Please sign two copies and return to the Township for authorization by the Board of Supervisors. The Township will then return to the applicant for recording with the plan, at the County. A copy of the time stamped document and proof of recording should then be returned to the Township.

Acknowledged.

30. The plan should be revised to reflect the latest floodplain study information and location (11/1/18).

Resolved.

TRAFFIC

31. In response to comment #11 from the October 24, 2018 McMahon review letter, Heinrich & Klein Associates has provided right turn lane warrants for the proposed driveway. While warrants are marginally met for a right turn lane, the design engineer notes that widening for a deceleration lane could not be accommodated along the property frontage and would impact the adjacent CALECO property. We recommend the applicant also complete warrant analyses for a left turn lane into the site. The existing road width would likely accommodate a left turn area into the site and/or into the adjacent MARS driveway. The applicant should provide lane striping alternatives along Wilson Drive to accommodate left turns into each driveway, considering the proposed driveway offset between the site and MARS driveways.

Resolved. The proposed access had been reviewed in detail with Township staff and the Planning Commission and has been determined to be acceptable based on existing constraints.

32. The plans should identify the student bus pick-up / drop-off area. The applicant should clarify if private buses will be utilized and stored on-site.

Resolved. The applicant indicated at the Planning Commission that private buses would not be utilized nor stored on site. However, if buses were to access the site, the turnaround provided is adequate.

SANITARY SEWER

33. We recommend the building sewer and lateral be increased in size from 4-inch to 6-inch since this is a commercial use and to increase ease of maintenance. (§188-31.B.(3))

Resolved.

34. Township policy prohibits inside drop connections within manholes. To avoid disturbance to the manhole at all, we recommend the lateral connect directly to the sanitary sewer main approximately 5 feet downstream of the existing manhole in accordance with the Township's *Sewer Lateral/Building Sewer Detail* (see attached). The lateral can connect to the main at a 45° angle and run at that slope to the easement line. The downstream cleanout needs to be provided at the easement line. The sewer can then be run at a consistent slope from the cleanout to the building.

Resolved.

35. A trap, vent, and building cleanout are required in accordance with the Township's *Sewer Lateral/Building Sewer Detail*.

Resolved.

36. The elevation view on Sheet 3 of the retaining wall plans, prepared by Shippee Engineering, dated February 1, 2019, indicate the invert elevation of the sewer lateral at the location of the retaining wall as 426.94, which is not consistent with the calculated invert elevation of 428.98, based on the length, design slope, and invert elevations indicated on Sheet 3 of the land development plans.

Resolved, lateral location revised outside of wall.

GENERAL

37. During the conditional use process the applicant indicated parking restriction signage would be provided along the access drive, however no such signage is indicated.

Outstanding. Only one (1) No Parking sign is proposed; additional signs appear warranted. Perhaps two (2) signs (PennDOT R7-302) for each direction of travel, two near the entrance/culvert and two near the emergency access/parking lot.

38. We have received the retaining wall plans and calculations and will review following land development approvals. However, we have concerns about the constructability of the retaining wall, notably, the minimal distance between the wall and the floodplain. Additionally, we recommend some form of erosion and scour protection at the bottom of the wall.

Pending. The applicant has acknowledged the comment and indicated erosion and scour protection will be provided as part of the retaining wall design. Please additionally address the sanitary sewer lateral in the vicinity of the wall at this time.

39. This review does not include a site signage review; all proposed signs will be review and permitted by Township staff.

Acknowledged.

40. Where parking is proposed immediately adjacent to sidewalks, we typically recommend curb stops be provided to prevent vehicle overhang and provide pedestrian access.

Outstanding. Two (2) spaces inadvertently do not indicate curb stops.

41. We recommend a crosswalk be provided for the proposed pedestrian crossing of the driveway.

Resolved. However, please update the callout for the crosswalk.

42. The proposed emergency access extends into existing parking spaces on the adjacent sites, potentially limiting its feasibility. A detail for the proposed emergency access should be provided.

Resolved.

43. We recommend the conditions noted in the Board's November 15, 2018 approval be indicated on the record plan.

Resolved.

44. Please additionally note the status of the following reviews/permits:

- a. NPDES Permit (PaDEP/CCCD) (§195-15.C(2), -16.A, -17.A) – Pending
- b. Planning Module (PaDEP) (§240-24.F, §205-33.B(22)(a)) – ***Planning module exemption approver per January 18, 2019 correspondence***
- c. Sanitary Sewer (Municipal Authority) – ***Capacity/connection approved via February 11, 2019 correspondence***
- d. On-lot Wells (CCHD) – Not applicable
- e. Highway Occupancy Permit (PennDOT) – Not applicable
- f. Fire/Emergency – ***Updated comments pending***
- g. Historic Resource (Historical Comm.) – Correspondence has not yet been received
- h. Landscaping (Conservancy Board) – ***Recommended approval, with conditions, at their March 13, 2019 meeting. It is our opinion the plan adequately address the Conservancy Board's conditions.***
- i. County Planning – February 14, 2019 letter

Should you have any further questions or comments, please contact the undersigned.

Sincerely,

PENNONI



Nathan M. Cline, PE
Township Engineer

cc: Rick Smith, Township Manager (via e-mail)
Mark Miller, Director of Public Works (via e-mail)
ESKE Developments, LLC, c/o Anthony Diver, The Tamora Group (via e-mail)
John A. Jaros, Esq., Riley Riper Hollin & Colagreco (via e-mail)
Joseph Russella, PE, D.L. Howell (via e-mail)
Kristin Camp, Esq., Buckley Brion (via e-mail)

EAST GOSHEN CONSERVANCY

March 14, 2019

East Goshen Township
Planning Commission
1580 Paoli Pike
West Chester, PA 19380

Re: 1302 Wilson Dr. / Land Development Application – Child Daycare Center

Dear Commission Members:

At their meeting on March 13, 2019 the Conservancy Board voted unanimously in favor of the following motion:

Mr. Chairman, I move that the Planning Commission consider the following recommendations for the landscaping proposed for the Ducklings Daycare Land Development Plan:

1. The applicant shall provide a plan that identifies the trees to be removed and also shows the proposed construction and grading as well as the appropriate tree protection measures §205-63, for those trees that are not being removed and require protection.
2. To receive "street tree" credit for the trees along the Wilson Dr. frontage, the applicants LS architect shall evaluate the viability of the trees shown to remain. The applicant shall remove all the understory plants from the vicinity of the "street trees" to remain and show this new landscaped area on the plans. The applicant shall plant three new flowering dogwood trees (Cornus Florida) at the north east corner of the property along Wilson Drive to complete the street tree requirement. All these changes shall be shown on the LS plans.
3. The applicant shall agree to replace any of the existing trees along Wilson Dr. that are proposed to remain as "Street Trees" if they are determined to non-viable after the removal of the invasive plants.

Sincerely,



Mark A. Gordon
Zoning Officer



THE COUNTY OF CHESTER



COMMISSIONERS

Michelle Kichline
Kathi Cozzone
Terence Farrell

Brian N. O'Leary, AICP
Executive Director

PLANNING COMMISSION

Government Services Center, Suite 270
601 Westtown Road
P. O. Box 2747
West Chester, PA 19380-0990
(610) 344-6285 Fax (610) 344-6515

February 14, 2019

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

Re: Preliminary/Final Land Development - Ducklings Early Learning Center
East Goshen Township – LD-01-19-15745

Dear Mr. Smith:

A Preliminary/Final Land Development Plan entitled "Ducklings Early Learning Center", prepared by D.L. Howell & Associates, Inc., and dated January 11, 2019, was received by this office on January 23, 2019. This plan is reviewed by the Chester County Planning Commission in accord with the provisions of Section 502 of the Pennsylvania Municipalities Planning Code. We offer the following comments on the proposed land development for your consideration.

PROJECT SUMMARY:

Location:	south side of Wilson Drive, east of Airport Road
Site Acreage:	4.00
Lots/Units:	1 Lot
Non-Res. Square Footage:	13,815
Proposed Land Use:	Child Daycare
New Parking Spaces:	60
Municipal Land Use Plan Designation:	Business Park Industrial
UPI#:	53-3-1.2C

PROPOSAL:

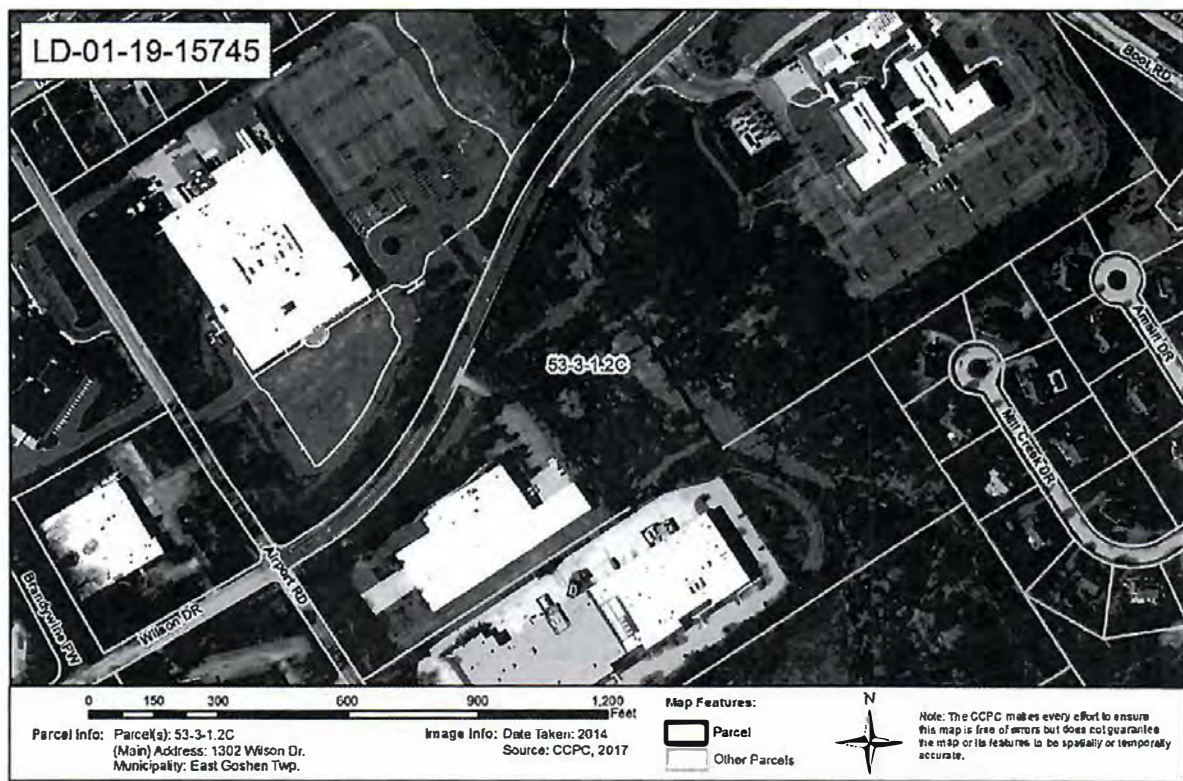
The applicant proposes the construction of a 13,815 square foot early learning center, and 60 parking spaces. The project site, which will be served by public water and public sewer, is located in the I-1 Light Industrial zoning district.

RECOMMENDATION: The County Planning Commission recommends that the issues raised in this letter should be addressed, particularly the access and circulation issues and natural features protection issues discussed below, and all Township issues should be resolved before action is taken on this land development plan.

COUNTY POLICY:

LANDSCAPES:

1. The project site is located within the **Suburban Center Landscape** and **Natural Landscape** designations of *Landscapes3*, the 2018 County Comprehensive Plan. The vision for the **Suburban Center Landscape** is regional economic, population and transportation centers with varying land uses, accommodating substantial future growth of medium to high intensity. Repurposing obsolete structures and sites and encouraging sustainable development will be critical as suburban centers grow, and transportation infrastructure and amenities will need to expand to create an integrated multimodal network. As an overlay of all other landscapes, the county's **Natural Landscapes** consist of a network of streams, wetlands, floodplains, and forests that are protected by regulations or should be subject to limited disturbance. Conservation practices should protect and restore these natural resources. While the proposed facility is an appropriate use in a **Suburban Center Landscape**, careful consideration of the proposed development activity is required due to the environmental constraints of the project site, which are discussed in comments #9 through #12.



WATERSHEDS:

2. *Watersheds*, the water resources component of *Landscapes3*, indicates the proposed development is located within the east branch subbasin of the Chester Creek watershed. *Watersheds'* highest priority land use objectives within this watershed are: reduce stormwater runoff, restore water quality of "impaired" streams, and protect vegetated riparian corridors. *Watersheds* can be accessed at www.chesco.org/water.

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Re: Preliminary/Final Land Development - Ducklings Early Learning Center
East Goshen Township – LD-01-19-15745

adjoining parcel to the west as the primary entrance for both parcels, instead of constructing a second stream crossing.

4. The site plan indicates that an emergency access connection will be provided to the adjoining parcel to the west. However, the site plan indicates that the emergency access connection extends to an existing parking area, and it does not depict any modifications to the existing parking arrangement (any cars utilizing these parking spaces would block this emergency access connection). This should be clarified by the applicant. We also suggest that the applicant and Township investigate the feasibility of an emergency access connection with the adjoining parcel to the south.
5. The Township's emergency service providers should be requested to review the plan to ensure that emergency vehicles will be able to safely navigate the proposed development when completed. We note that a vehicle turning plan is provided on Sheet 12.
6. The Zoning Information table on Sheet 1 indicates that the applicant is proposing 21 more parking spaces than required by the Township Zoning Ordinance (this figure does not include the 35 spaces identified on the adjoining parcel to the west as a "day care events" overflow parking area). We suggest that the applicant and the Township evaluate the actual anticipated parking demand for this facility, and determine whether the number of proposed parking spaces will be necessary. If fewer spaces are required, we suggest that the extra spaces could be landscaped and held in reserve instead of being paved. The reserve spaces could be installed in the future if it becomes evident that they are actually needed. Reserving parking spaces in this manner can help to reduce initial construction costs, limit the creation of impervious surfaces, and increase opportunities for landscaping.

Design Issues:

7. The site plan depicts the location of a sidewalk connection extending to the overflow parking area on the adjoining parcel to the west. However, this sidewalk extends to an existing parking area, and the site plan does not depict any modifications to the existing parking configuration in order to facilitate pedestrian access between these parcels. This should be clarified by the applicant.
8. The Township should verify that the design of the proposed outdoor lighting plan (Sheet 13) conforms to Township ordinance requirements. The illumination should be directed inward from the periphery of the site and be oriented to reduce glare and visual impact on the adjoining roadways and land uses.

