

# DRAFT

## Open Space Review Board

### Meeting Minutes

Tuesday, February 22, 2022 – 6pm

Via Zoom

- Jody Reinbold (Term expiring 12/31/24)
- Jessie 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 (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)~~

Guests: Kathryn Shillen, Dave Pennypacker, Jim Deislinger, Sara Shick, Yvonne Brownee, John Eldridge

Meeting called to order at 6pm by Jody Reinbold, Chair

Donna Delany, made a motion to approve minutes from our Tuesday, January 25, 2022 meeting as corrected, seconded by Jim Bergey, passes unanimously.

The Accounting of Present Open Space funds was not prepared by West Vincent Township Treasurer this month.

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
- Ratings of:
  - Property at 1342 Shady Lane – 12.6 acre (5 TDR’s) lots - based on criteria evaluation #1
  - Property at 1352 Shady Lane – 7.1 acre (3TDR’s) lots - based on criteria evaluation #2
  - Property at 175 Cedar Lane – 26 acres (10 TDR’s ?) horse farm - based on criteria evaluation #3
  - Property at 2263 Beaver Hill Road - 10.7 acres (3 to 4 TDR’s) - based on criteria evaluation #11

Donna Delany made a **motion** for Property on Shady Lane – 12.6 acre (5 TDR's) and 7.1 acre (3TDR's) lots:

*The West Vincent Open Space Review Board recommends to the Board of Supervisors that they enter into negotiations with the land owner of 1352 Shady Lane (7.1 acre / approx. estimated 3 TDR's) and 1342 Shady Lane (12.6 acre / 5 approx. estimated TDR's), which parcels rate #1 and #2 of interested property owners based on our criteria evaluation, to discuss the possibility of conserving these parcels using the open space funds either by purchasing TDR's or contributing to their conservation easement.*

Seconded by Nick Rotoli, passes unanimously.

Donna Delany made a **motion** for Property at 175 Cedar Lane – 26 acres (10 TDR's ?)

*The West Vincent Open Space Review Board recommends to the Board of Supervisors that they enter into negotiations with the land owner of 175 Cedar Lane (26 acres / approx. estimated 10 TDR's) which parcel rate #3 of interested property owner based on our criteria evaluation, to discuss the possibility of conserving these parcels using the open space funds either by purchasing TDR's or contributing to their conservation easement.*

Seconded by Jim Bergey, passes unanimously.

- Need to meet with the landowner of 2730 Horseshow Trail Road to discuss possible TDR deal or easement deal. Then will need to rate.
- 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 - will need to rate
  - 24 acre parcel - East Nantmeal Township (19 acres) and West Vincent Township (5 acres) Pam Brown passed information about easements to the owners children – will need to rate
- Wish list parcels for letter

New Business:

Donna Delany, as chair of the EAC, is working on a township map which might have layers with the Return on Environment information, and that could illustrate: wildlife corridors, steep slopes, hiking trails, streams, the Big woods Project, preserved parcels

Public Comment:

Jim Bergey made a motion to adjourn at 6:19pm, Seconded by Nick Rotoli, passes unanimously.

**Next Meeting:**

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