

**WORKSHOP MEETING MINUTES**

September 17, 2019

\* Items are scheduled to be voted on at the September 23, 2019, Public Meeting.

The September 17, 2019, Workshop Meeting was called to order at 7:05 P.M. In attendance:

James A. Santi	Vice-President
Thomas A. Duffy	Commissioner
Denise M. Hull	Commissioner
Liz K. McNaney	Commissioner
Sandra Brookley Zadell	Township Manager
Megan Weaver	Asst. Township Manager
David W. Duffy	Chief of Police
David C. Onorato	Township Solicitor
Russ Benner	Township Engineer

**Announcement:** Mrs. Zadell announced that the Board met in Executive Session prior to the Workshop Meeting concerning legal matters in real estate.

**CONSULTANTS****PLANNING/ZONING/CODE ENFORCEMENT****1. Report by E. Van Rieker (Updates):**

As reported by Van Rieker

- Deluca Homes, West Prospect Ave. – 5 lot subdivision  
This is currently being reviewed by T&M and should be on the agenda for a decision in October
- ZHB #19-05 – Provco Remand - Started 6/25/19; continued to future date TBD  
There is nothing new to report and no date has been set
- ZHB #19-07, Provco Substantive challenge – scheduled 9/10/19  
There will be a third hearing on this matter on October 9, 2019
- ZHB #19-08, 925 Lexington Ave. – permission to build on undersized lot  
This was approved on August 27, 2019 with conditions regarding drainage and grading permits
- 229 Morris Road – Preliminary/Final 3 lot subdivision  
This is scheduled for UGT Planning Commission on October 7, 2019
- ZHB #19-11 – 945 Crest Rd. – variance to permit a deck in rear yard  
This was approved on August 27, 2019

- ZHB #19-12 - 914 Garfield Ave. – variance to permit garage in side yard  
This is scheduled to be heard on October 22, 2019
- ZHB #19-13 - 886 Fulton – variance to permit sunroom in rear yard  
This is scheduled to be heard on October 22, 2019
- ZHB #19-14 - 351 Sumneytown Pike – Merck monument sign  
This is scheduled to be heard on October 22, 2019. This involves two new signs, one at 351 Sumneytown and the other at 770 Sumneytown. Both signs are larger than permitted but within the height restriction. There is no LED, just flood lights. The applicant has asked permission to extend illumination all night and occasionally use color consistent with a holiday or special event to illuminate the sign.
- ZHB #19-15 - 770 Sumneytown Pike – Merck monument sign  
This is scheduled to be heard on October 22, 2019 (see above)
- Mazotta – 2 lot minor subdivision  
This is scheduled for UGT Planning Commission on October 7, 2019. There are some dimensional issues that have been identified and the applicant will have to seek relief.

Mr. Rieker announced there will be no ZHB meeting in September

2. **Code Enforcement Activity Report**

3. **Comprehensive Plan Steering Committee:**

Update

Mrs. Zadell said the meeting has been cancelled as our planner is ill and unable to attend.

- \* 4. **Authorization to advertise the hearing for Ordinance 2019-12:** Wireless Communications Facility (WCF) Amendment  
Decision

Mrs. Zadell noted on Page 12 section 11, the “Board of Supervisors” needs to be changed to Board of Commissioners

- \* 5. **Authorization to advertise the hearing for Ordinance 2019-13:** WCF Design Manual  
Decision

**ENGINEERING****6. Report by T&M Associates (Updates)**

As reported by Russ Benner

- **Sumneytown Pike Bridge Project**  
There are issues getting final details completed. We should be ready to go out to bid on this project soon.
- **2019 Roads Program – update**  
All crews from Harris Blacktopping are working daily and the work should be completed soon. There are issues with some of the ADA ramps and the contractor will have to come back to fix them.
- **Wheaton Basin (Sweetbriar Basin)**  
Pipe work replacement has begun. Approximately 60' of pipe work is being replaced due to corrosion.
- **Cottage Avenue**  
The developer is getting ready to pave the final wearing course on Cottage Avenue. T&M met with the developer to discuss coordination with the diversion project. 80% of Cottage Avenue is to be paved by the developer and the remaining 20% to be paved by the Township as part of the diversion project. The developer is supposed to do full width paving out to West Point Pike and reconstruct the cross walk. Mr. Benner will provide a cost estimate so we can approach the developer to get the escrow funds and apply them to the diversion project.

