

TOWNSHIP OF RADNOR
Minutes of the Regular Board of Commissioners Meeting of April 12, 2021

The Radnor Township Board of Commissioners met via Zoom at approximately 6:31 pm

Commissioners Present

Jack Larkin, President	Moira Mulrone, Vice President	Lisa Borowski
Richard Booker	Jake Abel	Sean Farhy

Also Present: William White, Township Manager, John Rice, Township Solicitor, Kathryn Gartland, Treasurer, Robert Tate, Director of Finance, Christopher Flanagan, Chief of Police, Steve Norcini, PE, Township Engineer, Roger Phillips, Engineer, Damon Drummond, Traffic Engineer, Mike Simmons, Director of Public Works, Kevin Kochanski, Director of Community Development, Peggy Hagan, Executive Assistant to the Township Manager.

Not Present: Damien Enderle

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

President Larkin called for a Moment of Silence for Commissioner Kevin Higgins

President Larkin gave notice of an Executive Session held on March 25, 2021 and April 8, 2021 to discuss property matters and legal issues.

1. Public Participation

None

2. Consent Agenda

- a) Disbursement Review & Approval
- b) Approval of minutes of the Board of Commissioner Meetings of March 22, 2021
- c) HARB 2021-01A - 418 Woodland, Wayne PA - First Floor addition, including back stairs. Does not include previously approved side porch entry
- d) ~~HARB 2021-04 - 348 Louella Avenue, Wayne PA - Two story addition w/ covered porch, restoration or replacement of windows, stucco and roof. Removal of chimneys. (removed 4/12/21)~~
- e) HARB 2021-05 - 419 Oak Lane, Wayne PA - One story addition to rear of existing single-family residence
- f) HARB 2021-06 - 207 Upland Way, Wayne PA - Install replacement windows, replace existing deck w/ no change to the footprint. Enclose part of new deck w/ screened-in porch
- g) ~~HARB 2021-07 - 309 Conestoga Road, Wayne PA - Add two story rear addition to upgrade from a 2 Bedroom/1.5 bath to a 4 bedroom/2 bath house w/ larger kitchen and family room. (removed 4/12/21)~~
- h) ~~HARB 2021-08 - 310 Midland Avenue, Wayne, PA - New 2nd floor addition over existing sunroom. Renovation of sunroom (removed 4/12/21)~~
- i) ~~Resolution 2021-45 - Removal of four (4) large hazardous trees at Clem Macrone Park at a cost of \$10,700 to be paid for by the General Fund; removal approved at the March 17, 2021 Shade Tree Commission meeting.~~

~~j) Acceptance of 3rd Ward Commissioner Damien Enderle’s resignation, effective Monday April 12, 2021. (added 4/12/21)~~

Commissioner Larkin asked if any Commissioner(s) wanted to pull an item(s) from the agenda. Commissioner Farhy asked for items i) and j) to be removed from the consent agenda.

i) Resolution 2021- 45 - Removal of four (4) large hazardous trees at Clem Macrone Park at a cost of \$10,700 to be paid for by the General Fund; removal approved at the March 17, 2021 Shade Tree Commission meeting.

Commissioner Larkin moved to approve Resolution 2021-45, seconded by Commissioner Abel.

Commissioner Farhy asked for details on the project and asked why there is no plan for replanting. Mike Simmons, Director of Public works noted that the trees to be removed were deemed hazardous by the Township Arborist. The plan for removal went before the Shade Tree Commission on March 17, 2021 and no replanting plan was discussed.

Commissioner Larkin called the vote. The motion passed 6-0.

j) Acceptance of 3rd Ward Commissioner Damien Enderle’s resignation, effective Monday April 12, 2021. (added 4/12/21)

Commissioner Larkin moved to accept the resignation of 3rd Ward Commissioner Damien Enderle, effective Monday April 12, 2021, seconded by Commissioner Booker.

