

**Newlin Township
Board of Supervisors
Meeting Minutes**

**March 9, 2015
PUBLIC HEARING**

Janie Baird opened the Public Hearing to consider adoption of Ordinance 2015-01 Authorizing the Participation of Newlin Township in the PSATS Unemployment Compensation Group trust Pursuant to the Pennsylvania Intergovernmental Cooperation Law. This meeting was advertised in the Daily Local News on February 24, 2015. We have been asked to confirm our participation in adopting the ordinance. With no further discussion, Janie Baird closed the Public Hearing.

Call to Order: The monthly Board of Supervisors meeting of Monday, March 9, 2015, convened at 8:00 p.m. at the Lenfest Center, Cannery Road, Coatesville, PA. Present were Chair, Janie Baird, Bill Kelsall, Bob Pearson, and Secretary, Gail Abel.

Adoption of Ordinance 2015-01: Bill Kelsall made a motion to Adopt Ordinance 2015-01 Authorizing the Participation of Newlin Township in the PSATS Unemployment Compensation Group trust Pursuant to the Pennsylvania Intergovernmental Cooperation Law, Bob Person seconded and the vote was unanimous.

Announcement Period: Janie Baird announced if you plan to voice record or video record any or all of the meeting, you must state your intention to do so at the beginning of the meeting and identify yourself. Anyone who is videoing must stand in the back right-hand side of the room while video recording.

If your area of interest is on the agenda we would ask that you wait until we get to that item. If it is not you may comment at this time. We request that you hold your comments to 5 minutes per person and that you identify yourself by name and address.

Janie Baird thanked Wayne Bullaughey and Gail Abel for the number of hours they worked to re-build the website that was recently hacked.

Janie Baird also announced there will be an executive meeting of the board immediately following this meeting to discuss an employment issue.

Also announced was the Auditors held their annual meeting at 7:30pm. The meeting was advertised on the Township website as well as in the Daily Local News on February 27, 2015.

Comment Period: Billy Steuteville was present to give the board an update on his Eagle Scout project. Billy has been working on the approved project to properly identify all the creeks in the township with signs. Billy provided the board with an estimate for 16 signs. The total estimate is \$708.25. It was agreed by the board to go with blue lettering on plain aluminum. Bob Pearson made a motion to accept the sign proposal, Bill Kelsall seconded and the vote was unanimous.

Minutes: The minutes of the Board of Supervisor's meeting, held on Monday, February 9, 2014 were read and reviewed. Bob Pearson made a motion to accept the minutes, seconded by Bill Kelsall.

Financial Report: Read by Gail Abel. Janie Baird made a motion for the Secretary to move \$50,000 from the General Fund to the Embreeville Building Account at DNB First to keep the limit under the FDIC limit as per the suggestion of the Auditors, Bob Pearson seconded and the vote was unanimous.

Compliance Audit Non-Uniformed Pension Plan 1/1/2011-12/18/201: Janie Baird gave an update of the Audit that was recently completed. The Newlin Township Non-Uniformed Pension Plan is a single-employer defined benefit pension plan locally controlled by the provisions of a resolution effective January 1, 2000, as amended. The Plan was established December 13, 1999. Active members are not required to contribute to the plan. As of December 18, 2012, the plan had no active members, no terminated members eligible for vested benefits in the future and no retirees receiving pension benefits. The plan covered one active participant who passed away in 2012. The Board of Supervisors terminated the pension plan by enacting Resolution 2012-14, effective September 20, 2012. Subsequently, the plan assets were used to satisfy the pension obligation to the deceased member's survivor, and the remaining plan assets were returned to the township on December 18, 2012.

Building/Zoning Officer: February report shows five inspections have been performed. Twenty-one inquiries have been received. Three permits were issued in February; one alteration, one deck and one finished basement.

Emergency Services:

Good Fellowship Ambulance, January report has not been received.

West Bradford Fire Company: January report has not been received.

Right to Know Requests: The Township has had three right to know request since the last meeting.

