

BOARD OF COMMISSIONERS

AGENDA

Monday, November 11, 2019 - 6:30 PM

Presentation of the Colors

Pledge of Allegiance

Notice of Executive Session preceding the Board of Commissioners meeting of November 11, 2019

1. Consent Agenda

- a) Disbursement Review & Approval
- b) Approval of minutes of the Board of Commissioner meeting of October 21, 2019
- c) Approval of HARB Certificate of Appropriateness
 - HARB-2019-17- 309 S. Wayne Avenue – Partially demo existing garage; re-build converting the existing 1 ½ car garage into a 3-car garage with storage space above.
 - HARB-2019-18- New 1 car single story detached garage with stucco exterior walls and asphalt shingle roof to match the existing twin house.
- d) Resolution #2019-112 - Declaring Its Support For Small Business Saturday In Radnor Township
- e) Motion to Authorize the Approval of Addendum to The Delaware Valley Health Trust Agreement
- f) Motion Authorizing Free Parking for the WBA in Downtown Wayne on Saturday after Thanksgiving and Saturday's in December
- g) Resolution #2019-113 – Authorizing Higgins Electric to replace the Vehicle Detection Monitors at the Lancaster Avenue/Eagle Road/Conestoga Road Intersection, in the Amount of \$10,557

2. Resolution #2019-114 – Recognizing the Establishment of Veterans Day 100 Years Ago

3. Resolution #2019-115 – Renaming Veteran's Park to Veterans & First Responders Park

4. Presentation to the Board of Commissioners – Veterans & First Responders Park

Retiring of the Colors

5. WBA Presentation

6. Public Participation - *Individual comment shall be limited to not more than five (5) minutes per Board policy*

7. Committee Reports

A. 501 Shadeland Road – Waiver of §245-22.A(2)(c)[2] of the Stormwater Management Ordinance

B. 2020 Budget Discussion and Direction

C. Radnor TAP Trail – Presentation & Discussion

D. Resolution #2019-118 – Authorizing Payment of Change Order #9, to Simone Collins Landscape Architecture, in the Amount of \$40,000

E. Resolution #2019-111 - Authorizing Distribution of Funds From the Stormwater Fund (*Requested by Commissioner Larkin*)

F. Ordinance 2019-10 - Medical Office Parking (*Adoption*) - Amending Chapter 280 of the Radnor Township Code, Zoning Ordinance, by amending regulations to provide minimum standards for off street parking for General, Processional, and Medical Office Uses

8. Reports of Standing Committees of the Board

9. New Business

10. Old Business

11. Public Participation

12. Adjournment

RADNOR TOWNSHIP
DISBURSEMENTS SUMMARY
November 11, 2019

The table below summarizes the amount of disbursements made since the last public meeting held on October 21, 2019. As approved by the Board, the Administration is now making weekly accounts payable disbursement batches and publishing those lists on the Township's web site at the following link. Please refer to those files for a detailed listing of the amounts paid by vendor by account code. Also, please visit the [Open Finance](#) program to view the Township's [Checkbook](#), where all vendor payments are available.

Link: <http://radnor.com/728/Disbursements-List>

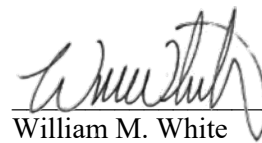
Fund (Fund Number)	2019-10C October 18, 2019	2019-10D October 25, 2019	2019-11A November 1, 2019	Total
General Fund (01)	\$51,084.37	\$279,825.80	\$84,650.61	\$415,560.78
Sewer Fund (02)	38.64	7,400.06	599,890.64	607,329.34
Storm Sewer Management (04)	8,222.50	0.00	25,133.38	33,355.88
Capital Improvement Fund (05)	439.97	6,367.27	612.16	7,419.40
OPEB Fund (08)	0.00	140,509.02	0.00	140,509.02
Escrow Fund (10)	900.00	0.00	0.00	900.00
Investigation Fund (12)	0.00	0.00	815.00	815.00
Comm. Shade Tree Fund (15)	0.00	0.00	495.00	495.00
The Willows Fund (23)	0.00	0.00	369.75	369.75
Park & Trail Improvement Fund (501)	0.00	10,195.00	0.00	10,195.00
GOB19 Project Fund (502)	0.00	0.00	26,449.95	26,449.95
<i>Total Accounts Payable Disbursements</i>	\$60,685.48	\$444,297.15	\$738,416.49	\$1,243,399.12
<i>Electronic Disbursements</i>	n/a	n/a	n/a	\$507,500.00
<i>Grand Total</i>	\$60,685.48	\$444,297.15	\$738,416.49	\$1,750,899.12

In addition to the accounts payable checks, the Township also has various electronic payments including payroll, debt service, credit card purchases and fees as well as others from time to time. The attached table reflects all the electronic payments made since the last public Board meeting as well as those anticipated prior to the next Board meeting.

The Administration has adopted various internal control and processing procedures to ensure that amounts obligated are within the budgetary limits established by the Board of Commissioners. Those procedures are monitored daily by members of the Finance Department and responsible employees of the various departments. The amounts included in the table above have been scrutinized as part of the internal control and processing procedures and have obtained the required approvals prior to disbursement.

If you should have any questions, please contact the Finance Department.

Respectfully Submitted,



William M. White
Finance Director

ELECTRONICALLY PAID DISBURSEMENT LISTING
ESTIMATED THROUGH NOVEMBER 25, 2019

Description	Account No.	Date	Purpose	Amount
Credit Card Revenue Fees - Estimated	Various Funds	11/10/2019	10/19 Credit Card Revenue Processing Fees	\$5,000.00 *
Payroll [Bi-Weekly] Transaction - Estimated	01-various	11/14/2019	Salaries and Payroll Taxes - General Fund	\$485,000.00
Payroll [Bi-Weekly] Transaction - Estimated	02-various	11/14/2019	Salaries and Payroll Taxes - Sewer Fund	\$17,500.00
Period Total				\$507,500.00

* Credit card fees are charged to the Township's accounts on the tenth of the month

<u>Original Estimate</u>			<u>Actual Amount</u>
\$500,000.00	10/17/2019	Salaries and Payroll Taxes - General Fund	\$476,950.24
\$17,500.00	10/17/2019	Salaries and Payroll Taxes - Sewer Fund	\$12,767.53
\$517,500.00			\$489,717.77
\$485,500.00	10/31/2019	Salaries and Payroll Taxes - General Fund	\$470,489.28
\$17,500.00	10/31/2019	Salaries and Payroll Taxes - Sewer Fund	\$13,563.07
\$503,000.00			\$484,052.35
\$240,000.00	11/1/2019	Police Pension Payroll	\$229,521.65
\$165,000.00	11/1/2019	Civilian Pension Payroll	\$157,532.81
\$405,000.00			\$387,054.46

TOWNSHIP OF RADNOR
Minutes of the Meeting of October 21, 2019

The Radnor Township Board of Commissioners met at approximately 6:30 PM in the Radnorshire Room in the Radnor Township Municipal Building, 301 Iven Avenue, Wayne, PA 19087

Commissioners Present

*Lisa Borowski, President
Sean Farhy*

*Jack Larkin, Vice-President
Richard Booker*

*Luke Clark
Jake Abel*

John Nagle

Staff Present: *Robert A. Zienkowski, Township Manager/Township Secretary; William White, Assistant Township Manager/ Finance Director; Kathryn Gartland, Township Treasurer; John Rice, Township Solicitor; Steve Norcini, Township Engineer and Jennifer DeStefano, Executive Assistant to the Township Manager.*

President Borowski called the meeting to order and led the assembly in the Pledge of Allegiance

*Notice of Executive Session on preceding the Board of Commissioners meeting of
October 21, 2019*

There was an Executive Session on October 21, 2019 preceding the Board of Commissioners meeting, where matters of personnel and real estate were discussed. All Commissioners were in attendance with the exception of Commissioner Clark.

1. Consent Agenda

a) Disbursement Review & Approval

b) Approval of minutes of the Board of Commissioner meeting of October 7, 2019

c) Acceptance of Departmental Monthly Reports

d) Final Staff Traffic Committee Meeting Minutes – September 18, 2019

e) Resolution #2019-110 – Authorizing the Township Manager to execute a PECO Green Region grant application for the Garrett Hill Gateway project

f) Resolution #2019-108 – Authorizing the Township Manager to Execute All Documents on Behalf of Radnor Township Related to the Delaware County Open Space and Greenways Municipal Grant Program to Provide Additional Funding for the Radnor TAP Trail

Items e & f were requested to be removed from the consent agenda.

Commissioner Larkin made a motion to approve consent items a-d, seconded by Commissioner Farhy. Motion passed 6-0 with Commissioner Clark absent.

e) Resolution #2019-110 - Authorizing the Township Manager to execute a PECO Green Region grant application for the Garrett Hill Gateway project

Mr. Zienkowski briefly discussed the above proposed project. There was a discussion amongst the Commissioner's and staff.

Public Comment

Sara Pilling, Garrett Avenue – She spoke regarding her concerns and requested that the neighborhoods be included as well.

Commissioner Farhy made a motion to approve, seconded by Commissioner Larkin. Motion passed 6-0 with Commissioner Clark absent.

- f) Resolution #2019-108 - Authorizing the Township Manager to Execute All Documents on Behalf of Radnor Township Related to the Delaware County Open Space and Greenways Municipal Grant Program to Provide Additional Funding for the Radnor TAP Trail

There was a discussion amongst the Commissioner's and staff.

Commissioner Nagle made a motion to approve, seconded by Commissioner Larkin. Motion passed 6-0 with Commissioner Clark absent.

Commissioner Farhy wanted to thank everyone that attended the Down Dog and Dash event.

2. Public Participation - Individual comment shall be limited to not more than five (5) minutes per Board policy

Sara Pilling, Garrett Avenue – She announced the Ready100 Informational session on October 29th at the Township Building beginning at 7:00 PM.

Mr. Zienkowski announced the Shredding/electronic recycling event at the Township building on October 26th.

3. Announcement of Boards and Commission Vacancies

Commissioner Larkin announced the below vacancies:

- **Citizens Audit Review & Financial Advisory Committee**
2 Vacancies
- **Code Appeals Board**
1 Vacancy
Requirements: Master Electrician, Master Plumber or General Contractor
- **HARB**
1 Vacancy (unexpired term 12/31/2020)
- **Shade Tree Commission**
1 Vacancy (unexpired term 12/31/2022)
- **Willows Park Preserve**
1 Vacancy

Interested residents should submit their resumes to Mr. Robert Zienkowski, Township Manager Radnor Township, 301 Iven Avenue, Wayne, PA 19087 or by email rzienkowski@radnor.org.

4. Possible Appointments to Various Boards and Commissions

Commissioner Larkin made a motion to appoint Emily Nelson to CARFAC, seconded by Commissioner Nagle. Motion passed 6-0 with Commissioner Clark absent.

Commissioner Larkin made a motion to appoint Frank Perras to Shade Tree Commission, seconded by Commissioner Borowski. Motion passed 6-0 with Commissioner Clark absent.

Commissioner Larkin made a motion to appoint Kristina Burland to Willows Park Preserve, seconded by Commissioner Farhy. Motion passed 6-0 with Commissioner Clark absent.

Commissioner Clark arrived at meeting.

5. Committee Reports

A. 2020 Budget Presentation (High Level)

Mr. White, Assistant Township Manager/Finance Director presented the 2020 Budget which can be found on the Township website at: <https://www.radnor.com/251/Finance>. There was a discussion amongst the Commissioners.

B. Ordinance #2019-11 - Roof Top Dining (Adoption) - Amending Chapter 280 of the Radnor Township Code, Zoning Ordinance, by establishing regulations for allowing rooftop dining within the Wayne Business Overlay District (WBOD)

Nick Caniglia, representing the applicant discussed that the petition was filed on May 6, 2019 by the Hemcher family for the Commissioners' consideration. At the May 20, 2019 Board of Commissioners' meeting, the petition was accepted, and authorization was given to send the petition to the Delaware County and Township Planning Commissions. This Amendment was introduced at the September 23, 2019 Board of Commissioners' Meeting.

Commissioner Larkin made a motion to adopt, seconded by Commissioner Farhy.

There was a brief discussion amongst Commissioners, staff and the applicant.

Commissioner Borowski called the vote, motion passed 6-1 with Commissioner Booker opposed.

C. Resolution #2019-109 - Approving the emergency expenditure of \$22,610.00 for replacement of four Reznor Heaters in the Public Works Garage

Mr. Norcini commented that Radnor Township has an annual contract with J.J. White Inc. to provide preventative maintenance on the Heater Units at the Radnor Township Public Works Garage. During the pre-winter heater start up service it was determined that four heaters in the large garage area do not work and are in immediate need of replacement for the Winter.

Commissioner Nagle made a motion to approve, seconded by Commissioner Larkin.

Public Comment

Sara Pilling, Garrett Avenue – She inquired regarding the energy efficiency of the new heaters.

Commissioner Borowski called the vote, motion passed 6-0 with Commissioner Abel not in the room.

D. Resolution #2019-111 - Authorizing Distribution Of Funds From The Stormwater Fund

Commissioner Larkin gave brief background of the above resolution. There was a brief discussion.

Commissioner Larkin made a motion to approve, seconded by Commissioner Nagle.

Commissioner Farhy made a motion to table, seconded by Commissioner Booker. Motion passed 6-1 with Commissioner Larkin opposed.

E. Discussion Of Act 172 Tax Credit/ Authorization For Staff To Prepare Program Documents

There was a discussion amongst Commissioners, staff and representatives of Radnor Fire Company. There was a consensus of the Board for a resolution to be brought back in support of House Bill 1347.

7. Reports of Standing Committees of the Board

None

8. New Business

Commissioner Booker requested Commissioner Nagle to provide a copy of the letter of support he submitted to the Courts regarding Phil Ahr.

9. Old Business

Commissioner Booker regarding Commissioner Borowski's participation in the 100th PECO Natural Gas Pilot Celebration for 757 Clyde Circle on Friday.

10. Public Participation

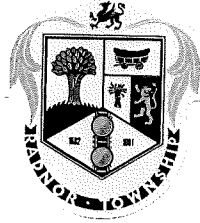
Roberta Winters – She commented as a reminder that November 5th is election day and that there is free parking on election day.

There being no further business, the meeting adjourned on a motion duly made and seconded.

*Respectfully submitted,
Jennifer DeStefano*

CERTIFICATE OF APPROPRIATENESS

Radnor Township Historical and Architectural Review Board
Radnor Township, Pennsylvania



NAME OF OWNER: CHARLTON DAVID S & DIANE E
OWNER ADDRESS: 309 S WAYNE AVE, WAYNE, PA 19087
ADDRESS OF PROPERTY: 309 S WAYNE AV , WAYNE PA 19087
APPLICATION NUMBER: HARB-2019-17

Subject to the conditions below the above owner, having complied with the Radnor Township Historical and Architectural Review Board (HARB) process, is hereby granted this permit for the

Partially demo existing garage; re-build converting the existing 1 ½ car garage into a 3 car garage with storage space above.

at the address specified and may proceed with the building permit process. If not completed within one year of the date hereof, this permit is void and new application must be made. This Approval is subject to the Applicant applying for and receiving all necessary permits and approvals; and complying with all applicable Municipal regulations. Owner specifically gives the building inspector or designated official the right to inspect the work during progress and at completion.

NOTES AND/OR CONDITIONS OF APPROVAL:

Approved as submitted.

ISSUED: Monday, November 11, 2019

TOWNSHIP OFFICIAL

ACCEPTED BY APPLICANT

CERTIFICATE OF APPROPRIATENESS

Radnor Township Historical and Architectural Review Board
Radnor Township, Pennsylvania



NAME OF OWNER: EDGAR AMANDA J & LOVELL RYAN L
OWNER ADDRESS: 33 LOUELLA CT, WAYNE, PA 19087
ADDRESS OF PROPERTY: 33 LOUELLA CT , WAYNE PA 19087
APPLICATION NUMBER: HARB-2019-18

Subject to the conditions below the above owner, having complied with the Radnor Township Historical and Architectural Review Board (HARB) process, is hereby granted this permit for the

New 1 car single story detached garage with stucco exterior walls and asphalt shingle roof to match the existing twin house.

at the address specified and may proceed with the building permit process. If not completed within one year of the date hereof, this permit is void and new application must be made. This Approval is subject to the Applicant applying for and receiving all necessary permits and approvals; and complying with all applicable Municipal regulations. Owner specifically gives the building inspector or designated official the right to inspect the work during progress and at completion.

NOTES AND/OR CONDITIONS OF APPROVAL:

Approved as submitted.