Commissioner Farhy asked for information on the reason for resignation and the timeline to appoint a replacement. Commissioner Larkin stated that the letter simply stated he was resigning. Commissioner Larkin then noted that the Board of Commissioners has thirty (30) days to appoint a replacement. If they are unable to appoint a replacement the Vacancy Board, which includes the Board of Commissioners and Vacancy Board Chairperson will appoint. If the Vacancy Board is unable to appoint a replacement it would then go to the Court of Common Pleas in Delaware County and the Court would appoint. The vacancy will be publicized on the Township Website.

Commissioner Borowski thanked Commissioner Enderle for his service.

Commissioner Larkin called the vote, the motion passed unanimously.

Commissioner Larkin called the vote on the balance of the consent agenda, items a, b, c, e, and f, the motion passed 6-0.

3. Committee Reports

A. Hamilton Conditional Use

John Rice, Township Solicitor, spoke on the hearing process and public comment.

1. Public Comment

Joe Schuda – He was having difficulty connecting for public comment. Commissioner Larkin asked if he could send an email. Mr. Schuda’s email spoke on his concerns with stormwater

management on the property.

Cynthia Hansen – She said the development is large and will create more traffic and water issues, she is concerned about the density of it.

David Willis – He asked if submittals via email or letter would be made part of the public record. John Rice said they will be part of the record.

2. Board Motion to Approve Adjudication

John Rice, Township Solicitor, summarized the three (3) reasons for denial – Applicant’s Stormwater Management System is a public facility and the land devoted to it can not be counted toward the common open space requirement for a Density Modification plan, Applicant’s Stormwater Management System is a Structure not related to outdoor recreational uses and is therefore prohibited from the common open space, and the proposed project will exacerbate existing stormwater problems by concentrating existing and projected flows onto adjacent properties in non-compliance with the Township’s Stormwater Ordinance.

Commissioner Larkin moved to approve the adjudication which constitutes a denial of the conditional use, seconded by Commissioner Booker. The motion passed 6-0.

B. 2 Paul Road – Waiver of §245-22 of the Stormwater Management Ordinance

Commissioner Larkin moved to approve the request for Waiver, seconded by Commissioner Mulroney.

Steve Norcini spoke on the request for waiver and noted revised plans were received Friday afternoon. Patrick Hanlon, from Momenee and Associates, shared the newly submitted revised plan. There was discussion amongst Commissioners and Applicant. The application addresses the new impervious not the entire site.

Commissioner Larkin called the vote, the motion failed unanimously.

C. Resolution 2021-39 - 812/822 Glenbrook Avenue-FINAL: Final Land Development Plan

Commissioner Larkin Moved to approve Resolution 2021-39, seconded by Commissioner Mulroney. Nick Caniglia, Representative for the Applicant, presented the application. There was discussion amongst Commissioners and Applicant. Commissioners Mulroney and Abel are in favor of the project.

Commissioner Farhy moved to add a 6th condition which would restrict undergraduate student housing on the property. The motion failed for lack of a second.

Commissioner Larkin called the vote, the motion passed 4-1 with Commissioner Farhy against and Commissioner Booker off the dais.

~~D. Resolution 2021-40 – Eagle Road, Hamilton Estate-FINAL: Preliminary Land Development Plan~~

Applicant asked for item to be removed from this agenda. Applicant grants an extension of time to Radnor Township to render a decision.

~~*E. Zoning Hearing Board Appeal #3088 – Motion to reconsider sending the Township Solicitor in opposition to Zoning Application #3088. The Applicant, BDN 250 King of Prussia I, LP, property located at 250 King of Prussia Road and zoned PLO Planned Laboratory Office is seeking certain relief to construct a parking structure which would violate setback and building/landscape coverage requirements of the PLO district. On February 22, 2021, the Board of Commissioners voted to send the Township Solicitor to oppose the subject appeal. The Applicant has made some changes to the requested relief and is requesting the Board to re-consider its opposition.*~~

Applicant asked for item to be removed from this agenda.

F. Resolution No. 2021-42 - Authorizing the Engineering Department to Receive Sealed Bids for North Wayne Avenue (from Eagle Road to Woodsworth Court) Sidewalk Pedestrian Improvement Project, paid for from combination of grant and bond proceeds.

