

**PENN TOWNSHIP  
BOARD OF SUPERVISORS  
WORK SESSION MINUTES  
Wednesday, July 16, 2008**

The Penn Township Board of Supervisors held their Work Session Meeting on Wednesday, July 16, 2008 at 6:00 p.m., at the Penn Township Building, 260 Lewis Road, West Grove, PA.

<b>Present:</b>	Curtis Mason, Chairman	Jane Finnen, Treasurer
	Harold Bram, Vice-Chairman – Absent	Harold Walls, Office Mgr.
	Robin Marcello, Supervisor	Tom Sinsheimer, PC Chair
	Victor Mantegna, Supervisor	Skip Elvin, Road Master
	William Finnen, Supervisor	Twp. Residents

1. **Call To Order:** After salute to the flag, Chairman Mason opened the Work Session Meeting.
  
2. **Public Comment:** David Benasuitti and Stacy Starr spoke on several topics. Why do we not charge for the sewer water used by Conard Pyle? Curtis stated that they built the pond and offered to use the water as a second use for the township sewer discharge. Curtis stated if we had to have this infrastructure, it would cost the Township many dollars to install for discharge. Also, they are not pumping water out of the ground. Their second question was regarding the tax collector. Why does he take so long to process the checks and answer telephone calls? Bill Finnen will contact Ron Woodworth, CPA on this issue. Also, Mr. Benasuitti stated that there were some typos in the newsletter. In addition, questioned – Why must you fence above ground pools? Curtis stated the new BOCA Regulations makes this now mandatory.
  
3. **Approve Meeting Minutes:** Victor Mantegna made a motion to approve the meeting Minutes from June 18, 2008. The July 2, 2008 meeting was canceled for the holiday. Seconded by Robin Marcello.
  
- 4A. **Treasurer's Report:** Victor Mantegna made a motion to approve the Treasurer's Report and pay the invoices outlined.

Curtis Mason, Chairman, made a motion to close the Work Session Meeting and open the scheduled hearing for the Shed & Lighting Ordinance. Seconded by Victor Mantegna – all in favor.

Curtis Mason made a motion to continue the Open Public Hearing on the Lighting Ordinance to Wednesday, September 17, 2008. Discussion: This needs to go to the Township Engineer and also Township Building Inspector for review and comment. After discussion, Victor Mantegna seconded the motion – all in favor.

Chairman Mason then read the advertisement for the Accessory Building Ordinance. Discussion: Bill Finnen stated the County has suggested changing the Ordinance to limit the number of sheds on a parcel. Robin Marcello stated that this Ordinance should be passed and that it then could be sent back to the Planning Commission for review.

Victor Mantegna made a motion to adjourn the Public Hearing and open the Work Session Meeting. Seconded by Robin Marcello – all in favor.

Chairman Mason reopened the Work Session Meeting. Bill Finnen made a motion to approve Ordinance 2008-06/Shed Ordinance as advertised. Seconded by Victor Mantegna – all in favor.

- 4B. **Planning Commission Report:** No Report.
- 4C. **Road Master Report:** Skip Elvin stated Boors Cove Lane was complete. Also, the island on Commerce Blvd. was removed. Skip asked that Proposal No. 1 be considered from Gary Clanton on Baker Road as the overlay will be held up if this pipe work is not completed. Victor Mantegna made a motion to approve Proposal #1 from Gary Clanton. Seconded by Robin Marcello – all in favor. Skip will look into Proposal No. 2 – Woodview Road.
- 4D. **Sewer Plant Report:** Curtis stated he was concerned that the Consent Order & Agreement in the milestone events would require a completion of each task. How can we be assured that each task is complete? He stated that the Board of Supervisors will need to be more involved.
- 5A. **Anzaldo's Plan:** Bernadette Hohenadel, Esq. representing Anzaldo's asked the Board if they could proceed with their approved Land Development Plan. She stated that Crossan & Raimato would make a minor change to the drawing and as built plan could be presented. Victor Mantegna made a motion to have the applicant proceed with the as built drawings. Seconded by Bill Finnen – all in favor.
- 5B. **YMCA (90 Day Extension):** Discussion: Letter dated October 2, 2007 granted an indefinite and ongoing extension of time in which to render a decision on the YMCA Land Development Plan. As per the letter, they would give notice of the termination of the extension. The ongoing extension would be up on July 5, 2008. The new extension date would be October 3, 2008.

Ed Foley, Esq. stated that the YMCA Plan had minor changes and they would proceed to look for Supervisor's approval. Tom Sinsheimer stated that they need to come before the Planning Commission before going directly to the Board of Supervisors. Ed Foley stated this would be their next step. Victor Mantegna made a motion to grant the 90-Day Extension as requested. Seconded by Robin Marcello – all in favor.

- 5C. **Avon Grove School District Extension Request:** Victor Mantegna made a motion to grant the 12-month Extension for the August 2007 Conditional Use Approval. Seconded by Bill Finnen – all in favor.
- 5D. **Holt Subdivison – Escrow Release #6 & #7:** Victor Mantegna made a motion to approve Release No. 6 & 7 for Holt Subdivision as suggested by township engineer. Seconded by Bill Finnen.
- 5E. **CCIU Escrow Release:** Victor Mantegna made a motion to approve Release #4 as suggested by the township engineer. Seconded by Bill Finnen – all in favor.
- 6A. **Codification of Zoning Ordinance:** Harold Walls, Office Manager, will proceed to request for proposals on Codification Services.
- 6B. **Sunnyside Road Bridge:** Scott Allen stated McCormick Taylor will be proceeding with the layout for the bridge.
- 6C. **Thompson Farm Tract:** Curtis stated that the Township Solicitor, Sam McMichael, is looking into the possibility of the Township buying the tract for township use.
- 6E. **Update Park Funds:** Curtis stated he had collected \$8,500.00 for the Community Day Event scheduled for September 27, 2008. Also, he wanted to thank all the individuals who had contributed to the Community Day Affair.
- 6F. **Dedicated Line:** McCormick Taylor will check into the dedicated line for the traffic light and report back.
- 7A. **Mason's Market:** Duane Brady, Zoning Officer, is looking into this problem; apparently they are operating 24-hours.
- 7C. **Solicitation:** Discussion: Ordinance Required. Permit would be a good deterrent. Board of Supervisors will review.
- 7D. **Shopping Center Request:** Curtis will contact Kevin Lahn to make sure no sales solicitation is allowed.

Victor Mantegna made a motion to adjourn the meeting. Seconded by Robin Marcello – all in favor.

Respectfully Submitted,

William A. Finnen

