



Upper Uwchlan Township  
**BOARD OF SUPERVISORS WORKSHOP**

May 14, 2013  
4:00 p.m.  
Minutes  
Approved

In attendance:

Guy Donatelli, Chair  
Cathy Tomlinson, Vice-Chair  
Kevin Kerr, Supervisor  
Cary Vargo, Township Manager

John DeMarco, Police Chief  
Jill Bukata, Township Treasurer  
Gwen Jonik, Township Secretary  
Mike Heckman, Director of Public Works

Invited Guests:

Henry Jankowski – Resident, Fritz Senn - Resident, Bob Schoenberger – Chair, Planning Commission, and Tony Robalik of Brandywine Conservancy

Guy Donatelli called the workshop to order at 4:00 p.m.

2013 Roadway Related Bids – Results, Contract Awards

Mike Heckman, Director of Public Works, reviewed the bid results for the Roadway Materials Contracts and recommended awarding the contracts to the lowest, responsible bidders, as follows:

Bituminous Concrete to Highway Materials, “At Plant” pricing = \$24,475.00;  
Coarse Aggregate to Independence, “At Plant” pricing = \$2,275.00

Kevin Kerr moved, seconded by Cathy Tomlinson, to award the 2013 Road Materials Contracts as recommended by Mike Heckman. The Motion carried unanimously.

Mike reviewed the bid results for the Roadway Milling and Paving Contract and recommended awarding the Contract to the lowest, responsible bidder: S. A. Macanga, Inc. at \$4.35/square yard for milling and \$68.60/ton in place for the asphalt overlay, and extend the re-surfacing of Krauser Road to meet Greenridge Road, with the total road re-surfacing expenditure not to exceed \$351,895.00.

Cathy Tomlinson moved, seconded by Kevin Kerr, to award the 2013 Milling & Paving Contract as recommended by Mike Heckman. The Motion carried unanimously.

Cathy Tomlinson asked the status of re-paving the Lyndell Bridge. Mike Heckman replied it will be accomplished in the near future, and per an Agreement, the costs will be shared with East Brandywine Township.

2012 Audit Report – Draft – Review

Jill Bukata, Township Treasurer, briefly reviewed Barbacane, Thornton & Company’s Draft report of the 2012 Financial Statements Audit. Jill reviewed the Draft, as did the Elected Auditors, and the Report is satisfactory. The Board of Supervisors would like a formal presentation of the Audit Report at the June 17 meeting.

At the Township’s request, the Auditors will return later in the year to conduct a more in-depth analysis than that required by the Department of Community & Economic Development.

### Township Manager's Report

Cary Vargo highlighted several items from his monthly report: the Pension Plan funds are growing steadily – we are pleased with the Firm managing the funds; one document remains to be corrected for the Windsor Ridge sanitary sewer dedication, therefore the Township has not yet executed any dedication documents related to Windsor Ridge; the Waynebrook Subdivision is nearing build-out, requiring the preparation of the punch list for items to be corrected or completed prior to dedication of public improvements; a Village Transportation Plan is being drafted through the efforts of the Village Concept Committee and McMahon Associates; all monthly maintenance and annual inspections of Township vehicles will be completed by Public Works personnel who have recently completed specialized training, providing cost savings to the Township; the 3-Year Solid Waste / Recycling Collection Contract with A.J. Blosenski expires July 31. Township Staff are pleased with the service provided by this Contractor, and the Township will exercise its option to extend the Contract for another year. A.J. Blosenski is moving toward automated truck collection, and the Township continues to promote increased recycling efforts, which will decrease solid waste materials and in turn, reduce tipping fees.

### Zoning Ordinance Amendment – Discussion

Cary Vargo presented information regarding proposed zoning amendments, and removal of the F-2 Flexible Development Overlay as there are no qualifying parcels left in the F-2 Overlay area. The zoning district amendment proposals are for several undeveloped properties currently zoned Residential that abut Commercial and Limited Industrial Districts, and if amended, may provide increased opportunities for economic development within the Township. The properties in question include the Jankowski property, along Route 100 at the north boundary of the Township, and the Senn property along Township Line Road, adjoining the Senn Industrial Park. Mr. Jankowski and Mr. Senn were invited to attend today to hear this information, ask questions, and provide comment. Discussion included: Cary Vargo can review all By-Right options with each owner if they'd like; both parcels abut residential properties and if amended, increased screening/buffer zones and enhanced architectural designs should be required; Mr. Jankowski asked if access for his parcel would be solely via Route 100, Font Road, or both; Mr. Senn has had several different ideas for his property over the years, including purchase by the Township for recreation or wastewater disposal; amendments to these parcels would require revisions to the Official Zoning Map. The proposed amendments have been sent to the County Planning Commission for review and comment, and the Township will continue full communication with the property owners.

### Open Session

Guy Donatelli advised there was quite a bit of dirt on the road in Eagleview following last week's storm.

### Adjournment

Kevin Kerr moved to adjourn the Workshop at 5:05 p.m. So moved. The Board proceeded to an Executive Session.

Respectfully submitted,

Gwen Jonik  
Township Secretary