Commissioner Larkin moved to approve Resolution 2021-42, seconded by Commissioner Borowski. Steve Norcini, Township Engineer, reviewed the project. Commissioner Larkin noted that Residents in the area are looking forward to the project.

Steve Norcini suggested that replacement trees from this project be placed in Clem Macrone Park if the Board of Commissioners and the Shade Tree Commission approve.

Commissioner Larkin called the vote, the motion passed 5-0 with Commissioner Booker off the dais.

G. Resolution No. 2021-43 - Authorizing the Payment of Change Orders #2 and #3, for the Harford Trail Project to G & B Construction: #2 Additional excavation and grading - \$3,500.00; #3 Additional backfill to replace unsuitable soil - \$7,224.50, for a total of \$10,724.50

Commissioner Larkin moved to approve Resolution 2021-43, seconded by Commissioner Borowski. Steve Norcini spoke on the change orders. There was discussion amongst Commissioners and Staff. Commissioner Larkin called the vote, the motion passed 5-0 with Commissioner Booker off the dais.

H. Resolution 2021-38 – Approving the Purchase of Protective Ballistic Helmets for Officers in the Radnor Township Police Department through COSTARS, not to exceed \$24,354.

Commissioner Larkin moved to approve Resolution 2021-38, seconded by Commissioner Farhy. Chief Flanagan spoke on the purchase of protective ballistic helmets. The helmets are adjustable to head size and come with a face shield and rubber guide in back with a life expectancy of 20 years. Bill White, Township Manager, would like this purchase to be moved forward for the safety of the Officers.

Commissioner Farhy asked if the old helmets could be sold. Chief Flanagan noted that the current helmets could be used as backup and would like to verify the life expectancy of the helmets.

Commissioner Larkin called the vote, the motion passed 5-0 with Commissioner Booker absent.

4. Reports of Standing Committees of the Board

None

5. New Business

None

6. Old Business

- Discussion – Adding a seat to Planning Commission to assess accessibility issued and/or asking Board of Health to consider an accessibility survey for Township (Commissioner Borowski)

Commissioner Borowski stated that she had been meeting with Residents who are interested in starting an Accessibility Committee for the Township to review accessibility for individuals with Special Needs that also include those that transcend physical disabilities. Commissioner Borowski suggested that a seat be added to the Planning Commission specifically for Accessibility review. Commissioner Borowski also noted that Commissioner Mulrone shared a Board of Health presentation done by a Resident who researched and surveyed some accessibility issues within the Township. She is asking if the Board of Health could do an overall accessibility survey of the Township.

John Rice, Township Solicitor, noted that the Ordinance would need to be amended for the Planning Commission to add a seat.

Commissioners Borowski and Mulrone would like to help in any way.

- Keystone Communities Grant submission update (Commissioner Borowski)

Commissioner Borowski asked for an update on the Keystone Communities Grant submission. Bob Tate, Director of Finance, noted that due to the amount of information necessary to include all the business districts within the Township it would be best to wait for the July 2021 submittal date for a full and complete submittal.

- Stormwater project funding and project approvals - update from September and January presentation & discussion (Commissioner Borowski)

Commissioner Borowski asked where the stormwater projects stand. Bill White, Township Manager, spoke on projects that are under consideration and moving forward and larger projects that will need financing and ways to finance the projects.

Steve Norcini spoke on upcoming projects, Malin Road Culvert (2022), South Wayne Municipal Lot, Brookside Avenue, North Wayne Floodplain project, and the Tree Trench Program. He will be bringing infrastructure projects to the Board soon.

There was discussion amongst Commissioners and Staff on funding for the larger stormwater projects, grants, and amending the Stormwater Ordinance.

Bill White, Bob Tate, and Steve Norcini will prepare information on funding and projects for an upcoming Board Meeting Agenda.

7. *Public Participation*

Matt Marshall – He would like to see a meeting scheduled for PI zoning. He also said the PECO job has been commendable and also asked for the contractors to clean up the aggregate left in the curblin.

8. *Adjournment of Regular Meeting*

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

Respectfully submitted.

Peggy Hagan