



**WEST WHITELAND TOWNSHIP
BOARD OF SUPERVISORS**

BUSINESS MEETING

Minutes of the second January Meeting

January 25, 2023

1. Call to Order

Vice-Chairman Rajesh Kumbhardare called to order the second January meeting at 6:30 p.m. The meeting was a hybrid with participants attending both in person and via Zoom.

Those in attendance in addition to Mr. Kumbhardare were:

Brian Dunn, Chairman (virtual attendance)
Theresa Santalucia, Supervisor
Pam Gural-Bear, Township Manager
Jennifer Keller, Operations Manager
Lee Benson, Police Chief
John Weller, Planning Director
Justin Smiley, Capital & Special Projects Mgr.
Caroline Partridge, Finance Director
Brannon Tupper, Township Engineer
Ed Culp, Asst. Public Works Director
Wyatt Williams, Sustainability Coordinator
Sean Kilkenny, Solicitor
Alex Baumler, Solicitor
Pat Layman, Minutes

ANNOUNCEMENTS:

The Board of Supervisors met in executive session prior to tonight's meeting to discuss matters of personnel and litigation.

Police Awards

Chief Benson presented the Officer of the Year Award to Detective Michael Buchmann. Detective Buchmann began his career in law enforcement in 2001 with the Birmingham Township Police Department. He came to West Whiteland Township in 2004 where he has served as a Field Training Officer, Officer in Charge, CPR & First Aid Instructor, and many other positions. Recognized for his investigative abilities, he was transferred to the Crime Investigative Division in 2015 where he has made Crimes Against Children his specialty. Detective Buchmann is a member of several special units including the FBI Child Exploitation & Human Trafficking Task Force and the Chester County Internet Crimes Against Children Task Force. Detective Buchmann is a skilled forensic interviewer and an advanced forensic interviewer for children with special needs. Congratulations Detective Buchmann!

Representing the Board of Directors of the Crime Victims Center of Chester County, Gina Missoula presented Detective Buchmann with the 2022 John J. Crane Child Victims Advocacy

Award. This award is presented annually to a person in Chester County who is not in the field of victim advocacy but who through their work in a related field demonstrates a similar commitment and dedication to child victims and their needs. Thank you, Detective Buchman!

PUBLIC COMMENT:

None.

HEARINGS & PLANS:

1. Public Works Facility Conditional Use and Land Development Plan

Ms. Santalucia made a motion, seconded by Mr. Dunn, to open the conditional use hearing. The motion was unanimously approved.

The Applicant, West Whiteland Township, was represented by John Robinson, Project Engineer. No members of the public requested party status. Testimony was given by the Applicant's witness, and public comment was received from resident Virginia Kerslake and West Goshen resident and Supervisor, Sean Walsh. A record was taken by Court Reporter Jim Finlan.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to close the conditional use hearing. The motion was unanimously approved.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to approve the conditional use application of the West Whiteland Township Department of Public Works for the construction of a facility consisting of three buildings and a solar array as depicted on the 16-sheet plan set prepared by JMR Engineering, LLC dated December 19, 2022, with the following conditions:

1. All remaining consultant concerns shall be resolved to the satisfaction of the Township.
2. The Township shall favorably consider waivers from the following provisions of the Township's Subdivision and Land Development Ordinance ("S/LDO"):
 - a. §281-16.C(11)(a), such that the plan need not indicate trees to be removed or compensatory planting calculations, pursuant to comment #5c of the Theurkauf Design and Planning ("Theurkauf") review dated January 11, 2023, and comment #5 of the Spotts, Stevens and McCoy ("SSM") review dated January 10, 2023.
 - b. §281-31, such that sidewalks need not be provided along Valley Creek Blvd., subject to payment of a fee in lieu of construction, such fee to be equal to the cost of construction of the sidewalk that could be required.
 - c. §281-32, such that curbs need not be provided along all paved areas, pursuant to comment #4 of the SSM review dated January 10, 2023.
 - d. §281-35.E, such that additional perimeter buffer landscaping need not be provided, pursuant to comment #3 of the Theurkauf review dated January 11, 2023. This condition shall not be interpreted to prevent or prohibit approval of waivers from provisions of the S/LDO not listed above.

