

**Final  
EAST GOSHEN TOWNSHIP  
CONSERVANCY BOARD MEETING  
March 13, 2019**

The East Goshen Township Conservancy Board held a regularly scheduled meeting on Wednesday, March 13, 2019 at 7:00 p.m. at the Township Building. In attendance were: Chairman Erich Meyer, Walter Wujcik, and Scott Sanders. Also in attendance were : Mark Gordon (Township Zoning Officer) and Michael Lynch (Township Supervisor).

**Call to Order**

Erich called the meeting to order at 7:00 p.m.

**Pledge of Allegiance & Moment of Silence**

Erich led those present in the Pledge of Allegiance and then asked for a moment of silence to remember those who serve in our military and our first responders.

**Minutes**

The minutes of the February 13, 2019 meeting were approved.

**Subdivision Review**

**ESKE Duckling Land Development** – Alexander Barlow, DL Howell, represented the applicant. Mark Gordon introduced the applicant’s engineer and described the request for a day care center at 1302 Wilson Drive. They had a meeting this afternoon and worked out some of the details. The landscaping plan will be discussed. They are asking for credit for the trees along the street, since they satisfy the street tree requirement. Mark wants the vines and invasives cleaned out. The applicant agreed to clean back to the wetland. They will add more trees in the front. Parking access and sharing were discussed. The circle turnaround is compliant for emergency vehicles. They’ve done a LOMA. Alex explained the impact on the floodplain. The driveway will cross the stream. They have to get a DEP permit. Mark is pleased with the Landscape Plan. All trees above 6” wide were marked. This is not a wooded lot. About 73 trees will be removed which is 43% of the 167 trees on the property. They will plant 71 new trees. Mark mentioned the different types of trees. Hopefully they will start in May or June. Applicant has agreed to replace any trees that are damaged during construction. Scott mentioned that the replacement trees should be inch for inch. Scott moved to accept the Draft Motion with Mark’s comments as follows:

I move that the Planning Commission consider the following recommendations for the landscaping for the Ducklings Daycare Land Development Plan:

1. The applicant shall provide a plan that identifies the trees to be removed for the entire parcel and show the appropriate tree protections for those trees that are not being removed.
2. To receive “street tree” credit for the trees along Wilson Drive frontage, the applicant’s landscaping architect shall evaluate the viability of the trees to be preserved and shall remove all the understory plants from the vicinity of the trees. Additional street trees shall be added to meet the street tree ordinance requirement so as to provide for a planned landscaped appearance along the frontage of the property. All these changes shall be shown on the Landscape Plan.
3. The applicant shall replace any street trees that may be damaged during removal of invasives.

Walter seconded the motion. The motion passed unanimously.

### **Variiances/Conditional Uses**

PECO Conditional Use/Public Utility Facility – Neil Sklaroff, Attorney with Dilworth Paxon represented the applicant. Mark Gordon explained that PECO currently has a facility located at N. Chester Road and Wineberry Lane. This is a gas gate facility that adds scent to the gas before it goes to the homes. They want to augment it with fiber optics. They want to add a 10x16 ft. shelter for the fiber optics. It is considered a building. Mr. Sklaroff provided information about the Top-Locking Slats fencing they are proposing to use. It will screen much of the new building. There is currently vegetation there, which they will evaluate. Mark commented that there is significant screening by white pines, which currently screen the existing facility. Mark provided photos of the area and explained where everything will be placed. Scott pointed out that as they age, white pines lose their screening ability at the bottom. He recommended that they install broadleaf evergreens at the base of the pines. He did not recommend emerald green arborvitaes. Mike Lynch asked why the facility was 16x10'. Mr. Sklaroff answered that the facility is prefab and required by the PUC to give the space that the equipment requires. Mark Gordon explained what it looks like inside and how it works. Mark mentioned that he sent out 350 letters to surrounding residents. Scott made a motion to accept the Draft Motion with Mark Gordon's comments as follows: I move that the Planning Commission consider the following recommendations for the PECO Energy Conditional Use application for the fiber optic shelter proposed at the Gas Gate location at the intersection of Wineberry Land and No. Chester Road:

1. The applicant shall provide Storm Water Management for the new impervious area proposed and show the design on the plans. The SWM design shall meet the Township SWM ordinance requirements.
2. Evergreen landscape screening shall be installed to conceal the new structure from the adjacent residential properties if determined necessary by the Township Zoning Officer.

Walter seconded the motion. The motion passed unanimously.

### **Old Business**

1. Keep East Goshen Beautiful Day – This annual event will be held Saturday April 13, 2019. Jon Altshul notified the CB that the CRC's Annual Stream Cleanup is also scheduled for that morning. Mark mentioned that the Transportation Management Association of Chester County (TMACC) has sent notice that they want to volunteer for KEGBD. Since Blosenski does regular street clean up, Walter would like a list of the roads they cleaned the week before the event. Walter will start to notify people of the date. Mike Lynch mentioned that it should be put on the website and the LED signs. Mike mentioned that the dam on Reservoir Road might need some clean up.

2. Spring Planting – Saturday April 27 was selected as the date for this. The rain date will be Saturday May 4 at 9:00 am. The Goshen Tree Tenders is a part of the PA Horticultural Society with many local groups all over the Delco valley. Scott mentioned that he worked with them in West Goshen and highly recommends them. Scott feels we need to impart to the residents the importance of riparian buffers around all ponds. He feels the Marydell pond should be used as an example of what the restoration will do. Erich mentioned that they hope to start planting in Marydell this fall. Mike Lynch mentioned the Stroud Preserve. Erich will ask Mark Miller for suggestions for locations to plant this year. Scott will contact Burkholder about donating trees.

### **Liaison Report**

1. Municipal Authority – Walter mentioned that Tallmadge Drive will be televised and then paved.

2. BOS – Mike mentioned that the Sustainability Committee held their first meeting. They will look at the future of our energy platform. East Goshen received \$14,000 in funding. The scope of this project is not completely defined yet. Today the BOS had a Small Business breakfast meeting. In 2 weeks they will have a Large Business meeting. Mike mentioned the Pipeline Task Force. He gave an update on Sunoco. They will finish the first line then install the second one. Hope to be done by the end of 2020. The BOS is still in negotiation with the WEGO Police.

**Adjournment**

There being no further business, Scott moved to adjourn the meeting. Walter seconded the motion. The meeting was adjourned at 8:45 p.m. The next meeting will be April 10, 2019 at 7:00 pm.

Respectfully submitted,

Ruth Kiefer, Recording Secretary