ISSUED: Monday, November 11, 2019

TOWNSHIP OFFICIAL

ACCEPTED BY APPLICANT

**RESOLUTION NO. 2019-112
RADNOR TOWNSHIP**

**A RESOLUTION OF RADNOR TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA,
DECLARING ITS SUPPORT FOR SMALL BUSINESS SATURDAY IN RADNOR
TOWNSHIP ON NOVEMBER 30, 2019**

WHEREAS, according to the United States small business administration, there are currently 30.7 million small businesses in the United States representing 99.7 percent of all businesses with employees in the United States; are responsible for 64.9 percent of net new jobs created from 2000 to 2018; and

WHEREAS, small businesses employ 47.3 percent of the employees in the private sector in the United States; and

Whereas, 94% of consumers in the United States value the contributions small businesses make in their community; and

Whereas, 96% of consumers who plan to shop on Small Business Saturday® said the day inspires them to go to small, independently-owned retailers or restaurants that they have not been to before, or would not have otherwise tried; and

Whereas, 92% of companies planning promotions on Small Business Saturday said the day helps their business stand out during the busy holiday shopping season; and

Whereas, 59% of small business owners said Small Business Saturday contributes significantly to their holiday sales each year; and

WHEREAS, Radnor Township supports our local businesses that create jobs, boost our local economy and preserve our neighborhoods; and

WHEREAS, advocacy groups as well as public and private organizations across the country have endorsed the Saturday after Thanksgiving as Small Business Saturday.

NOW, THEREFORE, be it resolved that the Board of Commissioners of Radnor Township does hereby proclaim November 30, 2019 as **Small Business Saturday** in Radnor Township, and the Board does hereby further urge the residents of the Township to support small businesses and merchants on **Small Business Saturday** and throughout the year.

SO RESOLVED, at a duly convened meeting of the Board of Commissioners of Radnor Township conducted on this 11th day of November, 2019.

RADNOR TOWNSHIP

By: _____
Name: Lisa Borowski
Title: President

ATTEST: _____
Robert A. Zienkowski
Township Manager/Secretary

**ADDENDUM TO THE
DELAWARE VALLEY HEALTH TRUST AGREEMENT**

WHEREAS, Radnor Township (the “Township”) desires to maintain its participation in the Delaware Valley Health Trust (the “Trust”) for a minimum of two (2) full years after January 1, 2020 (until at least January 1, 2022) in exchange for the Trust providing the Township’s existing health benefits plans in accordance with the following terms and conditions:

- The Township shall receive a 3 percent (3%) premium decrease from 2019 rates for Year One (January 1, 2020 – December 31, 2020); and
- The Township’s premium increase for Year Two (January 1, 2021 – December 31, 2021) shall be capped at 3 percent (3%) from 2020 rates.

WHEREFORE, Radnor Township hereby agrees to participate in the Delaware Valley Health Trust for a minimum of two (2) full years after January 1, 2020 (until at least January 1, 2022) in accordance with the terms and conditions set forth in the foregoing whereas clause. The parties therefore agree to amend the Delaware Valley Health Trust Agreement as set forth in this Addendum, with all other terms and conditions of the Trust Agreement remaining in full force and effect.

AGREED:

For The Delaware Valley Health Trust
BY:

For Radnor Township
BY:

Robert G. Solarz
Executive Director & Trust Administrator

Lisa Borowski
President
Township Board of Commissioners

Dated: _____

Radnor Township

PROPOSED LEGISLATION



DATE: November 5, 2019

TO: Board of Commissioners

FROM: William M. White, Assistant Township Manager and Finance Director

LEGISLATION: Delaware Valley Health Insurance Trust (DVHIT) Addendum for a two-year renewal for the years 2020 and 2021.

PURPOSE AND EXPLANATION: First, the decision point here is whether to renew with DVHIT for a one-year term, or for a two-year term. Then, as part of a new offering program from DVHIT, they are allowing members to renew in two-year terms. The Administration is respectfully recommending that we take advantage of the two-year renewal term for the following reasons:

- The Year 1 renewal rate under the two-year renewal term will save an additional \$132,389 over the one-year term renewal rate; and
- Being that the Year 2 rate is capped at 3%, the two-year term offers less exposure to increasing health insurance rates than a one-year term renewal (which would not be capped); and
- If, in the event the Year 2 renewal rate is less than 3%, Radnor will receive the lower renewal rate. As a result, there is no downside risk in year 2 under the two-year renewal term option.
- More, the Township has a long-standing, excellent relationship and expense experience with DVHIT. Through the use of the rate stabilization program, the Township's health insurance increases over the last four years has been 0% and the service offering has been fantastic.

[Rate Stabilization: Represents Radnor's annual share of the participants' aggregate premium payments in excess of the actual costs to provide the health insurance [to the entire pool of participants], calculated annually.

FISCAL IMPACT: As noted above, the decision is whether to renew with DVHIT for one-year, or two-years. The one-year renewal rate has an estimated total expense of \$4,080,810 (2020 net *decrease* of 7.53%) versus the Year 1 renewal under the two-year term of \$3,948,421 (2020 net *decrease* of 10.53%). The difference/savings of \$132,389 will be realized by the General Fund if the two-year term is selected. Further, by doing the two-year renewal, the Year 2 increase is capped at 3% versus an uncapped exposure under the one-year renewal.

The 2020 budget figures assume the two-year renewal option.

RECOMMENDED ACTION: The Administration respectfully recommends proceeding with the two-year renewal term, as described in the preceding Addendum.



Wayne Business Association

P.O. BOX 50 WAYNE, PENNSYLVANIA 19087

PRESIDENT

Christopher Todd
Christopher's Restaurant

VICE PRESIDENT

Deanna Doane
Click Canyon

SECRETARY

Nancy Campbell
Wayne Art Center

TREASURER

Nelson Dayton
Dayton Lock Company

BOARD OF DIRECTORS

Cheryl Atkins-Lubinski
Integrity Eye Associates, LLC

Gregory Basile
TRU connect

David Brennan
Wayne Hotel

Gloria Clawson
Kids 'n Kribs

Andy Dickerson
Teresa's Café and Next Door

Dr. Jenn Hartmann
*Strafford Chiropractic
and Healing Center*

Carol L. Jane
Neighborhood League Shops

Mike Libert
Main Line Print Shop, Inc.

Nan Mangine
*American Lung Association
in Pennsylvania Volunteer*

Joan M. Menige
*Healthy Food Specialist/
Culinary Instructor*

Scott Reidenbach, Esq.
Reidenbach & Associates, LLC

November 1, 2019

TO: Radnor Township Commissioners and Police Department

FROM: Wayne Business Association

RE: Free Saturday Parking Nov 30th, Dec 7th, 14th, 21st, 28th.

The Wayne Business Association (WBA) respectfully requests the consideration of free parking on the 5 Saturdays after Thanksgiving, as done in the past. It is greatly appreciated by the merchants of Wayne and helps the Town succeed during the Holidays.

Thank You,

Christopher Todd, Volunteer President WBA

RESOLUTION NO. 2019-113

**A RESOLUTION OF RADNOR TOWNSHIP, DELAWARE
COUNTY, PENNSYLVANIA, AUTHORIZING HIGGINS
ELECTRIC TO REPLACE THE VEHICLE DETECTION
MONITORS AT THE LANCASTER AVENUE/EAGLE
ROAD/CONESTOGA ROAD INTERSECTION, IN THE
AMOUNT OF \$10,557.**

WHEREAS, the vehicle detectors at the intersection Lancaster Avenue, Eagle Road, and Conestoga Road are not functioning and need to be replaced

WHEREAS, the Township has received a valid cost proposal from Higgins Electric, to replace the detectors

NOW, THEREFORE, be it **RESOLVED** by the Board of Commissioners of Radnor Township does hereby Authorize Higgins Electric to replace the Vehicle Detection Monitors at the Lancaster Avenue/Eagle Road/Conestoga Road Intersection, in the Amount of \$10,557.

SO RESOLVED this 11th day of November, A.D., 2019

RADNOR TOWNSHIP

By: _____
Name: Lisa Borowski
Title: President

ATTEST: _____
Robert A. Zienkowski
Manager/Secretary

Radnor Township

PROPOSED LEGISLATION

DATE: November 6, 2019

TO: Radnor Township Board of Commissioners

FROM: Stephen F. Norcini, P.E., Township Engineer

CC: Robert A. Zienkowski, Township Manager
William M. White, Assistant Township Manager/Finance Director

LEGISLATION: Resolution #2019-113: Authorizing Higgins Electric to replace the Vehicle Detection Monitors at the Lancaster Avenue/Eagle Road/Conestoga Road Intersection, in the Amount of \$10,557.

LEGISLATIVE HISTORY: This request has not been before the Board of Commissioners previously.

PURPOSE AND EXPLANATION: The vehicle detectors at the intersection Lancaster Avenue, Eagle Road (Lukoil Station), and Conestoga Road (Pete's Car Wash) are not functioning and need to be replaced. The system is working on "recall", which means the intersection works on preset times, not based on the cars detected at the various legs of the intersection. The normal traffic congestion in this area is exacerbated by the failed vehicle detectors. We have received a valid cost proposal from Higgins Electric, to replace the detectors. The cost is above the Township Manager's limit, hence why we bring this to the Board of Commissioners.

IMPLEMENTATION SCHEDULE: Pending Board of Commissioners approval, a purchase order will be processed, and work will begin within two weeks.

FISCAL IMPACT: The cost of this work is \$10,557, to be funded by account #05430204 – 48202.

RECOMMENDED ACTION: *Staff respectfully requests the Commissioners approve this resolution, Authorizing Higgins Electric to replace the Vehicle Detection Monitors at the Lancaster Avenue/Eagle Road/Conestoga Road Intersection, in the Amount of \$10,557.*

Charles A. Higgins & Sons Inc.

Electrical Contractors

P.O. Box 647

Media, PA 19063

Phone: 610-566-3700

Fax: 610-566-1409

September 13, 2019

Radnor Township

Attn: Steve

301 Iven Ave.

Wayne, PA 19087

Proposal

Ref: Rt. 30, Conestoga & Eagle – loop had failed for the Conestoga approach previously. Loops on Eagle Road have been damage and not repairable. Both volume density loops are now bad as well.

(2) Traficam Narrowview Cameras

(2) Traficam Wideview Cameras

(1) 4TI board

(1) EDI two Channel isolator cards

Camera cable

Price.....\$10,557.00

(Ten Thousand Five Hundred Fifty-Seven)

If you have any questions or concerns please do not hesitate to contact me.

Thank you,

Donald R. Higgins, Jr.

Donald R. Higgins Jr.

President

Note: This proposal may be withdrawn by us if not accepted within 30 days.

All material is guaranteed to specified. All work to be completed in a workmanlike manner according to standard practices. Any alterations or deviation from above specifications involving extra costs will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner is to carry fire and other necessary insurance. Our company is insured & our workers are fully covered by Workman's Compensation Insurance.

Acceptance of Proposal – The above prices, specifications and conditions are satisfactory and hereby accepted. You are authorized to do the work as specified.

Payment Due Upon Completion

Signature_____Date_____

**RESOLUTION NO. 2019-114
RADNOR TOWNSHIP**

**A RESOLUTION OF RADNOR TOWNSHIP, DELAWARE COUNTY,
PENNSYLVANIA, RECOGNIZING THE ESTABLISHMENT OF
VETERANS DAY 100 YEARS AGO**

WHEREAS, Delaware County is home to 35, 000 veterans who served our country with distinction and have become a powerful force in our nation; and

WHEREAS, Radnor Township is the proud home of veterans who have answered the call of our nation to defend freedom from the American Revolutionary War through present day conflicts in the Middle East; and

WHEREAS, Veterans Day was first established as “Armistice Day” on November 11, 1919 to celebrate the signing of the armistice agreement which ended World War I; and

WHEREAS, Armistice Day became known as “Veterans Day” after the conclusion of World War II in 1947 in order to recognize all who served in the military; and

WHEREAS, Radnor Township desires to celebrate and recognize our veterans on this Veterans Day Centennial.

NOW, THEREFORE, be it hereby RESOLVED that the Board of Commissioners of Radnor Township does hereby recognize and celebrate this day as Veterans Day Centennial in appreciation for the service and sacrifice of our veterans and their families.

SO RESOLVED, at a duly convened meeting of the Board of Commissioners of Radnor Township conducted on this 11th day of November, 2019.

RADNOR TOWNSHIP

By: _____
Name: Lisa Borowski
Title: President

ATTEST: _____

RESOLUTION 2019-115

RADNOR TOWNSHIP

A RESOLUTION OF THE BOARD OF COMMISSIONERS OF RADNOR TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA, RENAMING VETERANS PARK TO VETERANS AND FIRST RESPONDERS PARK

WHEREAS, Radnor Township renamed St. David's Park to Veterans Park in 2013 in order to honor the veterans of the United States Armed Forces; and

WHEREAS, the Township now desires to honor first responders in addition to the Veterans of the United States Armed Forces by renaming Veterans Park.

NOW, THEREFORE, it is hereby *RESOLVED* by the Radnor Township Board of Commissioners that the following existing park area of the township shall be changed in name in accordance with the designation set forth below.

Existing Park Area

Veterans Park

Park Name Change

Veterans & First Responders Park

SO RESOLVED, at a duly convened meeting of the Board of Commissioners conducted on this 11th day of November, 2019.

RADNOR TOWNSHIP

By: _____
Name: Lisa Borowski
Title: President

ATTEST: _____
Robert A. Zienkowski, Secretary

Presentation to the Board
of Commissioners –
Veterans & First
Responders Park

WBA Presentation

Public Participation -
*Individual comment shall be
limited to not more than five (5)
minutes per Board policy*



Gannett Fleming

*Excellence Delivered **As Promised***

Date: October 24, 2019

To: Stephen Norcini, P.E. – Township Engineer

From: Roger Phillips, PE

RE: 501 Shadeland Road – Stormwater Waiver Request

The applicant has submitted a waiver request for construction of a 2,875 SF home, 1,815 SF driveway, 306 SF walkway, and 1,724 SF of future impervious. The applicant is demolishing the existing home and driveway. The applicant is requesting a waivers from §245-22(A)(2)(c)[2] requiring a minimum of 0.5 inches of infiltration and §245-23(D) Water Quality Requirements of the Township's Stormwater Management Ordinance.

The applicant has performed infiltration testing at two (2) locations on the site. The required infiltration is not feasible due to the infiltration testing results of zero inches per hour. Additionally, the soil was wet below 6' at each test location. The applicant is proposing a stormwater detention system to meet rate control requirements on the site.

The applicant has requested to appear before the Board of Commissioners to request a waiver from the above-mentioned section of the Ordinance and the implementation of the above mentioned stormwater system.

In addition to the waiver request, the applicant must address the following item(s) prior to the issuance of the Grading Permit:

1. The applicant must address the remaining grading permit review comments per the Gannett Fleming email dated September 18, 2019.

If you have any questions or require any additional information, please contact me.

Very truly yours,

GANNETT FLEMING, INC.

Roger A. Phillips, P.E.
Senior Project Manager





Sept. 23, 2019

Mr. Steve Norcini
Radnor Township
301 Iven Ave.
Wayne, PA 19087

Re: 501 Shadeland Rd.
Stormwater infiltration
Waiver request

Dear Mr. Norcini,

I am writing on behalf of 501 Shadeland Road LLC concerning the proposed development at 501 Shadeland Rd. The project consists of the removal of the existing residence and construction of a new single-family home. Infiltration tests conducted by Delaware Valley Septics, Inc. for the proposed stormwater seepage bed revealed soil conditions that are unsuitable for recharge. All test locations on the property yielded an infiltration rate of 0 in./hr. The basin has been re-designed to meet all the release rate criteria, but no recharge volume or water quality volume can be provided. The applicant is requesting waivers from the provisions of Section 245-22(A)(2)(c)[2] requiring a minimum of 0.50 inches of infiltration, and section 245-23(D) requiring treatment of a volume of water for water quality.

Attached are the revised plans, revised stormwater calculations and test results.

Please call or email if you have any questions.

Sincerely,

Robert K. Wager, P.E.

501 Shadeland Road
Radnor Township
Stormwater Management Calculations

Addendum 9/16/19

RKW Engineering Services, Inc.
1610 Pelham Ave.
Havertown, PA 19083
(610) 642-0961

501 Shadeland Road
Radnor Township

Stormwater Management Calculations

Introduction

The basin was sized to control the runoff from the proposed construction of a new single-family home on an existing lot. The proposed condition has 3618 s.f. of impervious surface. The proposed new impervious surface area is 6720 s.f., including 1724 s.f. of future impervious surface.

The infiltration tests showed that the soils were not suitable for groundwater recharge, so the basin outlet was re-designed to empty without infiltration.

All calculations are based on the Rational Method. All hydrograph generation and basin routing were done using a stormwater modeling program called "HydroCAD" by Applied Microcomputer Systems.

Soils and Runoff Coefficients

The predominant soil type on the site Glenelg channery silt loam (hydrologic group B). The coefficients used are as follows:

Lawn (good condition)	0.30
Impervious surface	0.90

Rainfall

The peak discharges for the pre-development condition are based on a storm of 5-minute duration. The peak basin discharges occurred during a 30-minute duration storm. The rainfall intensities for a 5-minute duration storm and 30-minute duration storm are taken from Figure 10.4.2(e) for Region 5 of the PennDOT Design Manual, Part 2 (attached).

