



Upper Uwchlan Township  
Board of Supervisors Workshop  
March 12, 2019  
4:00 p.m.  
Minutes  
Approved

In attendance:

Guy Donatelli, Chair  
Sandy D'Amico, Vice-Chair  
Jamie Goncharoff, Member

Cary Vargo, Township Manager  
Shanna Lodge, Assistant Township Manager  
Gwen Jonik, Township Secretary  
John DeMarco, Police Chief

Guy Donatelli called the Workshop to order at 4:04 p.m. and led the Pledge of Allegiance.

Township Manager's Report

Cary Vargo highlighted the following projects and activities: Park Road Trail clearing has begun; Milford Road Bridge is closed and the detour is in place; Toll has begun work on the Sunderland Avenue extension, which had been suspended for the winter; propane heaters and tank were installed at Upland Farms barn; Archer Buchanan is updating the design/construction plans which should be complete early April; the trash and recycling pre-bid meeting was held yesterday and bids are due April 1; the winter weather tracking program (plowing) is in place and working well.

Sandy D'Amico asked if the overall Township trail plan is complete or can it be amended. Cary Vargo noted there are some connections that need to be completed and it can be amended.

Township Building Renovation / Expansion Bid Results – Review, Discuss

Cary Vargo advised that the construction estimates for the building renovation and expansion totaled \$3,750,000. The low bids totaled \$4,338,851. The Architectural Firm (Hammel) and our Construction Project Management Firm (Boyle) are reviewing the bids line by line to determine which areas were either undervalued during estimating or bid high. General site work was higher than estimated, as was electrical, which included the generator and access management system, and the fire protection system.

We also need to account for contingencies that crop up during construction projects. A meeting is scheduled for March 14 to review the bids together.

The Supervisors inquired what steps could be taken to have project costs reduced closer to budget. Discussion included re-bidding all contracts or just the categories that are determined to be more out of line with the budget; remove some of the items or reduce scope of the project; move forward and push other Capital projects to next year or so. It was agreed that the next step would be determined following the in-depth review of all bids later this week.

Open Session

The Supervisors agree that we should include ourselves in the pipeline intervention proceedings.

A "Townes at Chester Springs" resident asked for an update regarding the FedEx overnight noise matter. The sound meter is being calibrated; we'll take the readings at FedEx and go from there.

The sound study was conducted at Eagleview Corporate Center Lot 1B. The Supervisors and the McNaughtons were provided the results at the same time.

Guy Donatelli advised that a resident has questioned the Township taking dedication of property on Meadow Creek Lane currently owned by the Pipeline and he believes that if any public benefit can come from it, it should be researched.

Jamie Goncharoff circulated a flyer that he received in the mail from "Fieldstone at Chester Springs", the proposed senior living facility currently under review, at Graphite Mine Road and Byers Road.

Adjournment

There being no further business to be brought before the Board, Guy Donatelli adjourned the Workshop at 5:11 p.m. and the Board proceeded to hold an Executive Session.

Respectfully submitted,

Gwen A. Jonik  
Township Secretary