Natural Features Protection:

9. The plan depicts the location of both the Federal Emergency Management Agency (FEMA) floodplain elevation and the "calculated" floodplain elevation. The Township engineer should review the applicant's calculated floodplain boundary findings.

We note that the County Planning Commission does not support development in the floodplain, and the Federal Emergency Management Agency and Pennsylvania Department of Environmental Protection regulate filling or development in the floodplain. Development within a floodplain can increase the magnitude and frequency of normally minor floods, and present health and safety problems. The applicant should contact both of these agencies to determine if the proposed development activity will require a permit. The Township should request documentation of these contacts or permit(s) before approving the plan.

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Re: Preliminary/Final Land Development - Ducklings Early Learning Center
East Goshen Township – LD-01-19-15745

10. The site contains areas of hydric (wet) soils (CpA Cokesbury and GIB Glenville) which have limitations to development. These limitations include drainage problems due to low permeability, low runoff rates and sub-surface saturation. When construction takes place on these soils, it interferes with the natural drainage of the land. On-site alterations to existing drainage patterns should be carefully inspected by the Township Engineer to insure that off-site drainage conditions are not negatively affected.
11. The site plan depicts the location of a 50 foot riparian buffer on both sides of the stream, and we note that the proposed driveway will traverse these buffer areas. The Township should confirm that the site plan complies with the riparian buffer requirements in the Township Code.
12. The site contains wetlands. Placement of fill in wetlands is regulated by the U.S. Army Corps of Engineers in accordance with Section 404 of the Clean Water Act (1977). The Pennsylvania Department of Environmental Protection regulates all activities that affect bodies of water, including wetlands, under Chapter 105 Rules and Regulations for the Bureau of Dams and Waterway Management. The applicant should contact both of these agencies to determine if future development activity will require a permit. The Township should request documentation of these contacts or permit(s) before approving the plan.

ADMINISTRATIVE ISSUES:

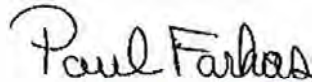
13. The Zoning Information table on Sheet 1 indicates that conditional use approval is required for this project. The final plan should accurately note the date and any conditions set as part of the conditional use approval, and the Township should verify that all applicable conditions of approval have been incorporated into the final plan.
14. The site plan depicts the location of easement areas for parking spaces, landscaping, and an overflow parking area on the adjoining parcel to the west (UPI# 53-3-1.2D). The details of these easements should be incorporated into the deeds of both lots.
15. The site plan depicts the location of two retaining walls, and site plan notes indicate that the design of these retaining walls will be provided “by others.” We suggest that the design of these retaining walls be submitted for the review of the Township engineer, as part of this land development plan.
16. The Township should receive written confirmation that the applicant meets all licensing and registration requirements regulated by the PA Department of Public Welfare - Office of Children, Youth and Families, and any other applicable state regulations pertaining to child day care facilities.
17. We suggest that the applicant, in consultation with the business park owner, coordinate its proposed hours of operations with the other businesses in the business park, in order to mitigate any potential vehicular conflicts amongst the various business park uses.
18. Land disturbance and land development activities that occur within Chester County must comply with the *County-wide Act 167 Stormwater Management Plan for Chester County, PA* (July 2013) and the associated Act 167 stormwater management ordinance standards adopted by each municipality.

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Re: Preliminary/Final Land Development - Ducklings Early Learning Center
East Goshen Township – LD-01-19-15745

19. The applicant should contact the Pennsylvania Department of Environmental Protection (DEP) to determine whether a stream encroachment permit is necessary for the proposed driveway crossing in accordance with Section 205.293 of its rules and regulations and provide the municipality with documentation of this contact and the requirements of DEP before action on this plan is taken.
20. The applicant should contact the office of the Chester County Conservation District (CCCD) for information and clarification on erosion control measures. The provisions of the Commonwealth Erosion Control Regulations may apply to the project and may require an Earth Disturbance Permit or a National Pollutant Discharge Elimination System permit for discharge of stormwater from construction activities.
21. A minimum of four (4) copies of the plan should be presented at the Chester County Planning Commission for endorsement to permit recording of the final plan in accord with the procedures of Act 247, the Pennsylvania Municipalities Planning Code, and to meet the requirements of the Recorder of Deeds and the Assessment Office.

This report does not review the plan for compliance to all aspects of your ordinance, as this is more appropriately done by agents of East Goshen Township. However, we appreciate the opportunity to review and comment on this plan. The staff of the Chester County Planning Commission is available to you to discuss this and other matters in more detail.

Sincerely,



Paul Farkas
Senior Review Planner

cc: Eske Development LLC
D.L. Howell & Associates, Inc.
S Winig Associates L.P.
Chester County Conservation District



DLHowell

Civil Engineering & Land Planning
www.DLHowell.com

March 25, 2019

Mark A. Gordon
Director of Code Enforcement/Zoning Officer
East Goshen Township
1580 Paoli Pike
West Chester, PA 19380

Reference: ESKE Development, LLC, 1302 Wilson Avenue
Preliminary/Final Land Development Review

Dear Mark:

We have prepared a response letter with a response to each of the conditions identified in the Preliminary/Final Land Development Review Letter prepared by Pennoni dated February 27, 2019. The following explains how each condition was addressed corresponding to the numbered condition in the referenced review letter.

Zoning

1. A note has been shown under General Notes on the Land Development Plan for compliance with rooftop screening.
2. Permits will be obtained for work within the Floodplain.
3. Permits will be obtained for work within the Floodplain.
4. Cross sections have been added to the plans for the proposed driveway and culvert, and the elevation of the base flood has also been added to the plan.
5. The dimension for the width of the right-of-way for Wilson Drive has been to the plans.
6. A calculation has been added to the plans to verify that a minimum of 5% of the parking area is landscaped and continually maintained as such.
7. An Easement with appropriate language has been submitted for proposed parking on the adjacent lot.

8. The plans have been updated to show ADA ramps at the handicap parking spaces and the appropriate details have been added to the plans.
9. The plans have been revised to include three handicap parking spaces as required per §240-33.B(7)(c).
10. General Permits, have been applied for and will be obtained for work associated with crossing the wetlands and work within the floodplain.
11. A profile of the driveway and culvert has been prepared and added to sheet 10 of the land development plans for review. All utilities crossing the stream are located above the culvert. The only utility located within the floodplain is a sanitary sewer lateral which connects to the sanitary sewer main, also located within the floodplain.
12. The requirements per §240-27.E., which regard to design controls for industrial park districts, has been addressed. The applicant has presented elevations and other information to the Township Planning Commission and Conservancy Board for their consideration.

Subdivision and Land Development

13. Comment acknowledged, a waiver from §205.1 will be requested for the plans to be submitted as Preliminary/Final.
14. Landscaping & Lighting:
 - a. Lighting has been added to the entrances to the building.
 - b. The term buffer has been removed from the proposed landscaping.
 - c. The Landscape plan has been revised to remove mention of a wooded lot per the comments by Mark Gordon.
 - d. See comment 14c above.
 - e. Additional street trees have been added as at the request of the Township Conservancy Board.
15. Preliminary/Final Plan requirements:
 - a. The plan has been updated to show the names of all abutting or adjacent property owners in the vicinity including those across Wilson Drive.
 - b. The plan has been updated to show a dimension for the width of Wilson Drive.
 - c. A note has been added to sheet 1 under general notes.
16. A "Will Serve" letter has been provided by AQUA.
17. Sidewalk along Wilson Drive are not being proposed since no other sidewalk exist along Wilson Drive or within hundreds of feet of the site. We will ask the Board of Supervisors for their consideration.

18. A detail for the proposed driveway which shows the materials to be used has been added to the plans.
19. The lot corners have been updated to show pins to be added to the remainder of the unmarked lot corners and changes in direction.

Stormwater Management

20. A copy of the approval letter from the Conservation District shall be provided to the Township once received.
21. As discussed at our Staff meeting, The Township Engineer in conjunction with the CCCD and PADEP will allow the results of the testing performed within the limiting zone. The applicant explained that testing at the higher elevation was limited due to the placement of fill associated with construction of the Caleco building. Once this area of soil is removed we expect similar testing results as the one obtained at the lower elevation.
22. The plans have been revised to provide cleanouts for the roof drains.
23. Each infiltration bed has been designed with an emergency overflow pipe to be used in the event of back to back 100 year storm events.
24. Calculations have been added to the stormwater management report to show that the 2-year SCS Post Developed runoff has been reduced to less than the 1-year SCS Pre-Developed runoff.
25. The FEMA report for the calculated flood plain and culvert have been provided for review.
26. The complete delineation of flow paths used for calculating the time of concentration has been added to the drainage area plans.
27. The person responsible for ongoing inspections, operation, repair, and maintenance of the BMP or conveyance after completion of construction has been identified on the plans.
28. Operation and maintenance requirements for the proposed BMP's have been added to the plans.
29. Comment acknowledged, will comply.
30. The plan has been revised to reflect the latest floodplain study information and location.

Traffic

31. See response letter prepared by Heinrich & Klein Associates, Inc.
32. See response letter prepared by Heinrich & Klein Associates, Inc.

Sanitary Sewer

33. The building sewer and lateral has been increased from 4" to 6" in order to increase ease of maintenance.
34. The sewer lateral has been updated to connect directly to the sanitary sewer main approximately 5' downstream of the existing manhole at a 45° angle and runs at the existing slope to the easement line. The downstream cleanout has been provided to be shown at the easement line and the sewer has a consistent slope from the cleanout to the building.
35. The plans have been revised to provide cleanouts for the roof drains.
36. The plans and retaining wall designs have been compared and revised to be consistent with one another.

General

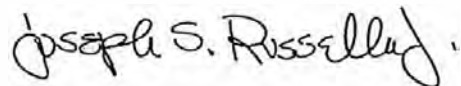
37. Parking restriction signage has been added to the plans along the access drive.
38. Comment acknowledged. Erosion and scour protection shall be provided as part of the retaining wall design.
39. Comment acknowledged. The signage shall be revised as necessary per the review by the Township staff.
40. Curb stops have been added to the parking spaces that are immediately adjacent to sidewalks.
41. A crosswalk has been added to the plans for the proposed pedestrian crossing of the driveway.
42. A detail for the proposed emergency access has been added to the plans.
43. The conditions noted in the Board's November 15, 2018 approval have been added on the record plan.
44. The status of the following reviews/permits is as follows:
 - a. NPDES Permit – Ongoing
 - b. Planning Module – APPROVED
 - c. Sanitary Sewer – APPROVED
 - d. On-lot Wells- Not Applicable

- e. Highway Occupancy Permit – Not Applicable
- f. Fire/Emergency – Under Review
- g. Historic Resource – Not Applicable
- h. Landscaping – APPROVED
- i. County Planning – Addressed as part of this Resubmission

Conclusion

We trust that the above information and the attached revised plans satisfactorily address the concerns as stated in the review letter. If you have any questions, please do not hesitate to contact me at (610) 918-9002.

Sincerely,
D.L. Howell & Associates, Inc.



Joseph S. Russella, Jr.
Director of Operations

cc: Rick Smith, Township Manager (via e-mail)
Mark Miller, Director of Public Works (via e-mail)
ESKE Developments, LLC, c/o Anthony Diver, The Tamora Group (via e-mail)
John A. Jaros, Esq., Rile Riper Hollin & Colagreco (via e-mail)
Kristen Camp, Esq., Buckley Brion (via e-mail)
Nathan M. Cline, P.E., Township Engineer, Pennoni (via e-mail)

ROSSMORE HOMEOWNERS ASSOCIATION

427 Exton Commons
Exton, PA 19341
(610) 363-1322
Fax (610) 363-2310
Email: ccr@ccrmanagement.com
www.ccrmanagement.com



March 28, 2019

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

Dear Mr. Smith:

Per East Goshen Township's Resolution 08-45, this letter is to notify you that the Board of Directors for the Rossmore Homeowners Association will be reducing their escrow account to \$25,000.00. The Board clearly understands if the escrow account goes below \$25,000.00, that a special assessment will be required of the homeowners to bring the account balance back up to the required amount of \$25,000.00.

The 2/28/19 account balance is	\$25,194.68
	<u>(\$25,000.00) Escrow</u>
Total to be withdrawn	\$ 194.68

Enclosed please find the financial statement identifying the interest accrued through February 28, 2019. The Board will withdraw the interest in the amount of \$194.68 and deposit it into the general operating fund, per Section 8.7 of the Declaration of Easements, Covenants and Restrictions. Enclosed please find bank statement and financial information for your review and records.

If you have questions, please call. Thank you.

Regards,

Linda Bicking
Director of Finance and Accounting

Enclosure

Cc: Board

Rossmore Homeowners Association
Balance Sheet
As of February 28, 2019

	Feb 28, 19
ASSETS	
Current Assets	
Checking/Savings	
Checking, Union Bank	9,402.42
M/M Cap. Impr., Union Bank	5,856.50
M/M Escrow, Union Bank	25,194.68
M/M Operating, First Resource	20,682.00
M/M Operating, Union Bank	68,307.00
M/M Reserves, First Resource	28,660.94
M/M Reserves, Union Bank	25,731.42
Total Checking/Savings	183,834.96
Accounts Receivable	
Accounts Receivable	3,502.89
Total Accounts Receivable	3,502.89
Other Current Assets	
Accts Receivable, Other	265.00
Total Other Current Assets	265.00
Total Current Assets	187,602.85
TOTAL ASSETS	187,602.85
LIABILITIES & EQUITY	
Liabilities	
Current Liabilities	
Accounts Payable	
Accounts Payable	352.40
Total Accounts Payable	352.40
Other Current Liabilities	
Accrued Expenses	925.00
Escrow-Storm: Water Facility	25,194.68
Total Other Current Liabilities	26,119.68
Total Current Liabilities	26,472.08
Total Liabilities	26,472.08
Equity	
Capital Impr, Current YE	-13,125.00
Capital Improvement	18,981.50
Reserve Fund Balance	54,392.36
Retained Earnings	39,606.22
Net Income	61,275.69
Total Equity	161,130.77
TOTAL LIABILITIES & EQUITY	187,602.85

Memo

East Goshen Township

Date: April 8, 2019
To: Board of Supervisors
From: Rick Smith, Township Manager
Re: Boot Road Restriping Project

Earlier this year we reached out to West Goshen Township to see if they would be interested in revisiting the Boot Road Restriping Project.

Under this project Boot Road would be restriped to a four lane cross section between Greenhill Road and Wilson Drive. There would be one east bound lane (coming from Route 202), a center left turn lane, and two westbound lanes (going towards Route 202). This would reduce the congestion that routinely occurs on Boot Road during the PM peak hour.