<u>Storm Frequency (yr.)</u>	<u>5-min (in./hr.)</u>	<u>30 min.(in./hr.)</u>
1	4.1	2.2
2	4.6	2.6
5	5.5	3.2
10	6.0	3.5
25	6.8	4.1
50	6.8	4.8
100	8.4	5.5

Narrative

The project is located in Watershed B-2. The basin was sized and the outlet designed so that the post development discharges did not exceed the pre-development discharges for the following storms:

<u>Post-Development Storm</u>	less than	<u>Pre-Development Storm</u>
100		100
50		10
25		5
5		2
2		1

Infiltration Test

Infiltration tests were performed by Delaware Valley Septics, Inc. on Sept. 14, 2019 at several locations. All test sites indicated an infiltration rate of 0 in./hr. The basin outlet structure has been re-designed.

Water Quality Requirements

$$\text{Water Quality Volume} = \text{WQv} = ((P)(R_v)(A))/12$$

$$P = 1 \text{ in.}$$

$$A = 6363 \text{ s.f.} \quad \text{Imp.} = 6363 \text{ s.f.}$$

$$I = 100.00 \%$$

$$R_v = 0.95$$

$$\text{WQv} = 504 \text{ c.f.} \quad \text{Provided} = 0 \text{ c.f.}$$

Rational - Intensity

DURATION (MIN.) STORM	RATIONAL METHOD RAINFALL INTENSITY INTENSITY (IN./HR.)							
	5	10	20	30	45	60	90	120
100	8.4	7.0	5.5	4.5	3.6	3.0	2.2	1.9
50	7.5	6.3	4.8	4.0	3.2	2.6	2.0	1.6
25	6.8	5.5	4.1	3.3	2.6	2.2	1.7	1.4
10	6.1	4.8	3.5	2.8	2.3	1.9	1.4	1.2
5	5.5	4.4	3.2	2.5	2.0	1.6	1.2	1.0
2	4.6	3.6	2.6	2.1	1.6	1.4	1.0	0.8
1	4.0	3.1	2.2	1.7	1.4	1.1	0.8	0.7

501 Shadeland Rd.
Radnor Township

9/16/2019

Detention Basin

Storm year	Pre-devel cfs	Post-Devel Uncontrolled cfs	Allowable Discharge cfs	Basin Discharge cfs
100	0.65	0.05	0.60	0.48
50	*	0.04	0.43	0.43
25	*	0.04	0.39	0.30
10	0.47	*	*	*
5	0.43	0.03	0.33	0.25
2	0.36	0.03	0.28	0.22
1	0.31	*	*	*



504 Eagle Road, Suite B

Springfield, PA 19064

844-4DELVAL

dvs@delvalseptics.com

www.4DELVAL.com

PERCOLATION REPORT

Client: Paolino Development
 Location: 501 Shadeland Road (BACK YARD AREA)
 Municipality: Radnor County: Delaware
 Date: September 14, 2019 Degrees: 80 Rain: No
 On-Site Septic System: Storm Water Testing: X
 Falling Head Testing: Double Ring Testing: X

Hole #	Depth	Water	Time	PS1	PS2	1	2	3	4	5	6	7	8
#1	5		30			0	0	0	0				
#2	6		30			0	0	0	0				
#3													
#4													
#5													
#6													

Final Reading	
#1	0
#2	0
#3	
#4	
#5	
#6	

Inches / Hour	
#1	0
#2	0
#3	
#4	
#5	
#6	

NOTES
No Limiting Zone to 8'
Dug three test pits at different elevations in the back. Soil after 6' was gleyed and wet below.

RUN RATE=	
-----------	--



504 Eagle Road, Suite B

Springfield, PA 19064

844-4DELVAL

dvs@delvalseptics.com

www.4DELVAL.com

PERCOLATION REPORT

Client: Paolino Development
 Location: 501 Shadeland Road (Driveway Side)
 Municipality: Radnor County: Delaware
 Date: September 14, 2019 Degrees: 80 Rain: No
 On-Site Septic System: Storm Water Testing: X
 Falling Head Testing: Double Ring Testing: X

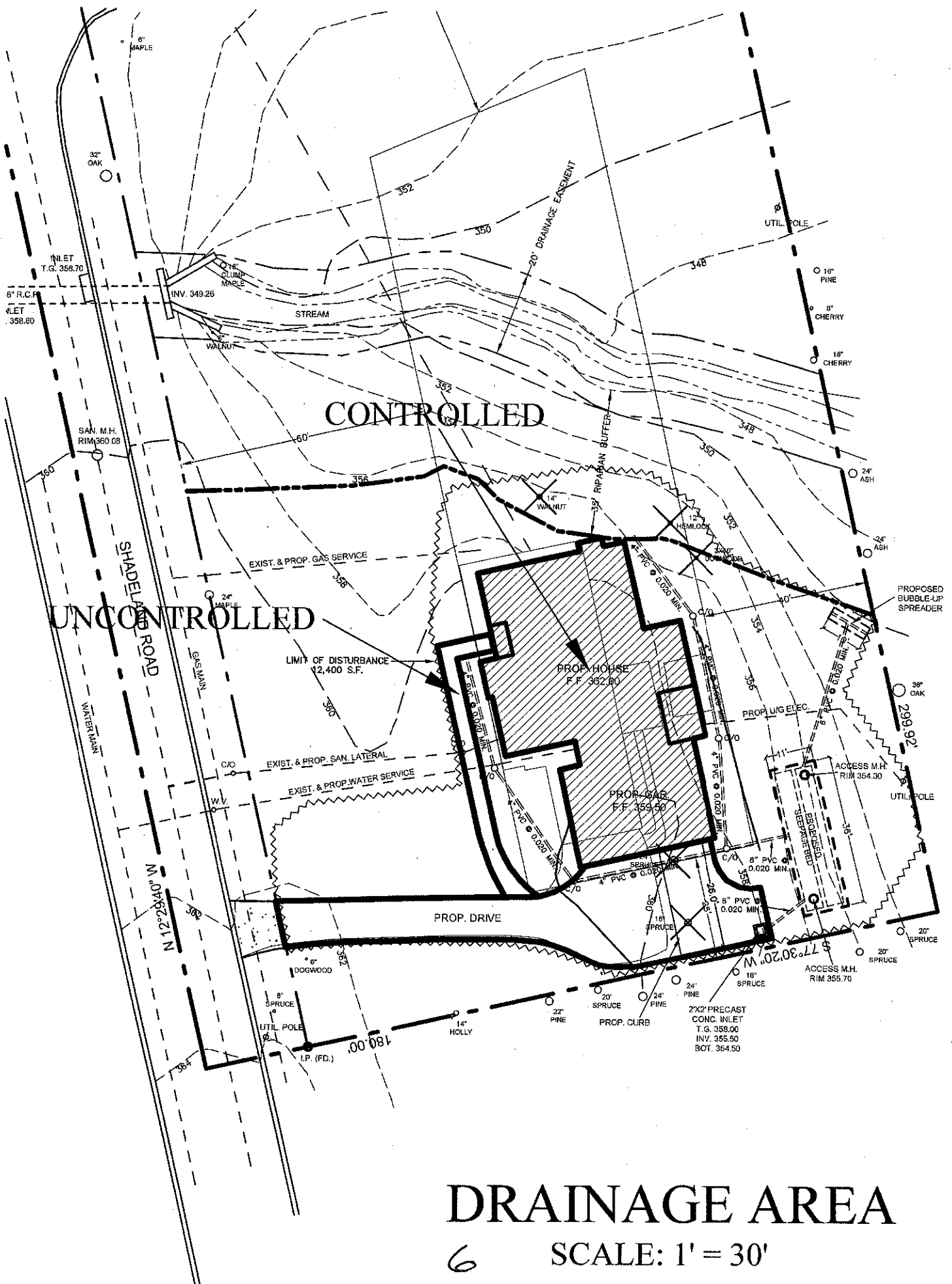
Hole #	Depth	Water	Time	PS1	PS2	1	2	3	4	5	6	7	8
#1	5		30			0	0	0	0				
#2	6		30			0	0	0	0				
#3													
#4													
#5													
#6													

Final Reading	
#1	0
#2	0
#3	
#4	
#5	
#6	

Inches / Hour	
#1	0
#2	0
#3	
#4	
#5	
#6	

NOTES
No Limiting Zone to 8'
Soil was wet from 6' down Gleyding found at 6'.

RUN RATE=	0.00
-----------	------



DRAINAGE AREA

6 SCALE: 1' = 30'

19038 POST-2

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Rainfall Duration=30 min, Inten=4.50 in/hr

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Page 1

Summary for Subcatchment 1S: POST-DEVELOPMENT - 100 YR.

Runoff = 0.60 cfs @ 0.10 hrs, Volume= 1,074 cf, Depth= 2.03"

Runoff by Rational method, Rise/Fall=1.0/1.0 xTc, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs

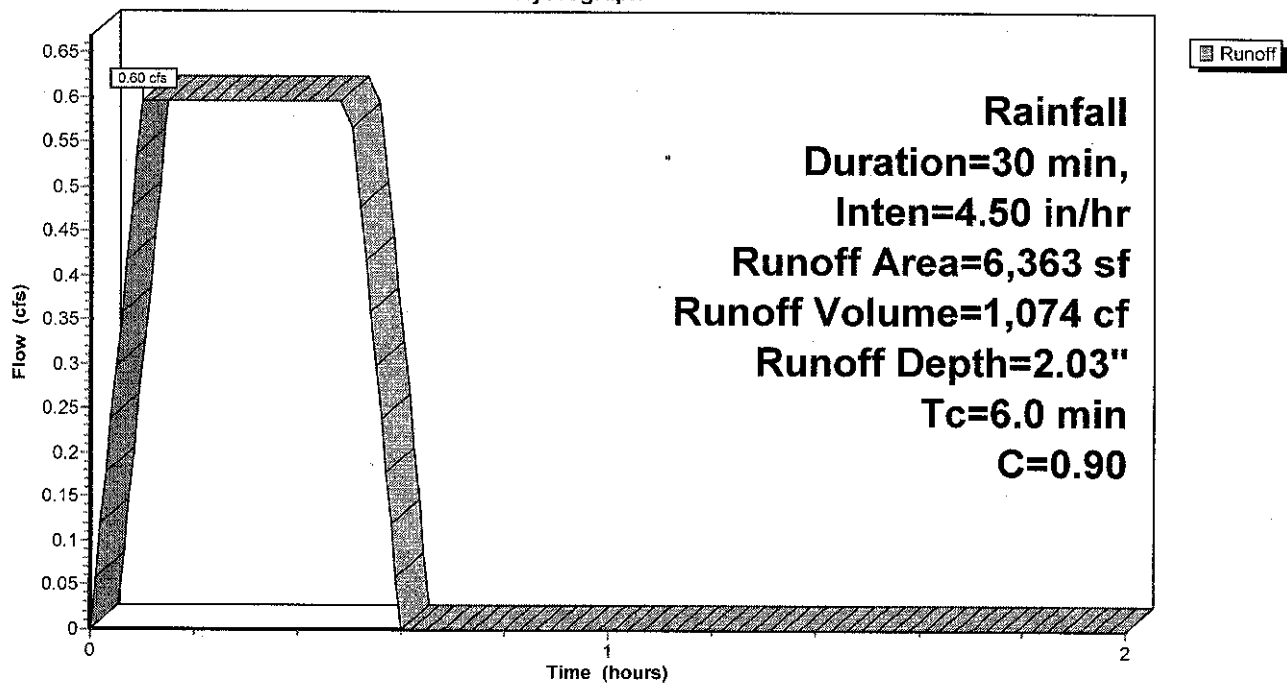
Rainfall Duration=30 min, Inten=4.50 in/hr

Area (sf)	C	Description
6,363	0.90	IMPERVIOUS
6,363		Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 1S: POST-DEVELOPMENT - 100 YR.

Hydrograph



Summary for Pond 2P: SEEPAGE BED/ DETENTION BASIN

Inflow Area = 6,363 sf, 0.00% Impervious, Inflow Depth = 2.03"
 Inflow = 0.60 cfs @ 0.10 hrs, Volume= 1,074 cf
 Outflow = 0.48 cfs @ 0.52 hrs, Volume= 1,074 cf, Atten= 19%, Lag= 25.1 min
 Primary = 0.48 cfs @ 0.52 hrs, Volume= 1,074 cf

Routing by Stor-Ind method, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs / 3

Peak Elev= 349.99' @ 0.52 hrs Surf.Area= 271 sf Storage= 480 cf

Plug-Flow detention time= 14.9 min calculated for 1,068 cf (100% of inflow)

Center-of-Mass det. time= 15.0 min (33.0 - 18.0)

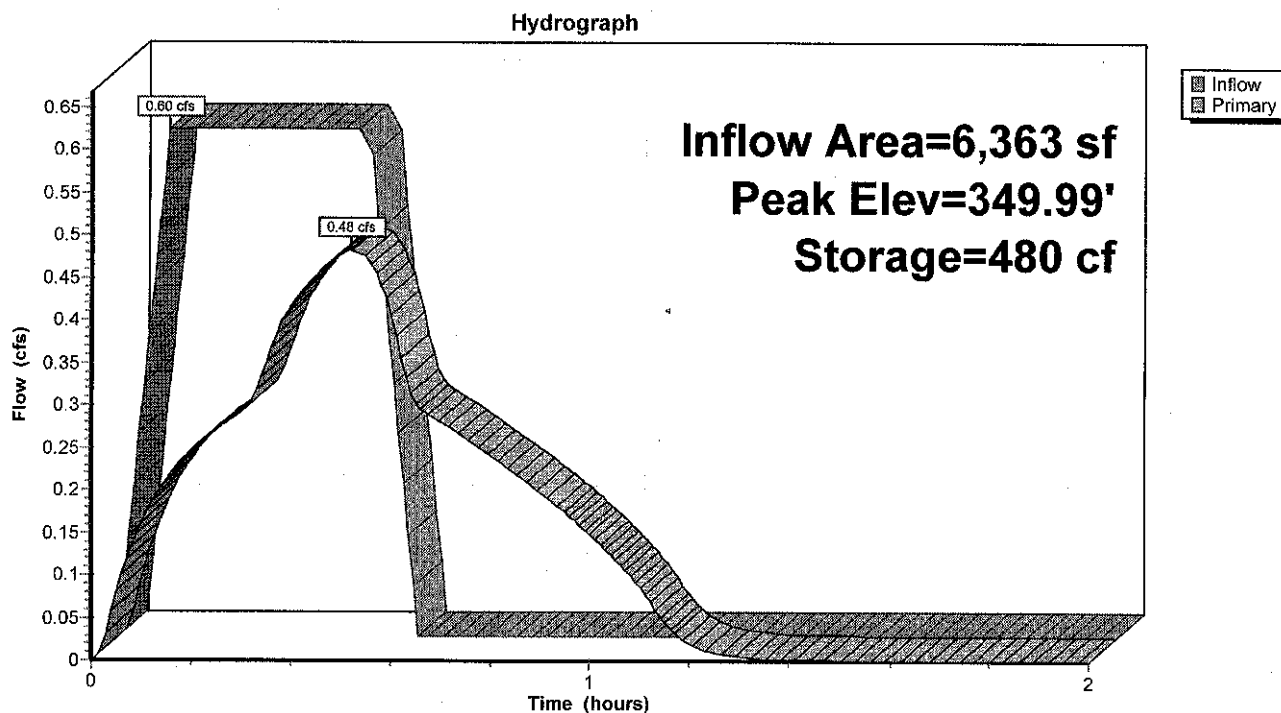
Volume	Invert	Avail.Storage	Storage Description"
#1	347.80'	855 cf	48.0"D x 34.00'L Horizontal Cylinder x 2

Device	Routing	Invert	Outlet Devices
#1	Primary	349.50'	3.0" Vert. Orifice/Grate C= 0.600
#2	Primary	347.80'	3.0" Vert. Orifice/Grate C= 0.600

Primary OutFlow Max=0.48 cfs @ 0.52 hrs HW=349.99' (Free Discharge)

1=Orifice/Grate (Orifice Controls 0.14 cfs @ 2.92 fps)

2=Orifice/Grate (Orifice Controls 0.34 cfs @ 6.92 fps)

Pond 2P: SEEPAGE BED/ DETENTION BASIN

19038 POST-2

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Rainfall Duration=30 min, Inten=4.00 in/hr

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Page 1

Summary for Subcatchment 1S: POST-DEVELOPMENT - 50 YR.

