

# UPPER GWYNEDD TOWNSHIP BOARD OF COMMISSIONERS

## PUBLIC MEETING WORK SESSION AGENDA

May 9, 2023

This meeting will be held in person at the Township and will be live streamed on our website at [www.uppergwynedd.org](http://www.uppergwynedd.org)

If you would like to attend the meeting virtually, please dial in to the meeting – **1 929 205 6099**, the meeting ID is **836 6201 5908** and the password is **779693**. You may email questions and/or public comments to [mweaver@uppergwynedd.org](mailto:mweaver@uppergwynedd.org) (Megan Weaver, Assistant Township Manager).

**PLEASE NOTE:** The Commissioners will be making decisions on the following items: #15, #17, #20, #26, #27 and #28

1. Call to order
2. Pledge of Allegiance
3. Roll Call
4. Announcement of Executive Sessions
5. Recognition of Chief David Duffy for 15 years of service to the Township (5/22)
6. [Recognition of Alisa Simrak for receiving the Girl Scout Gold Award](#) (5/22)
7. Presentation by George Cho of the Jaisohn Center (5/22)
8. Public comments and concerns (limit of five minutes per individual)

### Departmental Reports

9. Manager's Report (Sandra Zadell)
10. Planning and Zoning Report (E. Van Rieker)
  - **ZHB 22-21, 1601 Valley Forge Road (Wawa).** Special Exception to permit the sale of gas and other motor fuels and variances to permit additional signage [and less than 10% of the parking lot to be devoted to landscaping.] This variance has been withdrawn. Started December 2022, testimony concluded April 4, 2023; Decision tentatively scheduled May 23, 2023.
  - **ZHB 23-06, North Penn Auto Service, 1605 Valley Forge Road.** Appeal of Zoning violation for parking and storage of vehicles on 1601 Valley Forge Rd. Continued to June 27, 2023
  - **ZHB 23-08, 201 Church Road, Unit C** – special exception to permit the cutting and polishing of granite. Zoned L-I (Limited Industrial). Approved with conditions on April 25, 2023
  - **ZHB 23-09, 983 Allentown Road, Bridge Community Church** – Variance to permit a shed to be located within the 100 ft setback, 25.9 feet proposed. Approved with conditions on April 25, 2023
  - **ZHB 23-10, 1238 Dickerson Road** – variances to permit roof over patio in side yard and gazebo in front yard. Approved with conditions on April 25, 2023.

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- **ZHB 23-11, Upper Gwynedd Township** – Variance/Interpretation to replace LED panel and variances to permit more than three lines of LED text and more than one color per message. Approved on April 25, 2023
- **ZHB 23-12, 402 Swedesford Road** – variance to permit the height to mid-point of garage roof of 15 ft. 10 inches where 14 ft. is the maximum permitted. Approved on April 25, 2023
- **1500 Pennbrook Parkway, Walters Group** – TOD residential development. Proposed zoning map overly amendment. (60 DU on 5.7 acres)
- **ZHB 23-13 – 712 S. Towamencin Avenue** – Variance to permit a height of 17ft. 7in. to the roof midpoint where a maximum of 14 ft. is permitted for the construction of a detached garage. Scheduled May 23, 2023
- **ZHB 23-14 – 212 Church Rd.** – Special exception to permit the construction of an additional building for self-storage use or, in the alternative, a use variance to permit the same. Scheduled May 23, 2023
- **ZHB 23-15 – 1249 Scobee Drive** – Variance to permit a rear yard setback of 44 ft. where 50 ft. is required for an elevated deck. Scheduled May 23, 2023
- **ZHB 23-16 – 203 Church Rd.** – zoning relief for the construction of two warehouse buildings with a total of 166,625 sq. ft. (1) – a variance to permit the building setback from a residential district of 167 ft. where a minimum of 200 ft. is required. (2) – a variance to allow a driveway setback from a residential district to be 54 ft. where a minimum of 100 ft. is required and (3) – a variance to allow 185 parking spaces where a minimum of 667 parking spaces are required. Property is zoned LI (Limited Industrial). Scheduled May 23, 2023
- **ZHB 23-17 – 1258 Jarvis Lane** – Variance to permit a rear yard setback of 34 ft. where 50 ft. is required for a screened and roofed porch. Scheduled May 23, 2023

## 11. Engineering Report (Isaac Kessler)

- **Stormwater Projects** – as projects for stormwater management and mitigation are constructed, there are a few stages for their completion. The design, construction, and verification of its proper function are each stages important to them addressing the intended stormwater improvements. We appreciate the patience of residents and nearby properties during the construction stage, and we work with contractors to keep the project site as tidy as possible. The final function of stormwater projects, especially basin projects, typically involves some final adjustments to ensure it functions as designed at the end of its construction. A project is not closed out until it is functioning as designed and is observed to be doing so.
- **2023 Road Program** – the scheduled start date for this year’s program is May 22<sup>nd</sup>. It will begin with the ADA curb ramp work in the contract and then follow with the milling and paving this summer.

