

TOWNSHIP OF RADNOR
Minutes of Public Meeting of December 2, 2013

The Radnor Township Board of Commissioners met at approximately 7:00 PM in the Radnorshire Room in the Radnor Township Municipal Building, 301 Iven Avenue, Wayne, PA 19087

Commissioners Present

Elaine Schaefer, President
John Fisher
John Nagle
William Spingler - Absent

James C. Higgins, Vice President
Kevin G. Higgins
Donald Curley

Also Present: *Robert A. Zienkowski, Township Manager; John Osborne, Treasurer; John Rice, Township Solicitor; Steve Norcini, Director of Public Works; Kevin Kochanski, Director of Community Development; Roger Phillips, P.E., Township Engineer and Jennifer DeStefano, Executive Assistant to the Township Manager.*

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

Bill Thomas, Chanticleer presented the Township with a generous donation in support of the new canine unit and tree maintenance throughout Radnor Township.

Commissioner Schaefer presented Chanticleer with a certificate of appreciation for their continued support with the maintenance of trees throughout the Township.

Kimberly Donches, Radnor Conservancy thanked Chanticleer for their generous donation and ongoing support with the Big Tree Program.

Commissioner Nagle also thanked Bill Thomas for his ongoing service.

Public Participation

Sara Pilling, Garrett Hill – She commented that we are not going to solve our stormwater problem unless each and every property does what they need to do to stop the water from being in our streets and creating flooding.

Notice of Executive Session preceding the Board of Commissioners meeting of December 2, 2013

All commissioners except for Commissioner Spingler were in attendance, where matters of personnel, litigation and real estate were discussed.

Approval of minutes for the Board of Commissioners meeting of November 11, 2013

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

Presentation of Canadian Geese by Environmental Advisory Committee

Removed from the Agenda and will be scheduled at a later meeting.

PERSONNEL & ADMINISTRATION

A Motion Authorizing to set the 2014 meeting dates

Commissioner Fisher made a motion for authorization to set the 2014 meeting dates, seconded by Commissioner K. Higgins.

The Board of Commissioners meetings in 2014 will begin at 6:30 PM.

Commissioner Schaefer called the vote, motion passed 6-0 with Commissioner Spingler absent.

A Motion to Authorize the Advertisement of Ordinance #2013-22 – Approving an Agreement of Sale and Purchase between the Township of Radnor and ESIII, L.P. A Pennsylvania Limited Liability Company by its General Partner, ESIII—Ardrossan LLC for the Purchase of 71 Acres of Open Space for possible enactment on December 16, 2013

Commissioner Fisher made a motion to authorize, seconded by Commissioner Nagle. Motion passed 4-2 with Commissioner K. Higgins and Curley opposed and Commissioner Spingler absent.

COMMUNITY DEVELOPMENT

Appeal of DRB Decision 2013-68 by the applicant, Pet Supplies Plus

Kevin Kochanski, Director of Community Development explained that the Design Review Board gave approval for 18” letter height sign. The applicant would like to request complete covering of the entire sign band area in white panel to cover up all existing signage marks and make the band look proper and even with 25” letter height.

Commissioner K. Higgins made a motion to approve the sign as proposed by the applicant, seconded by Commissioner Curley. After a brief discussion, Commissioner Schaefer called the vote, motion passed 5-1 with Commissioner Nagle opposed and Commissioner Spingler absent.

Radnor Racquet Club Settlement Agreement

Nick Caniglia discussed that his client received Zoning Approval to construct a porch on their existing building. Since the Premises is subject to a Stipulation from 1985 it is necessary for the Board of Commissioners to approve the porch. As presented to the Zoning Board, the proposed porch is attached to the existing structure. It replaces an existing tent. The porch will be used as an area for pre-dining functions such as the serving of refreshments prior to the seating in the main dining room. Due to building regulations the tent needed to be removed, and the Applicant was required to convert the tent to a permanent structure. There is no increase in seating or the number of patrons to be serviced.

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

PUBLIC WORKS & ENGINEERING

Resolution #2013-137 - 299 Hares Lane – Sewage Facilities Planning Module

Roger Philips, Township Engineer explained that the applicant for 299 Hares Lane has prepared a Sewage Facilities Planning Module to be submitted to the PA DEP. The Planning Module proposes individual on-lot sewage disposal systems on two separate residential lots. This Land Development plan was approved by the Board of Commissioners on August 12, 2013.

Commissioner J. Higgins made a motion to approve, seconded by Commissioner K. Higgins. Motion passed 6-0 with Commissioner Spingler absent.

Eagle Village Shops – Presentation

Neil Stein and Jeffrey Martin made a brief presentation for his client regarding the use and expansion of a vacant building in Eagle Village Shops. The applicant would like to expand and significantly upgrade a building located in the rear of the center to be a garden center/retail shop for Valley Forge Flowers. The proposed modifications and addition includes a vestibule and outdoor sales area located over an existing impervious area which will be removed. Also a new partial second floor will be constructed over the existing foot print of the current building. The proposed improvements will be comparable to the work on the existing Valley Forge Flowers building in terms of architectural appeal. The impervious coverage would be reduced slightly.

Roger Philips, Township Engineer explained that the applicant is requesting that the Land Development process be waived for this project. He has no objection regarding waiving the Land Development for this project. All storm water and other applicable issues will be addressed during the grading permit submission and there are no outstanding zoning conflicts associated with this project at this time.

Old Business

Commissioner Fisher discussed ordinance 2013-17 in regards to updating parking. He would like the ordinance to be brought back to the Board on the next meeting agenda with section 2 removed. He also explained that the fire department gave a demonstration to neighbors and would like it brought back to staff traffic.

New Business

None

Public Participation

None

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

Old Business

None

New Business

None

Public Participation

None

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

*Respectfully submitted,
Jennifer DeStefano*