Runoff = 0.53 cfs @ 0.10 hrs, Volume= 954 cf, Depth= 1.80"

Runoff by Rational method, Rise/Fall=1.0/1.0 xTc, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs

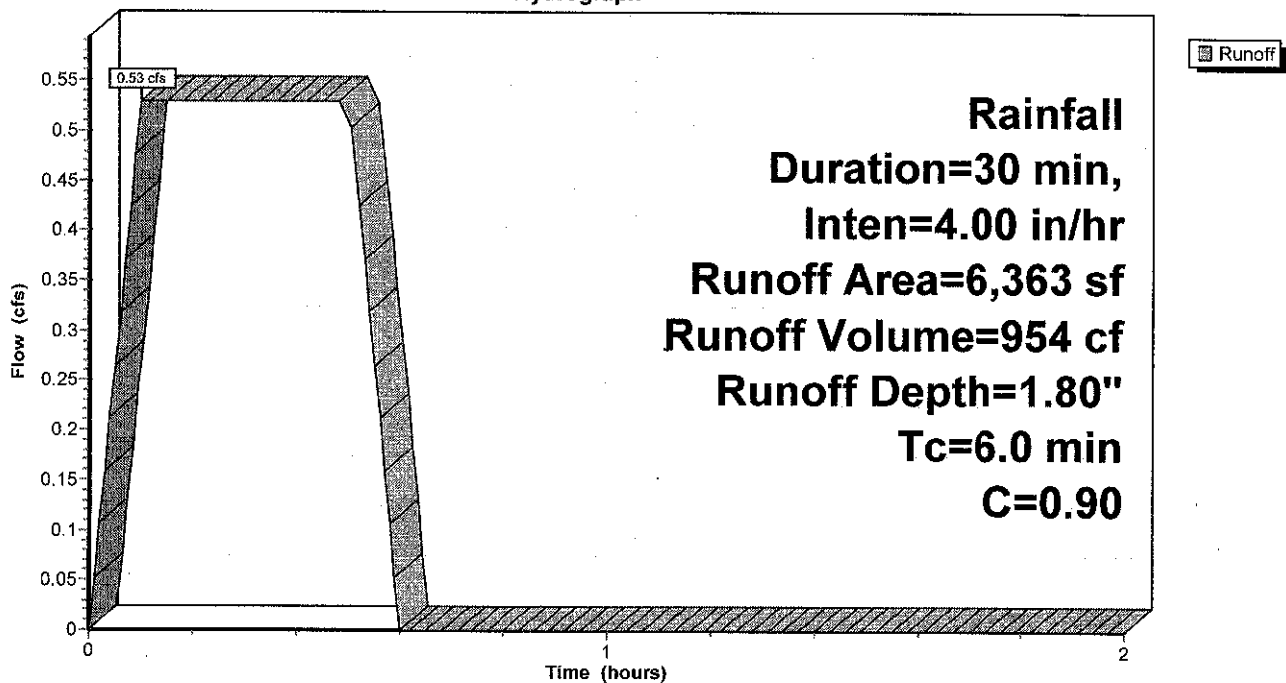
Rainfall Duration=30 min, Inten=4.00 in/hr

Area (sf)	C	Description
6,363	0.90	IMPERVIOUS
6,363		Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 1S: POST-DEVELOPMENT - 50 YR.

Hydrograph



Summary for Pond 2P: SEEPAGE BED/ DETENTION BASIN

Inflow Area = 6,363 sf, 0.00% Impervious, Inflow Depth = 1.80"
 Inflow = 0.53 cfs @ 0.10 hrs, Volume= 954 cf
 Outflow = 0.43 cfs @ 0.52 hrs, Volume= 954 cf, Atten= 20%, Lag= 25.2 min
 Primary = 0.43 cfs @ 0.52 hrs, Volume= 954 cf

Routing by Stor-Ind method, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs / 3

Peak Elev= 349.81' @ 0.52 hrs Surf.Area= 272 sf Storage= 430 cf

Plug-Flow detention time= 14.9 min calculated for 954 cf (100% of inflow)

Center-of-Mass det. time= 14.8 min (32.8 - 18.0)

Volume	Invert	Avail.Storage	Storage Description
#1	347.80'	855 cf	48.0"D x 34.00'L Horizontal Cylinder x 2

Device	Routing	Invert	Outlet Devices
#1	Primary	349.50'	3.0" Vert. Orifice/Grate C= 0.600
#2	Primary	347.80'	3.0" Vert. Orifice/Grate C= 0.600

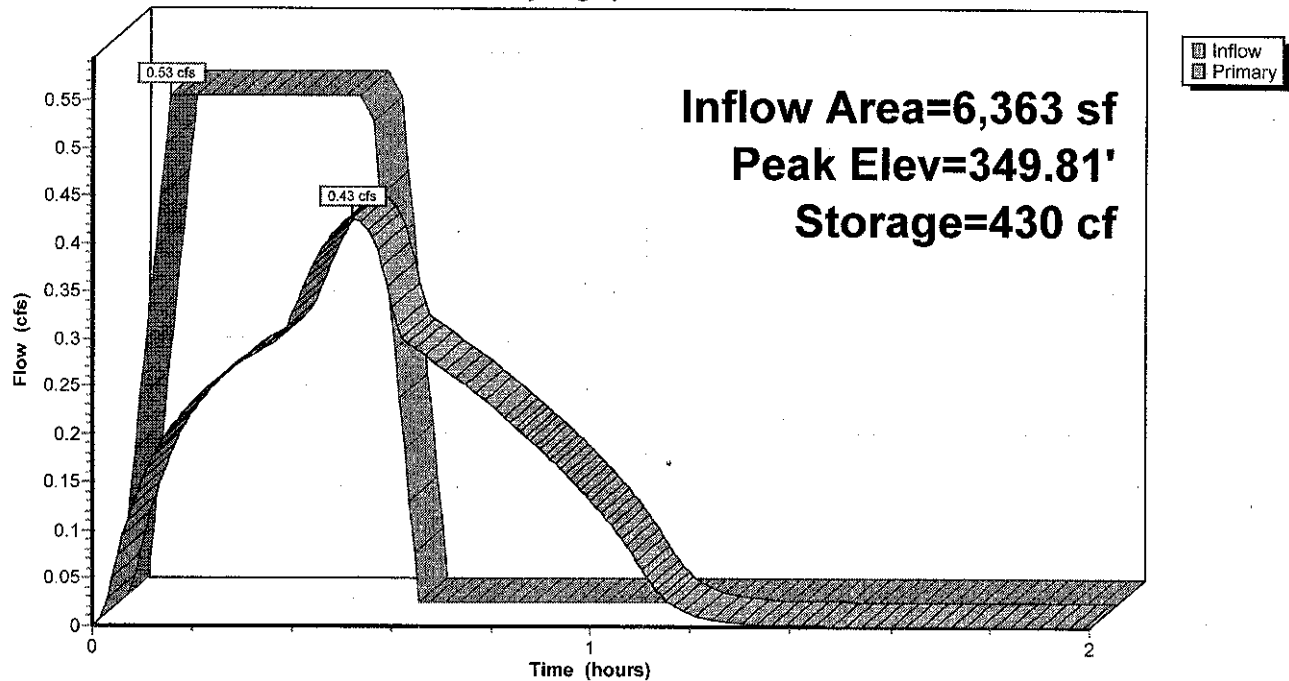
Primary OutFlow Max=0.43 cfs @ 0.52 hrs HW=349.81' (Free Discharge)

1=Orifice/Grate (Orifice Controls 0.10 cfs @ 2.08 fps)

2=Orifice/Grate (Orifice Controls 0.32 cfs @ 6.61 fps)

Pond 2P: SEEPAGE BED/ DETENTION BASIN

Hydrograph



19038 POST-2

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Rainfall Duration=30 min, Inten=3.30 in/hr

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Page 1

Summary for Subcatchment 1S: POST-DEVELOPMENT - 25 YR.

Runoff = 0.44 cfs @ 0.10 hrs, Volume= 787 cf, Depth= 1.49"

Runoff by Rational method, Rise/Fall=1.0/1.0 xTc, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs

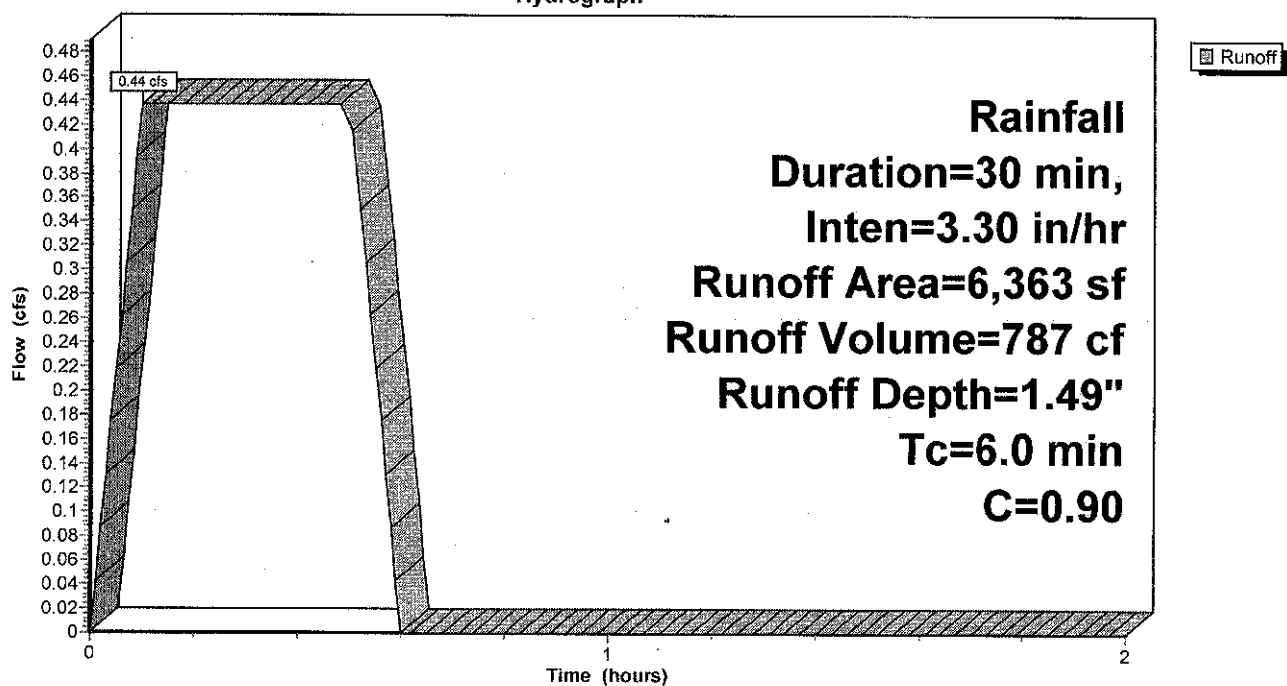
Rainfall Duration=30 min, Inten=3.30 in/hr

Area (sf)	C	Description
6,363	0.90	IMPERVIOUS
6,363		Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 1S: POST-DEVELOPMENT - 25 YR.

Hydrograph



Summary for Pond 2P: SEEPAGE BED/ DETENTION BASIN

Inflow Area = 6,363 sf, 0.00% Impervious, Inflow Depth = 1.49"
 Inflow = 0.44 cfs @ 0.10 hrs, Volume= 787 cf
 Outflow = 0.30 cfs @ 0.53 hrs, Volume= 787 cf, Atten= 32%, Lag= 25.9 min
 Primary = 0.30 cfs @ 0.53 hrs, Volume= 787 cf

Routing by Stor-Ind method, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs / 3

Peak Elev= 349.51' @ 0.53 hrs Surf.Area= 269 sf Storage= 349 cf

Plug-Flow detention time= 13.8 min calculated for 784 cf (100% of inflow)

Center-of-Mass det. time= 14.0 min (32.0 - 18.0)

Volume	Invert	Avail.Storage	Storage Description
#1	347.80'	855 cf	48.0"D x 34.00'L Horizontal Cylinder x 2

Device	Routing	Invert	Outlet Devices
#1	Primary	349.50'	3.0" Vert. Orifice/Grate C= 0.600
#2	Primary	347.80'	3.0" Vert. Orifice/Grate C= 0.600

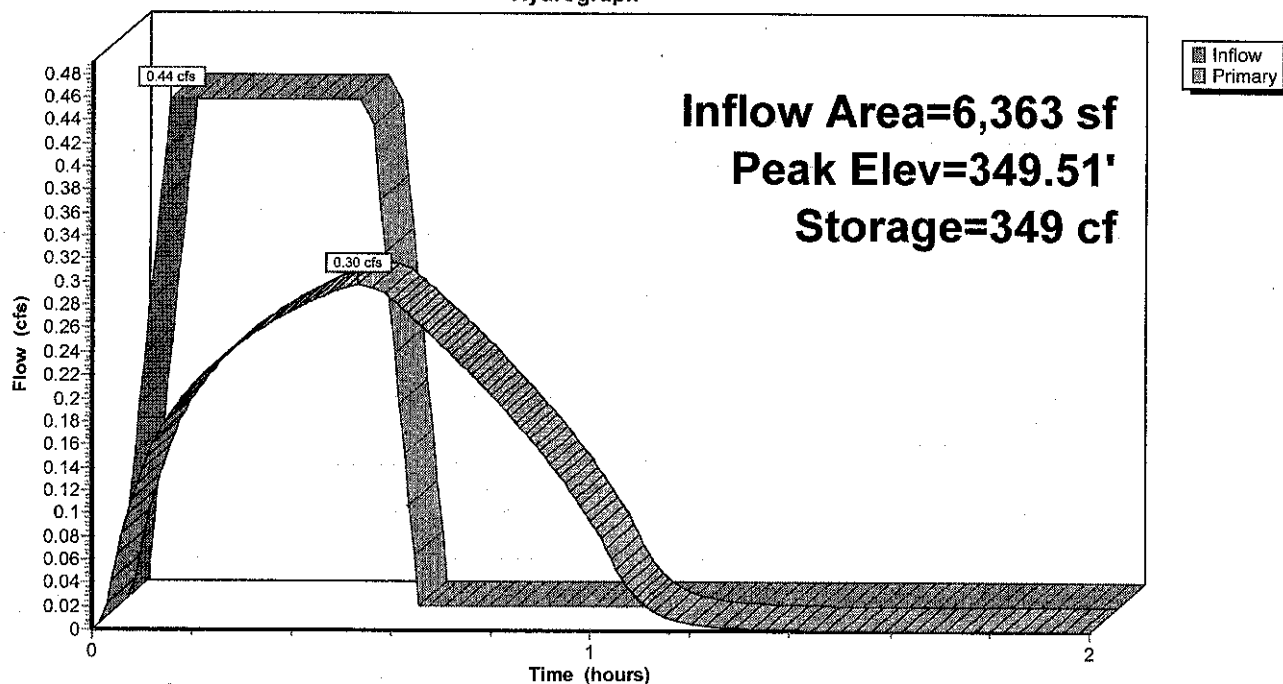
Primary OutFlow Max=0.30 cfs @ 0.53 hrs HW=349.51' (Free Discharge)

1=Orifice/Grate (Orifice Controls 0.00 cfs @ 0.36 fps)

2=Orifice/Grate (Orifice Controls 0.30 cfs @ 6.06 fps)

Pond 2P: SEEPAGE BED/ DETENTION BASIN

Hydrograph



Summary for Subcatchment 1S: POST-DEVELOPMENT - 5 YR.

Runoff = 0.33 cfs @ 0.10 hrs, Volume= 597 cf, Depth= 1.13"

Runoff by Rational method, Rise/Fall=1.0/1.0 xTc, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs

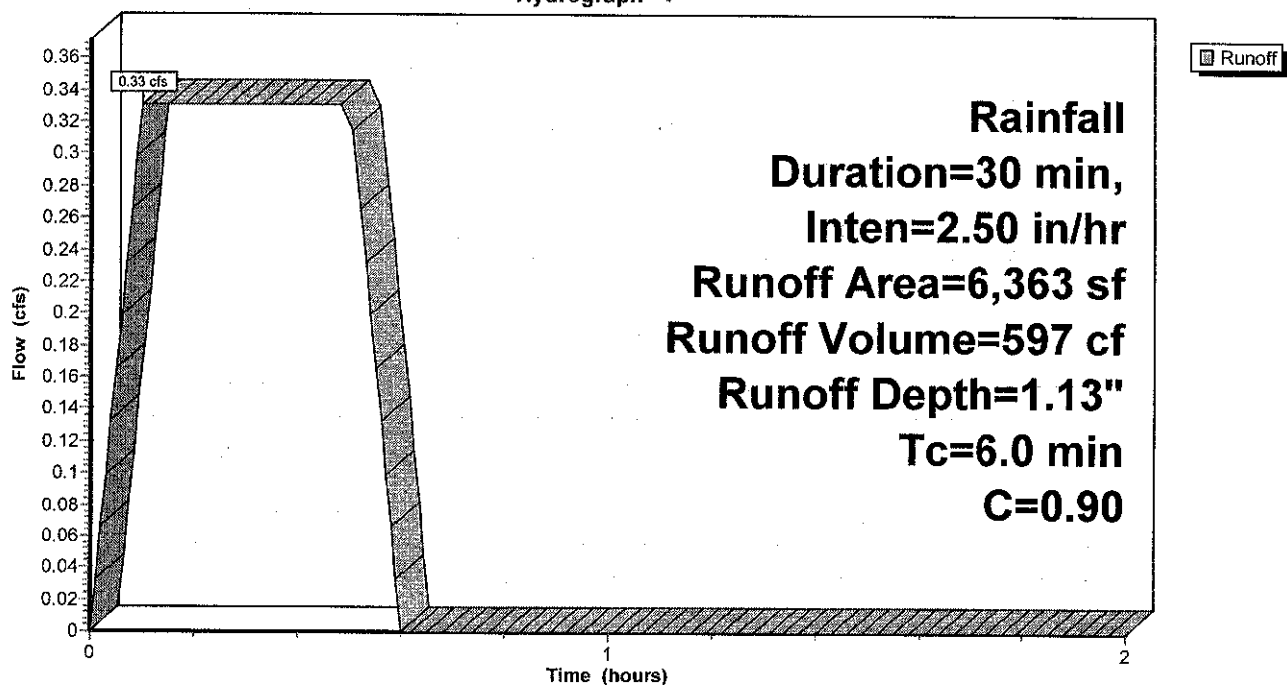
Rainfall Duration=30 min, Inten=2.50 in/hr

Area (sf)	C	Description
6,363	0.90	IMPERVIOUS
6,363		Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 1S: POST-DEVELOPMENT - 5 YR.