3. The Township shall favorably consider waivers from the following provisions of the

Board of Supervisors
Minutes of the second January Meeting
January 25, 2023

Township's Stormwater Management Ordinance:

- a. §270-20, such that stormwater need not be infiltrated, pursuant to comment #1 of the SSM review dated January 10, 2023.
- b. §270-21.D, to allow an orifice smaller than the otherwise required minimum, pursuant to comment #2 of the SSM review dated January 10, 2023.

This condition shall not be interpreted to prevent or prohibit approval of waivers from provisions of the Stormwater Management Ordinance not listed above.

4. The design shall be revised to accommodate the minimum distance required by §325-45.C(5) of the Township's Zoning Ordinance between the buildings and interior drives.
5. At such time that the solar array is constructed, the landscaping shall be evaluated, and additional landscaping shall be provided to establish a visual screen for the adjacent St. Paul's Church property as may be deemed necessary, pursuant to the recommendation of the Township Historical Commission and comment #1a of the Theurkauf review dated January 11, 2023.
6. The median in Valley Creek Blvd. shall be reconfigured to allow vehicles to turn left from the southbound lane into the property, pursuant to comment #2 of the McMahon review dated January 10, 2023.
7. No traffic impact fee is warranted for this project, pursuant to comment #8 of the McMahon review dated January 10, 2023.

Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

Ms. Santalucia made a motion, seconded by Mr. Dunn, to approve the preliminary/final land development plan of the West Whiteland Township Department of Public Works for the construction of a facility consisting of three buildings and a solar array as depicted on the 16-sheet plan set prepared by JMR Engineering, LLC dated December 19, 2022 (the "Plan") with the following waivers and conditions:

1. The Plan is approved as a Final Plan, pursuant to §281-10.H of the West Whiteland Township Subdivision and Land Development Ordinance ("S/LDO").
2. Waiver of §270-20 of the Stormwater Management Ordinance such that infiltration need not be provided, subject to the Applicant submitting satisfactory soil testing results, pursuant to comment #1 of the Spotts, Stevens and McCoy ("SSM") review dated January 10, 2023.
3. Waiver of §270-21.D of the Stormwater Management Ordinance to allow an orifice smaller than the required minimum, pursuant to comment #2 of the SSM review dated January 10, 2023.
4. Waiver of §270-29.A(4)(a) of the Stormwater Management Ordinance to allow five (5) foot wide interior berms within the stormwater management facilities, pursuant to comment #36 of the SSM review dated January 10, 2023.
5. Waiver of §281-16.C(11)(a) of the S/LDO such that the Plan need not indicate trees to be removed or include compensatory planting calculations, pursuant to comment #5c of the Theurkauf Design and Planning ("Theurkauf") review dated January 11, 2023, and comment

Board of Supervisors
Minutes of the second January Meeting
January 25, 2023

#5 of the SSM review dated January 10, 2023.

6. Waiver of §281-31 of the S/LDO such that sidewalks need not be provided, subject to payment of a fee in lieu of construction, such fee to be equal to the cost of construction of the sidewalk that could be required.
7. Waiver of §281-32.B of the S/LDO such that curbs need not be provided around all paved areas; however, curbs shall be provided for the driveway at the intersection with Valley Creek Blvd. and at Catch Basin 6, pursuant to comments #4 and #45 of the SSM review dated January 10, 2023.
8. Waiver of §281-35.A of the S/LDO such that no landscaped buffer need be provided for the adjoining properties owned by Philadelphia Electric Co., pursuant to comment #1b of the Theurkauf review dated January 11, 2023.
9. Waiver of §281-35.E of the S/LDO such that perimeter buffers need not be provided, pursuant to comment #3 of the Theurkauf review dated January 11, 2023.
10. Waiver of §281-37.B(1) of the S/LDO such that no landscaped island need be provided in the row of 18 parking spaces.
11. Waiver of §281-41 of the S/LDO to allow the low-pressure sanitary sewer force main as shown.
12. The Plan shall be revised to comply fully with the applicable provisions of the Township Zoning Ordinance:
 - a. As required by §325-35.B(2), the outdoor storage areas shall be provided with a satisfactory fence, and where liquids are stored there shall be a moat or berm sufficient to contain potential spillage.
 - b. The design shall be revised to provide a setback of at least fifteen feet between the buildings and the interior access drives, as required by §325-45.C(5).
13. At such time that the solar array is constructed, the landscaping shall be evaluated, and additional landscaping shall be provided to establish a visual screen for the adjacent St. Paul's Church property as may be deemed necessary, pursuant to the recommendation of the Township Historical Commission and comment #1a of the Theurkauf review dated January 11, 2023.
14. The median in Valley Creek Blvd. shall be reconfigured to allow vehicles to turn left from the southbound lane into the property, pursuant to comment #2 of the McMahon review dated January 10, 2023.
15. The design of the sanitary sewerage shall be revised as described in comments #D2 through #D5 of the Carroll Engineering review dated January 9, 2023, or as may otherwise be found satisfactory to the Township.
16. All remaining consultant and Staff concerns shall be resolved to the satisfaction of the Township.

Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

2. Bank of America Land Development Plan

In attendance on behalf of the Applicant were Victor Grande, civil engineer from Rettew; Gerald Martingano, senior project manager from CBRE Group; Timika Latilla (virtual attendance) from Project Expeditors Consulting Corp.; and Trevor Edkin from Raymour & Flanigan.

Mr. Weller reviewed his January 20, 2023, Memorandum detailing proposed construction of a 4,274 sq. ft. retail bank branch on the 12.2-acre Raymour and Flanigan property at the northeast corner of Pottstown Pk. and Commerce Dr. Mr. Weller advised that the Planning Commission reviewed the plan at meetings on October 18 and December 6, 2022 and issued a unanimous motion recommending that the Board approve the plan with support for various waivers and conditions.

Mr. Grande presented an overview of the plan noting that there will be no new access to Pottstown Pike or Commerce Drive. Two ATM drive-throughs are proposed for the one-story building to be located in front of the Raymour & Flanigan building. Proposed renderings were shown. Mr. Weller noted that the design and finishes comply with the Town Center design standards. Concerned with the safety of those using the ATM's, Ms. Santalucia asked if Police would be able to view the area with the landscaping shown in the rendering. Ms. Latilla advised that the landscaping has been adjusted lower in height and site lighting will be installed for security purposes.

Mr. Kumbhardare called for public comment on the plan. Mr. Walsh (of West Goshen) asked if EV charging stations are considered for redevelopment plans. Mr. Weller said the Township has no requirement at this time, but is discussing a possible amendment. Mr. Edkin said the lease allows for EV charging stations, and both Raymour & Flanigan and Bank of America are open to it, but at this time, the decision to install charging stations at various locations is up to the EV manufacturer.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to approve the preliminary/final land development plan of Bank of America for construction of a retail bank building as depicted on the 23-sheet plan set prepared by Rettew Associates dated September 20, 2022, and most recently revised December 29, 2022 (the "Plan") with the following waivers and conditions:

1. The Plan is approved as a Final Plan, pursuant to the provisions of §281-10.H of the West Whiteland Township Subdivision and Land Development Ordinance ("S/LDO").
2. Waiver of §270-20.D of the Stormwater Management Ordinance regarding the infiltration requirement, pursuant to comment #1 of the Spotts, Stevens and McCoy ("SSM") review dated January 18, 2023.
3. Waiver of §270-19.D of the Stormwater Management Ordinance regarding stormwater run-off recharge requirements, pursuant to comment #2 of the S/LDO review dated January 18, 2022.
4. Waiver of §281-36.D(5) of the S/LDO to allow an understory tree less than ten feet from an existing sanitary sewer line, pursuant to comment #10b of the Theurkauf Design and Planning ("Theurkauf") review dated November 14, 2022.

