

TOWNSHIP OF UPPER CHICHESTER

May 8, 2008

I. CALL TO ORDER

The regular meeting of the Board of Commissioners was called to order by James R. Stewart, President, at 7:30 P.M., in the Meeting Room of the Municipal Building, Furey Road, Delaware County, Pennsylvania. Mr. Stewart conducted the Pledge of Allegiance.

II. ROLL CALL

Roll was called as follows: Mrs. Devlin, absent, Mr. DiMarco, Ms. Catania, Mr. Gallagher, Mr. Stewart, Mr. Ferro, Mr. McGlade, absent, Mr. Minner, Mrs. Lizza, absent. All present unless otherwise noted.

III. APPROVAL OF MINUTES

Moved by Mr. Minner, seconded by Mr. DiMarco, that the Board approve the minutes of the public hearing-amendment to the Zoning Ordinance-to rezone the Dalusio property, at Chichester Avenue and Apple Street, held on April 10, 2008. Question? Motion carried without dissent.

Moved by Mr. Minner, seconded by Mr. DiMarco, that the Board approve the minutes of the regular meetings held on April 10, 2008. Question? Motion carried without dissent.

IV. COMMENTS OF CITIZENS

1. Pearl Zebleckes, S. Riviera Lane, expressed her comments and concerns about the Ribiero property and the proposed PRD II plan for that area.
2. Marie Hodnett, Bethel Avenue, asked questions about the current PRD II ordinance and the amendments slated for approval at this meeting.
3. Dawn Royer, S. Riviera Lane, asked what the developer, Harvin Properties, is proposing to do about the flooding problem in this area.
4. Chris Kirk, Kingsman Road, asked for a follow up to the items that he was here about a couple of months ago, the curb and sidewalk, in area, that is in need of repair, and if there was a plan to continue installing curb in his area, reported the Kingsman Road playground equipment is in disarray and requested additional parking.
5. Bob Howlett, King Court, asked if a decision had been made about the patio and decks in the Creekside development.
6. Dawn Daniels, President of the Free Library of Upper Chichester, presented a summary of activities, donations, grants and awards, and upgrades going on at the library.

V. **ENGINEER'S REPORT** – Lisa Catania, P.E.

1. Ms. Catania presented the monthly report. A copy of this report is on file in the office.
2. Moved by Mr. Ferro, seconded by Mr. Minner, that the Board authorize the Manager to send the MPC punch list, for Upper Chi Partners, Market Street, as prepared by the Township Engineer, to the developer. Question? Motion carried without dissent.
3. Moved by Mr. Ferro, seconded by Mr. Minner, that the Board adopt Resolution No. 08-18, release of escrow funds, for the Bodo Group, Kate's Glen, in the amount of \$327,790.0. Question? Motion carried without dissent.
4. Moved by Mr. Ferro, seconded by Mr. Minner, that the Board adopt Resolution No. 08-19, release of escrow funds, for St. John Fisher Church, Inc., Parish Center-Chichester Avenue, in the amount of \$36,745.00. Question? Motion carried without dissent.
5. Moved by Mr. Ferro, seconded by Mr. Minner, that the Board adopt Resolution No. 08-20, release of escrow funds, for Upper Chi Partners, Market Street, in the amount of \$2,500.00. Question? Motion carried without dissent.
6. Moved by Mr. Minner, seconded by Mr. Ferro, that the Board officially choose to opt in to the Community Development Block Grant Program, as administered through the Delaware County Planning Department. Question? Motion carried without dissent.
7. Moved by Mr. Minner, seconded by Mr. Ferro, that the Board authorize the advertising of the Joint 2008 Road Program, with Aston Township and Marcus Hook Borough, upon the finalizing of the Township's list of roads with the proper officials. Question? Motion carried without dissent.

VI. **SOLICITOR'S REPORT** - Howard J. Gallagher, Esquire

1. Mr. Gallagher presented his monthly report. A copy of this report is on file in the Township office.
2. It was noted the continuation of a public hearing to amend the Zoning Code, in reference to the Dalusio Property, on Chichester Avenue, will be held on June 5, 2008, at 7:00 PM.
3. Moved by Mr. Ferro, seconded by Mr. Minner, that the Board adopt Ordinance No. 644, amending the Zoning Code, as heretofore amended, amending Ordinance 07-634, Part 12, PRD II, Planned Residential District II, Section 1203B-Conditions of Eligibility Subsection 1, requiring that the tract be located in the R-1, R-2, or R-3 Residential Districts and shall contain a contiguous tract of not less than ten (10) acres and not more than twenty-five (25) acres. Question?

Roll Call Vote: Mr. DiMarco, yes; Mr. Stewart, yes; Mr. Ferro, yes; Mr. Minner, yes. Motion carried without dissent.

4. Moved by Mr. Minner, seconded by Mr. DiMarco, that the Board accept the Land Development Extension Request of Anderson & Anderson, Chichester Business Park - "Parcel B", through June 13, 2008. Question? Motion carried without dissent.

VIII. REPORTS OF COMMISSIONERS**A. Administration, Finance and Traffic Signals**

1. It was noted that a copy of the Financial Report is on file in the Township office.
2. Moved by Mr. Minner, seconded by Mr. Ferro, that the Board approve the List of Bills for the General Fund, in the amount of \$436,194.11, as appearing on the bill list. Question? Motion carried without dissent.

B. Public Safety, Library and Sewer & Water – Mr. DiMarco, Chairman

1. Mr. DiMarco presented the Police Department Report and the SDCA minutes. Copies of these minutes and reports are on file in the Township office.

C. Highway & Sanitation, Open Space and Shade Tree – Mr. Minner, Chairman

1. It was noted that a copy of the monthly Highway & Sanitation Report is on file in the Township office.
2. Moved by Mr. Minner, seconded by Mr. DiMarco, that the Board authorize the purchase of a 27 HP lazer mower, amount \$8,584.99, from Suburban Lawn Company, and the money be transferred from the Highway PLGIT Account back to the General Fund for the purchase. Question? Motion carried without dissent.

D. License & Inspection, Insurance, Grants and Historical Society – Mr. Ferro, Chairman

1. Mr. Ferro presented the monthly Inspectors' Reports. Copies of these reports are on file in the Township office.
2. Mr. Ferro announced that the Township will be honored by the Delaware County Heritage Commission, on May 13, 2008, for the historical preservation of the springhouse, in the Naamans Creek Center development.


E. Recreation, Zoning & Planning and Street Lighting - Mr. Stewart, Chairman

1. Mr. Stewart highlighted the monthly Recreation Board report. A copy of this report is on file in the Township office.
2. Moved by Mr. Minner, seconded by Mr. Ferro, that the Board accept the Exoneration List, No. 08-05, as submitted. Question? Motion carried without dissent.
3. Moved by Mr. Minner, seconded by Mr. Ferro, that the Board accept the Refund List, No. 08-05, as submitted. Question? Motion carried without dissent.

IX. ADJOURNMENT

Moved by Mr. Ferro, seconded by Mr. Minner, that the Board adjourn at 8:36 PM. Question? Motion carried without dissent

Respectfully submitted,



Dora A. Coleman, Township Secretary