

**WEST GOSHEN TOWNSHIP  
BOARD OF SUPERVISORS MEETING  
September 25, 2002**

A regular meeting of the Board of Supervisors of West Goshen Township was called to order by Chairman Dr. Robert S. White at 4:03 p.m. on Wednesday, September 25, 2002, at the West Goshen Township Administration Building. All members were present. Dr. White opened the meeting with the Pledge of Allegiance to the Flag.

Dr. White opened the floor for public comment.

Ms. Susan Kurisko, 815 Old Greenhill Road, stated that she had sent a letter with an accompanying petition to the Township regarding the poor visibility at the intersection of Phoenixville Pike and Andrew Drive which makes it difficult to safely make left turns from the southbound lane. She said she would like to see a traffic signal installed or have the homeowner remove the shrubbery on the west side to improve the sight line. Ms. Sharon Lynn, Township Manager, advised Ms. Kurisko that Township personnel have spoken with the homeowners at the intersection and are working with them to either cut back or remove the shrubbery.

Ms. Kurisko asked about the easements for Greenhill Farms as they pertain to the height requirements for aircraft. Dr. White advised Ms. Kurisko that the Township cannot control the flight patterns. Ms. Kurisko said that recently helicopters had been training in her area at 11:00 p.m. and that she had called the Brandywine Airport to request that flight patterns be varied. Dr. White advised her that the training flights were probably from Keystone Helicopter and not Brandywine Airport. Ms. Kurisko added that recently a four-engine jet flying at about 3,000 feet flew over her house prompting her to call the FAA. Dr. White said he was aware of two jets using the Brandywine Airport but they are two-engine planes. Ms. Kurisko said that she has lived in her home for eight years and that only in the last two years has there been a problem with circling helicopters. Dr. White said that if the problem is with Brandywine Airport or the American Helicopter Museum, West Goshen Township may have some input into correcting the matter but if the aircraft are coming from Keystone Helicopter, West Whiteland Township, where Keystone is located, would have to be contacted.

Ms. Evelyn Baker, 900 Sheridan Drive, asked if the helicopters could belong to law enforcement. Sgt. Donald Loane, a West Goshen Township police officer, said they do not. He added that two medical helicopters use Brandywine Airport daily since Brandywine Hospital no longer has a trauma center. Cpl. Robert Holland added that the American Helicopter Museum offers rides on the weekend.

Ms. Kurisko said that West Goshen Township had changed the name of her street from Greenhill Road to Old Greenhill Road but the tax bills still show Greenhill Road and that the post office has had a problem with delivering her mail since the change was made. Ms. Lynn advised Ms. Kurisko that the West Goshen Township records have been corrected and that Chester County is working to amend their records. Mr. Richard J. Craig, Township Engineer, said that he had contacted the post office and the confusion caused by the name change should be resolved.

Sharon Lynn, Township Manager, announced that the 6<sup>th</sup> annual Community Day held on Sunday, September 22, 2002 was a success. She thanked the Board, the staff, the Parks Department personnel and the wonderful volunteers for their participation.

Ms. Nancy D. Rodgers, Zoning Officer, announced that the Zoning Hearing Board will meet Monday, October 7<sup>th</sup>, at 7:30 p.m. to receive further testimony in regard to the West Chester University application. West Chester University is seeking a Special Exception and Variance to construct a School of Music/Performance Arts Center, elevated garage structure, surface parking lot, utility building and new road. The 28+ acre property is located south of East Rosedale Avenue, east of South High Street and west of South Matlack Street.

Ms. Rodgers also announced that the Zoning Hearing Board will meet Thursday, October 10<sup>th</sup>, at 7:30 p.m. to receive further testimony in regard to the J&B Importers application. J&B is seeking Variances at their 823 Lincoln Avenue property in order to add a 12,637 sq. ft. addition to an existing 31,145 sq. ft. one-story

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warehouse, to add a loading dock to the northeast side of the building, to add a third loading dock to the front of the building, and to pave and add additional parking spaces to the east side of the building.