**Meeting attendance**

Mr. Benner discussed with the Commissioners his upcoming meeting attendance. He said T&M Associates recently acquired Bensalem Township as a new client and he has been appointed to handle that account. Mr. Benner said this should only be through the remainder of the year until he trains someone to take over the new account. He requested that Monica Wall attend the Public Meetings in his absence, and he will attend all the other meetings at UGT.

**FINANCE/PERSONNEL/ADMINISTRATION**

- \* 7. **Recognition of Steve Gillen for 30 years of service to the Township**  
(will attend)
- \* 8. **Recognition of Ted Caiola for 20 years of service to the Township**  
(will attend)

- \* 9. Recognition of Rodger Smith for 35 years of service to the Township  
(unable to attend)
- \* 10. Recognition of Liam Lynch for attaining the rank of Eagle Scout: Project – Gaga Pit at Garfield Park  
(will attend)
- \* 11. 2019 MMO (Minimum Municipal Obligation): Presentation by Dave Brill
- \* 12. Resolutions 13-2019 – Police Pension Plan Contribution for 2017:  
Decision

Mrs. Zadell said the next three (3) items have to do with our pension plan contributions. The pension auditor recommended we do a formal resolution to match the police contract.

- \* 13. Resolutions 14-2019 – Police Pension Plan Contribution for 2018:  
Decision

See above

- \* 14. Resolutions 15-2019 – Police Pension Plan Contribution for 2019:  
Decision

See above

- \* 14A. Resolution 16-2019 accepting Benjamin Townsend into DROP  
Decision

## PUBLIC SAFETY

- \* 15. Ainsley's Angels 6K & 12K Run: Saturday, May 9, 2020 at 8:30 am  
Decision

Mrs. Zadell said all three (3) of the following events were vetted by the Police Department and recommended for approval

- \* 16. Wissahickon Watershed Green Ribbon 5 Mile Trail Race: Saturday, November 2, 2019 at 9:00 am  
Decision
- \* 17. Wissahickon Watershed Green Ribbon Trail "Walk the Wissahickon": Sunday, September 29, 2019 at 7:00 am  
Decision

- \* 18. **Emergency Refueling Services for large incidents:** Revised Agreement Decision

Mrs. Zadell noted there was concern about item #5 in the original agreement about the Township being financially responsible if another municipality fails to pay. There was clarification that we would only be responsible for what our Township used.

- \* 19. **Resolution No. 12-2019 designating October 6 - 12, 2019 as Fire Prevention Week** Decision

## **PUBLIC WORKS/PARKS/RECREATION**

- \* 20. **Statement by Mr. Duffy:** Carnival Thank you' s

21. **Morris Road Bike Lane:** Discussion

Mrs. Zadell reported that Andrew Besold, the Transportation Planner for the Montgomery County Planning Commission met with Township staff to discuss the repaving of Morris Road by PennDOT in 2020. The County has identified Morris Road as a priority bike route and want to seek approval from the Board to install a bike lane. They will conduct a study with DVRPC to see if it is feasible. Chief Duffy said parts of Morris Road is tight, but most of it is ok for the addition of a bike lane. Mr. Santi asked who assumes the cost of the bike lane? Mrs. Zadell said the Township will be responsible for the markings and maintenance at an approximate cost of \$2500 and maintenance of the markings every 3 – 5 years. The County will be responsible for painting and maintaining the fog line.

22. **Water Quality Improvement Plan (WQIP):** Discussion

Mrs. Zadell reported that the WQIP Committee is a result of the additional TMDL regulations imposed by EPA regarding phosphorus. The management committee has been working on a proposed plan to submit to EPA by the end of September as an alternative to a TMDL plan. Currently, the management committee is asking for a vote on an intergovernmental agreement. Mrs. Zadell went on to say that the most recent update to the WQIP reads more of a plan of action vs an academic/scientific approach.