Board of Supervisors
Minutes of the second January Meeting
January 25, 2023

5. Waiver of §281-37.B of the S/LDO to allow an understory tree in lieu of a shade tree in a parking lot island, pursuant to comment #2a of the Theurkauf review dated November 14, 2022.
6. Waiver of §281-37.C(2) of the S/LDO to allow a parking lot divider strip less than ten feet wide, pursuant to comment #2b of the Theurkauf review dated November 14, 2022.
7. The Applicant shall provide a blanket easement to the Township sufficient to allow access to all utility lines and related infrastructure beyond the building envelope, pursuant to comment #16 of the SSM review dated November 22, 2022.
8. The exterior lighting plan shall be in full compliance with §281-48 of the S/LDO prior to recording of the final plan, addressing comments #14 through #19 of the SSM review dated January 18, 2023, to the satisfaction of the Township.
9. The number of proposed parking spaces has been deemed satisfactory in recognition of the parking demand by the existing Raymour and Flanigan furniture store being less than what is required by §325-39.H(6) of the Zoning. Should the Raymour and Flanigan building cease to be a furniture store, in whole or in part, the Township shall have the right to require a parking analysis for the incoming use to confirm whether parking is sufficient for such use. Such analysis shall be provided to the Township not later than the time of application for the Use and Occupancy Permit for the new use, and – should the parking be found insufficient – the Township shall have the right to compel the construction of additional parking prior to issuing the said permit.
10. The architecture and exterior surface finishes of the building shall be consistent with the elevation drawings presented to the Planning Commission. No deviation from the said drawings shall be permitted unless the revisions comply with the Exton Town Center Design Standards, pursuant to §325-13.D of the Zoning and §281-67 of the S/LDO.
11. Payment of a fee in lieu of preservation of permanent open space of \$4,499.11, pursuant to §281-47.B(2) of the S/LDO. Said fee shall be paid in full at or before such time that application is made for the first Building Permit pursuant to this project.
12. Payment of a fee traffic impact fee of \$84,042.00 pursuant to Township Ordinance No. 427 and comment #4 of the McMahon review dated December 2, 2022. Said fee shall be paid in full at or before such time that application is made for the first Building Permit pursuant to this project.
13. All remaining consultant and Staff concerns shall be resolved to the satisfaction of the Township.
14. Execution and recording of the Township's Stormwater Facilities Maintenance Agreement and Landscaping Restrictive Covenant, pursuant to Township practice. If the Applicant makes no material revisions or additions to the standard form of the said documents, then the Board of Supervisors should authorize the Township Manager to sign these forms on behalf of the Township.
15. Execution of a Developer Agreement and a Financial Security Agreement pursuant to Township practice. The amount of such security shall be based upon construction cost estimates for the site improvements, including landscaping, to be provided by the Applicant; such estimates shall be reviewed and deemed sufficient by SSM and Theurkauf. If the Applicant

makes no material revisions or additions to the standard form of the said agreements, then the Board should authorize the Township Manager to sign these forms on behalf of the Township.

16. Payment of all outstanding Township invoices within 45 days of the date of final plan approval.

Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

CONSENT AGENDA:

Ms. Santalucia made a motion, seconded by Mr. Dunn, to approve the following:

- Minutes of January 3, 2023, Minutes
- Resolution 2023-09 Disposition of Media

Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

BUSINESS:

1. Commitment to Regional Household Hazardous Waste Collection Program

Ms. Keller reviewed her Memorandum dated February 8, 2023. In response to a question from Mr. Kumbhardare, Ms. Gural-Bear said the cost to the Township is between \$3,000 and \$4,000.

Ms. Santalucia made a motion, seconded by Mr. Dunn, to commit to the regional household hazardous waste collection program with Chester County Solid Waste Authority for 2023-2034. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

2. Approval of Letter of Support for Route 30 Corridor Improvement Project in East Whiteland Township

Ms. Gural-Bear advised that East Whiteland Township is seeking a grant for long term improvements to Route 30 and has requested a letter of support.

Mr. Kumbhardare made a motion, seconded by Ms. Santalucia, to provide a letter of support for the 2023 RAISE grant application for East Whiteland Township's Route 30 Corridor Improvement Project. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

3. Award of Bid for PAYT Trash bags

Ms. Partridge advised that the new bags will be light blue in color so they can be more readily identified by the waste hauler as legitimate West Whiteland bags. The current supply of black bags will soon be depleted, and a delivery date of new bags to stores has been set for April 1. Residents will be able to use any black bags previously purchased.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to award the contract to purchase trash bags to Central Poly in the amount of \$93,720.00 for 600,000 bags, to be purchased and paid for in increments, and to authorize the Township Manager to execute a services agreement with Central Poly. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

