

**Newlin Township
Board of Supervisors
Meeting Minutes
April 11, 2022**

Call to Order: The Board of Supervisors' monthly meeting convened at 7:30 p.m. on Monday, April 11, 2022, at the Township Garage located at 1751 Embreeville Road. Present were Supervisors Bill Kelsall (Chair), Jim Cornell (Vice-Chair) and Bob Pearson, and Secretary/Treasurer Gail Abel.

Announcements: No announcements.

Comments: Erin Finnerty, who resides at Wheatland Drive, commented on the deteriorating condition of Youngs Road and Laurel Road due to the closure of the Embreeville Bridge and the detour. She wanted to know the Township's intention of fixing the potholes. Mr. Pearson noted that the Township recently worked on Young's Road but advised that he would revisit both roads soon.

Minutes: Ms. Abel presented the minutes of the March 14, 2022, Board Meeting. Mr. Pearson's motion to approve those minutes was seconded by Mr. Cornell and unanimously approved.

Financial Report: Ms. Abel presented the monthly Financial Report: As of March 31, 2022, the Township had \$930,216.22 on deposit, including \$471,187.04 in general and unrestricted funds. Overall, this represents a net increase of \$149,462.88 since February 28, 2022. Mr. Pearson's motion to accept the Financial Report was seconded by Mr. Cornell and unanimously approved.

Payment Authorization: Ms. Abel presented a list of pending bills, invoices, and other recurring/routine payments totaling \$60,775.48 - \$31,550.21 from the General Fund; \$27,030.37 from the Fire & EMS Tax Account; and \$2,194.90 from the State Liquid Fuel Fund - and requested payment authorization. Mr. Pearson's motion to approve the requested payments was seconded by Mr. Cornell and unanimously approved.

404 Wynchester Way Jason & Nicole Evans Zoning Hearing Application: Ms. Abel presented the following: The Township has received a Zoning Hearing application from Jason & Nicole Evans, who own the property at 404 Wynchester Way (in the Newlin Green subdivision). Their home is a single-family dwelling located on 0.79 acres (34,238 square feet). The subdivision was originally developed under approved non-conforming dimensional standards of the flexible rural development district regulations. The application is for construction of a new two-car garage, an addition to the existing dwelling, a new spa and a new swimming pool. The Planning Commission reviewed the application at its March 23rd meeting and suggested that the applicant approach the HOA with a formal request. The Zoning Hearing is scheduled for Thursday, April 21, 2022, at 7:00 p.m. at the Township Maintenance Facility. The Planning Commission did not recommend that the Board of Supervisors take any position at the hearing.

Aqua Pennsylvania, Inc. - Embreeville Wells: Jim Fritsch from Register Associates, the Township Engineer, was in attendance, along with Fred P. Gerloff, P. E. from Aqua Pennsylvania, Inc. "Aqua").

Mr. Gerloff gave a presentation relating to Aqua's recent notice of its intent to file a Public Water Supply Permit Amendment Application with Pennsylvania's Department of Environmental

Protection “DEP”). The amendment would permit Aqua to (1) replace its “Well #1” with “Well #1R” and activate its existing “Well #2 (both located within the Cheslen Preserve just south of Embreeville Road), (2) complete the replacement of the existing raw water mains from each of the wells into Aqua’s existing treatment building, (3) replace the water main that runs uphill from the treatment plant to Aqua’s storage tanks with a 12-inch main, (4) upgrade chemical feed equipment inside the treatment building and (5) upgrade the existing electrical system to improve service and reliability. He confirmed that Well #1 currently draws an average of about 0.75 mgd (million gallons per day) and that the amended permit would increase Aqua’s combined authorized draw from the two wells to 1.94 mgd.

Mr. Fritsch advised that based on a cursory review of Aqua’s plans, the project may at least require a special exception under the Township’s floodplain and steep slopes regulations, and that a stormwater management plan and a land development plan were probably also called for. He advised that Aqua should submit any necessary Newlin Township applications.

Several property owners were in attendance and voiced their concerns that Aqua’s proposal could adversely impact their wells. Mr. Gerloff assured them that Aqua had run 72-hour tests on each well covered by the Amendment Application, and that there had been no adverse impact on surrounding wells. However, he was unable to confirm that both well tests had been run simultaneously.

Mr. Pearson asked for documentation as to whether Well #2 has ever been used and operated. He then suggested that Aqua should not proceed with Well #2 unless it could provide the Township with additional information (a) demonstrating the need for Well #2 and (b) documenting more convincingly that the combined draws from the Well #1R and Well #2 will not adversely affect the wells of nearby residents.

Road Master Update Indian Hannah Road Improvements: Mr. Pearson advised that the Chester County Conservation District has awarded the Township a Dirt, Gravel, and Low Volume Road Maintenance Grant for Indian Hannah Road, for general improvements and upgraded stormwater management. He responded to concerns about the project raised by number of Indian Hannah Road property owners.

Approve Advertisement for 2022 Bids: Mr. Pearson advised that the Township’s invitation for annual bids for materials and equipment used for various road projects and maintenance throughout the year should be published soon for bid letting at the Supervisors’ May 9th meeting. Mr. Kelsall’s motion to advertise the annual bids in the Daily Local News was seconded by Mr. Cornell and unanimously approved.

West Bradford Fire Company Request: Jack Law, Fire Chief of West Bradford Fire Company, was present to address his written request to use of the Township’s Laurel Road structures (purchased in 2021) for training purposes for the fire companies that have “First Due” responsibility in Newlin Township. After discussion, Mr. Pearson’s motion to authorize the use of the Laurel Road structures for such training purposes was seconded by Mr. Cornell and unanimously approved.

Planning for a 2023 Increase in Fire & EMS Taxes: A number of firefighters from the Po-Mar-Lin, Modena and West Bradford fire companies, including Mr. Law, were present to address this item. Mr. Law reiterated his position (expressed at the Supervisors’ March 14 meeting) that although he is not opposed to an increase in Newlin’s Fire and EMS tax rates, Newlin Township should not be contributing funds to the Kennett and Longwood fire companies since those companies do not have “First Due” responsibility for any of Newlin Township. Bennett

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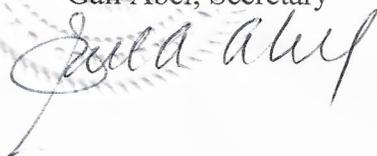
In the coming months the Supervisors will continue their deliberations regarding 2023 Fire and EMS tax rate increases.

Adjournment: Upon Mr. Pearson's motion, seconded by Mr. Cornell, the meeting was adjourned.

Time: 9:32 p.m.

Respectfully Submitted,

Gail Abel, Secretary

A handwritten signature in cursive script, appearing to read "Gail Abel", is written over a faint circular seal or stamp.