Hydrograph



Summary for Pond 2P: SEEPAGE BED/ DETENTION BASIN

Inflow Area = 6,363 sf, 0.00% Impervious, Inflow Depth = 1.13"
 Inflow = 0.33 cfs @ 0.10 hrs, Volume= 597 cf
 Outflow = 0.25 cfs @ 0.52 hrs, Volume= 597 cf, Atten= 25%, Lag= 25.5 min
 Primary = 0.25 cfs @ 0.52 hrs, Volume= 597 cf

Routing by Stor-Ind method, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs / 3

Peak Elev= 349.05' @ 0.52 hrs Surf.Area= 252 sf Storage= 227 cf

Plug-Flow detention time= 11.0 min calculated for 594 cf (100% of inflow)

Center-of-Mass det. time= 11.1 min (29.1 - 18.0)

Volume	Invert	Avail.Storage	Storage Description
#1	347.80'	855 cf	48.0"D x 34.00'L Horizontal Cylinder x 2

Device	Routing	Invert	Outlet Devices
#1	Primary	349.50'	3.0" Vert. Orifice/Grate C= 0.600
#2	Primary	347.80'	3.0" Vert. Orifice/Grate C= 0.600

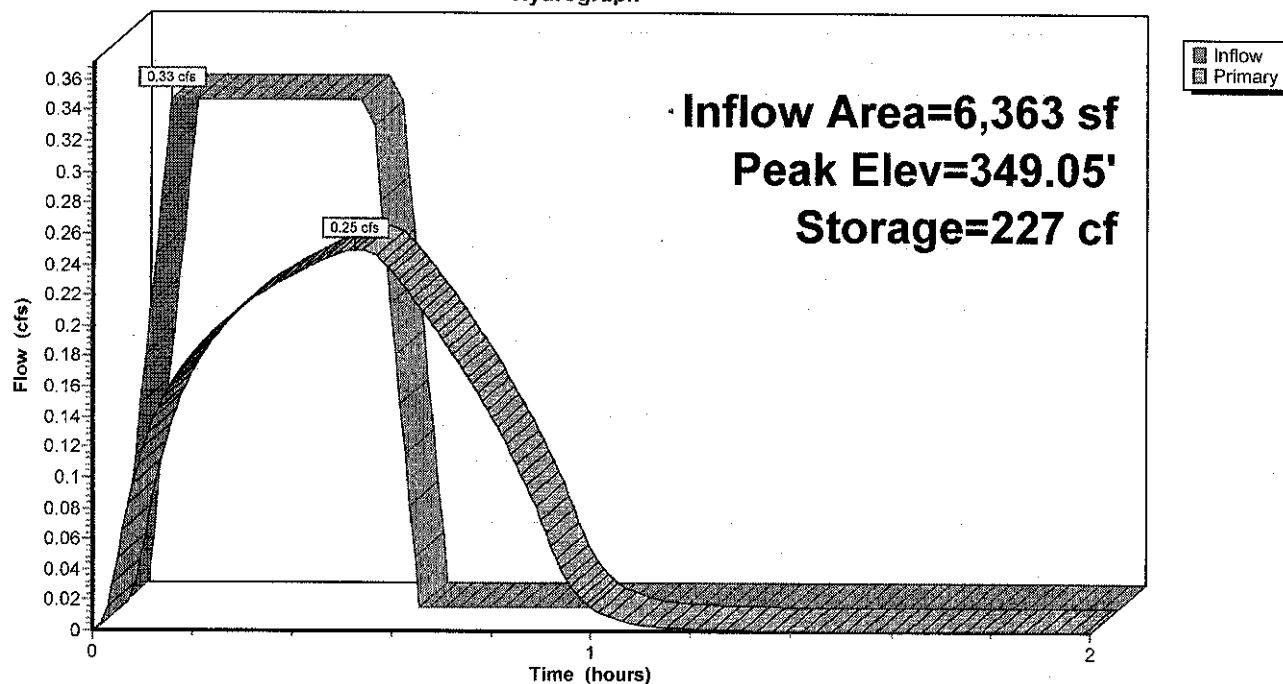
Primary OutFlow Max=0.25 cfs @ 0.52 hrs HW=349.04' (Free Discharge)

1=Orifice/Grate (Controls 0.00 cfs)

2=Orifice/Grate (Orifice Controls 0.25 cfs @ 5.10 fps)

Pond 2P: SEEPAGE BED/ DETENTION BASIN

Hydrograph



19038 POST-2

Prepared by RKW Engineering Services, Inc.

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Rainfall Duration=30 min, Inten=2.10 in/hr

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Page 1

Summary for Subcatchment 1S: POST-DEVELOPMENT - 2 YR.

Runoff = 0.28 cfs @ 0.10 hrs, Volume= 501 cf, Depth= 0.95"

Runoff by Rational method, Rise/Fall=1.0/1.0 xTc, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs

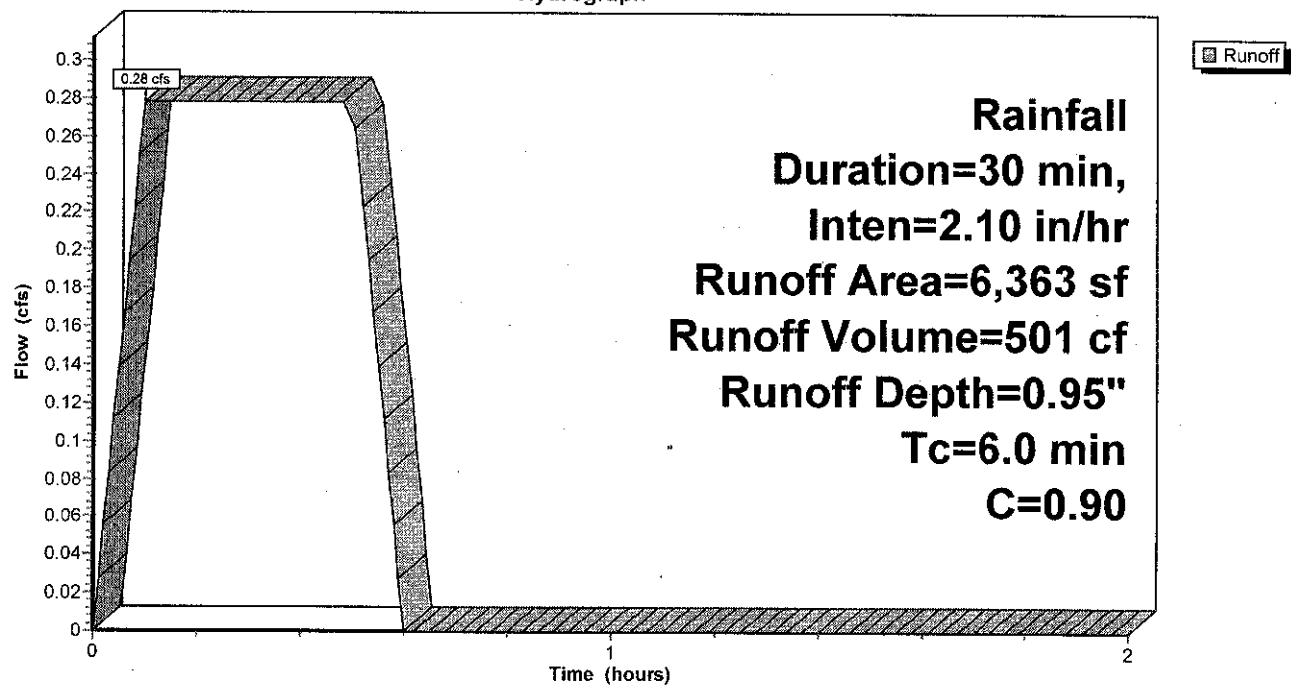
Rainfall Duration=30 min, Inten=2.10 in/hr

Area (sf)	C	Description
6,363	0.90	IMPERVIOUS
6,363		Pervious Area

Tc (min)	Length (feet)	Slope (ft/ft)	Velocity (ft/sec)	Capacity (cfs)	Description
6.0					Direct Entry,

Subcatchment 1S: POST-DEVELOPMENT - 2 YR.

Hydrograph



Summary for Pond 2P: SEEPAGE BED/ DETENTION BASIN

Inflow Area = 6,363 sf, 0.00% Impervious, Inflow Depth = 0.95"
 Inflow = 0.28 cfs @ 0.10 hrs, Volume= 501 cf
 Outflow = 0.22 cfs @ 0.52 hrs, Volume= 501 cf, Atten= 20%, Lag= 25.2 min
 Primary = 0.22 cfs @ 0.52 hrs, Volume= 501 cf

Routing by Stor-Ind method, Time Span= 0.00-2.00 hrs, dt= 0.01 hrs / 3

Peak Elev= 348.82' @ 0.52 hrs Surf.Area= 237 sf Storage= 171 cf

Plug-Flow detention time= 9.5 min calculated for 499 cf (99% of inflow)

Center-of-Mass det. time= 9.6 min (27.6 - 18.0)

Volume	Invert	Avail.Storage	Storage Description
#1	347.80'	855 cf	48.0"D x 34.00'L Horizontal Cylinder x 2

Device	Routing	Invert	Outlet Devices
#1	Primary	349.50'	3.0" Vert. Orifice/Grate C= 0.600
#2	Primary	347.80'	3.0" Vert. Orifice/Grate C= 0.600

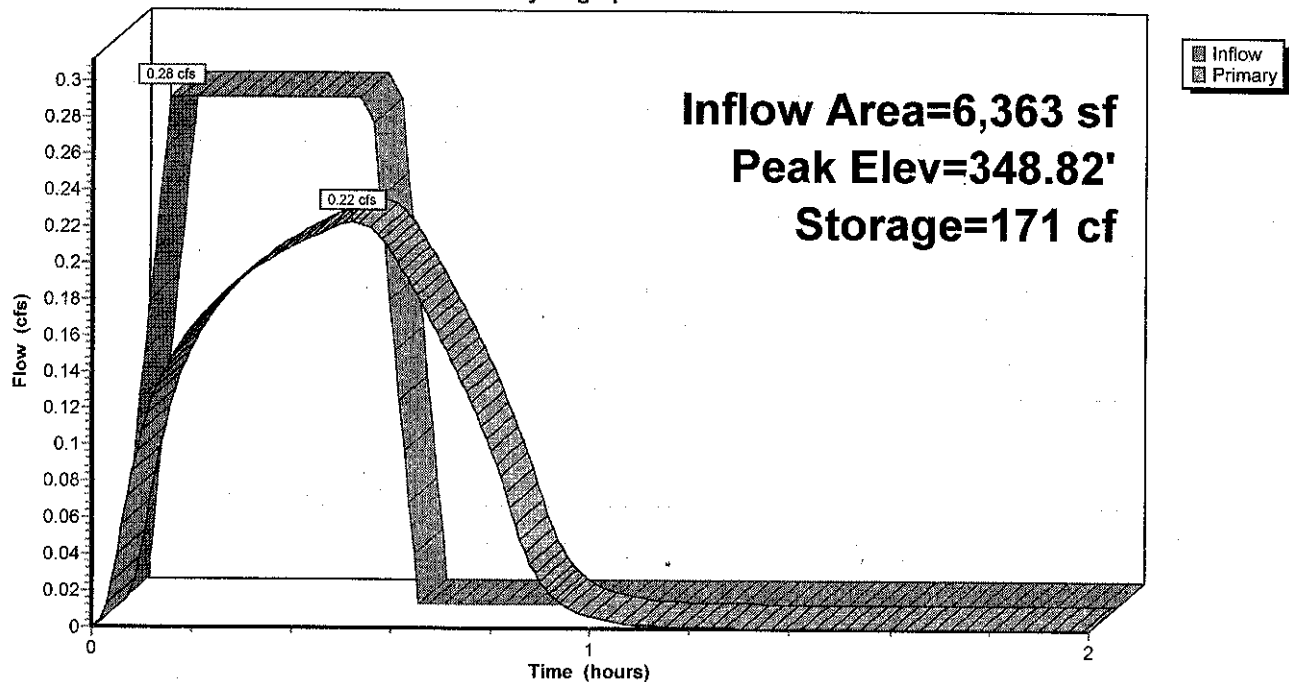
Primary OutFlow Max=0.22 cfs @ 0.52 hrs HW=348.82' (Free Discharge)

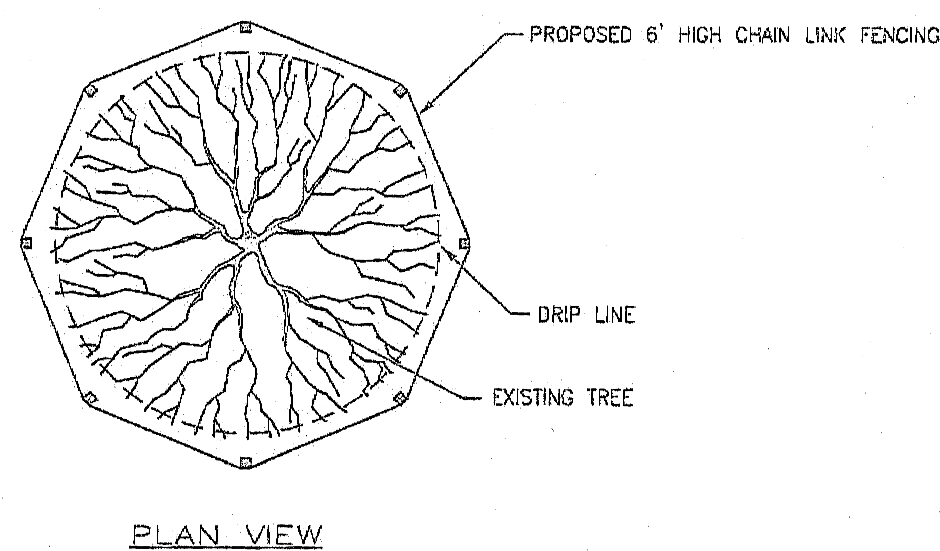
1=Orifice/Grate (Controls 0.00 cfs)

2=Orifice/Grate (Orifice Controls 0.22 cfs @ 4.54 fps)

Pond 2P: SEEPAGE BED/ DETENTION BASIN

Hydrograph





TREE PROTECTION SPECIFICATIONS

1. A 4" layer of coarse mulch or woodchips is to be placed beneath the dripline of the protected

11. A protective barrier of 8' chain link fencing shall be installed around the dripline of protected tree(s). The fencing can be moved within the dripline if authorized by the Consulting Arborist but not closer than 2' from the trunk of any tree. Fence posts shall be 2.0" in diameter and are to be driven 2' into the ground. The distance between posts shall not be more than 10'. This enclosed area is the Tree Protection Zone (TPZ).

11. Movable barriers of chain link fencing secured to cement blocks can be substituted for "fixed" fencing if the Consulting Arborist agree that the fencing will have to be moved to accommodate certain phases of construction. The builder may not move the fence without authorization from the Consulting Arborist.

IV. Where the Consulting Arborist has determined that tree protection fencing will interfere with the safety of work crews, Tree Wrap may be used as an alternative form of tree protection. Wooden slats at least one inch thick are to be bound securely, edge to edge, around the trunk. A single layer or more of orange plastic construction fencing is to be wrapped and secured around the outside of the wooden slats. Major scaffold limbs may be wrapped protection as determined by the Consulting Arborist. Strow maddle may also be used as a trunk wrap by nailing the maddle around the trunk up to a minimum height of six feet from grade. A single layer or more of orange plastic construction fencing is to be wrapped and secured around the strow maddle.

