



EAST WHITE LAND TOWNSHIP

THE HEART OF GREAT VALLEY

Board of Supervisors

August 9, 2023

Agenda

Public Hearings (BK): 5:30PM Open to Public

Action Meeting – 6:30 pm (revised 8/9/23)

Hybrid Meeting via Zoom – Attendance Instructions will be on Website on August 9, 2023 at Noon

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1. Action Meeting (SL):

- a) Call to Order by Chair
- b) Pledge of Allegiance

2. Public Hearings (BK): 5:30PM Open to Public

- a) CU-02-2023 for Chester County Intermediate Unit at 40 Moores Road

3. Board Briefings (SL):

- a) Executive Session(s) were held on August 7, at 12:00PM and August 9, at XX (legal, personnel and real estate) (SL)
- b) Grant Application Updates (SL & CR)
- c) Bishop Tube Update (SB)
- d) Sewer Sale Update (SL)
- e) Park & Recreation – Bacton Hill Park Opening September 9, 2023, Concert in the Park August 16 Valley Creek Park & Movie Night featuring “The Super Mario Bros.” movie also at Valley Creek Park (CR)
- f) “Clews and Strawbridge” property The Applicant has withdrawn this petition: Zoning Map Amendment to include tracts of land identified as UPI NOS. 42-4-309, 42-4-310, and 42-4-310.2 in the MF Multifamily Route 30 Overlay District

4. Board Motions & Resolutions (Consider Board Action):

- a) Approve and Present Appointment of Captain Terry Bechtel and Full-time FF/EMT Paul Brown (GL)
- b) Approve job offers to four new Part Time Firefighters/EMTs – Carl Weisbecker, Allan Edgerton, Daniel Cornell and Quintin Lotz (GL)
- c) Accept Deed of Dedication of Road Right of Way and Storm Sewer Pipes- Reserve at Great Valley (BC)

5. Consider Motion to Advertise and Motion to Award:

- a) Approve Advertisement for 2023/2024 Heating Oil and Diesel Fuel Bid (JNeild)

- b) ARPA Grant Awards (SB)

6. Planning & Development (BC):

- a) Consider Extension of Time to Render a Decision on the Following Development Applications:
 - i. SD-01-2023 for Preliminary / Final Subdivision Application at 99 Old Valley Road – extension to December 31, 2023
- b) Consider Motion to Authorize Advertising for the Following Ordinance Amendments:
 - i. Zoning Text Amendment related to Signs in ROC/R Regionally Oriented Commercial-Residential District Developments (Section 200-89.1)
 - ii. Zoning Ordinance Amendment related to the MF Multifamily Route 30 Overlay District (Section 200-39.4) (BC)

7. Zoning & Code Enforcement (JM): Update

- a) Code and Property Maintenance Enforcement Update

- b) Consider Sending Township Solicitor to Zoning Hearing Board to Support or Oppose:
 - i. ZHB- 2023-05 The application of Timothy and Kerin Caban as to certain property located on 1050 West King Road. Parcel # 42-7-21. The property is a legal non-conforming property as to setbacks in the R-2 Zoning District. The application is for a variance from Section 200-102 of the Zoning Code wherein a structure that does not conform to development standards of the Code may only be enlarged if the enlargement meets all the development standards of the Code. The applicant is looking to add 3' to the porch which already extends 4'2" into the required front yard

 - ii. ZHB-2023-04 The application of Janssen Research and Development as to certain property located at 244 Great Valley Parkway, Parcel # 42-4-15.21. The property is in an O/BP Zoning District. The application is for two variances to allow for the installation of a generator pad and walkways. Included is a variance from Section 200-36.C where the Code by reference limits the impervious coverage to 60%, and the applicant is requesting an increase to 66.43%. Also a variance to Section 200-36.C is requested wherein the Code by reference requires a setback of 35 feet from the tract perimeter of other-like zoned properties and the applicant will be providing 3.6 feet.

8. Public Comment: General (for items not specifically listed on the Agenda)

- a) Public Comment

9. Consent Agenda (Consider Board Action):

- a) Approve Meeting Minutes from July 2023 (DW)
- b) Ratify Payment of Bills : \$ 478,973.67 (UH)
- c) Accept Treasurer's Report for June (UH)
- d) Approve amendment to Workspace parking agreement for August 26 movie night in Valley Creek Park (CR)
- e) Chester County Chamber of Business Industry Membership \$1,100 (SB)
- f) Approve 35 Carol Lane Real Estate Transfer tax refund \$1,421(SB)
- g) Ratify MTF CFA Route 30/352 Intersection Resolution #22-2023 (CR)

- h) Approve agreement with Great Valley School District for Inspector Services – Additional Department of Codes Services (SB)
- i) Approve switching cell phone service to AT&T FirstNet Monthly \$1,113.74 (DW\GL)
- j) Approve Final Payment Rt. 29 & Rt. 30 Island Beautification \$109,938.65(SB)
- k) Approve purchase of CPR Mannequins and Choking Vests \$3,575.59 (GL)

10. Other Business

11. Meeting Adjournment

**BOARDS & COMMISSIONS
MEETING DATES – 2023**

Board of Supervisors – 6:30 P.M.

Executive Session 6:00 P.M.

(2nd Wednesday)

Jan.	11	July	12
Feb.	8	Aug.	9
Mar.	8	Sept.	13
Apr.	12	Oct.	11
May	10	Nov.	8
June	14	Dec.	13

Zoning Hearing Board – 7:15 P.M.

(4th Monday)

Jan.	23	July	24
Feb.	27	Aug.	28
Mar.	27	Sept.	25
Ap.	24	Oct.	23
May	22	Nov.	27
June	26	Dec.	25 (18)

Historical Commission – 7:00 P.M.

(3rd Wednesday)

Jan.	18	July	19
Feb.	15	Aug.	16
Mar.	15	Sept.	20
Apr.	19	Oct.	18
May	17	Nov.	15
June	21	Dec.	20

Planning Commission – 7:00 P.M.

(4th Wednesday)

Jan.	25	July	26
Feb.	22	Aug.	23
Mar.	22	Sept.	27
April	26	Oct.	25
May	24	Nov.	22
June	28	Dec.	27

Park & Recreation - 7:00 P.M.

(4th Tuesday)

Jan.	24	July	25
Feb.	28	Aug.	22
Mar.	28	Sept.	26
Apr.	25	Oct.	24
May	23	Nov.	NONE
June	28	Dec.	5

Environmental Advisory Council-7:30PM

(1st Thursday)

Jan.	5	July	6
Feb.	2	Aug.	3
Mar.	2	Sept.	7
Apr.	6	Oct.	5
May	4	Nov.	2
June	1	Dec.	7

**Pension Board of Trustees: 4:00 pm (Quarterly - 3rd Wednesday) Feb. 15 - May 17 Aug. 16
Nov. 15**

Election Days – May 16, 2023 & November 7, 2023