When this project was discussed a few years ago some of the residents of West Goshen who live on Boot Road expressed a concern that they would lose the shoulder in front of their homes. Recent discussions with Carroll Engineering indicate it would be possible to reduce the width of the travel lanes so that the existing shoulder could be maintained.

This work could be done pursuant to a Penn DOT Highway Occupancy Permit (HOP).

Attached is a joint motion by which both Boards of Supervisors agree to have Carroll Engineering prepare and for West Goshen to submit a HOP application to Penn DOT; and for the cost for this project to be split between the two townships.

Suggest Motion: I move that we adopt the joint Resolution authorizing Carroll Engineering to prepare and for West Goshen to submit a HOP application to Penn DOT; and for the cost for this project to be split between the two Townships.

**JOINT RESOLUTION
TOWNSHIPS OF EAST GOSHEN AND WEST GOSHEN
CHESTER COUNTY, PENNSYLVANIA**

EAST GOSHEN RESOLUTION NO. 2019 - _____

WEST GOSHEN RESOLUTION NO. _____ - 2019

WHEREAS, Boot Road (S.R. 2020) traverses East Goshen and West Goshen Townships; and,

WHEREAS, the section of Boot Road between Wilson Drive (T.R. 552) in East Goshen Township and Greenhill Road (S.R.2018) in West Goshen Township experiences congestion during the evening peak hour; and,

WHEREAS, the Boards of Supervisors of East Goshen and West Goshen Township believe it is in the public interest to take steps to reduce this congestion; and,

WHEREAS, Carroll Engineering Corporation has determined that the congestion could be reduced by restriping the section of Boot Road between Wilson Drive and Greenhill Road to a four lane cross section consisting of one east bound lane, two west bound lanes and a center turn lane, while maintaining the existing shoulder on the south side of Boot Road; and,

WHEREAS, Carroll Engineering Corporation has advised that the restriping can be accomplished pursuant to a Highway Occupancy Permit from the Pennsylvania Department of Transportation; and,

WHEREAS, the Boards of Supervisors of East Goshen and West Goshen hereby authorize Carroll Engineering Corporation to prepare and West Goshen Township to submit the aforementioned Highway Occupancy Permit to the Pennsylvania Department of Transportation; and,

WHEREAS, the Boards of Supervisors of East Goshen and West Goshen hereby agree to equally split all costs for this project.

(Signatures on next page)

RESOLVED, this _____ day of _____ 2019.

East Goshen Township

Attest

Signatures

RESOLVED, this _____ day of _____ 2019.

West Goshen Township

Attest

Signatures

Memo

East Goshen Township

Date: April 8, 2019
To: Board of Supervisors
From: Rick Smith, Township Manager
Re: Emergency Communication Ordinance (aka Radio Booster Ordinance)

Attached is a copy of the letter that was sent to the property owners about the informational meeting on the 27th. As result of this letter I received a few comments from property owners. In addition I also received comments at the Large Business Roundtable Breakfast and at the meeting on the 27th, all of which are summarized below.

1. Comment – Have a portable booster unit that could be deployed as necessary.

Response – The Chester County Department of Emergency Services tested a portable booster and found that the use of this type of device is both not practical (due to the time it would take to deploy the booster) and is ineffective (the building construction has a significant impact on the radio signal so a booster may not reach all parts of a particular building).

2. Comment – Have the County install additional antennae.

Response – It would be cost prohibitive to install additional radio antennae through-out the County.

3. Comment - What are other government entities doing about this issue?

Response – This ordinance has been adopted by East Bradford, East Pikeland, East Whiteland, Schuylkill, Thornbury, Tredyffrin, Uwchlan, West Goshen, West Whiteland, and Willistown Townships and West Chester Borough.

4. Comment – The time frames for testing and installation are too short.

Response – Will address in the ordinance.

5. Comment – Reliability of the equipment.

Response – This equipment, much like the fire alarm system and sprinkler system, will be required to be inspected and tested on a regular basis.

6. Comment – Cost of the equipment.

Response – Will address in the ordinance.

7. Comment – The exemptions are unclear

Response – Will address in the ordinance.

With regards to the comments 4, 6, and 7; I revised the ordinance to allow the owners of existing buildings to have 120 days to perform the testing (originally 60 days) and 18 months (originally 12 month) to install the equipment.

These changes along with some other minor changes are included in the attached ordinance.

I would suggest that the Board schedule a hearing on the proposed ordinance for the second meeting in June. I would also suggest sending a second letter to the effected property owners advising them of the hearing and provide them with a copy of the ordinance.

Motion – I move that staff advertise a public hearing on June 18, 219 for the Emergency Communication Ordinance, and that a letter for sent to the effected property owners advising them of this hearing.

BOARD OF SUPERVISORS
EAST GOSHEN TOWNSHIP

CHESTER COUNTY
1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

February 22, 2019

Dear Property Owner:

In September of last year, the Westtown-East Goshen Regional Police Department responded to a shooting at the Bellingham Retirement Community in East Goshen Township. As the police officers were looking for the shooter, they soon realized that when they went into the basement of the building, they lost radio contact with the County Radio Room and other officers. Fortunately, the shooter had fled the scene and this lack of communication did not result in an injury to one of the officers. However, if the shooter was hiding in the basement, we could have had an entirely different result.

The reason for this is simple: Years ago, most police and fire company radios operated on one of the lower radio frequencies. A significant advantage of these lower frequencies was their ability to go through the walls and floors of most buildings. A disadvantage was that they were limited with regards to the amount of information that could be transmitted.

Several years ago, the Federal Communications Commission decided to reassign the emergency service providers to a higher frequency. While the higher frequencies have more bandwidth, which allows the emergency service providers to transport significantly more data, it has a significant flaw - the higher frequencies do not penetrate the walls and ceilings of buildings very well, as evidenced by what happened at Bellingham last September. The only way to provide adequate radio coverage in these large buildings is to install an amplifier.

The purpose of this letter to advise you that the East Goshen Township Board of Supervisors intends to adopt an ordinance in 2019 that will require the installation of these amplifiers in those buildings that do not have adequate radio coverage. The Board recognizes that this will impose a financial burden on the owners of these buildings. Accordingly, the ordinance includes the following process, which will allow the property owners to budget for the installation of these amplifiers:

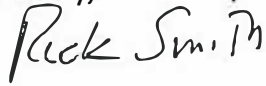
Upon adoption of the ordinance, property owners will be notified that they have sixty (60) days to have the radio coverage in their building tested by a licensed technician. There are a number of firms that can perform this service. The cost for this testing will vary depending on the size and complexity of the building.

The building owners shall provide a copy of the test results to the Township. If the test results indicate that the building has adequate radio coverage, no further action is required by the property owner. However, if the test indicates that the coverage is inadequate, the property owner shall have a period of one year to install the required equipment. As noted previously,

the Board of Supervisors does not take the imposition of this requirement lightly, but the safety of our emergency services personnel, such as police, fire, and EMT is paramount.

The Board will be conducting a presentation and Q&A session on this matter on Wednesday March 27, 2019 at 7:00 PM at the Township Building. I have enclosed a copy of the proposed ordinance for your review.

Sincerely,

A handwritten signature in black ink that reads "Rick Smith". The signature is written in a cursive style with a large, prominent "R" and "S".

Louis F. Smith, Jr.
Township Manager

EAST GOSHEN TOWNSHIP
CHESTER COUNTY, PENNSYLVANIA

ORDINANCE NO. _____

AN ORDINANCE AMENDING THE EAST GOSHEN TOWNSHIP
CODE TO ADD A NEW CHAPTER 119 TITLED
"COMMUNICATION AMPLIFICATION SYSTEMS" TO
ESTABLISH MINIMUM REGULATIONS APPLICABLE TO
EMERGENCY COMMUNICATIONS SYSTEMS IN CERTAIN
BUILDINGS WITHIN EAST GOSHEN TOWNSHIP.

WHEREAS, the Board of Supervisors of East Goshen Township ("the Board") finds that the ability of police, fire, ambulance, and other emergency providers and personnel to communicate with each other within buildings and structures, and to communicate from within structures and buildings to personnel and locations outside the buildings and structures is of vital public importance; and

WHEREAS, a breakdown in communications among emergency providers and personnel creates a serious risk of harm to and is a serious threat to the safety and welfare of emergency personnel, the citizens of East Goshen Township, and the public in general; and

WHEREAS, the Board has previously adopted the Statewide Building Code, referred to as the Pennsylvania Uniform Construction Code ("UCC") and, as part of the UCC, adopted a Building Code which is codified in Chapter 100 of the East Goshen Code, and ~~an Existing Building Fire Prevention~~ Code which is codified in Chapter ~~133143~~ of the East Goshen Code; and

WHEREAS, Section 510.1 of the ~~Building Fire Prevention~~ Code requires that all buildings have approved radio coverage for emergency responders within the building; and

WHEREAS, Section 510.2 ~~of the Building Code~~ and Section 1103.2 of the ~~Existing Building Fire Prevention~~ Code require existing buildings that do not have approved radio coverage for emergency responders within the building based upon the existing coverage levels of the public safety communication systems at the exterior of the building to be equipped for such coverage;

NOW THEREFORE, pursuant to the Board's power to adopt ordinances necessary for the proper management, care, and control of the Township and the maintenance of peace, health, and welfare of the Township and its citizens pursuant to Section 1506 of the Second Class Township Code, 53 P.S. §66506, and pursuant to the aforementioned sections of the Building Code and ~~Existing Building Fire Prevention~~ Code, the Board enacts and ordains as follows:

SECTION 1. A new Chapter 119 titled “Communication Amplification Systems” shall be adopted and codified in the East Goshen Township Code as follows:

CHAPTER 119- COMMUNICATION AMPLIFICATION SYSTEMS.

§ 119.1. Definitions.

The following words and terms shall, for the purposes of this chapter, have the meanings shown herein:

APCO – Association of Public Safety Communications Officials International

CCDES – Chester County Department of Emergency Services

FCC – Federal Communications Commission

FIRE DEPARTMENT- The Goshen Fire Company or Malvern Fire Company, or their respective successor fire companies who provide fire protection services to the Township. The term includes any other fire company or other emergency medical services unit providing intermittent coverage to the Township.

LICENSED TECHNICIAN - A person in possession of a current FCC technician license or a current technician certification issued by the APCO

NPSPAC – National Public Safety Planning Advisory Committee

POLICE DEPARTMENT- The police department operating under the direction of the Westtown-East Goshen Police Commission

§ 119.2. General Provisions.

A. Except as otherwise provided, no person shall erect, construct, alter, refit, change the use of, or provide an addition of more than 20% of the existing floor area to any building or structure or any part thereof, or cause the same to be done which fails to support adequate radio coverage for CCDES, the Fire Department, and the Police Department. For the purposes of this section, adequate radio coverage shall include all of the following:

- (1) A minimum signal strength of –95 dBm available in 90% of the area of each floor of the building when transmitted from the closest CCDES radio communications system site;
- (2) A minimum signal strength of –95 dBm received at the closest CCDES radio communications site when transmitted from 90% of the area of each floor of the building;

- (3) The frequency range which must be supported shall be between 763 MHz and 861 MHz;
- (4) A 90% reliability factor; and
- (5) Signal strength measurements, for the purpose of measuring the performance of a bi-directional amplifier, shall be based on one input signal adequate to obtain a maximum continuous operating output level.

The provisions of this Section 119.2 shall become applicable upon issuance of a building and/or zoning permit by the Township for the erection, construction, alteration, change of use, or addition of more than 20% of the existing floor area to an existing building or structure. Within thirty (30) days after the proposed construction or change of use is completed, the property owner shall perform or cause to be performed by a Licensed Technician, a test conducted in accordance with the testing procedures in Section 119.4.A herein to determine if the entire building or structure has adequate radio coverage as defined herein. The property owner shall provide a copy of the test results to the Township. If the test results reveal that the entire building or structure does not have adequate radio coverage, the property owner shall have ninety (90) days from the date of written notification from the Township to enhance radio coverage and bring it within the acceptable limits of the provisions of this ordinance.

§ 119.3. Amplification Systems Allowed.

Buildings and structures which cannot support the required level of radio coverage shall be equipped with either a radiating cable system or an internal multiple antenna system with or without FCC-type accepted bi-directional 700/800 MHz amplifiers as needed. If any part of the installed system or systems contains an electrically-powered component, the system shall be capable of operating on an independent battery and/or generator system for a period of at least twelve (12) hours without external power input. The battery system shall charge in the presence of an external power input.

§ 119.4. Testing Procedures.

- A. Acceptance Test Procedure. When an in-building radio system is required, and upon completion of installation, it will be the building owner's responsibility to have the radio system tested to ensure that two-way coverage on each floor of the building is a minimum of 90%. Each floor of the building shall be divided into a grid of approximately twenty (20) equal areas. A maximum of two (2) nonadjacent areas will be allowed to fail the test. In the event that three (3) of the areas fail the test, in order to be more statistically accurate, the floor may be divided into forty (40) equal areas. In such event, a maximum of four (4) nonadjacent areas will be allowed to fail the test. After the forty (40) area test, if the system continues to fail, the building owner shall have the system altered to meet the 90% coverage requirement. The test shall be conducted using the most current portable radio (or its equivalent) available to the Police Department

and/or Fire Department, talking through the CCDES as specified by the authority having jurisdiction. A spot located approximately in the center of a grid area will be selected for the test, and the radio will then be keyed to verify two-way communications to and from the outside of the building through the CCDES. Once the spot has been selected, prospecting for a better spot within the grid area will not be permitted.

The gain values of all amplifiers shall be measured and the test measurement results shall be kept on file with the building owner so that the measurements can be verified each year during the annual tests. In the event that the measurement results become lost, the building owner will be required to rerun the acceptance test to reestablish the gain values.

- B. Annual Tests. When an in-building radio system is required, at a minimum of once every twelve (12) months, the building owner shall test all active components of the system, including but not limited to amplifiers, power supplies, and backup batteries. Amplifiers shall be tested to ensure that the gain is the same as it was upon initial installation and acceptance. Backup batteries and power supplies shall be tested under load for a period of one (1) hour to verify that they will properly operate during an actual power outage. If within the one (1) hour test period, in the opinion of the testing technician, the battery exhibits symptoms of failure, the test shall be extended for additional one (1) hour periods until the testing technician confirms the integrity of the battery. All other active components shall be checked to determine that they are operating within the manufacturer's specifications for the intended purpose.
- C. Five-Year Tests. In addition to the annual tests, the building owner shall perform a radio coverage test at a minimum of once every five (5) years to ensure that the radio system continues to meet the requirements of the original acceptance test. The procedure set forth in 119-4.B shall apply to such tests.
- D. Qualifications of Testing Personnel. All tests shall be conducted, documented, and signed by a Licensed Technician. All test records shall be retained on the inspected premises by the building owner and a copy submitted to the Township.