## Denise M. Hull, PRESIDENT Finance/Personnel/Administration

### 12. Staff Department Reports

[Parks & Rec](#)

[Public Works](#)

[Police](#)

[Zoning](#)

[Code Report](#)

[Eng. – G&A](#)

[Eng. – RVE](#)

[UGFD](#)

[NPFD](#)

[VMSC](#)

## UPPER GWYNEDD TOWNSHIP BOARD OF COMMISSIONERS

13. [Public Meeting Minutes of April 10, 2023](#)
14. [Public Meeting Minutes of April 18, 2023](#)
15. **DECISION:** [Motion to Approve Authorization for Township Staff to enter into a 24-month agreement with iSolved in the amount of \\$22,444.80 per year for payroll and workforce management services and spending in the amount of \\$6,852.40 for initial implementation.](#)
16. [Approval of the second amendment to the standard lease agreement between Upper Gwynedd Township and Unisite, LLC subject to final approval by the Township solicitor](#)
17. **DECISION:** [Motion to approve the Proclamation for Asian American Pacific Islander Heritage Month](#)
18. [Approval of the Proclamation for Pride Month](#)
19. [Approval of the Proclamation for Juneteenth Day](#)

### **Katherine D. Carter, Vice President Public Safety**

### **Ruth S. Damsker Zoning/Planning/Code Enforcement**

20. **DECISION:** [Motion to ratify the Merck waiver request from Chapter 113-1 & 124-5 for Sunday work hours to install a replacement fire water line for the campus. Sunday work beginning April 16 – May 28, 2023, 8 am – 6 pm](#)
21. Final Escrow Release to the Green Tree Group for the Jay Subdivision
22. [Approval of the Encroachment Agreement for 524 Sumneytown Pike Ultimate Right of Way](#)
23. [Approval of Escrow Release #5 \(final\) for 111 State Street; Roosevelt Court](#)

### **Liz K. McNaney Public Works/Parks/Recreation**

24. [Approval of the Lansdale YMCA 5K race on Saturday, September 23 from 5 pm – 9 pm.](#)
25. Approval of Resolution 11-2023: Micro surfacing with Whitpain Township
26. **DECISION:** [Motion to approve the advertisement of the bid for #2 Heating Oil for the participating members of the Montgomery County Municipal Manager's Consortium](#)
27. **DECISION:** [Motion to approve the Grant Agreement authorizing the Local Share Assessment grant of \\$580,852.00 from the Commonwealth Financing Authority for the Haines Run Project](#)
28. **DECISION:** [Consensus of the Board of Commissioners to begin the project engineering for the Pedestrian Bridge Location Project](#)

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29. [Approval of Payment #2 for the Newport Lane Basin Retrofit Project in the amount of \\$42,637.35](#)
30. [Approval of the purchase of a Zero Turn Mower from Turf Equipment in the amount of \\$15,590.53](#)
31. [Approval of the purchase of the 2023 LED Marquee Board from Stewart Signs](#)
32. [Approval of Resolution 12-2023 authorizing the application to the CFA Greenways, Trails and Recreation Program in the amount of \\$250,000 for the Castle Refurbishment Project](#)
33. [Approval of Resolution 13-2023 authorizing application to the CFA Flood Mitigation Program in the amount of \\$63,699 for the Jacks Lane Streambank Restoration Project](#)
34. [Approval of Resolution 14-2023 authorizing application to the CFA Watershed Restoration & Protection Program in the amount of \\$300,000 for the Jacks Lane Streambank Restoration Project](#)

### **Martha A. Simelaro** **Wastewater Treatment**

35. [Approval of Addendum #1 to the Sewage Facilities Construction, Operation, Maintenance and Reimbursement Agreement with Merck.](#)
36. [Approval to purchase wiper cylinders and sensor assemblies from Trojan Technologies in the amount of \\$23,505.](#)

### **Other Business**

37. Approval of May 2023 Open Invoices (via roll call vote)
38. Approval May 2023 Paid Invoices (via roll call vote)
39. Call for Adjournment