TREE PROTECTION DETAIL

STANDARD EROSION AND SEDIMENT CONTROL PLAN NOTES

1. Vehicles and equipment may not enter public roads without having the tires cleaned or washed.
2. Stockpile heights must not exceed 35 feet. Stockpile slopes must be 2:1 or flatter.
3. The operator shall assure that the approved erosion and sediment control plan is properly and completely implemented.
 - a. Until the site achieves final stabilization, the operator shall assure that the best management practices are implemented, operated, and maintained properly and completely.
 - b. Maintenance shall include inspections of all best management practice facilities. The operator shall maintain and make available to local Conservation District complete, written copies of all plans, reports, and records. All maintenance work, including cleaning, repair, replacement, regrading, and restabilization shall be performed immediately.
 - c. Immediately upon discovering unforeseen circumstances posing the potential for accelerated erosion and/or sediment pollution, the operator shall implement appropriate best management practices to eliminate potential for accelerated erosion and/or sediment pollution.
6. Before initiating any revisions to the approved erosion and sediment control plan or revisions to other plans which may affect the effectiveness of the approved E&S control plan, the operator must receive approval of the revisions from the local Conservation District.
7. The operator shall assure that an erosion and sediment control plan has been prepared, approved by the local Conservation District, and is being implemented and maintained for all soil and/or rock spoil and borrow areas, regardless of their locations.
8. All spreading of sediment-laden water shall be through a sediment control BMP, such as a pumped water filter bed discharging over non-disturbed areas.
9. The operator is advised to become thoroughly familiar with the provisions of the Appendix 64, Erosion Control Rules and Regulations, Title 25, Part 1, Department of Environmental Protection, Subpart C, Protection of Natural Resources, Article III, Water Resources.
10. A copy of the approved erosion and sediment control plan must be available at the project site at all times.
11. The E&S control plan mapping must display a PA ONE CALL SYSTEM IDENTIFICATION symbol including the site identification number. (This is a numbered symbol not a note.)
12. Erosion and sediment BMP's must be constructed, stabilized, and functional before site disturbance begins within the tributary areas of those BMP's.
13. After final site stabilization has been achieved, temporary erosion and sediment BMP controls must be removed. Areas disturbed during removal of the BMP's must be stabilized immediately.

14. At least 7 days before starting any earth disturbance activities, the operator shall invite all contractors involved in those activities, the landowner, all appropriate municipal officials, the erosion and sediment control plan preparer, and the local Conservation District to an on-site meeting. Also, at least 3 days before starting any earth disturbance activities, all contractors involved in those activities shall notify the Pennsylvania One Call System Incorporated at 1-800-242-1776 for buried utilities locations.

15. ALL EARTH DISTURBANCE ACTIVITIES SHALL PROCEED IN ACCORDANCE WITH THE SEQUENCE OF CONSTRUCTION. EACH STAGE SHALL BE COMPLETED BEFORE ANY FOLLOWING STAGE IS INITIATED. CLEARING AND GRUBBING SHALL BE LIMITED ONLY TO THOSE AREAS DESCRIBED IN EACH STAGE.

16. Immediately after earth disturbance activities cease, the operator shall stabilize any areas disturbed by the activities. During non-germinating periods, mulch must be applied at the specified rates. Disturbed areas which are not at finished grade and which will be redisturbed within 1 year must be stabilized in accordance with the permanent vegetative stabilization specifications.

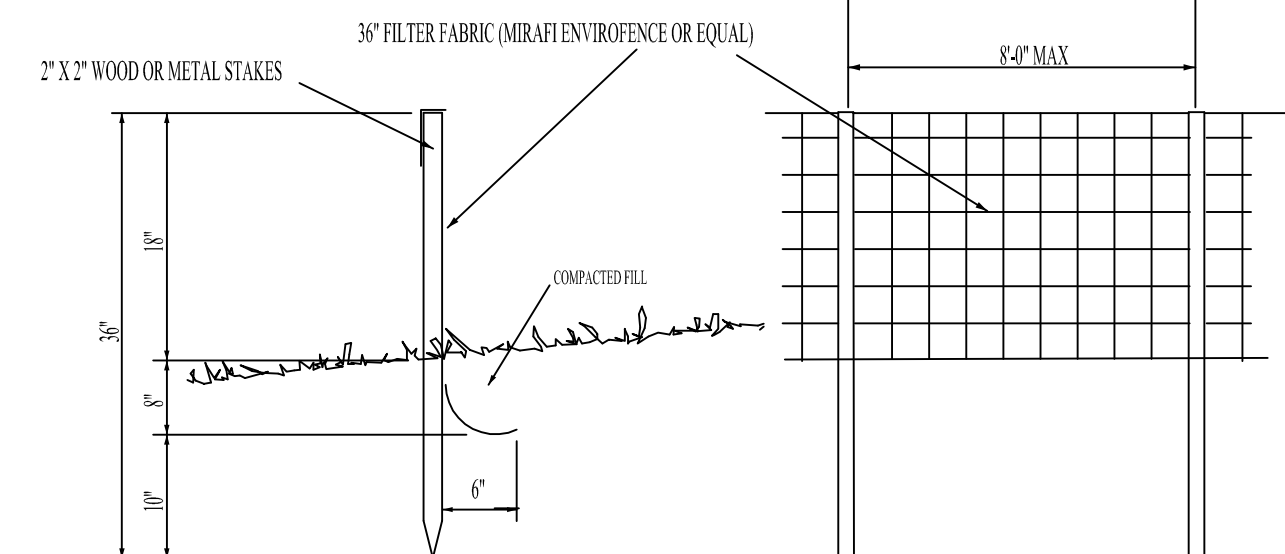
17. An area shall be considered to have achieved final stabilization when it has a minimum uniform 70% perennial vegetative cover or other permanent non-vegetative cover with a density sufficient to resist accelerated surface erosion and subsurface characteristics sufficient to resist sliding and other movements.

18. Hay or straw mulch must be applied at 3.0 tons per acre.

21. Until the site is stabilized, all erosion and sediment BMP's must be maintained properly. Maintenance must include inspections of all erosion and sediment control BMP's after each runoff event and on a weekly basis. All preventative and remedial maintenance work,

- including clean out, repair, replacement, regarding, reseeding, remulching, and renetting, must be performed immediately. If erosion and sediment control BMPs fail to perform as expected, replacement BMPs, or modifications of those installed will be required.
22. Sediment removed from BMPs shall be disposed of in landscaped areas outside of steep slopes, wetlands, floodplains or drainage swales and immediately stabilized, or placed in

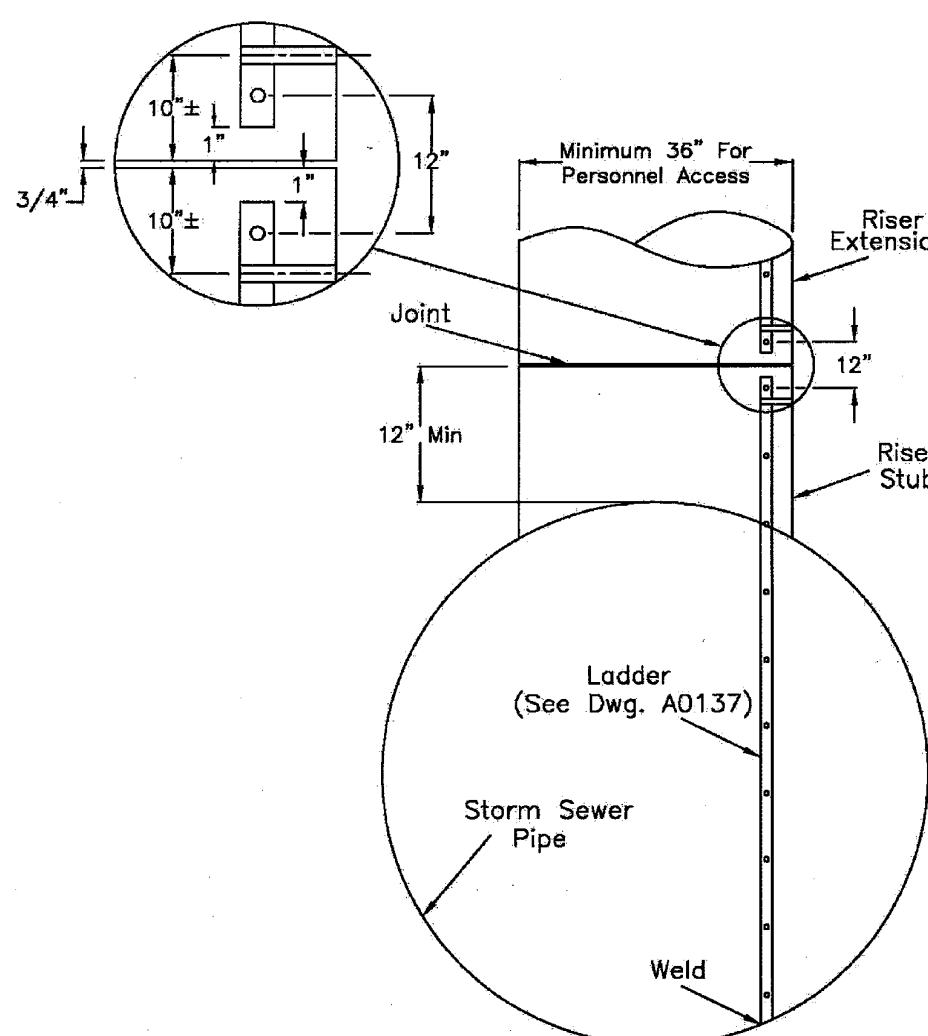
23. The operator shall remove from the site, recycle, or dispose of all building materials and waste in accordance with the Department's Solid Waste Management Regulations at 25 Pa. Code §60.1 et seq., 271.1 et seq., and 287.1 et seq. The contractor shall not illegally bury, dump, or discharge any building material or wastes at the site.



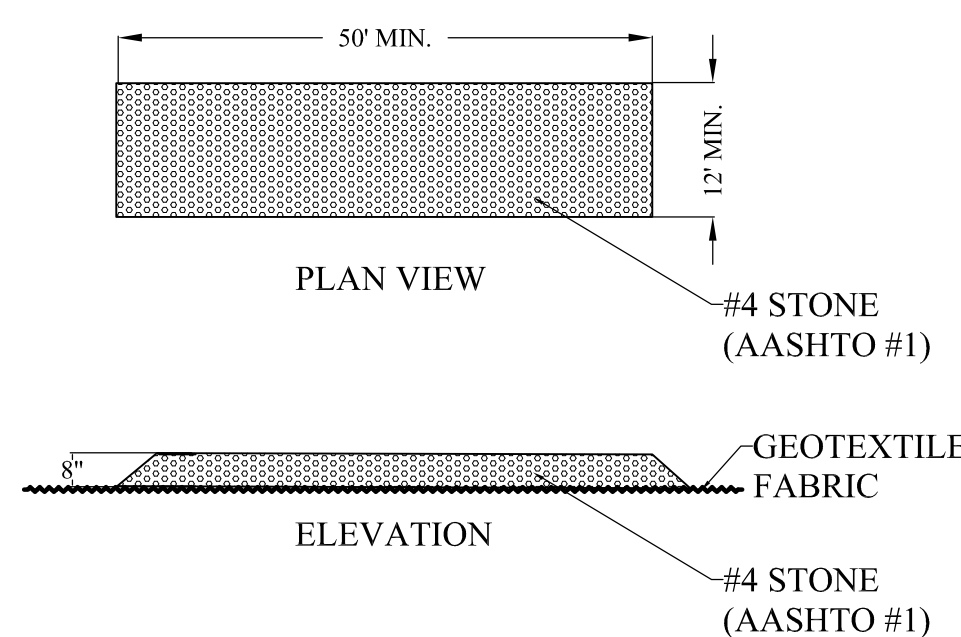
SILT FENCE DETAIL

NO SCALE

- 1) SILT FENCE MUST BE INSTALLED PARALLEL TO CONTOURS OR CONSTRUCTED LEVEL.
- 2) SEDIMENT MUST BE REMOVED WHERE ACCUMULATIONS REACH 1/2 OF THE ABOVE GROUND HEIGHT OF THE SILT FENCE.
- 3) ANY SILT FENCE THAT HAS BEEN TOPPLED OR UNDERMINED MUST BE REPLACED WITH A ROCK FILTER OUTLET IMMEDIATELY.
- 4) ACCUMULATED SEDIMENT WILL BE REMOVED, SPREAD AND STABILIZED ON SITE.

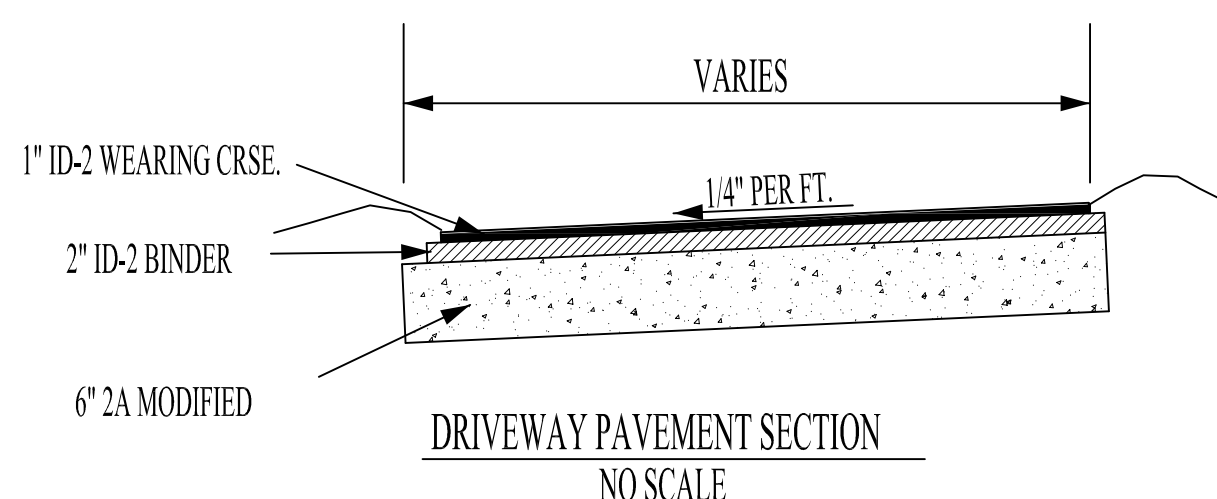


CMP LADDER DETAIL

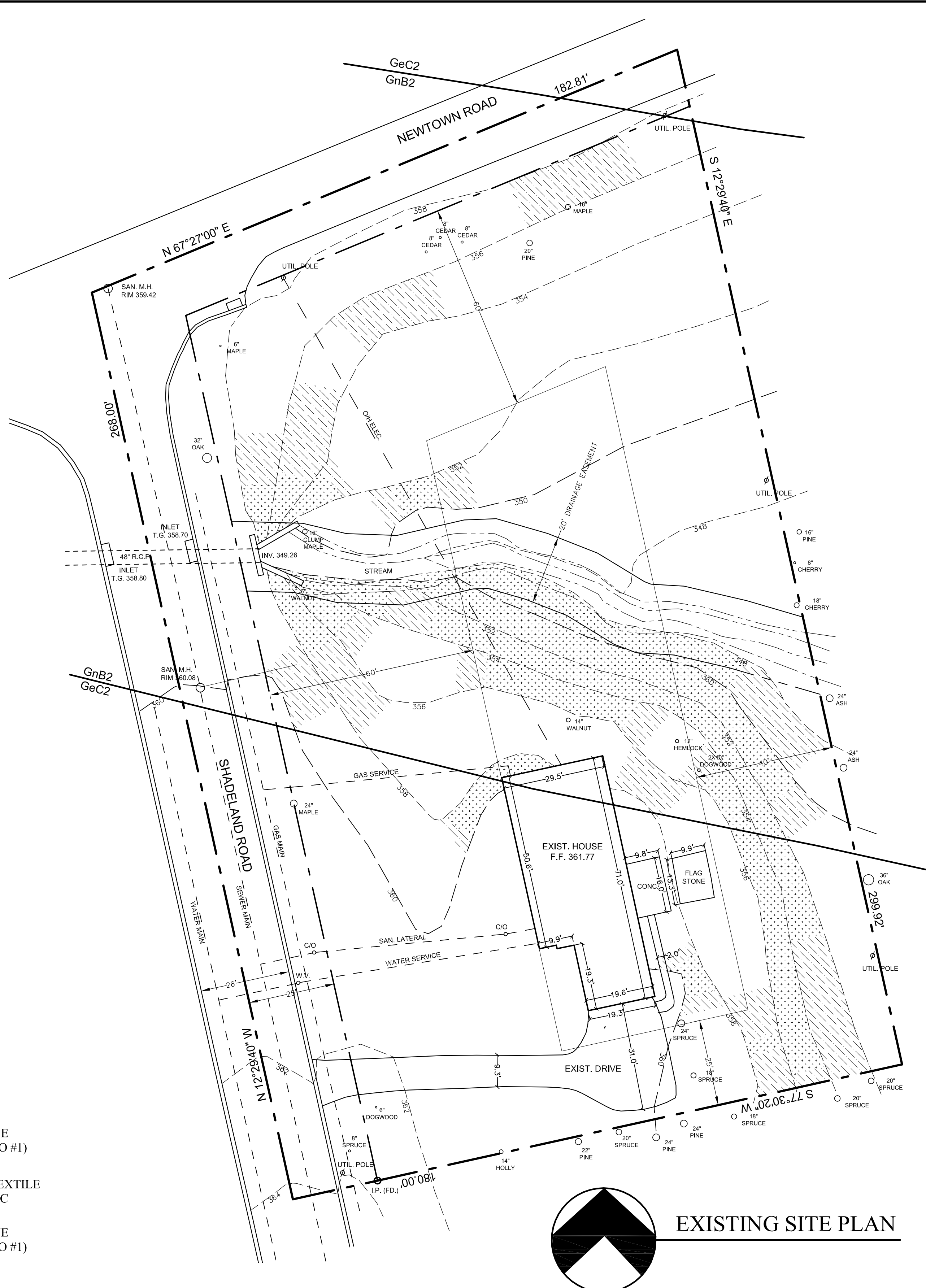


TIRE CLEANER DETAIL

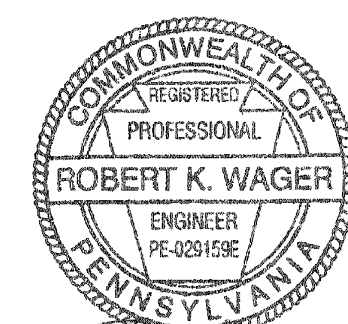
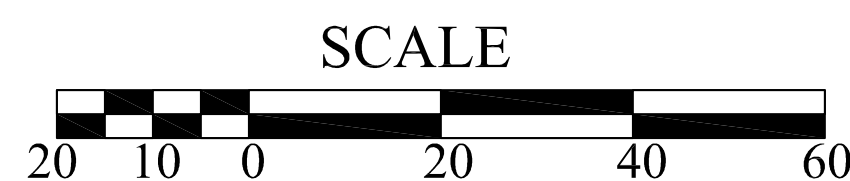
NTS