§ 119.5. Field Testing.

Police and fire personnel, after providing reasonable notice to the owner or the owner's representative, shall have the right to enter the property to conduct field testing to be certain the required level of radio coverage is present.

§ 119.6. Exemptions.

This chapter does not apply to ~~structures~~ the following:

- A. Buildings in Use Groups R-3 and R-4; ~~any~~ (as defined in the Township Building Code);

B. Any building constructed of wood frame; ~~and/or any~~

C. Any building with a building height of thirty-five (35) feet ~~high~~ or less, ~~as long~~ (as ~~none of the aforementioned~~ measured in accordance with the Township Building Code);

D. The buildings listed in Subsections A, B, and C above are exempt from the requirements of this chapter provided they do not make use of any metal construction or utilize any underground storage areas or parking areas.

E. For the purposes of this chapter, parking structures ~~and~~ stairwells ~~are included in the definition of "building"~~ and stair shafts are included in the definition of "all building" or "any parts of a building," but elevators may be excluded.

§ 119.7. Existing Buildings and Structures.

Any non-exempt building or structure existing, under construction, or for which a building permit application is pending or has been approved as of the effective date of this Ordinance, shall comply with the requirements of this Ordinance. Within ~~sixty~~ (60)one hundred (120) days of written notification from the Township, the property owner shall perform or cause to be performed by a Licensed Technician, a test conducted in accordance with the testing procedures in Section 119.4.A herein to determine if the existing building or structure has adequate radio coverage as defined herein. The property owner shall provide a copy of the test results to the Township. If the test results reveal that the existing building or structure does not have adequate radio coverage, the property owner shall have a period of ~~one year~~ eighteen (18) months from the date of written notification from the Township to enhance radio coverage and bring it within the acceptable limits of the provisions of this ordinance. Upon completion of the installation of a booster or other radio enhancements to the building to provide adequate radio coverage, the property owner shall send written notice to the Township. The Township may conduct its own field tests pursuant to Section 119-5 to confirm compliance. Upon good cause shown, the Township may approve an extension of time to bring the existing building or structure into compliance and provide adequate radio coverage.

SECTION 2. Severability. If any sentence, clause, section, or part of this Ordinance is for any reason found to be unconstitutional, illegal, or invalid, such unconstitutionality, illegality, or invalidity shall not affect or impair any of the remaining provisions, sentences, clauses, sections, or parts hereof. It is hereby declared as the intent of the Board of Supervisors that this Ordinance would have been adopted had such unconstitutional, illegal, or invalid sentence, clause, section, or part thereof not been included herein.

SECTION 3. Repealer. All ordinances or parts of ordinances conflicting with any provision of this Ordinance are hereby repealed insofar as the same affects this Ordinance.

SECTION 4. Effective Date. This Ordinance shall become effective five days following enactment.

~~(Signatures on next page)~~

ENACTED AND ORDAINED this _____ day of _____, 2019.

ATTEST:

**EAST GOSHEN TOWNSHIP
BOARD OF SUPERVISORS**

Louis F. Smith, Secretary

Janet L. Emanuel, Chairwoman

E. Martin Shane, Vice-Chairman

Carmen R. Battavio, Member

Michael P. Lynch, Member

David Shuey, Member

F:\Data\Shared Data\Admin Dept\Township Code\Radio Booster Ordinance\487730_LAW 021319_040819.docx

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: 4/17/2019
To: Board of Supervisors
From: Mark Gordon, Township Zoning Officer
Cc: Mark Miller, Public Works Director
Re: Goshen Parkway Sidewalk



Board Members,

I have been approached by Johnson and Johnson / DePuy Synthes with their desire to install a sidewalk within the Right of Way of Goshen Parkway, in order to connect their facilities in the corporate park for pedestrians, at their expense. The sidewalk would run along the outside perimeter of the road and connect all of the parcels on Goshen Parkway. I have included a copy of the plan for your review.

They propose a rubber porous pavement surface material. I'll have an example of the material for you to look at during the meeting.

I have forwarded the concept plan to the Township Engineer; he has responded with several engineering questions however he supports the concept.

Staff is impressed with the concept however we have a number of questions and concerns.

STAFF RECOMMENDATION

Staff recommends that we set up a meeting to discuss the project with J&J.

DRAFT MOTION:

I move that we direct staff to set up a meeting with J&J, the Township Engineer, and two members of the Board to discuss the Goshen Parkway sidewalk concept plan.

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

April 12, 2019

To: Board of Supervisors

From: Mark Miller

Re: Tar Buggy

We budgeted to replace our Tar Buggy this year in the amount of \$12,000.00. The existing tar buggy was purchased in 2001, has no salvage value and will be scrapped.

I received quotes from two COSTAR vendors:

Asphalt Care	\$13,000.00
Municipal Supply	\$15,000.00

I would recommend purchasing the unit from Asphalt Care in the amount of \$13,000.00

BOARD OF SUPERVISORS
EAST GOSHEN TOWNSHIP

CHESTER COUNTY
1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

April 12, 2019

To: Jon Altshul
From: Mark Miller
RE: Payment Application #1 – F.W. Houser, Inc
Wash Bay Project

The Engineer and I have reviewed and recommend the release of Payment Application #1 for F.W. Houser, Inc in the amount of \$91,883.20. This release covers the following items:

Mobilization
General Conditions
Excavation
Foundation, rebar
Masonry
Electrical
Bond

Total release \$91,883.20. Balance to finish including \$9,764.80 in retainage \$501,764.80

F.W. Houser, Inc.
183 Lancaster Avenue
Suite 200
Malvern, Pa 19355



**REMINGTON
& VERNICK
ENGINEERS**

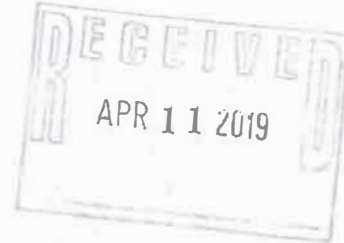
922 Fayette Street
Conshohocken, PA 19428
O: (610) 940-1050
F: (610) 940-1161

April 4, 2019

East Goshen Township
1508 Paoli Pike
West Chester, PA 19380-6199

**Attn: Mr. Rick Smith
Township Manager**

**Re: East Goshen Township
East Goshen Township Wash Bay
Payment Application #1
Our File #PCEGT001**




Dear Rick:

Enclosed, please find two (2) copies of AIA Application and Certificate for Payment #1 and weekly payroll certifications.

We recommend payment to the contractor in the amount of \$91,883.20. The amount of \$9,764.80.

Please review and process for payment to Highway Materials, Inc. Should you have any questions please feel free to contact our office (610) 940-1050.

Very truly yours,
Remington & Vernick Engineers


Christopher J. Fazio, P.E., C.M.E.
Executive Vice President

cc: Mark Miller, Director of Public Works
Thomas F. Beach, P.E., C.M.E., Executive Vice President
Kenneth Ressler, P.E., Structural Department Head
Raymond Ruczynski, Jr., Manager of Construction Inspection Services

**AIA Type Document
Application and Certification for Payment**

TO: EAST GOSHEN TWP
1580 PAOLI PIKE
WEST CHESTER, PA 19380

PROJECT: EAST GOSHEN TWP WASH BAY
1580 PAOLI PIKE
WEST CHESTER, PA 19380

APPLICATION NO: 1
PERIOD TO: 03/21/19
JOB NO: 000532
INVOICE NO: 53201
APP. DATE: 03/21/19
ARCHITECTS
PROJECT NO:

DISTRIBUTION
TO:
— OWNER
— ARCHITECT
— CONTRACTOR

FROM (CONTRACTOR): F. W. HOUDER, INC.
183 LANCASTER AVENUE
SUITE 200
MALVERN, PA 19355

VIA (ARCHITECT):

CONTRACT FOR:

CONTRACT DATE: 12/18/18

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below in connection with the Contract
Continuation Sheet AIA Type Document is attached

1. ORIGINAL CONTRACT SUM.....\$ 593,648.00

2. Net Change by Change Order.....\$ 0.00

3. CONTRACT SUM TO DATE (line 1 + 2).....\$ 593,648.00

4. TOTAL COMPLETED AND STORED TO DATE....\$ 101,648.00

5. RETAINAGE:

a. 10.0000 % of Completed Work \$ 9,764.80

b. 0.0000 % of Stored Material \$ 0.00

Total retainage (line 5a+5b).....\$ 9,764.80

6. TOTAL EARNED LESS RETAINAGE.....\$ 91,883.20
(line 4 less line 5 Total)

7. LESS PREVIOUS CERTIFICATES FOR PAYMENT
(line 6 from prior Certificate).....\$ 0.00

8. CURRENT PAYMENT DUE.....\$ 91,883.20

9. BALANCE TO FINISH, INCLUDING RETAINAGE
(line 3 less line 6) \$ 501,764.80

The undersigned contractor certifies that to the best of Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by Contractor for Work for which previous Certificates for Payment were issued and Payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: F. W. HOUDER, INC.
183 LANCASTER AVENUE SUITE 200 MALVERN, PA 19355

By: Frank Huder Date: 3-21-19

State of: Pennsylvania
County of: Chester

Commonwealth of Pennsylvania - Notary Seal
Brenda McCracken, Notary Public
Chester County
My commission expires July 3, 2022
Commission number 1248960
Member, Pennsylvania Association of Notaries

Subscribed and Sworn to before me this 21st day of March, 2019.
Notary Public: Brenda McCracken By: Brenda McCracken
My Commission Expires: 07/03/22

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the contract documents, based on-site observations and the data comprising the above Application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and that the Contractor is entitled to payment of the

AMOUNT CERTIFIED.....\$ 91,883.20
(Attach explanation if amount certified differs from the amount applied for initial all figures on this Application and on the Continuation Sheet that are change to conform to the amount certified.)

CONSTRUCTION MANAGER:
By: Raymond Date: 04/02/19

ARCHITECT:
By: [Signature] Date: 4-9-19

This Certificate is not negotiable. The AMOUNT CERTIFIED, is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner, or Contractor under this Contract.

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	
Total approved this month	0.00	
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

**AIA Type Document
Application and Certification for Payment**

TO: EAST GOSHEN TWP
1580 PAOLI PIKE
WEST CHESTER, PA 19380

PROJECT: EAST GOSHEN TWP WASH BAY
1580 PAOLI PIKE
WEST CHESTER, PA 19380

APPLICATION NO: 1
PERIOD TO: 03/21/19
JOB NO: 000532
INVOICE NO: 53201
APP. DATE: 03/21/19
ARCHITECTS
PROJECT NO:

DISTRIBUTION
TO:
— OWNER
— ARCHITECT
— CONTRACTOR

FROM (CONTRACTOR): F. W. HOUDER, INC.
183 LANCASTER AVENUE
SUITE 200
MALVERN, PA 19355

VIA (ARCHITECT):

CONTRACT FOR:

CONTRACT DATE: 12/13/18

CONTRACTOR'S APPLICATION FOR PAYMENT

Application is made for payment, as shown below in connection with the Contract
Continuation Sheet AIA Type Document is attached

1. ORIGINAL CONTRACT SUM.....\$ 593,648.00

2. Net Change by Change Order.....\$ 0.00

3. CONTRACT SUM TO DATE (line 1 + 2).....\$ 593,648.00

4. TOTAL COMPLETED AND STORED TO DATE....\$ 101,648.00

5. RETAINAGE:

a. 10.0000 % of Completed Work \$ 9,764.80

b. 0.0000 % of Stored Material \$ 0.00

Total retainage (line 5a+5b).....\$ 9,764.80

6. TOTAL EARNED LESS RETAINAGE.....\$ 91,883.20
(line 4 less line 5 Total)

7. LESS PREVIOUS CERTIFICATES FOR PAYMENT
(line 6 from prior Certificate).....\$ 0.00

8. CURRENT PAYMENT DUE.....\$ 91,883.20

9. BALANCE TO FINISH, INCLUDING RETAINAGE
(line 3 less line 6) \$ 501,764.80

The undersigned contractor certifies that to the best of Contractor's knowledge, information and belief the work covered by this Application for Payment has been completed in accordance with the Contract Documents, that all amounts have been paid by Contractor for Work for which previous Certificates for Payment were issued and Payments received from the Owner, and that current payment shown herein is now due.

CONTRACTOR: F. W. HOUDER, INC.
183 LANCASTER AVENUE SUITE 200 MALVERN, PA 19355

By: F. W. Houdler Date: 3-21-19

State of: Pennsylvania

County of: Chester

Subscribed and Sworn to before me this 21 day of March, 2019

Notary Public: Brenda McCracken By: Brenda McCracken

My Commission Expires: 07/03/22

Commonwealth of Pennsylvania - Notary Seal
Brenda McCracken, Notary Public
Chester County
My commission expires July 3, 2022
Commission number 1248960 019
Member Pennsylvania Association of Notaries

ARCHITECT'S CERTIFICATE FOR PAYMENT

In accordance with the contract documents, based on-site observations and the data comprising the above Application, the Architect certifies to the Owner that to the best of the Architect's knowledge, information and belief the Work has progressed as indicated, the quality of the Work is in accordance with the Contract Documents, and that the Contractor is entitled to payment of the

AMOUNT CERTIFIED.....\$ 91,883.20

(Attach explanation if amount certified differs from the amount applied for initial all figures on this Application and on the Continuation Sheet that are change to conform to the amount certified.)

CONSTRUCTION MANAGER:

By: Ray Brumby Date: 04/02/19

ARCHITECT:

By: [Signature] Date: 4-9-19

This Certificate is not negotiable. The AMOUNT CERTIFIED, is payable only to the Contractor named herein. Issuance, payment and acceptance of payment are without prejudice to any rights of the Owner, or Contractor under this Contract.