Pocopson Creek Road Dedication: Scott Megill was present to finalize the adoption of Galvin Circle, Pocopson Creek Estates. He presented a certified check for payment in full for the account. Janie Baird announced we have received a recommendation from the engineer that all documents are in order for adoption. With no further comments, Bob Pearson made a motion to adopt Resolution 2015-06, Bill Kelsall seconded and the vote was unanimous.

Newlin Green Homeowners Associates By-Law Changes: Kim Murray, President of the Newlin Greene HOA was present to review the proposed by-law changes to the HOA. Janie Baird said the documents have been reviewed by the Township Zoning Officer and Solicitor and all documents seem to be in order. There is no action needed from the Supervisors.

Janie Baird announced the next three agenda items have to do with land preservation and conservation easement. Over 60% of the land in Newlin is in some type of easement.

Barnard's Orchards Conservation Easement Project: Abbie Kessler, Assistant Preservation Coordinator with The Land Conservancy for Southern Chester County (TLC) was present to provide information on the project. TLC is working with willing landowners who have a vested interest in conserving their 74 acre fourth generation family orchard in perpetuity. Preserving the agricultural lands supports both the Unionville Area Regional Comprehensive Plan and Newlin Township Zoning ordinances. The UARCP has a goal of preserving the area's agricultural lands that comprise 49% of the region. The Barnard property is zoned flexible rural which is designed to protect productive agricultural areas and conserve areas of land large enough to support efficient farm operation. Barnard's Orchard is one of the few Newlin businesses that appeals to all residents and it has a wide regional impact. Protecting the land protects the rural vistas and a source of locally grown produce for the benefit of all residents. Additionally, conservation of the property will protect a tributary of the Brandywine Creek and prevent development in the future that would increase runoff into and impairment of the watershed.

Janie Baird will prepare a letter of support for Barnard's Orchard Project.

It was discussed at one time to consider an open space fund (not a tax). Bob Pearson agreed it would be nice for the board to re-visit this topic.

Municipal Challenge Grant for Roger and Lisa Elvin 306 Apple Grove: Janie Baird announced similar to the Tuel and Tingle Property which is a County Agricultural Easement and was the first in the County, we are in receipt of a request from Chester County Open Space Preservation Program Coordinator looking to see if we are interested in participating financially. Janie Baird had a conversation with East Marlborough they said they are willing to contribute if Newlin did. It was agreed the township did not provide funding in the past, therefore no funding would be provided for this project but agreed the board would prepare a letter of support.

Natural Lands Trust-Cheslen Preserve Letter of Support for Addition of 58.2 Acres: Natural Lands Trust has requested a letter of support for an application for funding through Chester County's Preservation Partnership Program, as well as PA DCNR's Community Conservation Partnerships Program, for the acquisition of 58.2-acre property to be added to the Trust's ChesLen Preserve. A map of the location and features of the property was provided. The property is currently up for sale for \$2,473,500. Gerry Lenfest is the owner. Bill Kelsall made a motion to prepare a letter of support, Bob Pearson seconded and the vote was unanimous.

Building Committee Update: Bill Kelsall held a meeting to further investigate the renovation of the rental property located on the township maintenance facility property. The committee would like to renovate and keep the current structure as a rental unit. The current renter is leaving in the summer of 2015. The township storage side needs a considerable amount of work and the tenant side is in much better condition but still needs a lot of repairs. The basic building is in good condition. The committee would like to gain approval to hire an architect to prepare an estimate. Mark May Architect was recommended. Bob Pearson said the dilemma is he does not know many townships that are in the rental business and he does not want to be in the rental business. Bob Pearson

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Bid Review: The bids for the 2015 year was discussed. It was decided to add a milling machine and a paver to this year's bids. The bid advertisement will be prepared and an update will be given at the April meeting for advertisement dates.

Adjournment: With no further business, Bob Pearson made a motion for adjournment, seconded by Bill Kelsall and the vote was unanimous.

Respectfully Submitted,
Gail Abel
Recording Secretary