NO SCALE



EXISTING SITE PLAN



REVISED BASIN		9-16-19	
REVISIONS	REVISED AS PER REVIEW OF 8-21-19	8-27-19	
		ROBERT K. WAGER, P.E.	
		1610 PELHAM AVENUE HAVERTOWN, PA 19083	
		(610) 642-0961	
<h2>DETAILS - E&S NOTES</h2> <p>501 SHADELAND ROAD RADNOR TOWNSHIP</p>			
DELAWARE COUNTY		PENNSYLVANIA	
DATE:	8/07/19	SCALE:	1"=20'-0"
		DRAWN BY:	RKW
		PROJ. NO.:	19038

2020 Budget Discussion and Direction

Radnor Township Board of Commissioners

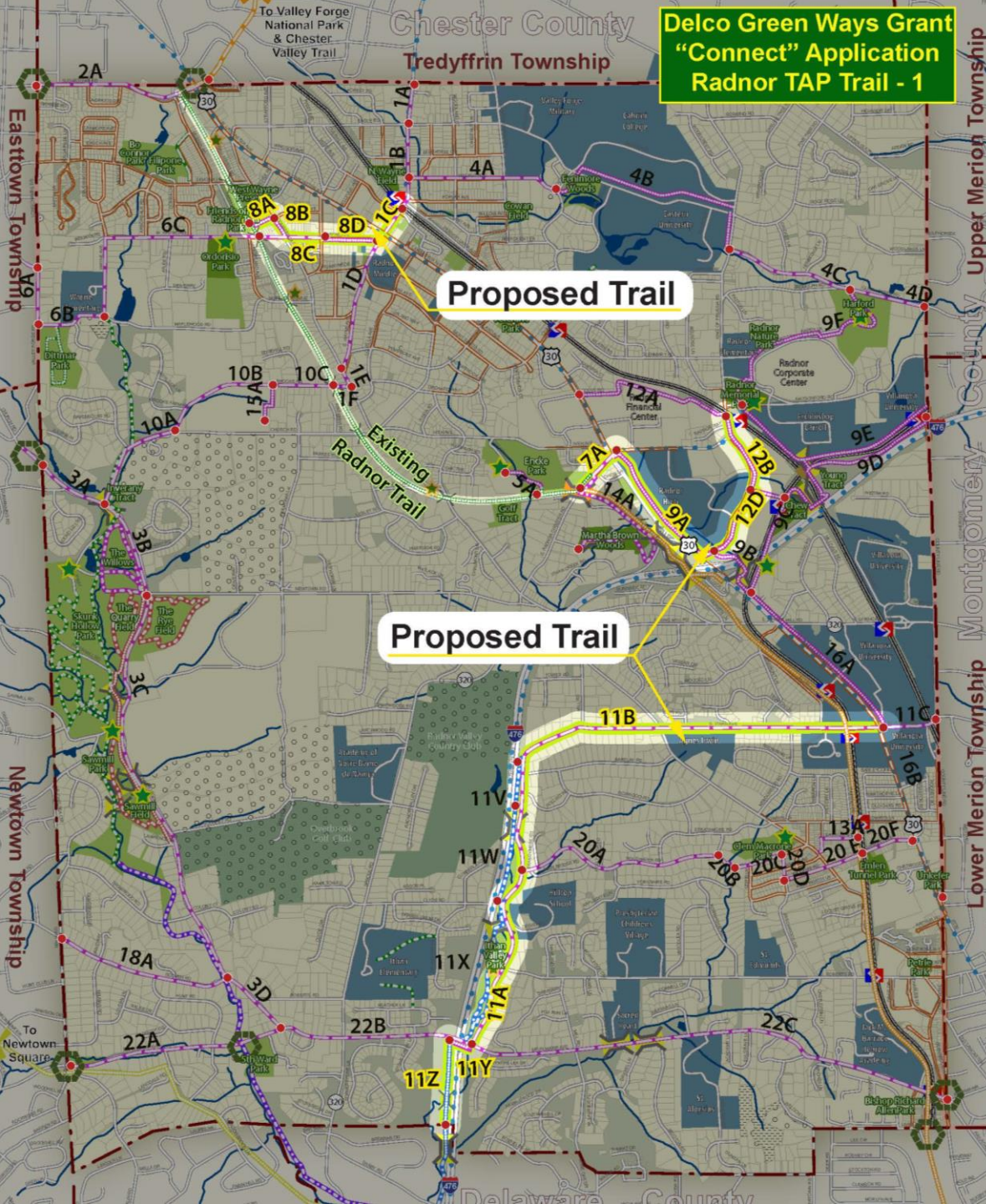
November 11, 2019



Radnor TAP Trail

- Project Status
- Funding & Costs to date
- Requested Change Order





Project Status

1. **Traffic Submission – PennDOT needs to review and approve the latest information. This has been sitting with PennDOT for several weeks.**
2. **E&S / NPDES Permit – DCCD is reviewing plans, followed by DEP review/approval. Approval expected in a few weeks.**
3. **Categorical Exclusion Clearance. All info submitted, waiting for signature.**
4. **Reimbursement Agreement**
 - i. Radnor needs to submit remaining two exhibits, followed by review and approval by PennDOT, followed by preparation of the agreement by PennDOT.
 - ii. PennDOT needs to review and approve QCI construction inspection resumes, followed by the preparation of the agreement by PennDOT
5. **ROW Plans have been approved – Township needs to move forward with Easement Negotiations. Steps are clear. Action required.**
6. **DM-3 has been submitted, few comments to be addressed by Design Team.**
7. **Constructability This submission is completed but we must wait until we get decision on Traffic Submission (#1 above).**
8. **Bidding early 2020. Construction late spring / summer 2020.**



As per Simone Collins Team

Construction Cost Estimate:

Grants:

TAP	\$1,000,000
DCNR	\$ 500,000
DCED	\$ 225,000
DELCO	<u>\$ 500,000</u>
	\$2,225,000

Estimate

\$2,014,429

Estimate + 10%

\$2,215,871

+\$210,571

+ \$9,129

Design & Engineering:

\$ 479,540

Construction Inspection:

\$100,000 (est.)

Cost to Township:

\$ 368,969

\$ 570,411

Requested Change Order #9:

\$ 40,000

Total Estimated Cost to Township:

\$408,969*

\$ 610,411*

Total Project: \$2,633,969 (w/o cont.)

15. 5% of costs*

Total Project: \$2,833,969 (w 10% cont.)

21. 5% of costs*

*Township decided not to submit for PennDOT MTF grant for this project



As per Township Direction

Construction Cost Estimate:

Grants:

TAP \$1,000,000
DCNR \$ 500,000
DCED \$ 225,000
DELCO \$ 500,000
 \$2,225,000

Estimate

\$2,014,429

Estimate + 15%

\$2,316,593

Design & Engineering:

Const. Insp. (120 days @\$640/day x 10%):

Cost to Township:

Requested Change Order #9:

\$ 479,540

\$ 84,480 (est.)

\$ 353,449

\$ 40,000

\$ 570,411

Total Estimated Cost to Township:

Total Project: \$2,618,449 (w/o cont.)

\$393,449*

15 % of costs*

\$ 695,613*

Total Project: \$2,920,613 (w 15% cont.)

23. 8% of costs*

*Township decided not to submit for PennDOT MTF grant for this project



Change Order # 9 request details

Traffic Planning & Design (only change order from TPD) \$35,000

- The project has gone on for 16 months longer than budgeted
- Bryn Mawr Ave. Left turn lane resulted in numerous scope changes
- Month of fruitless coordination with PennDOT Harrisburg
- Multiple internal disagreements between Safety Unit and Traffic Unit
- Speed limit Reduction Request
- Design Exception Request
- Coordination with Penn Medicine Project under construction
- Coordination with new township bridge on Cornerstone Easement
- Repeated and conflicting survey and ROW request from PennDOT - addtl. coordination
- DVPC bi-weekly calls based on PennDOT review and schedule over-runs
- Delays by Township
- Estimated \$16,000 to complete project (150 hours)
- TPD has incurred \$38,000 over contract – seeking to recover ½ (\$19,000)
- $\$19,000 + \$16,000 = \$35,000$ change order (no mark up by SC)

Simone Collins (only change order from SC) \$5,000

- The project has gone on for 16 months longer than budgeted
- Fee exhausted 10/31/19
- Multiple meetings, town hall, BOS, School District
- Change order for ROW negotiations, project close out



	Simone Collins	TPD	AD Marble	Bursich	Totals
Original Contract	\$135,000.00	\$102,500.00	\$143,185.00	\$32,100.00	\$412,785.00
CO 1 - test pits digging			\$6,600.00		\$6,600.00
CO #2 - add day - test pits			\$2,810.00		\$2,810.00
CO #3 - soil testing			\$6,609.71		\$6,609.71
CO #4 - GP4 permit			\$12,992.26		\$12,992.26
CO #5 - Survey WW Preserve				\$6,890.00	\$6,890.00
CO #6 - survey at RHS				\$5,798.00	\$5,798.00
CO #7 - Stormwater - redesign			\$14,101.00		\$14,101.00
CO #8 - ROW info / survey				\$12,800.00	\$10,954.25
CO #9 - TPD and SC - close out	\$5,000.00	\$35,000.00			\$40,000.00
* \$25k allowance in contract (actual cost \$16,019.71)	\$140,000.00	\$137,500.00	\$186,297.97	\$57,588.00	
Total Design & Engineering					\$519,540.22

RESOLUTION NO. 2019-118

**A RESOLUTION OF RADNOR TOWNSHIP,
DELAWARE COUNTY, PENNSYLVANIA,
AUTHORIZING THE PAYMENT OF CHANGE ORDER #9
FOR THE RADNOR TAP TRAIL DESIGN, ENGINEERING AND PERMITTING
TO SIMONE COLLINS, IN THE AMOUNT OF \$40,000**

WHEREAS, Design, engineering and permitting of the Radnor TAP Trail project has exceeded the original budget period by more than a year and has required a great deal of additional coordination and meetings with various entities and requests by them for additional work.

WHEREAS, the tabulation of the Change Order #9 is as follows:

Radnor TAP Trail Project Change Order		
CO #	Description	Cost
9	• Traffic Planning & Design: Simone Collins subcontractor addressing PennDOT and affiliated issues. No Simone Collins mark-up is requested.	\$35,000
	• Simone Collins requests additional funds for ROW negotiation and design phase close-out.	5,000
TOTAL		\$40,000

NOW, THEREFORE, be it **RESOLVED** by the Board of Commissioners of Radnor Township does hereby Authorize the Payments of Change Order #9 for the Radnor TAP Trail design, engineering and permitting, to Simone Collins, in the amount of \$40,000.

SO RESOLVED this 11th day of November, A.D., 2019.

RADNOR TOWNSHIP

By: _____
Name: Lisa Borowski
Title: President

ATTEST: _____
Robert A. Zienkowski
Manager/Secretary

Radnor Township

PROPOSED LEGISLATION

DATE: November 6, 2019

TO: Radnor Township Board of Commissioners

FROM: Dennis P. Capella, Engineering Project Manager

CC: Robert A. Zienkowski, Township Manager
William M. White, Finance Director/Assistant Manager
Stephen F. Norcini, P.E., Township Engineer

LEGISLATION: Resolution #2019-118: Authorizing the Payment of Change Order #9 for the Radnor TAP Trail design, engineering and permitting, to Simone Collins in the amount of \$40,000

LEGISLATIVE HISTORY: This specific change order has not been before the Commissioners previously. Change Orders 1 – 8, totaling \$66,755.22, have been approved by the Board of Commissioners.

PURPOSE AND EXPLANATION: The design, engineering and permitting of the Radnor TAP Trail project has exceeded the original budget period by more than a year and required a great deal of additional coordination and meetings with various entities and requests by them for additional work. This change order includes the coordination and work which will be required through the remainder of the design phase, including the work on the rights of way and design close-out.

Radnor TAP Trail Project Change Order		
CO #	Description	Cost
9	• Traffic Planning & Design: Simone Collins subcontractor addresses PennDOT and affiliated issues. No Simone Collins mark-up is requested.	\$35,000
	• Simone Collins requests additional funds for ROW negotiation and design phase close-out.	5,000
TOTAL		\$40,000

IMPLEMENTATION SCHEDULE: Pending Board of Commissioners approval, a requisition will be entered into the financial system, and the change order will be signed.

FISCAL IMPACT: This project is to be funded by grants and the capital fund.

RECOMMENDED ACTION: *Staff respectfully requests the Board of Commissioners of Radnor Township to authorize the payments of Change Order #9 for the Radnor TAP Trail design, engineering and permitting, to Simone Collins, in the amount of \$40,000.*

RESOLUTION No. 2019-111

**A RESOLUTION OF RADNOR TOWNSHIP
DELAWARE COUNTY, PENNSYLVANIA,
AUTHORIZING DISTRIBUTION OF FUNDS FROM THE STORMWATER FUND**

WHEREAS, certain areas of Radnor Township have suffered from periodic flooding, which flooding has caused damage to real property and personalty, and which may, during sufficiently severe flooding, pose a grave threat to the life and safety of the residents of the Township; and

WHEREAS, unconnected tree trenches provide an infiltrative method to detain stormwater during flooding, connected tree trenches provide an infiltrative method to both detain and convey stormwater to existing stormwater management facilities, and all tree trenches maintain or increase the Township's canopy; and

WHEREAS, the Township can realize substantial savings on certain incremental projects like tree-trenches, which are within the skillset of the Township Engineer to design and Public Works Department to construct;

NOW, THEREFORE, be it **RESOLVED** by the Board of Commissioners of Radnor Township that the Township shall allocate not more than \$40,000 from the Stormwater Fund for the construction of an unconnected tree-trench on Township owned property at the north-eastern corner of Willow Ave. and Radnor Road, including all labor and materials. Construction shall commence not later than July 1, 2020. The Township Manager shall be authorized to take all necessary steps and sign all necessary agreements to purchase equipment and materials in an amount less than \$40,000.

SO RESOLVED this ____ day of November, A.D. 2019.

RADNOR TOWNSHIP

By: _____
Lisa Borowski
President

Attest: _____
Robert A. Zienkowski
Manager/Secretary

Radnor Township

PROPOSED LEGISLATION

ADOPTION



FROM: Kevin W. Kochanski, Community Development Director
SUBJECT: Medical Office Parking Ordinance Amendment
DATE: November 4, 2019

LEGISLATION:

Ordinance #2019-10 amending Chapter 280 of the Radnor Township Code Zoning Ordinance establishes regulations to provide minimum standards for off street parking for General, Professional, and Medical Office Uses.

LEGISLATIVE HISTORY:

This ordinance was introduced at the September 23, 2019 Board of Commissioners' Meeting. This ordinance will provide parking standards for Medical Office separately from Business Office uses.

Delaware County Planning Commission – recommended approval per their June 20, 2019 Memo. Revisions incorporated from the Township Planning Commission's recommendation have been re-sent to the County for review. Their recommendation on the revised draft ordinance, dated October 17, 2019 has been included in this packet.

