

Open Space Review Board

Meeting Minutes - APPROVED

Tuesday, January 25, 2022 – 7pm

Via Zoom

- Jody Reinbold, Chair (Term expiring 12/31/24)
- Jesse Miller, West Vincent Planning Commission (Term expiring 12/31/22 or until his term expires 12/31/24)
- Donna Delany, EAC Member (Term expiring 12/31/23 or until her term expires 12/31/23)
- Jim Bergey, Vice Chair (Term expiring 12/31/25)
- Nick Rotoli (Term expiring 12/31/26)
- Bernie Couris, Board of Supervisor Liaison (non-voting)
- ~~John Granger, West Vincent Township Manager (non-voting)~~

Meeting called to order at 7:04pm by Jim Bergey

Election of Chair of Committee: Donna Delany nominated Jody Reinbold as committee Chair, seconded by Jim Bergey, passes unanimously. Donna Delany nominated Jim Bergey as committee Vice Chair, seconded by Jody Reinbold, passes unanimously.

Thank you to Jeff Goldberg and Barb Mueller for your time on this committee. Welcome to Nick Rotoli and Donna Delany, our new members.

Jim Bergey made a motion to approve the minutes from our Monday, December 13, 2021 meeting, seconded by Jody Reinbold, passes unanimously.

Accounting of Present Open Space funds prepared by Michele Hogrelus (West Vincent Township Treasurer) and presented by Jim Bergey: The open space checking account was \$1,812,037.93 and the open space maintenance fund account was \$682,446.98, for a total open space cash balance of \$2,494,484.91 as of 1/25/22. The current open space commitments are the 2022 debt service principal (due 12/22) and interest (due monthly) of \$433,000 and \$33,487 respectively, for a total 2022 outstanding commitments of \$466,487. Therefore, as of 1/25/22, the available open space cash balance is \$2,027,997.91.

Old Business:

- Goals for future of committee
 - Ongoing communication with the Township Manager about preserving open space and township parcels.
 - Develop a summary of past TDR purchases and transactions to detail what has been conserved and what is still available to save, including need a summary of TDRs removed, through our program and outside of township funds.
 - Contact the interested parcel owners, via a letter
 - Contact our “wish list” parcel owners, via a letter
 - Educate the public about our open space program, via the township newsletter
 - Watch property transactions in the township
 - Consider adding a stewardship component
 - Consider adding possible benchmarks

- Appraisals
- Negotiations

- Pam Brown, French & Pickering Creeks Conservation Trust possible easements / open space funds:
 - Parcel located at 1825 Kimberton Road, 2 TDR's remaining after TDR deal several years ago – open space committee need to confirm remaining TDR's
 - 24 acre parcel - East Nantmeal Township (19 acres) and West Vincent Township (5 acres) Pam Brown passed information about easements to the owners children
- The open space review board will meet to rate the following parcels:
 - Land on Shady Lane – 12 acre and 7 acre lots
 - Property on Shady Land and Birchrun Road
 - 10.7 acres at 2263 Beaver Hill Road (3 TDR's)
- Wish list parcels for letter
- Jody Reinbold reviewed spreadsheet from Chester County of protected open space parcel information and replied to John Granger, via email, with noted differences.

New Business:

Interested resident located at 2730 Horseshow trail Road. We should rate this parcel as well.

Interested resident located at 175 Cedar Lane. We should rate this parcel as well.

Discussion about a new date of our February 2022 meeting, proposed days and time will be determine via email.

Public Comment:

Motion to adjourn at 7:46pm made by Jim Bergey, seconded by Donna Delany, passes unanimously.

Next Meeting:

February 22, 2022; March 22, 2022; April 26, 2022; May 24, 2022; June 28, 2022; July 26, 2022;

August 23, 2022; September 27, 2022; October 25, 2022; November 22, 2022; December 27, 2022