CHANGE ORDER SUMMARY	ADDITIONS	DEDUCTIONS
Total changes approved in previous months by Owner	0.00	
Total approved this month	0.00	
TOTALS	0.00	0.00
NET CHANGES by Change Order	0.00	

AIA Type Document
Application and Certification for Payment

TO: EAST GOSHEN TWP
1580 PAOLI PIKE
WEST CHESTER, PA 19380

PROJECT: EAST GOSHEN TWP WASH BAY
1580 PAOLI PIKE
WEST CHESTER, PA 19380

APPLICATION NO: 1
PERIOD TO: 03/21/19
JOB NO: 000532
INVOICE NO: 53201
APP. DATE: 03/21/19
ARCHITECTS
PROJECT NO:

DISTRIBUTION
TO:
— OWNER
— ARCHITECT
— CONTRACTOR

FROM (CONTRACTOR): F. W. HOUDER, INC.
183 LANCASTER AVENUE
SUITE 200
MALVERN, PA 19355

VIA (ARCHITECT):

CONTRACT FOR:

CONTRACT DATE: 12/18/18

ITEM	DESCRIPTION	SCHEDULED VALUE	PREVIOUS APPLICATIONS	COMPLETED THIS PERIOD	STORED MATERIAL	COMPLETED +STORED	%	BALANCE	RETAINAGE
000000	MOBILIZATION	15,000.00	0.00	15,000.00	0.00	15,000.00	100.00	0.00	1,500.00
000010	GENERAL CONDITIONS	50,000.00	0.00	10,000.00	0.00	10,000.00	20.00	40,000.00	1,000.00
000020	EXCAVATION	10,000.00	0.00	5,000.00	0.00	5,000.00	50.00	5,000.00	500.00
000030	CONC FOUNDATION, REBARS	44,000.00	0.00	40,000.00	0.00	40,000.00	90.91	4,000.00	4,000.00
000040	MISC IRON	6,000.00	0.00	0.00	0.00	0.00	0.00	6,000.00	0.00
000050	SLAB ON GRADE	26,000.00	0.00	0.00	0.00	0.00	0.00	26,000.00	0.00
000060	TRENCH DRAIN	10,000.00	0.00	0.00	4,000.00	4,000.00	40.00	6,000.00	0.00
000070	MASONRY	76,000.00	0.00	6,000.00	0.00	6,000.00	7.89	70,000.00	600.00
000080	TRUSSES, WOOD FRAMING	32,000.00	0.00	0.00	0.00	0.00	0.00	32,000.00	0.00
000090	ROOFING, SKYLITES	34,000.00	0.00	0.00	0.00	0.00	0.00	34,000.00	0.00
000100	FASCIA, SOFFIT, GUTTERS	14,000.00	0.00	0.00	0.00	0.00	0.00	14,000.00	0.00
000110	INSULATION, DRYWALL, FRP	26,000.00	0.00	0.00	0.00	0.00	0.00	26,000.00	0.00
000120	PAINTING	5,000.00	0.00	0.00	0.00	0.00	0.00	5,000.00	0.00
000130	DOORS & FRAMES	26,000.00	0.00	0.00	0.00	0.00	0.00	26,000.00	0.00
000140	PLUMBING	30,000.00	0.00	0.00	0.00	0.00	0.00	30,000.00	0.00
000150	MECHANICAL	20,000.00	0.00	0.00	0.00	0.00	0.00	20,000.00	0.00
000160	ELECTRICAL	65,000.00	0.00	10,000.00	0.00	10,000.00	15.38	55,000.00	1,000.00
000170	DEWATERING CONTROL	10,000.00	0.00	0.00	0.00	0.00	0.00	10,000.00	0.00
000180	SITE SANITARY	4,000.00	0.00	0.00	0.00	0.00	0.00	4,000.00	0.00
000190	SITE DEMO	8,000.00	0.00	0.00	0.00	0.00	0.00	8,000.00	0.00
000200	EARTHWORK	6,000.00	0.00	0.00	0.00	0.00	0.00	6,000.00	0.00
000210	CURB & SIDEWALK	8,000.00	0.00	0.00	0.00	0.00	0.00	8,000.00	0.00
000220	STORM WATER	6,000.00	0.00	0.00	0.00	0.00	0.00	6,000.00	0.00
000230	SAND/OIL SEPARATOR	7,000.00	0.00	0.00	0.00	0.00	0.00	7,000.00	0.00
000240	PAVING	22,000.00	0.00	0.00	0.00	0.00	0.00	22,000.00	0.00
000250	LANDSCAPING	2,000.00	0.00	0.00	0.00	0.00	0.00	2,000.00	0.00
000260	BOND	11,648.00	0.00	11,648.00	0.00	11,648.00	100.00	0.00	1,164.80
000270	ALLOWANCE	20,000.00	0.00	0.00	0.00	0.00	0.00	20,000.00	0.00
REPORT TOTALS		593,648.00	0.00	97,648.00	4,000.00	101,648.00	17.12	492,000.00	9,764.80

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

April 17, 2019

To: Board of Supervisors

From: Mark Miller

Re: Tractor/Mower Replacement

We are scheduled to replace our 1988 Case tractor and mower and budgeted \$56,000 in this year's capital budget for this purpose. I have reached out to several COSTAR vendors to get pricing. The tractor and mower are fully depreciated (31 years) of service. We will advertise the tractor and mower on Muni-ci-bid which should sell for \$8,500.00, meaning that the net cost of the replacement tractor will be under budget.

Below are the costs for the new tractor and mower:

AG Industrial – Tractor Powerstar 75	\$45,150.00
1812 Brush Hog 12' Wing Mower	\$12,975.00
Total	\$58,125.00
Power Pro-Tractor	\$48,186.50
Mower	\$12,320.00
Total	\$60,506.50
Cherry Valley Tractor	\$46,258.00
Woods T144 Mower	\$13,841.00
Total	\$60,099.00

Madame Chair, I recommend we purchase the tractor and mower from A.G.Industrial in the amount of \$58,125.00 and sell the 1988 Case tractor and mower on Municibid.



ROBIN STUNTEBECK, *Chair*
HUGH J. PURNELL JR., *Vice-Chair*
MARY R. LASOTA, Esq., *Member*
EDWARD G. MEAKIM JR., *Member*
CHRISTOPHER PIELLI, Esq., *Member*

Board of Supervisors

CASEY LALONDE, *Township Manager*

1025 Paoli Pike • West Chester, PA 19380-4699
610-696-5266 ~ Fax: 610-429-0616
twp@westgoshen.org
www.westgoshen.org

April 3, 2019

Mr. Rick Smith
East Goshen Township
1580 Paoli Pike
West Chester, PA 19380



Re: West Goshen Township Comprehensive Plan Update

Dear Rick,

I hope to find you well.

Please find enclosed our final draft of West Goshen Township's 2019 Comprehensive Plan update. The Comprehensive Plan Task Force has worked since October 2017 in updating this document. Please review the Plan and provide comment, per the Pennsylvania Municipalities Planning Code.

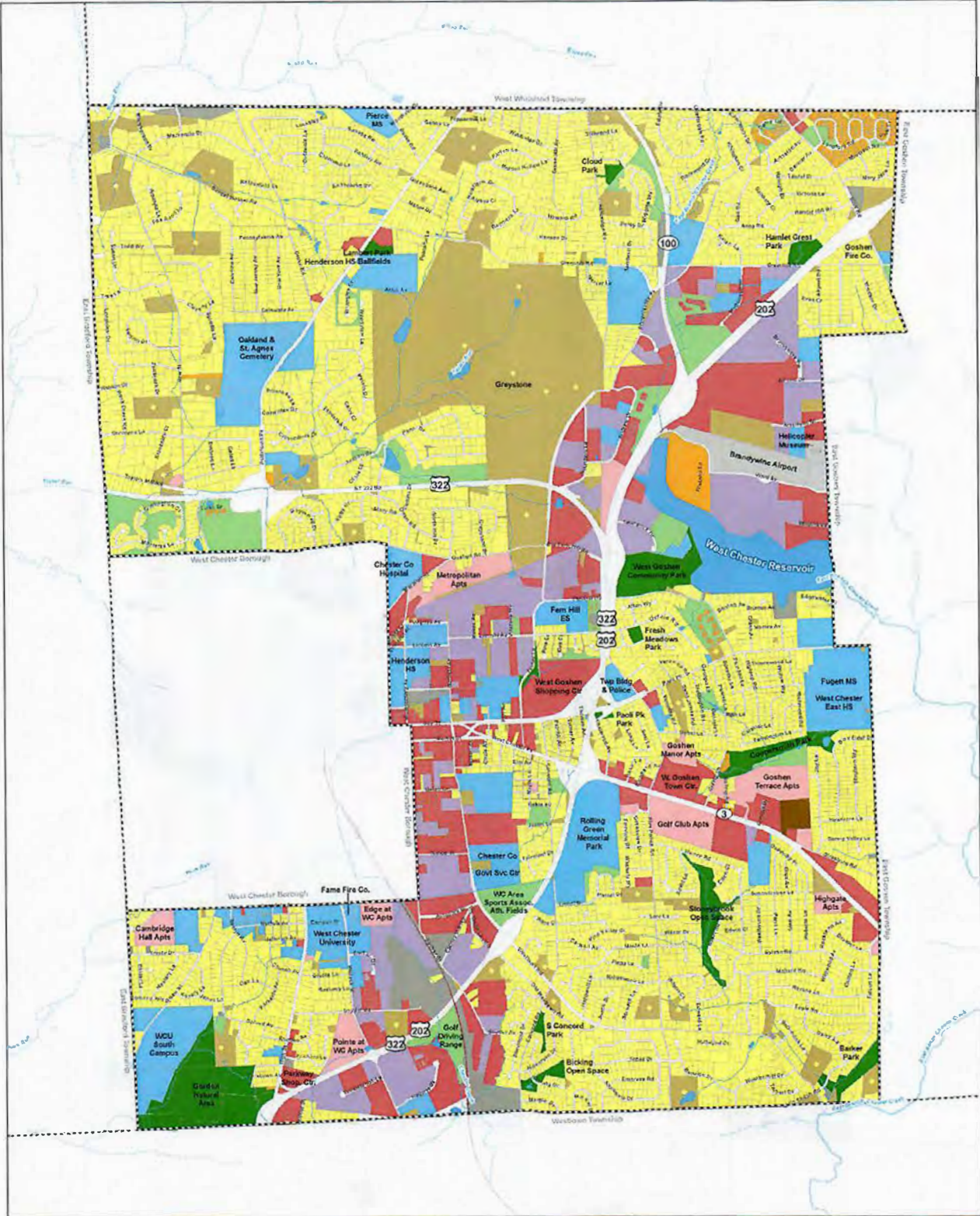
Thank you for your assistance with this project and please contact me with any questions.

Sincerely yours,

Casey LaLonde
Township Manager

Existing Land Use

West Goshen Township Comprehensive Plan



Legend

- | | |
|--|--|
| Single Family Detached | Institutional |
| Mobile Home Park | Airport |
| Twin/Townhouse | Utility |
| Apartment/Condominium | Public Park/Open Space |
| Commercial/Office | Private Open Space/Recreation |
| Industrial/Light Industrial | Vacant/Open/Wooded |



Data Source:
Chester County GIS, 01/2018
Land use based on County tax
assessment data and aerial
photo interpretation

Map prepared by:

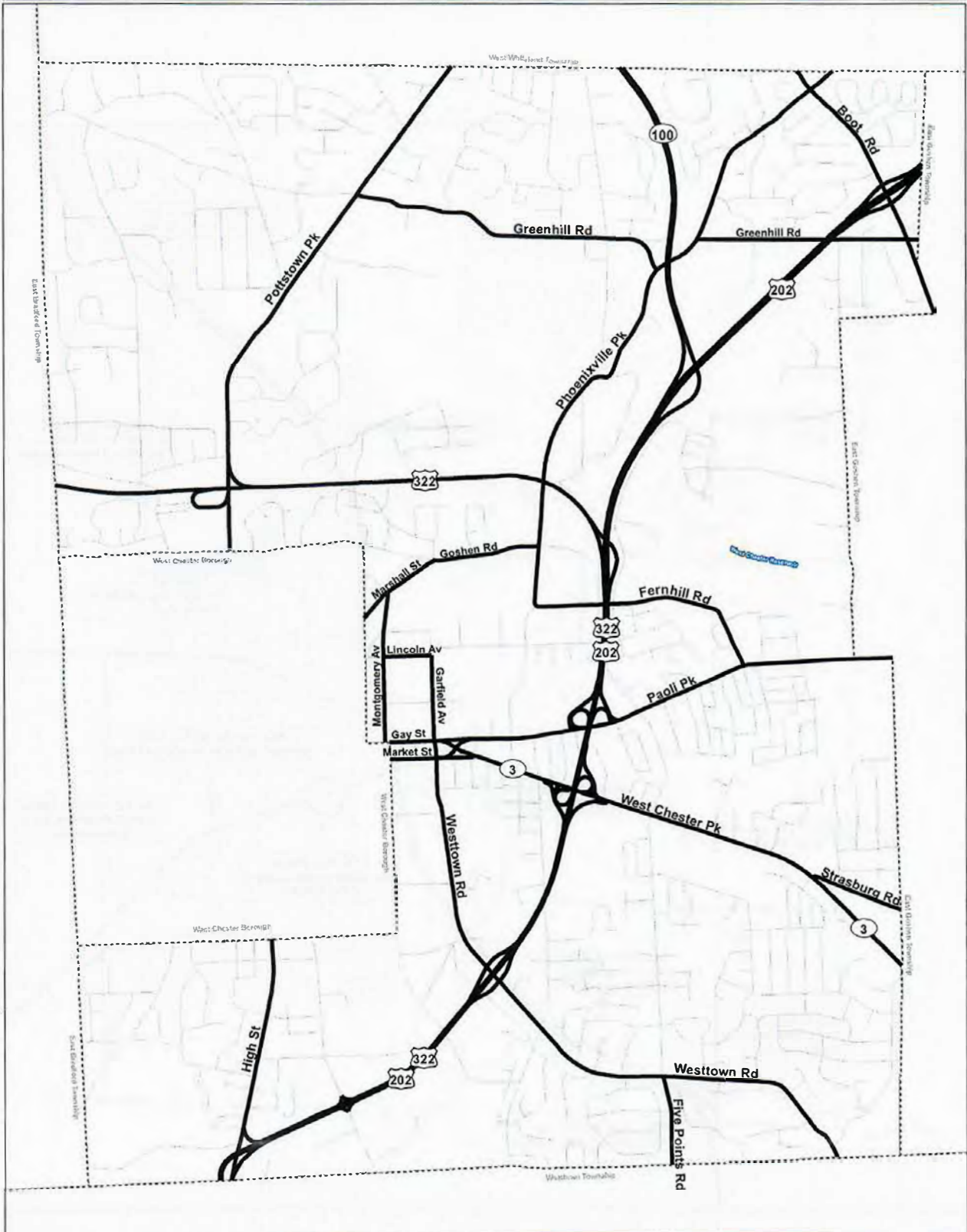
Sarcinello
Planning & GIS Services

Date: March 22, 2019

Disclaimer: This map is intended to be used for reference and illustrative purposes only. This map is not a survey, official tax map or engineering schematic and it is not intended to be used as such. Sarcinello Planning & GIS Services makes no representation as to the accuracy of lines, points, or other features shown on this map, and assumes no liability for use of this map.