The plan highlights include the following Township commitments following submission to EPA;

- Commit to more individualized project management (UGT currently has 4 projects above the MS-4 requirements proposed in the plan – all are basin retrofit projects)
- Commit to an intergovernmental agreement for the next three (3) years (once approved by EPA). The intergovernmental agreement will include all funding decisions, project management, etc.
- Commit to adopt policies regarding stormwater management that strengthen water quality
- Commit to fund a new USGS gauge near the Abington WWTP on Sandy Run
- Commit to prepare a feasibility analysis report within 180 days of the approval of the WQIP and provide funding for the WQIP administration
- Commit to the creation of an intergovernmental agency

Mrs. Zadell asked, should we work on an intergovernmental agreement before we get an answer from EPA? She stressed this is merely an update and is not looking for a decision at this time. She added the WQIP report explains to the EPA that there is data/science that says sediment reduction will make the creek cleaner than phosphorus reduction and would like the EPA to consider this alternative plan.

A discussion ensued regarding having an intergovernmental agency vs remaining as an individual entity and the Board agreed to submit the plan to the EPA and await their decision on the plan. Mr. Duffy and Mrs. Hull expressed opposition to working on the agreement prior to receiving an answer from EPA. Mr. Benner said there can be intergovernmental agreements that are tailored to each individual municipality.

- \* 22A. **Payment #1 to Harris Blacktopping for the 2019 Roads Program:** in the amount of \$42,210  
Decision

## WASTEWATER TREATMENT

- \* 23. **Payment #8 to Blooming Glen Contractors for the WWTP Hydraulic Expansion Project:** In the amount of \$524,397.56  
Decision
- \* 24. **Payment #2 to Eastern Environmental for the WWTP Hydraulic Expansion Project:** In the amount of \$39,015  
Decision
- \* 25. **Authorization to Prepare and Advertise for the 2020 DelPAC 1525 Bid:** Phosphorus Removal  
Decision
- \* 26. **Authorization to Prepare and Advertise for the 2020 Dense Soda Ash Bid:** Used to Neutralize Alkalinity  
Decision
- \* 27. **Authorization to Prepare and Advertise for the 2020 Magnetite Bid:** Used in the Bio Mag System  
Decision
- \* 28. **Diversion Project Settlement Agreements**  
Decision

Mr. Onorato reported there are four (4) agreements for properties regarding the diversion project that need decisions tonight: Ryals, Gannon, Nowack and Double Z. He asked that the Board vote on these tonight so we can issue the notices to proceed.

The Gannon's (Musket Drive) settlement agreement and temporary construction easement is in the amount of \$32,000. It was appraised and there is a significant disturbance to their property. The Gannon's approved the terms of the agreement.

Mr. Santi asked for a motion to approve which was made by Mr. Duffy and seconded by Mrs. Hull. The Gannon settlement agreement and temporary construction easement was unanimously approved.

Double Z (West Point Pike) involves a vacant property that requires a permanent easement for the pipe and a temporary construction easement along either side of the pipe. Two separate takings have been filed and two agreements have been presented in the amount of \$20,800 total.

Mr. Santi asked for a motion to approve both agreement which was made by Mr. Duffy and seconded by Mrs. McNaney. Both Double Z settlement agreements were unanimously approved.

Nowack involves two (2) parcels on Valley Forge Road. There is a significant number of trees that will need to be removed with an estimated adjust compensation in the amount of \$20,000 for the permanent easement and \$70,000 for the temporary construction easement

Mr. Santi asked for a motion to approve which was made by Mrs. Hull and seconded by Mr. Duffy. The Nowack settlement agreement for the permanent and temporary construction easements was unanimously approved.

Ryals on Musket Dr. involves an appraisal for a temporary construction easement and a settlement agreement for two fences in the yard for a total compensation of \$20,200. Mr. Onorato agreed (on behalf of the Township) to a total offer of \$25,000 with the additional compensation to cover appraisal and legal fees. He said there is no agreement at this time but recommended the Board to approve the agreement.

Mr. Santi asked for a motion to approve which was made by Mr. Duffy and seconded by Mrs. McNaney. The Ryals settlement agreement and temporary construction easement was unanimously approved.

Mr. Santi asked if there are any questions or comments from the public concerning any of the agreements; there were none.

The Workshop Meeting was adjourned at 8:04 pm to Executive Session for personnel issues.



Respectfully Submitted,

Sandra Brookley Zadell  
Township Manager

**Approved October 28, 2019**