

**East Pikeland Township
Open Space Committee**

**Meeting Minutes
August 21, 2018**

Meeting called to order at 7:05.

Present: Rusty Strauss, Stock Illoway, John Schott, & Lori Beck

Absent: Kersten Appler, Betsy Burns, & Martin Sheehan

Guests: Thom Toole, Marcus Kolb, Dan Balmer, Joan Balmer, Jacob Bohem, & Jonathan Gayl

Minutes from the July meeting were approved with no changes.

Michelle reported that the budget is just over \$5M.

New Business

1. Jacob Bohem—Kolb Appraisals Explained
 - Committee members and property owners had their questions about the Kolb appraisals answered by Township appraiser, Jacob Bohem and committee members, Rusty Strauss and Stock Illoway. After discussion the property owners felt confident in their understanding and ability to move forward with a decision. They will contact the Township with their decision and the committee will move forward from there.
2. Thom Toole—REMAX Mainline—Wagner Appraisal
 - Toole gave a history of the property and a discussion ensued about the township's interest in the property. Toole asked if it would be possible to have the zoning changed on part of the property to make it more appealing to buyers. John said it would impact the township's LERTA classification but that they could reach out to the school board. Toole offered to give the back portion of the property to the township for free, along with an access easement from 724, if the zoning on the front could be changed.
3. Property owner communication script, process for Open Space inquiry and acquisition, & appraisal requirements
 - Committee members will submit comments on what they say to property owners.
 - Michelle will work to compile the inquiry and acquisition process and well as the appraisal requirements and then have them approved by the committee. Rusty suggested that Michelle examine the Open Space Ordinance which has the process for open space inquiry and acquisition laid out.
4. Park and Recreation Community Survey Results
 - Michelle presented a brief summary of the results from the survey, specifically those that mentioned open space. She shared that residents of East Pikeland indicated that they want more trails/parks, connections between trails/parks, paved paths, trails, access to woods and natural areas, community garden, dog park, native meadows, and access to the Schuylkill River.
 - Will send full survey results
5. Volunteer Appreciation Dinner 12/6 @ 6pm
 - Michelle informed the committee that the township will hold a volunteer appreciation dinner on Thursday, December 6 at 6pm and to get it on their calendars.

Old Business

1. Property Priority Discussion

- A brief discussion was had about the need to examine other funding options for properties. The committee has a number of potential properties with large price tags that could be coming to fruition in the near future that would be used as public parks or trails. Michelle informed the committee that she has received feedback that residents would like to start seeing the open space funds be used for public spaces, rather than private property. In order to do both the township and committee might consider seeking support from the county and other sources.
2. Brief property updates:
- Pikeland Glen
 - Michelle informed the committee that the township will receive their appraisal by the end of September. The appraisal the township received was for just over \$4M for 115 acres.
 - East Pikeland Elementary School
 - The township has requested a right of first refusal. The School Code mentions that the School Board should offer land to public entities before putting it on the market. The School Board will release the appraisal to the township at their September meeting. The committee voted unanimously to recommend that the Board of Supervisors pursue an appraisal for the school.
 - Graham (walkthrough)
 - Stock reported that 15 people were at the walk through from East Pikeland's OSC, Park and Recreation, & Environmental Advisory Council. Members from the West Vincent Open Space Committee and a representative from French and Pickering Creeks Conservation Trust were also in attendance.
 - The property was easy to walk around and had a maintained trail that was approximately one mile. Most thought it would be bad for active recreation due to slopes, but the property is perfect for passive recreation even as is. It could become a way to connect the French Creek Trail with the West Vincent side. No one knows about the trail that currently exists, even though it is open to the public, needs to be communicated.
 - A few committee members would like to walk the property again in the fall when the crops are out to get a better idea of runoff and etc.
 - Would like the easement to include language for a shelter or something (not near the creek) and leave the possibility for paved trails for the future.
 - Members also suggested an increase in rent, which is now set at \$750/year.
 - Davis: No update.
 - Steimer: No update.
 - Dixon: No update.
 - Harpoon Louie's
 - Michelle reported that the property was sold in settlement and has a new owner.
 - Waterworld: No update.
3. Database Updates
- Kolb & Wagner
 - The committee didn't have time for this agenda item.
4. Park and Recreation/Open Space Meeting 9/25 @ 7pm
- Michelle reminded the committee that there is a joint meeting on September 25.

Public Comment

- None

Meeting adjourned at 9:00pm