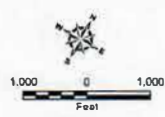
State Roads

West Goshen Township Comprehensive Plan



Legend

- State Roads
- Local Road



Data Source:
Chester County GIS, 01/2018

Map prepared by:

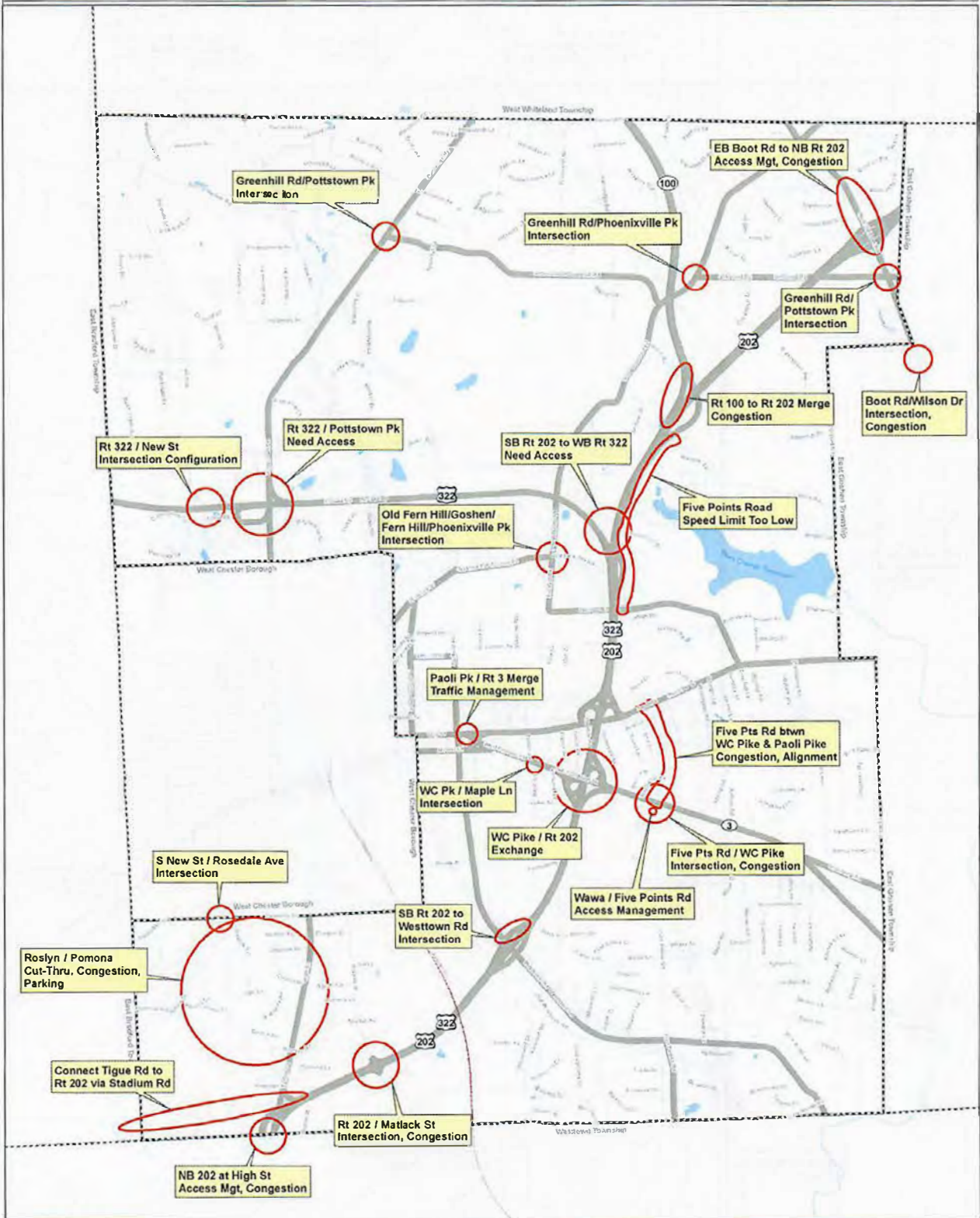


Date: March 22, 2019



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Road Improvements Identified by Township

West Goshen Township Comprehensive Plan



Legend

-  Intersections/Exchanges/Corridors
-  State Roads



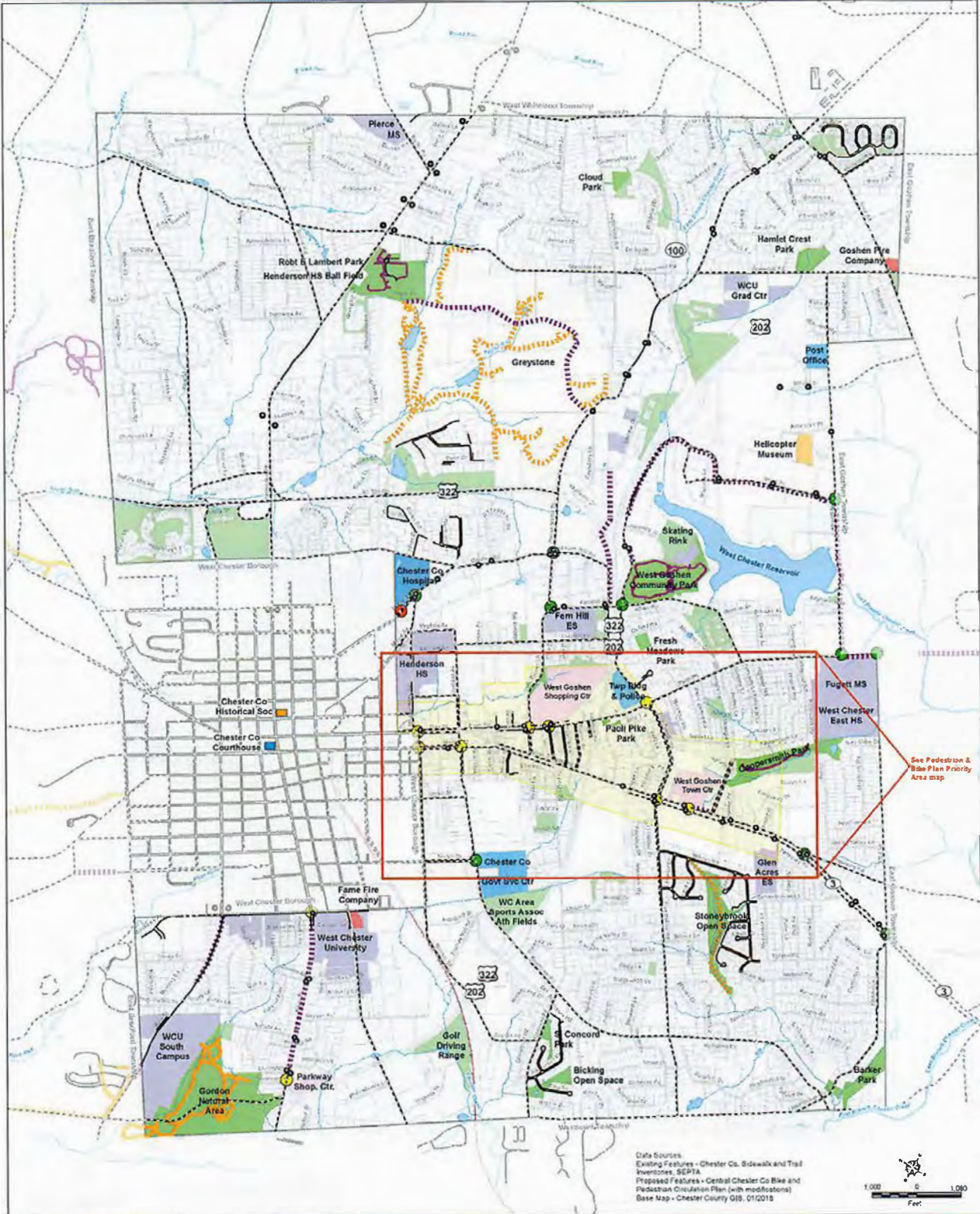
Map prepared by:

Sarcinello
Planning & GIS Services

Date: March 22, 2019

Pedestrian Circulation Plan

West Goshen Township Comprehensive Plan



Existing

- Sidewalk
- Trail: Pedestrian Only
- Trail: Pedestrian & Bike
- Bus Stop

Proposed*

- - - Sidewalk
- - - Trail: Pedestrian Only
- - - Trail: Pedestrian & Bike
- Priority Project Area

Intersection Improvements

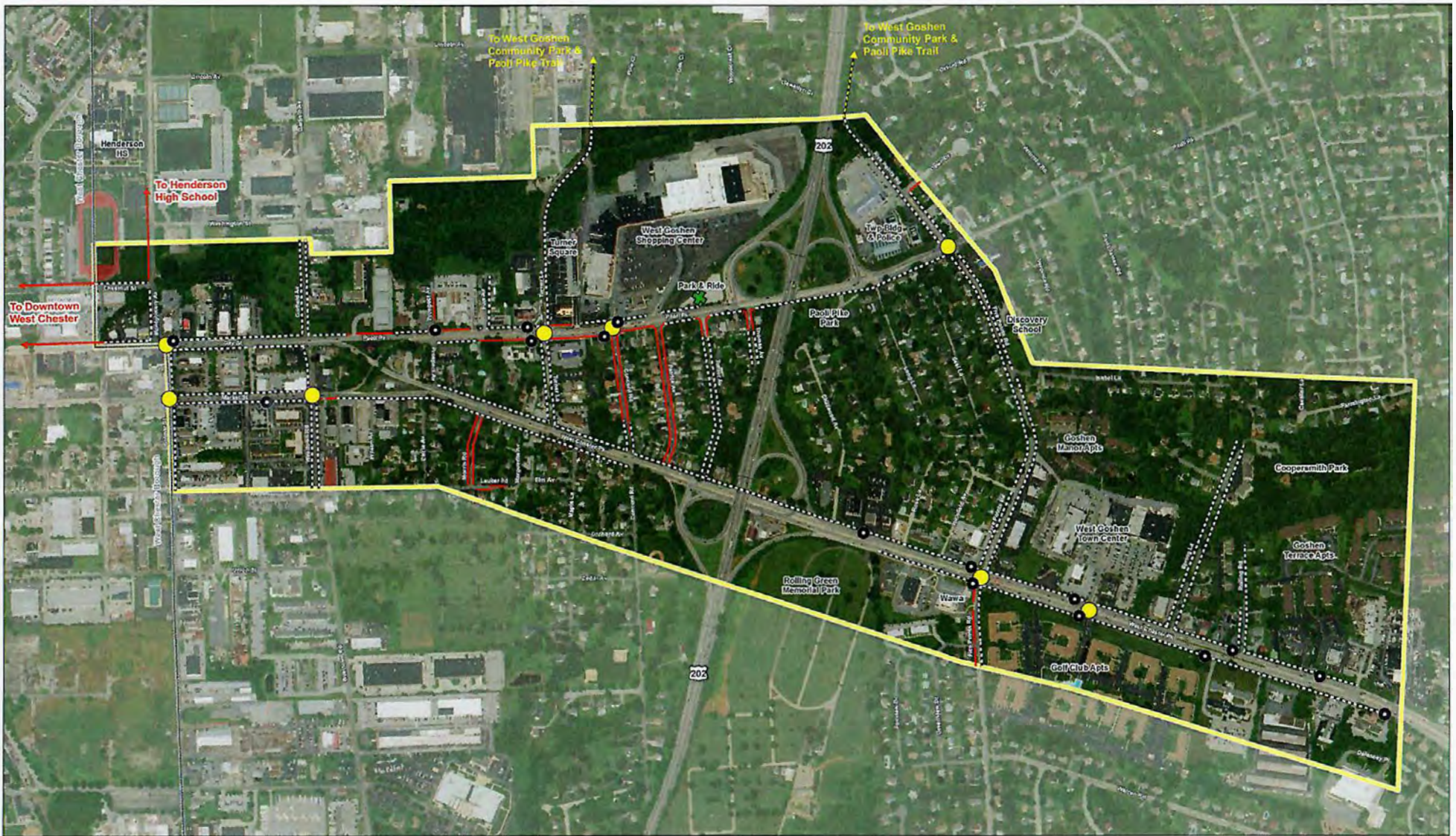
- Add Crosswalks/Ped. Signals
- Add Mid-Block Crossing
- Update Crosswalks/Ped. Signals

Map prepared by:

Sarcinello
Planning & GIS Services

Date: March 22, 2019

*Proposed pedestrian improvements are based on the Central Chester County Bike & Pedestrian Circulation Plan with modifications in the Paoli Pike/West Chester Pike Priority Area and High Street, and addition of trails at Greystone.



Pedestrian Circulation Plan: Priority Area

West Goshen Township Comprehensive Plan

Legend

- Priority Area
- Existing Sidewalk
- Existing SEPTA Bus Stop

- Proposed Sidewalk
 - Proposed Intersection Improvement: Update Crosswalks/Pedestrian Signals
- *Proposed pedestrian improvements are based on the Central Chester County Bike & Pedestrian Circulation Plan with some modifications.