On motion by Ms. McIlvaine, seconded by Mr. Meakim, the Board unanimously approved the bills to be paid from the General Fund, the Sewer Fund, the Capital Reserve Fund, and the Waste and Recycling Fund.

On motion by Dr. White, seconded by Ms. McIlvaine, the Board unanimously approved a Final Subdivision Plan for three lots for Triple Tree Corporation located at 971 North New Street. Mr. Wes Hamilton was present to represent the plan.

On motion by Dr. White, seconded by Mr. Meakim, the Board unanimously approved a Final Land Development Plan for a 15,000 square foot office building for James and Carol Aubert located at 707 East Gay Street.

On motion by Dr. White, seconded by Ms. McIlvaine, the Board unanimously approved a Final Subdivision Plan for a 5,924 square foot transfer of property for G. Kenneth and Thelma N. Dillard located at 201 South Concord Road. Mr. G. Kenneth Dillard was present to represent the plan.

Dr. White opened the floor for public comment.

Mrs. Baker asked about the schedule for road repairs and street resurfacing in the year 2003. She said Spruce Avenue is in need of work and asked if it was on the list for repairs. Dr. White replied that the Streets Superintendent and the Board of Supervisors will do a road inspection and that Spruce Avenue will be examined then. Mrs. Baker added that the center lines have been repainted on Spruce Avenue but the fog lines have not. She asked if they will be done in the future and Dr. White replied he will talk to Mr. Raymond Halvorsen, Public Works Director, about the possibility of repainting them.

Dr. White announced a ten-minute adjournment before the start of the first Supervisors Hearing.

There being no further business, on motion by Ms. McIlvaine, seconded by Dr. White, the meeting was adjourned at 4:21 p.m.

Respectfully submitted,

Sharon Lynn  
Township Manager

**West Goshen Township  
Supervisor Hearing  
September 25, 2002**

S-5-02

Supervisor Hearing S-5-02, which was duly advertised, was called to order by Chairman Robert S. White at 4:37 p.m. All members were present.

Mr. Ronald C. Nagle, Esquire, was present to represent the Township. The purpose of the hearing was the consideration of Ordinance 11-02 of the Township of West Goshen amending the West Goshen Township Revised Zoning Ordinance of 1990, as amended, codified in Chapter 84 of the Code of the Township of West Goshen, by amending Section 84-8, entitled "Definitions" and by amending the regulations applicable to Educational uses in those districts where such uses are presently permitted, designating them as uses to be approved by Conditional Use, and establishing regulations applicable thereto.

See Court Reporter's Transcript

On motion by Mr. Meakim, seconded by Ms. McIlvaine, the Board unanimously approved Ordinance 11-02 of the Township of West Goshen.

The hearing adjourned at 5:17 p.m.

**West Goshen Township  
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S-3-02

Supervisor Hearing S-3-02, which was duly advertised, was called to order by Chairman Robert S. White at 5:17 p.m. for the purpose of deliberation and rendering of a decision on the application of Educational Property Group, Inc. All members were present.

Mr. Ronald C. Nagle, Esquire, was present to represent the Township. Mr. Gilbert R. Carlson, Esquire, was present to represent the applicant, Educational Properties Group, Inc. The applicant, who is the equitable owner, is seeking to construct student housing at 220 East Rosedale Avenue, being Tax Parcel 52-5-202, which is located in an I-2 Light Industrial District. The applicant is seeking the Board of Supervisors' approval to amend Section 84-38 to permit student housing as a permitted use in the I-2 Light Industrial District, and to amend Section 84-44-55-E-(1)-(a), by granting the Board of Supervisors power to grant requests in its discretion to permit 9 ft. x 20 ft. parking spaces in an I-2 Light Industrial District, of the West Goshen Zoning Code of 1990 as amended.

See Court Reporter's Transcript

After the withdrawal of their application by Educational Properties Group, Inc., the record was closed and the hearing adjourned at 5:21 p.m.