Radnor Township Planning Commission – The Township Planning Commission reviewed the ordinance at their meeting on April 1, 2019. They recommended conditional approval at their meeting. Please see the attached meeting minutes.

FISCAL IMPACT:

This ordinance is not expected to have an impact on the Budget.

RECOMMENDED ACTION:

Subject to the Board's consideration of the comments from the Delaware County Planning Commission, this Ordinance is ready for adoption.

Thank you for your consideration.

MARY C. EBERLE
JOHN B. RICE
DIANNE C. MAGEE *
DALE EDWARD CAYA
DAVID P. CARO ♦
DANIEL J. PACI ♦ †
JONATHAN J. REISS ◊
GREGORY E. GRIM †
PETER NELSON *
PATRICK M. ARMSTRONG
SEAN M. GRESH
KELLY L. EBERLE *
JOEL STEINMAN
MATTHEW E. HOOVER
COLBY S. GRIM
MICHAEL K. MARTIN
MITCHELL H. BAYLARIAN
IAN W. PELTZMAN
WILLIAM D. OETINGER

* ALSO ADMITTED IN NEW JERSEY
◊ ALSO ADMITTED IN NEW YORK
† MASTERS IN TAXATION
♦ ALSO A CERTIFIED PUBLIC ACCOUNTANT

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GRIM, BIEHN & THATCHER

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www.grimlaw.com

John B. Rice
e-mail: jrice@grimlaw.com

J. LAWRENCE GRIM, JR., OF COUNSEL
JOHN FREDERIC GRIM, OF COUNSEL

104 S. SIXTH STREET
P.O. BOX 215
PERKASIE, PA. 18944-0215
(215) 257-6811
FAX (215) 257-5374

(215) 536-1200
FAX (215) 538-9588

(215) 348-2199
FAX (215) 348-2520

October 21, 2019

Delaware County Law Library
Delaware County Courthouse
201 W. Front Street
Media, PA 19063

Re: Radnor Township- PLO Off-Street Parking Ordinance

Dear Sir/Madam:

Enclosed for filing with the Delaware County Law Library, please find a true and correct copy of a proposed Ordinance which the Radnor Township Board of Commissioners will consider for possible adoption after a public hearing on November 11, 2019. Please keep the enclosed Ordinance available for public inspection and/or photocopying through the hearing date.

Sincerely,

GRIM, BIEHN & THATCHER

By: 

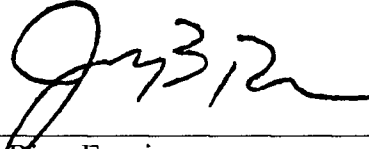
John B. Rice

JBR/hlp
Enclosure

cc: Robert A. Zienkowski, Township Manager (via email)
Jennifer DeStefano (via email)

ATTEST:

I do hereby certify that this is a true and correct copy of the proposed Ordinance of Radnor Township, being advertised for possible adoption by the Radnor Township Board of Commissioners on November 11, 2019.

A handwritten signature in black ink, appearing to read "JBR 3/12", is written over a horizontal line.

John B. Rice, Esquire
Grim, Biehn & Thatcher
Township Solicitor

ORDINANCE NO. 2019-10

AN ORDINANCE OF RADNOR TOWNSHIP, DELAWARE COUNTY, PENNSYLVANIA, AMENDING ZONING, CHAPTER 280 OF THE CODE OF THE TOWNSHIP OF RADNOR, SECTION 280-103 OFF-STREET PARKING, TO PROVIDE FOR MINIMUM STANDARDS FOR OFF STREET PARKING FOR GENERAL, PROFESSIONAL AND MEDICAL OFFICE USES

The Board of Commissioners of the Township of Radnor does hereby ENACT and ORDAIN the following amendment to Section 280-103 as follows:

Section 1. Chapter 280, Article XX, Section 280-103, Off street parking, is hereby revised by adding a new Section 280-103.B.(8) to read as follows:

Section 280-103. Off street parking.

B. (8) Medical/Dental offices including an ambulatory care facility: 1 space for each 150 square feet of floor area plus 1 space per examining room.

Section 2. Chapter 280, Article XX, Section 280-103, Off street parking is amended by revising Subsection B(11) to read as follows:

(11) Banks and Office buildings, including general, professional, and sales: 1 space for each 200 square feet of floor area for the first 50,000 square feet, plus 1 space for each 300 square feet of floor area over 50,000 square feet. Drive-in banking facilities shall provide stacking for four (4) automobiles per teller.

Section 3. Repealer. All ordinances or parts of ordinances which are inconsistent herewith are hereby repealed.

Section 4. Severability. If any section, paragraph, subsection, clause or provision of this Ordinance shall be declared invalid or unconstitutional by a court of competent jurisdiction, such decision shall not affect the validity of this Ordinance as a whole or any part thereof other than that portion specifically declared invalid.

Section 5. Effective Date. This Ordinance shall become effective in accordance with the Home Rule Charter of Radnor Township.

ENACTED and **ORDAINED** this _____ day of _____, 2019.

RADNOR TOWNSHIP

By: _____
Name: Lisa Borowski
Title: President

ATTEST: _____
Robert A. Zienkowski, Secretary



DELAWARE COUNTY PLANNING COMMISSION

1055 E. Baltimore Pike

Media, PA 19063

Phone: (610) 891-5200

Email: planning_department@co.delaware.pa.us

COUNCIL

JOHN P. McBLAIN
CHAIRMAN

COLLEEN P. MORRONE
VICE CHAIRMAN

MICHAEL F. CULP
KEVIN M. MADDEN
BRIAN P. ZIDEK

LINDA F. HILL
DIRECTOR

October 17, 2019

Robert A. Zienkowski
Radnor Township
301 Iven Avenue
Wayne, PA, 119087-5297

RE: Name of Petition: Off-Street Parking in PLO Zoning District
DCPD File No.: ZA-34-7585-19
Petitioner: Radnor Township
Recv'd in DCPD: September 6, 2019

Dear Mr. Zienkowski,

In accordance with the provisions of Section 609 of the Pennsylvania Municipalities Planning Code, the above described proposal has been sent to the Delaware County Planning Commission for review. At a meeting held on October 17, 2019, the Commission took action as shown in the recommendation of the attached review.

If the proposed amendment/ordinance is enacted, please forward a copy of the final text to this office for our files.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Linda F. Hill", is written over the typed name.

Linda F. Hill
Director



1055 E. Baltimore Pike
Media, PA 19063
Phone: (610) 891-5200
Email: planning_department@co.delaware.pa.us

Date: October 17, 2019
File No.: ZA-34-7585-19

PETITION: Off-Street Parking in PLO Zoning District

DATE OF PETITION: October 17, 2019

PETITIONER: Township of Radnor

MUNICIPALITY: Township of Radnor

TYPE OF REVIEW: Zoning Ordinance Amendment

PROPOSAL: Amend the text of the Township zoning ordinance to provide off-street parking standards for medical/dental offices and banks and office buildings

RECOMMENDATIONS: Approval, with consideration to comments

STAFF REVIEW BY: Sam Haber/Kiersten Mailler

REMARKS:

ZONING TEXT AMENDMENT

Radnor Township proposes to amend the text of the Township Zoning Ordinance, Chapter 280, Article XX, Section 280-103, Off street Parking as follows:

- Adding a new subsection B(8) to provide off street parking space requirements for Medical/Dental offices including an ambulatory care facility:

1 space for each 150 square feet of floor area plus 1 space per examining room



Date: October 17, 2019
File No.: ZA-34-7585-19

REMARKS (continued):

- Adding a new Subsection B(11) to provide off street parking space requirements for Banks and office buildings, *including general, professional and sales:*

1 space for each 200 square feet floor area for the first 50,000 square feet, plus 1 space for each 300 square feet of floor area over 50,000 square feet. Drive-in banking facilities shall provide stacking for four (4) automobiles per teller.

ZONING TEXT FINDINGS

The proposed amendment provides appropriate parking allowances for banks and office buildings, including general, professional, and sales. It is recommended that parking be located behind or to the side of offices and facilities, where possible, instead of in front along the street. This would be generally consistent with the County's building and development design guidelines and recommended zoning best practices for pedestrian access and compatibility.

ADOPTION

In accordance with Section 609(g) of the PA Municipalities Planning Code, an executed copy of the amendment must be forwarded to the County Planning Department within thirty (30) days of enactment whichever is greater.

Radnor Township Planning Commission
Minutes of the Meeting of April 1, 2019

Present: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

Absent: None.

The meeting started at 7:00pm

- John Lord, Chair, called the meeting to order.
- The Pledge of Allegiance was recited.

- **Meeting Minutes for March 4, 2019**

Motion to Approve:

Approved 9-0

Approved: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

- **WAWA**

- In providing a legal opinion for the Planning Commission, the Solicitor representative, Mary Eberle, explained that Wawa's proposed structure and use includes a convenience store with gas pumps located outside of the building line. This appears to present both a structural and use non-conformity for which the Applicant will need to seek relief from the Radnor Township Zoning Board in the form of a variance and special exception, respectively. Such relief must first be obtained from the Zoning Board before the Planning Commission may address the proposed development. The Applicant, through its counsel Nicholas Caniglia, expressed its intent to request a 30 day extension of the application, or until June 13, 2019. The Commission moved to table the issue until its next meeting on May 6, 2019.
- Public Comment
 - i. Susan Stern – asked if the public could expect to see certain letters received from attorney James J. Greenfield and from the Solicitor.
 - ii. Roger Phillips advised that Mr. Greenfield's letter is in the packet posted on the Radnor Website, Agenda & Minutes for the Planning Commission.
 - iii. John Lord, Chair, will consult with the Solicitor before making a decision on posting the Solicitor's letter.

Motion to table until the May 6, 2019 Planning Commission Meeting: Approved 9-0

Approved: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

- **360 Conestoga Road**

- Andrew Eberwein. Representing the applicant, reviewed plans and letters from Staff
- Waivers they would like to be considered

Letter from Gannett Fleming

Subdivision/Land Development

1. Will comply - Would like to move forward contingent upon applicant obtaining a Title Report and providing the township with a clean title.
2. Will comply with items #2, 4
3. Applicant is asking for a waiver for item #3 – **Granted**

General

1. Will comply with items 1&2

Letter from Gilmore and Associates

1. Will comply with items listed on their letter
- Letter regarding sub division from neighbor was read and discussed
 - i. His concerns will be addressed by Staff when and if they construct on this new lot.
- Public comment
 - i. Richard Butcosk -325 S Wayne Ave – concerned about the lot lines on the drawing and numerous math errors.
 1. These corrections will be done prior to moving forward to the Commissioners
 - ii. Baron Gemmer – 335 S Wayne Ave requested clarification on the date accepted on the Gannett Fleming letter.

Motion to Table for 30 days to give the applicant a chance to fix all things that applicant already identified that he will comply.

Approved 9-0

Approved: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

- **Jaguar/Land Rover -**

- Nick Caniglia reviewed plans
Gannett Fleming review letter
Site Development
 1. Item 1 – asking for waiver for plans to be considered Preliminary Final –Waiver granted
 2. Item 2–waiver granted
 3. Item3 under Site Development and Item 8 under Subdivision Land Development parking area waiver – granted with submitting fee to the Shade Tree Fund
Subdivision Land Development
 1. Items 1, 2, 6, 7, 10 & 11– will comply
 2. Item 3 requesting waiver
 3. Item 8 the fee in leu of will comply
Stomwater and General Note
 1. Will comply
Gilmore & Associates
Traffic
 1. Applicant is looking to have deliveries on a different site but will be looking for other options
 2. Will prohibit deliveries on Lancaster Ave
Public Comment
 - i. Darcy- 115 Iron Works Way - was concerned about deliveries

Motion to Approve the Preliminary to Final Land Development for Jaguar/Land Rover and with any complies, and necessary improvements, related to parking and other items discussed.

Approved 9-0

Approved: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

- **145 King of Prussia Road**

- Mark Kaplin – Representing Brandywine Realty Trust, Equitable Owner, gave a brief synopsis on why they are here.
Gannett Fleming letter

i. Bio Retention Basin has changed, applicant will submit new report to Gannett Fleming

ii. Items 1,2,3 will comply

Gilmore & Associates Letter

- o Required improvements is Penn's obligations and will be done

Subdivision and General Comments:

- o There is no change to the plan from Preliminary to Final. Mike Kissinger, from Pennoni will be reaching out to discuss with Gannett Fleming, Gilmore Associates and staff on all items.
- o Steve Norcini, P.E., commented that they are going to have to prove to township staff that the review comments are inaccurate otherwise they will carry forth when it goes to the BOC.
- o Steve Norcini, P.E. suggested that the applicant will comply to all comments applicable to this site.

Public

- o Lloyd Goodman from Radnor Racket – addressed discrepancies in the plans and would like to change the placement and types of trees on his property.

Motion to approve the Final Land Development plan as submitted by Brandywine Radnor Hospitality Property I, LP and Brandywine Radnor Property I, LP, with notation that the request for approval of the waivers and letters submitted by Gilmore Associates be addressed with the engineer of record to her satisfaction

Approved 9-0

Approved: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

- **Proposed PLO Parking Amendment**

Recommended Edits:

- o Clarify whether the proposed amendment is Township wide.
- o Section B. (8): "Medical/Dental offices including ambulatory care facility: one (1) space *for each examining room.*"
- o Section B(11) should read: "*Banks and* Office buildings, including general, professional, and sales:"
- o "Drive-in banking facilities shall provide stacking for *four (4) vehicles per teller.*"

Motion to Submit to the BOC the Planning Commissions revisions to the revised parking ordinance

Approved 9-0

Approved: Mr. David Natt; Mr. Skip Kunda; Mr. John Lord; Mr. Charlie Falcone; Mr. Lane Vines; Ms. Megan Gonzales; Mr. Steve Varenhorst; Ms. Elizabeth Springer; Mr. Matt Golas

- Old Business – none
- New Business
- Adjournment

The meeting ended at 9:06pm

Next regular scheduled Planning Commission meeting is May 6, 2019



DELAWARE COUNTY PLANNING COMMISSION

1055 E. Baltimore Pike

Media, PA 19063

Phone: (610) 891-5200

Email: planning_department@co.delaware.pa.us

COUNCIL

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LINDA F. HILL
DIRECTOR

June 20, 2019

Robert A. Zienkowski
Radnor Township
301 Iven Avenue
Wayne, PA 19087-5297

RE: Name of Petition: Off-Street Parking Regulations
DCPD File No.: ZA-34-7572-19
Petitioner: Radnor Township
Recv'd in DCPD: May 6, 2019

Dear Mr. Zienkowski:

In accordance with the provisions of Section 609 of the Pennsylvania Municipalities Planning Code, the above described proposal has been sent to the Delaware County Planning Commission for review. At a meeting held on June 20, 2019, the Commission took action as shown in the recommendation of the attached review.

Please refer to the DCPD file number shown above in any future communications related to this application.

Very truly yours,

A handwritten signature in cursive script, appearing to read "Linda F. Hill".

Linda F. Hill
Director



1055 E. Baltimore Pike
Media, PA 19063
Phone: (610) 891-5200
Email: planning_department@co.delaware.pa.us

Date: June 20, 2019
File No.: ZA-34-7572-19

PETITION: Off-Street Parking Regulations
DATE OF PETITION: March 7, 2019
PETITIONER: Radnor Township
MUNICIPALITY: Radnor Township
TYPE OF REVIEW: Zoning Text Amendment
PROPOSAL: Amend the text of the Township zoning ordinance to add minimum standards for off-street parking for General, Professional, and Medical Office uses
RECOMMENDATIONS: Approval
STAFF REVIEW BY: Sam Haber

REMARKS:

ZONING TEXT AMENDMENT

The Township proposes to amend the text of the zoning ordinance, Article XX, Section 280-103, by adding a new subsection B.(8) and by revising existing subsection and B.(11).

Subsection B.(8) will be added to provide minimum off-street parking standards for Medical/Dental offices including an ambulatory care facility: 1 space for each 150 square feet of floor area.

Subsection B.(11) will be amended to as follows:

"Office buildings, including general, professional and sales, or banks; 1 space for each 200 square feet of floor area for the first 50,000 square feet, plus 1 space for each 300 square feet of floor



Date: June 20, 2019
File No.: ZA-34-7572-19

REMARKS (continued):

area over 50,000 square feet. Drive-in banking facilities shall provide for stacking of 12 automobiles."

The proposed parking ratios are well within the standards recommended for medical/dental offices, office buildings and banks.

The proposed amendment contains a Repealer clause, a Severability clause and will be adopted in accordance with the Home Rule Charter of Radnor Township.

ADOPTION

In accordance with Section 609(g) of the PA Municipalities Planning Code, an executed copy of the amendment must be forwarded to the County Planning Department within thirty (30) days of enactment.

Reports of Standing Committees of the Board

New Business

Old Business

Public Participation

Adjournment