200 0 200
FEET

Data Sources:
Existing Features - Chester Co. Sidewalk and Trail Inventory, SEPTA; Proposed Features - Central Chester Co. Bike and Pedestrian Circulation Plan with modifications; Base Map - Chester Co. GIS

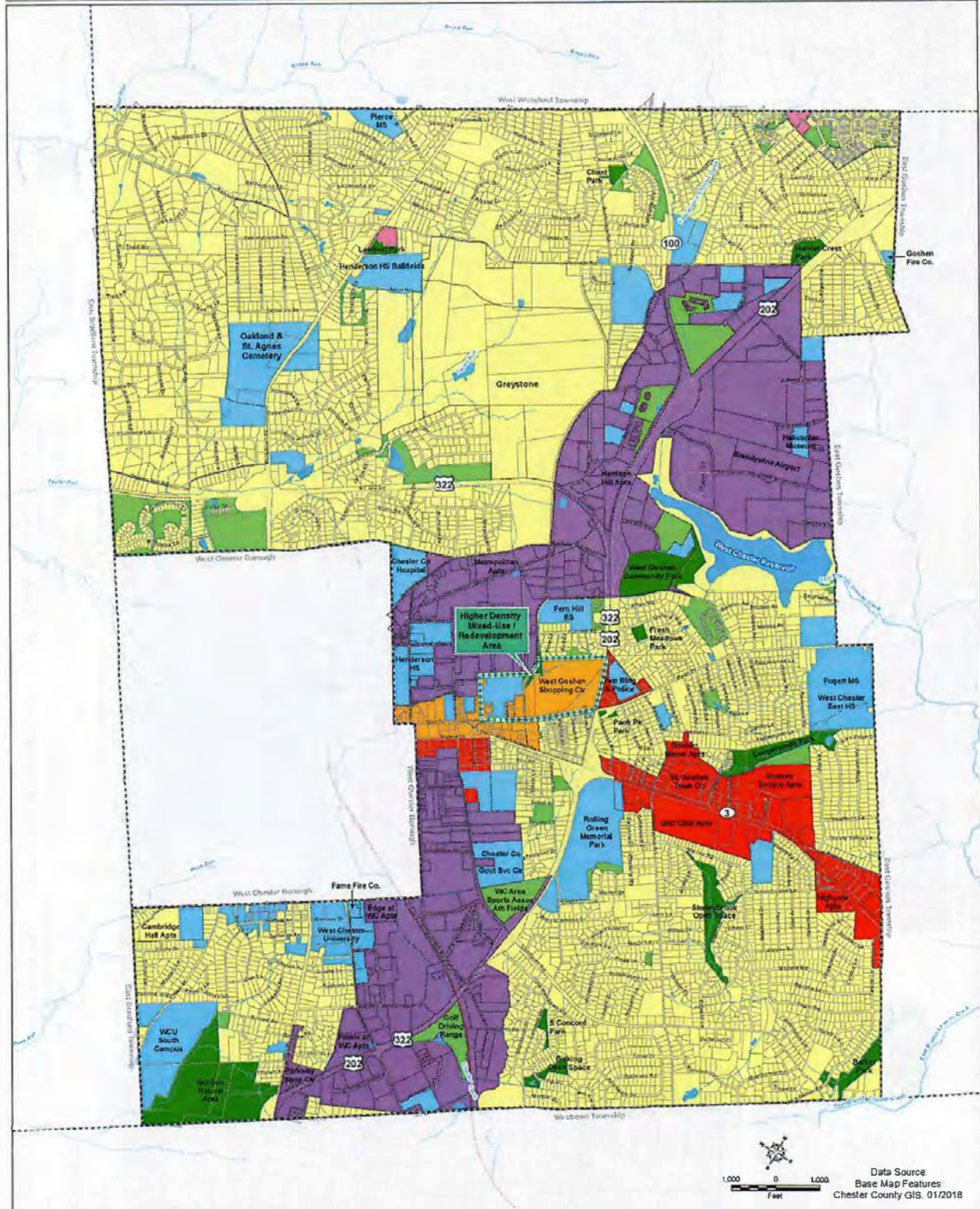
Map prepared by:

Sarcinello
Planning & GIS Services

Date: March 22, 2019

Future Development Plan

West Goshen Township Comprehensive Plan



Data Source: Base Map Features, Chester County GIS, 01/2018

Legend

- Higher Density Mixed-Use / Redevelopment Area
- Paoli Pike Corridor Mixed-Use/ Redevelopment Area
- Residential Infill Development
- Commercial, Office, High-Density Residential
- Commercial, Office, Industrial Infill
- Neighborhood Commercial
- Existing Public Park/Open Space
- Existing Private Open Space/Recreation
- Existing Institutional Use

Map prepared by:

Sarcinello
Planning & GIS Services

Date: March 19, 2019

Natural Resources

West Goshen Township Comprehensive Plan



Legend

- | | | | |
|---|------------------|---|-------------------------------------|
|  | Creek/Stream |  | Habitat - Supporting Area |
|  | Pond/Lake |  | 100-Year Floodplain |
|  | Wetland |  | Hydric Soil |
|  | Woodland |  | Precautionary Steep Slope (15%-20%) |
|  | Critical Habitat |  | Prohibitive Steep Slope (>20%) |



Data Source:
Chester County GIS, 01/2018

Map prepared by:

 **Sarcinello**
Planning & GIS Services

Date: March 22, 2019

Disclaimer: This map is intended to be used for reference and illustrative purposes only. This map is not a survey, official tax map or engineering schematic and it is not intended to be used as such. Sarcinello Planning & GIS Services makes no representation as to the accuracy of lines, points, or other features shown on this map, and assumes no liability for use of this map.

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: 4/17/2018

To: Board of Supervisors

From: Mark Gordon, Township Zoning Officer *mlc*

Cc: Mark Miller, Public Works Director

Re: PennDOT Agreement for Incorporated Work

Dear Board Members:

As you know, the Paoli Pike Trail Project is completing the permitting process with PennDOT and we have a number of final housekeeping items to clean up for the project.

Along Segments F and G (Applebrook Park) of the trail, there are two (2) EGT sanitary sewer manholes that need to be adjusted to meet the new final grades. PennDOT requires that the Township and the Municipal Authority enter into an agreement to ensure that the Township is going to pay for and / or reimburse the East Goshen Municipal Authority for the cost of the required adjustment. This is another safeguard PennDOT has in place to ensure all public utilities are protected and reimbursed for the relocation of utility infrastructure.

Mark Miller is well aware of this project requirement and the PW Dept. will perform the work to make the elevation adjustment to these manholes.

Staff Recommendation:

Staff recommends that the Board authorize the Chairman to execute this Project Agreement for Incorporated Work and forward it to the Municipal Authority for their authorization.

Draft Motion:

I move that the Board authorize the Chairman to execute the Project Agreement for Incorporated Work with the East Goshen Municipal Authority for the work needed to adjust the two (2) manholes within the Paoli Pike Trail project area within Segments F and G of the Paoli Pike Trail Project.

PROJECT AGREEMENT FOR INCORPORATED WORK

This Project Agreement, numbered 00001 is made and entered into this _____ day of _____, between "East Goshen Township", hereinafter "Township" and "East Goshen Township Municipal Authority", hereinafter "Utility".

WITNESSETH

Whereas, the Township is about to undertake a project on Paoli Pike (SR 2014) in Chester County, hereinafter "Project" which requires the adjustment of "Utility" castings; and,

Whereas, "Utility" has requested and "Township" has agreed to incorporate the adjustment of said castings into the Project agreement; and,

Whereas, "Utility" agrees to reimburse "Township" the cost of the adjustment of the castings in accordance with this Agreement.

NOWHEREFORE

In consideration of the foregoing premises and the mutual promises hereinafter set forth, and with intent to be legally bound hereby, the Parties agree as follows:

1. The estimated number of castings to be adjusted and the cost of each are shown on Exhibit 1 which is attached hereto and made a part hereof. Casting adjustment costs are estimated to be a total cost of \$ \$1,970.00.
2. In the event the actual number of castings to be adjusted changes from the number estimated in Exhibit 1, "Utility" agrees to reimburse "Township" for the actual number of adjusted castings based on the unit costs shown on Exhibit 1.
3. Upon completion of the work to the satisfaction of "Utility", "Township" shall invoice "Utility" for the adjustment of the castings. "Utility" agrees to pay "Township" within 60 days of receipt of an invoice from "Township".
4. All work performed pursuant to this Agreement must comply with the Buy America provisions in 23 U.S.C. §313 and 23 CFR §635.410 and the Steel Products Procurement Act, 73 P.S. §1881 et seq.

IN WITNESS WHEREOF, the Parties have caused this Agreement to be duly executed, sealed and attested by their proper officials, pursuant to due and legal action authorizing the same to be done, the day and year first above written.

ATTEST:

East Goshen Township Municipal Authority

East Goshen Township

by _____
Signature Date

by _____
Signature Date

Title

Title

RE:

County: Chester

Utility: East Goshen Township Municipal Authority

Hereinafter set forth is the listing of anticipated castings which are being incorporated herein by this Agreement.


<u>Number of Castings</u>	<u>Bid Item</u>	<u>Unit Price</u>	<u>Total Cost</u>
	9999-9950	388.00	
	9999-9951	365.00	
	9999-9952	473.00	
	9999-9953	477.00	
	9999-9954	591.00	
	9999-9955	567.00	
	9999-9956	690.00	
	9999-9957	713.00	
	9999-9958	908.00	
2	9999-9959	735.00	1470.00
	9999-9960	951.00	
	9999-9961	1,183.00	
	9999-9962	558.00	
2	9999-9963	250.00	500.00
	9999-9964	404.00	
	9999-9965	279.00	
	9999-9966	465.00	
	9999-9967	495.00	

EXHIBIT I

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: 4/17/2018
To: Board of Supervisors
From: Mark Gordon, Township Zoning Officer 
Re: PennDOT Applications for Traffic Signal Approvals

Dear Board Members:

As you know the Paoli Pike Trail Project is completing the permitting process with PennDOT and one of the final housekeeping items is to submit traffic signal permit applications for the minor signal changes proposed for the following signals along segments C, D, and E, of the Paoli Pike Trail:

1. Reservoir Rd. and Paoli Pike: Pedestrian push buttons, curb ramps and crosswalks (ADA Compliant).
2. Boot Rd. and Paoli Pike: Pedestrian push buttons, curb ramps and crosswalks. (ADA Compliant).
3. Goshen Village Shopping Center and Paoli Pike: Pedestrian push buttons, curb ramps and crosswalks. (ADA Compliant).
4. N. Chester Rd. and Paoli Pike: Pedestrian push buttons, curb ramps and crosswalks. (ADA Compliant).

Staff Recommendation:

Staff recommends that the Board authorize the Chairman to execute these PennDOT Traffic Signal applications for the Paoli Pike Trail Project.

Draft Motion:

I move that the Board authorize the Chairman to execute the PennDOT Signal Permit Applications for the modifications required at the following four traffic signals along Paoli Pike within Segments C, D, and E of the Paoli Pike Trail Project:

1. Reservoir Rd. and Paoli Pike
2. Boot Rd. and Paoli Pike
3. Goshen Village Shopping Center and Paoli Pike
4. N. Chester Rd. and Paoli Pike

Application for Traffic Signal Approval

Please Type or Print all information in Blue or Black Ink



County : _____
Engineering District : _____
Department Tracking # : _____
Initial Submission Date : _____

A - Applicant's (Municipal) Contact Information

Municipal Contact's Name : Louis Smith Title : Township Manager
Municipal Name : East Goshen Township
Municipal Address : 1580 Paoli Pike, West Chester, PA 19380-6199
Municipal Phone Number : 610-692-7171 Alternative Phone Number : _____
E-mail Address : rsmith@eastgoshen.org
Municipal Hours of Operation : Monday – Friday from 8:00 AM to 5:00 PM

B - Application Description

Location (*intersection*) : Paoli Pike (SR 2014) and Reservoir Road

Traffic Control Device is : NEW Traffic Signal EXISTING Traffic Signal (Permit Number) : 62-2394

Type of Device (*select one*) Traffic Control Signal (MUTCD Section 4D, 4E, 4G) Flashing Beacon (MUTCD Section 4L) School Warning System (MUTCD Section 7B)
 Other : _____

Is Traffic Signal part of a system? : YES NO System Number (*if applicable*) : I-0164
If YES, provide locations of all signalized intersections in system.

Paoli Pike (SR 2014) & Airport Road/School Driveway; Paoli Pike (SR 2014) & Ellis Lane; Paoli Pike (SR 2014) & Reservoir Road; Paoli Pike (SR 2014) & Boot Road (SR 2020); Paoli Pike (SR 2014) & Goshen Village Shopping Center; Paoli Pike (SR 2014) & North Chester Road (SR 0352); Paoli Pike (SR 2014) & Hibberd Lane/Township Park Road

Explain the proposed improvements :
Installation of multi-use trail and ADA curb ramps on the northeast corner (Reservoir Road north-south). Installation of Accessible Pedestrian Signals for all crossings and continental crosswalks for crossing the north leg and east leg.

Associated with Highway Occupancy Permit (HOP)? : YES NO If YES, HOP Application # : _____

C - Maintenance and Operation Information

Maintenance and Operations are typically performed by? :

Municipal Personnel Municipal Contractor Municipal Personnel & Contractor
 Other : _____

Maintenance and Operations Contact Name : Stephanie McCough Company/Organization : Charles A Higgins & Sons, Inc
Phone # : 610-566-3700 Alternative Phone # : _____ E-mail : higginselec25@verizon.net

D - Attachments Listing

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Municipal Resolution (<i>required</i>) | <input type="checkbox"/> Location Map | <input type="checkbox"/> Traffic Volumes / Pedestrian Volumes |
| <input type="checkbox"/> Letter of Financial Commitment | <input type="checkbox"/> Photographs | <input type="checkbox"/> Turn Lane Analysis |
| <input type="checkbox"/> Traffic Signal Permit | <input type="checkbox"/> Straight Line Diagram | <input type="checkbox"/> Turn Restriction Studies |
| <input type="checkbox"/> Warrant Analysis | <input type="checkbox"/> Capacity Analysis | <input type="checkbox"/> Other : _____ |
| <input type="checkbox"/> Crash Analysis | <input type="checkbox"/> Traffic Impact Study (TIS) | |
| <input type="checkbox"/> Traffic Signal Study | <input type="checkbox"/> Condition Diagram | |

Application for Traffic Signal Approval

Please Type or Print all information in Blue or Black Ink



County : _____
 Engineering District : _____
 Department Tracking # : _____
 Initial Submission Date : _____

A - Applicant's (Municipal) Contact Information

Municipal Contact's Name : Louis Smith Title : Township Manager
 Municipal Name : East Goshen Township
 Municipal Address : 1580 Paoli Pike, West Chester, PA 19380-6199
 Municipal Phone Number : 610-692-7171 Alternative Phone Number : _____
 E-mail Address : rsmith@eastgoshen.org
 Municipal Hours of Operation : Monday – Friday from 8:00 AM to 5:00 PM

B - Application Description

Location (*intersection*) : Paoli Pike (SR 2014) and Boot Road (SR 2020)

Traffic Control Device is : NEW Traffic Signal EXISTING Traffic Signal (Permit Number) : 62-1819

Type of Device (*select one*) Traffic Control Signal (MUTCD Section 4D, 4E, 4G) Flashing Beacon (MUTCD Section 4L) School Warning System (MUTCD Section 7B)
 Other : _____

Is Traffic Signal part of a system? : YES NO System Number (*if applicable*) : I-0164
 If YES, provide locations of all signalized intersections in system.
Paoli Pike (SR 2014) & Airport Road/School Driveway; Paoli Pike (SR 2014) & Ellis Lane; Paoli Pike (SR 2014) & Reservoir Road; Paoli Pike (SR 2014) & Boot Road (SR 2020); Paoli Pike (SR 2014) & Goshen Village Shopping Center; Paoli Pike (SR 2014) & North Chester Road (SR 0352); Paoli Pike (SR 2014) & Hibberd Lane/Township Park Road

Explain the proposed improvements :
Installation of multi-use trail and ADA curb ramps on the northeast corner, northeast corner island, northwest corner and southwest corner (Paoli Pike north-south). Installation of Accessible Pedestrian Signals and continental crosswalks for all crossings.