4. Authorization to Advertise Work for Ship Road Couplet and Resolution 2023-10 PennDOT ECMS Access Agreement

Mr. Smiley reviewed his January 20, 2023, Memorandum. Joseph Platt of Traffic Planning & Design was in virtual attendance. Mr. Smiley explained that the Ship Road Couplet is one of the major projects identified in the Township's 2015 Capital Improvements Plan to address traffic congestion. Northbound traffic will continue to use Ship Road as it exists today, and southbound traffic will be diverted to the right onto a new couplet road immediately after crossing the Chester Valley Trail. The anticipated cost of the project is approximately \$2,547,144.00, \$940,000 of which will be paid for from PennDOT's multi-modal grant. The remaining match will come from the Township's Transportation Fund (traffic impact fees collected through Act 209). Construction is anticipated to begin this Spring and be completed by late Fall 2023. The Township is coordinating with PennDOT District 6-0 and the development for the Wawa Project which is constructing the southern leg of the Couplet. The intent is to bid the project at the same time as the south segment so both projects are completed and ready to be open to the public at the same time.

Mr. Smiley also requested that the Board approve an agreement with PennDOT to allow electronic access to PennDOT's ECMS portal where documentation will be stored for grant administration, inspection, and reporting. This is necessary to move the project through the PennDOT review and inspection process.

Ms. Santalucia made a motion, seconded by Mr. Dunn, to authorize advertisement of the Ship Road Couplet – North Segment Project and placement on PennBid for the solicitation of bids and to approve the Municipal Electronic Access to PennDOT Systems Agreement and adopt Resolution 2023-10 allowing municipal access to PennDOT's Engineering and Construction Management System (ECMS) as part of the Ship Road Couplet project. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

5. Approval of Funding Commitment for Green Light Go Grant – Traffic Signal Improvements at Ship Rd. and Lincoln Hwy.

Mr. Smiley explained that the Township is seeking grant money from PennDOT's Green Light-Go Program to pay for signal improvements at the existing Ship & Lincoln Highway intersection that will work in concert with the new traffic signal being constructed as part of the couplet project. The grant application requires a 20% match (\$73,500 of the \$366,080 project total). Mr. Smiley pointed out options for the signal mast arms of galvanized or paint. Board members were in agreement with the galvanized arm, noting that the painted arm was initially more expensive and would require more maintenance over time.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to approve the commitment of \$73,500 in Township funds and apply to the Pennsylvania Department of Transportation for a Green Light-Go Program grant for improved traffic/pedestrian safety with signal upgrades at the intersection of Ship Rd. and Lincoln Hwy. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

6. Authorization to Sell Township Equipment

Ms. Santalucia made a motion, seconded by Mr. Dunn, to authorize the electronic bid sale to the highest bidder of the items listed in Martin Topham's Memorandum dated January 25, 2023:

Office Fixtures (Finance) – 5 drawer File Cabinet Auction Sold Price \$151.00
Office Fixtures (Finance) – 5 drawer File Cabinet Auction Sold Price \$130.00
Office Fixtures (Finance) – 4 drawer File Cabinet Auction Sold Price \$150.00
Office Fixtures (Finance) – 5 drawer File Cabinet Auction Sold Price \$151.00
Leaf Vacuum/Blower – Giant Vac Model # 1901-CEHW Auction Sold Price \$1750.00

Mr. Kumbhardare call for public comment, and there were none. The motion was unanimously approved.

Ms. Gural-Bear confirmed that when equipment is sold, it is dropped from the Township's insurance and equipment replacement schedules.