Associated with Highway Occupancy Permit (HOP)? : YES NO If YES, HOP Application # : _____

C - Maintenance and Operation Information

Maintenance and Operations are typically performed by? :
 Municipal Personnel Municipal Contractor Municipal Personnel & Contractor
 Other : _____

Maintenance and Operations Contact Name : Stephanie McCough Company/Organization : Charles A Higgins & Sons, Inc
 Phone # : 610-566-3700 Alternative Phone # : _____ E-mail : higginselec25@verizon.net

D - Attachments Listing

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Municipal Resolution (<i>required</i>) | <input type="checkbox"/> Location Map | <input type="checkbox"/> Traffic Volumes / Pedestrian Volumes |
| <input type="checkbox"/> Letter of Financial Commitment | <input type="checkbox"/> Photographs | <input type="checkbox"/> Turn Lane Analysis |
| <input type="checkbox"/> Traffic Signal Permit | <input type="checkbox"/> Straight Line Diagram | <input type="checkbox"/> Turn Restriction Studies |
| <input type="checkbox"/> Warrant Analysis | <input type="checkbox"/> Capacity Analysis | <input type="checkbox"/> Other : _____ |
| <input type="checkbox"/> Crash Analysis | <input type="checkbox"/> Traffic Impact Study (TIS) | |
| <input type="checkbox"/> Traffic Signal Study | <input type="checkbox"/> Condition Diagram | |

Application for Traffic Signal Approval

Please Type or Print all information in Blue or Black Ink



County : _____
 Engineering District : _____
 Department Tracking # : _____
 Initial Submission Date : _____

A - Applicant's (Municipal) Contact Information

Municipal Contact's Name : Louis Smith Title : Township Manager
 Municipal Name : East Goshen Township
 Municipal Address : 1580 Paoli Pike, West Chester, PA 19380-6199
 Municipal Phone Number : 610-692-7171 Alternative Phone Number : _____
 E-mail Address : rsmith@eastgoshen.org
 Municipal Hours of Operation : Monday – Friday from 8:00 AM to 5:00 PM

B - Application Description

Location (*intersection*) : Paoli Pike (SR 2014) and Goshen Village Shopping Center Drive

Traffic Control Device is : NEW Traffic Signal EXISTING Traffic Signal (Permit Number) : 62-2500

Type of Device (*select one*) Traffic Control Signal (MUTCD Section 4D, 4E, 4G) Flashing Beacon (MUTCD Section 4L) School Warning System (MUTCD Section 7B)
 Other : _____

Is Traffic Signal part of a system? : YES NO System Number (*if applicable*) : I-0164
 If YES, provide locations of all signalized intersections in system.

Paoli Pike (SR 2014) & Airport Road/School Driveway; Paoli Pike (SR 2014) & Ellis Lane; Paoli Pike (SR 2014) & Reservoir Road; Paoli Pike (SR 2014) & Boot Road (SR 2020); Paoli Pike (SR 2014) & Goshen Village Shopping Center; Paoli Pike (SR 2014) & North Chester Road (SR 0352); Paoli Pike (SR 2014) & Hibberd Lane/Township Park Road

Explain the proposed improvements :
Installation of multi-use trail and ADA curb ramps on the northeast and southeast corners (Paoli Pike north-south). Installation of Accessible Pedestrian Signals and continental crosswalks for all crossings.

Associated with Highway Occupancy Permit (HOP)? : YES NO If YES, HOP Application # : _____

C - Maintenance and Operation Information

Maintenance and Operations are typically performed by? :
 Municipal Personnel Municipal Contractor Municipal Personnel & Contractor
 Other : _____

Maintenance and Operations Contact Name : Stephanie McCough Company/Organization : Charles A Higgins & Sons, Inc
 Phone # : 610-566-3700 Alternative Phone # : _____ E-mail : higginselec25@verizon.net

D - Attachments Listing

- | | | |
|--|---|---|
| <input checked="" type="checkbox"/> Municipal Resolution (<i>required</i>) | <input type="checkbox"/> Location Map | <input type="checkbox"/> Traffic Volumes / Pedestrian Volumes |
| <input type="checkbox"/> Letter of Financial Commitment | <input type="checkbox"/> Photographs | <input type="checkbox"/> Turn Lane Analysis |
| <input type="checkbox"/> Traffic Signal Permit | <input type="checkbox"/> Straight Line Diagram | <input type="checkbox"/> Turn Restriction Studies |
| <input type="checkbox"/> Warrant Analysis | <input type="checkbox"/> Capacity Analysis | <input type="checkbox"/> Other : _____ |
| <input type="checkbox"/> Crash Analysis | <input type="checkbox"/> Traffic Impact Study (TIS) | |
| <input type="checkbox"/> Traffic Signal Study | <input type="checkbox"/> Condition Diagram | |

Application for Traffic Signal Approval



Please Type or Print all information in Blue or Black Ink

County : _____
Engineering District : _____
Department Tracking # : _____
Initial Submission Date : _____

A - Applicant's (Municipal) Contact Information

Municipal Contact's Name : Louis Smith Title : Township Manager
Municipal Name : East Goshen Township
Municipal Address : 1580 Paoli Pike, West Chester, PA 19380-6199
Municipal Phone Number : 610-692-7171 Alternative Phone Number : _____
E-mail Address : rsmith@eastgoshen.org
Municipal Hours of Operation : Monday – Friday from 8:00 AM to 5:00 PM

B - Application Description

Location (*intersection*) : Paoli Pike (SR 2014) and North Chester Road (SR 0352)

Traffic Control Device is : NEW Traffic Signal EXISTING Traffic Signal (Permit Number) : 62-1740

Type of Device (*select one*) Traffic Control Signal (MUTCD Section 4D, 4E, 4G) Flashing Beacon (MUTCD Section 4L) School Warning System (MUTCD Section 7B)
 Other : _____

Is Traffic Signal part of a system? : YES NO System Number (*if applicable*) : 1-0164
If YES, provide locations of all signalized intersections in system.

Paoli Pike (SR 2014) & Airport Road/School Driveway; Paoli Pike (SR 2014) & Ellis Lane; Paoli Pike (SR 2014) & Reservoir Road; Paoli Pike (SR 2014) & Boot Road (SR 2020); Paoli Pike (SR 2014) & Goshen Village Shopping Center; Paoli Pike (SR 2014) & North Chester Road (SR 0352); Paoli Pike (SR 2014) & Hibberd Lane/Township Park Road

Explain the proposed improvements :

Installation of multi-use trail and ADA curb ramps on the southwest corner (Chester Road north-south). Installation of Accessible Pedestrian Signals for all crossings. Installation of continental crosswalk on the west leg of Paoli Pike.

Associated with Highway Occupancy Permit (HOP)? : YES NO If YES, HOP Application # : _____

C - Maintenance and Operation Information

Maintenance and Operations are typically performed by? :

Municipal Personnel Municipal Contractor Municipal Personnel & Contractor
 Other : _____

Maintenance and Operations Contact Name : Stephanie McCough Company/Organization : Charles A Higgins & Sons, Inc
Phone # : 610-566-3700 Alternative Phone # : _____ E-mail : higginselec25@verizon.net

D - Attachments Listing

- Municipal Resolution (*required*)
- Letter of Financial Commitment
- Traffic Signal Permit
- Warrant Analysis
- Crash Analysis
- Traffic Signal Study
- Location Map
- Photographs
- Straight Line Diagram
- Capacity Analysis
- Traffic Impact Study (TIS)
- Condition Diagram
- Traffic Volumes / Pedestrian Volumes
- Turn Lane Analysis
- Turn Restriction Studies
- Other : _____

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: 4/19/2019

To: Board of Supervisors

From: Mark Gordon, Township Zoning Officer



Re: Paoli Pike / Goshenville TND Overlay District

Board Members,

In April of 2018 the Planning Commission was tasked with developing a zoning ordinance amendment that reflected the planning objectives outlined in the 2015 Comprehensive Plan and the Paoli Pike Corridor Master plan. A draft ordinance has been developed for the Boards consideration. **I have already distributed the final draft ordinance and development standards for your review. The draft is now on the website.**

The Planning Commission worked hard on this for a full year, with the primary concern being whether or not to create an overlay district or create an outright change to the zoning. The PC ultimately decided to draft and recommend a Traditional Neighborhood Development Overlay District within Goshenville.

Mr. Comitta is prepared to make a presentation to the Board at your first availability. We suggest that this topic be the only item on the agenda for that evening. After the presentation and once the Board has had time to review and discuss the ordinance amendments with Mr. Comitta and staff, the PC believes that it's important to have a public engagement session to engage the public.

Please advise staff on what dates work for the Board in June to conduct the presentation.

**EAST GOSHEN TOWNSHIP
PLANNING COMMISSION**

1580 PAOLI PIKE, WEST CHESTER, PA 19380-6199

April 18, 2019

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

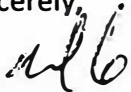
Re: Paoli Pike / Goshenville Traditional Neighborhood Development Overlay (TND)

Dear Board Members:

At their meeting on April 3, 2019 the Planning Commission voted in favor of the following motion:

Mr. Chairman, I move that the Planning Commission recommend that the Board of Supervisors consider the Traditional Neighborhood Overlay District ordinance amendments and design guidelines and seek public input on the proposed amendments.

Sincerely,



Mark A. Gordon
Township Zoning Officer

MEMO

To: Board of Supervisors

From: Joanne Morgan

Re: Right-to-Know Quarterly Report

January-February-March 2019

Tim Browne IBEW 98
3900 Ridge Pike
Collegeville, PA 19426

Mr. Browne submitted Standard Right-to-Know Request Forms for electrical bid results for the following items:

Township Building Vestibule Modifications
East Goshen Municipal Complex Wash Bad Addition
2018 Storm Sewer Lining
East Goshen Municipal Complex Wash Bay Addition
Tallmadge Drive Sewer Replacement

Electrical Bid result information was forwarded to Mr. Browne for the Municipal Projects he requested.

John Caulfield
1533 Meadowbrook Lane
West Chester, PA 19380

Mr. Caulfield submitted a Standard Right-to-Know Request Form requesting a copy of the building permit information for garage and porch enclosure for the permit dated 12/29/199. The information was e-mailed to Mr. Caulfield.

Delores Berridge
1423 Linden Lane
West Chester, PA 19380

Ms. Berridge submitted a Standard Right-to-Know Request Form requesting a hard copy of the plot plan for her residence which is 1423 Linden Lane. A hard copy was mailed to Mrs. Berridge.

Lisa Dyer
555 Lancaster Avenue
Berwyn, PA 19312

Ms. Dyer submitted a Standard Right-to-Know Request Form requesting a monthly summary of residential building permits for all new construction of houses, renovations and additions issued in December 2018. An e-mail was sent to Ms. Dyer letting her know where on the East Goshen Township website she could obtain the information she requested.

Tony Kyne
1623 Williams Way
West Chester, PA 19380

Mr. Tony Kyne submitted a Standard Right-to-Know Request Form requesting a plot plan for his property located 1623 Williams Way. The plot plan information was e-mailed to Mr. Kyne.

Matthew Leone
822 Cottonwood Drive
Malvern, PA 19355

Mr. Leone submitted a Standard Right-to- Know Request asking for a site plan and setbacks for his property located 822 Cottonwood Drive. An e-mail was sent to Mr. Leone with the information he requested.

Mr. Joseph Rubbo
301 Swedesford Road
Malvern PA 19355

Mr. Rubbo submitted a Right-to- Know asking for plans on 1308 South Tulip Drive. Mr. Rubbo was e-mailed stating that the plans were at the Township Building for review. Due to the copyright law the plans could not be copied. Mr. Rubbo sent an e-mail stating that the plans did not match. Mr. Rubbo was given the link to the Office of Open Records if he would like to appeal the letter.

Ms. Sandra Makos
1408 Morstein Road
West Chester, PA 19380

Ms. Makos submitted a Standard Right-to-Know Request Form requesting access to records East Goshen Township has kept in connection with resident feedback of proposed zoning amendments. The residents would like to know how many e-mails, letters, petition signatures the township has received for and against the proposed zoning changes. Mr. Smith, the Right to Know Officer, mailed a CD with the various e-mails and where they were sent or received along with copies of two letters and a paper copy of the petition. She was told that she could review the CD using Microsoft Outlook.

Peter Hoover
200 Century Parkway
Suite C
Mt. Laurel, NJ 08054

Mr. Hoover submitted a Standard Right-to Know Request Form for Synthes Development Center, 1230 Wilson, Drive, West Chester, PA. This would include environmental records and contamination issues pertaining to soil and ground water. An e-mail was sent to Mr. Hoover informing him the property is located in West Goshen Township.

Lisa Dyer
555 Lancaster Avenue
Berwyn, PA 19312

Ms. Dyer submitted a Standard Right-to-Know Request Form requesting a monthly residential building permit summary for all residential new construction of houses, renovations or additions issued in January 2019. An e-mail was sent to Ms. Dyer informing her where she could obtain the monthly building permit information.

Mr. Kenneth Deloian
SmartProcure
700 W. Hillsboro Blvd., Suite 4-100
Deerfield Beach, FL 33313

Mr. Deloian submitted a Standard Right-to-Know Request Form requesting any and all electronically maintained purchasing records dated 2018-12-05 to current. The information should include PO#, check or invoice #. This should date, description, price, Quantity, Vendor ID, name and address. A copy of this information was sent to Mr. Deloian.

Michael Allen
890 Jefferson Way
West Chester, PA 19380

Mr. Allen submitted a Standard Right-to-Know Request Form asking for a copy of a building permit for 890 Jefferson Way. He would like to look at the originally approved building footprints. He would also like to look at subsequent building permits issued for the units 888, 889, 890 and 891 Jefferson Way. The information he requested were put in the file room for him to look at.

Mr. Andrew Aitkenhead
Zero Waste USA
12316 World Drive, Suite 102
San Diego, CA 92128

Mr. Aitkenhead submitted a Standard-Right-to-Know Form requesting copies of all invoices issued for dog waste bags for the past two years. The information was e-mailed to Mr. Aitkenhead.

Aftan Bender
1229 High Gate Road
West Chester, PA 19380

Ms. Bender submitted a Standard Right-to-Know Request for construction drawings that were submitted in 2016 for an addition. An e-mail was sent to Ms. Bender stating that she could look at the plans at the Township Building, pursuant to the Federal Copyright Act, they may not be photocopied or photographed. She would have to get permission from the architect Mr. Anthony Webb. Ms. Bender received permission from Mr. Webb and she stopped at the Township Building to pick up a copy of the plans.

Lisa Dyer
555 Lancaster Avenue
Berwyn, PA 19312

Ms. Dyers submitted a Standard Right-to-Know Request Form asking for a summary of residential building permits for all new construction of houses, renovations or additions issued for February. An e-mail was sent to Ms. Dyer letting her know where to find the information on the Township website.