7. Authorization to Participate in the Sustainable Pennsylvania Program

Wyatt Williams advised that the Sustainable Pennsylvania Program helps local governments monitor and track their sustainability efforts. Participation in the program is free, and Mr. Williams believes it will help lay the foundation for the Township's future sustainability efforts. Mr. Kumbhardare asked about a possible future ban on single-use plastic bags. Mr. Williams said he still seeking feedback and will be hosting a future business forum.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to authorize participation in the Sustainable Pennsylvania Program and to adopt Resolution 2023-11 adopting Sustainable Pennsylvania Criteria and Rating System. Mr. Kumbhardare called for public comment. Resident Bill Gero asked for more details on the program. Mr. Williams said details can be found on the program's website (sustainablepennsylvania.com). Mr. Gero then asked who pays for the electricity for the Township's EV chargers. The Township recently increased the hourly fee from 50 cents to \$1.00, and he was concerned that taxpayers may have paid for any shortfall. Ms. Partridge said taxpayers never paid for any shortfall. Revenue was received from use of the chargers, and the recent increase in the hourly fee is in part to help build a fund for future upgrades. Resident Virginia Kerslake said she believes the Township is doing great things in the way of sustainability and fully supports participation in the Sustainable Pennsylvania Program. There being no further public comment, the motion was unanimously approved.

8. Resolution 2023-12 Designating Agent for PEMA Public Assistance Grant Program

Ms. Gural-Bear explained that the subject grant program is for assistance needed as a result of Hurricane Ida.

Ms. Santalucia made a motion, seconded by Mr. Dunn, to enact Resolution 2023-12 designating Pam Gural-Bear as agent for the PEMA Public Assistance Grant Program. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

9. Approval of Township Payment Report for January 25, 2023

Staff answered various questions from Board members.

Mr. Dunn made a motion, seconded by Mr. Kumbhardare, to approve the Township Payment Report for January 25, 2023. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

10. December 2022 Financial Report

Ms. Partridge noted that current interest rates are helping cash flow. Board members had no questions on the December 2022 Financial Report.

11. Appointment: Assistant Township Secretary

Ms. Gural-Bear noted that the position of Assistant Township Secretary was not filled at the January Organization meeting. With the recent promotion of Jennifer Keller to Operations Manager, she recommended that Ms. Keller be appointed to the position of Assistant Township Secretary.

Mr. Dunn made a motion, seconded by Ms. Santalucia, to appoint Jennifer Keller as Assistant Township Secretary. Mr. Kumbhardare called for public comment, and there were none. The motion was unanimously approved.

12. Appointment of PSATS Voting Delegate

Mr. Dunn made a motion, seconded by Mr. Kumbhardare, to appoint Rajesh Kumbhardare to be the PSATS Voting Delegate. Mr. Kumbhardare called for public comment. Ms. Santalucia commented that she has been the only Township representative at PSATS for the last five years and that she has always advocated for the Township. She added that the PSATS Solicitor has advised her that there are no requirements for elected officials on social media. Mr. Dunn said Ms. Santalucia's behavior is such that he and Mr. Kumbhardare no longer want her representing the Township at PSATS. Resident Virginia Kerslake expressed her full support for the motion, adding that the ACLU has successfully sued with respect to politicians blocking comments on social media. There being no further comment, the motion was approved 2-1 (Santalucia opposed).

13. Township Commission Updates from Board Liaisons

Ms. Santalucia reported that the Historical Commission has identified four properties that will be receiving Historic Preservation Awards on a date and location to be determined. Friends of the Parks is preparing for the annual Easter Egg Hunt and will be correcting parking issues that occurred at last year's event.

Mr. Dunn advised that the Public Services Commission discussed numerous topics to feature for upcoming meeting agendas to encourage more interaction with residents.

Mr. Kumbhardare attended the Pension Advisory Board meeting. The Township's actuary, Conrad Siegel, reviewed the most recent actuarial report and discussed how the poor performance of the markets in 2022 will affect the Township's Minimum Municipal Obligation in future years. Mr. Kumbhardare recommended that the Township start budgeting to contribute more each year to help meet the required MMO's in the coming years.

Mr. Kumbhardare also reported on a zoning seminar that he attended in West Chester.

14. Staff Updates

The Board welcomed Brannon Tupper, the Township's new Engineer. Mr. Tupper previously worked for a similar size community in Tennessee and is in the process of moving into the Township. Welcome Brannon!

Mr. Culp reported that the Exton Park zip line has been inspected and is safe to begin operating. Additionally, the new restrooms at Exton Park are working well.

Ms. Partridge advised that three hybrid police vehicles were previously ordered, but to date, none are available due to supply chain and manufacturing issues.

ADJOURNMENT

The meeting adjourned at approximately 8:45 p.m.

Respectfully submitted,



Pam Gural-Bear
Recording Secretary