

**HILLTOWN TOWNSHIP BOARD OF SUPERVISORS
REGULARLY SCHEDULED PUBLIC MEETING
Monday, July 28, 1997
7:30PM**

The regularly scheduled meeting of the Hilltown Township Board of Supervisors was called to order by Chairman William H. Bennett, Jr. at 7:46PM and opened with the Pledge of Allegiance.

Also present were: Kenneth B. Bennington, Vice-Chairman
Jack C. Fox, Supervisor
Bruce G. Horrocks, Township Manager
Francis X. Grabowski, Township Solicitor
C. Robert Wynn, Township Engineer
George C. Egly, Jr., Chief of Police
Lynda Seimes, Township Secretary

Chairman Bennett announced the Board met in Executive Session prior to this meeting in order to discuss legal matters. Further, the Board met in Executive Session prior to the July 14, 1997 Worksession meeting with Chief Egly and the new police officer, Wayne Moyer.

A. APPROVAL OF MINUTES: Action on the minutes of the July 14, 1997 Supervisor's Worksession Meeting: Motion was made by Supervisor Fox, seconded by Supervisor Bennington, and carried unanimously to approve the minutes of the July 14, 1997 Worksession meeting, as written.

B. APPROVAL OF CURRENT BILLING: Chairman Bennett presented the Bills List dated July 29, 1997, with General Fund payments in the amount of \$39,869.64, State Highway Aid payments in the amount of \$13,895.54, and Escrow Fund payments in the amount of \$951.17; for a grand total of all funds in the amount of \$54,716.35.

Motion was made by Supervisor Fox, seconded by Supervisor Bennington, and carried unanimously to approve the Bills List dated July 29, 1997, subject to audit.

C. CERTIFICATE OF APPRECIATION AWARDS: Chief Egly is privileged to present certificates of appreciation to two outstanding citizens for their assistance at the scene of a fatal accident on Rt. 152 on Thursday evening, May 29, 1997.

Chief Egly read the certificate of appreciation for Mr. Thomas Howells, which follows:

"We hereby express our sincere appreciation to Mr. Thomas Howells.
Mr. Howells was inside the Explorer assisting the child, Shelby Lynn Ditzler, who was hanging upside down in her child safety seat when Officer Dilworth

arrived on the scene. It required both Mr. Howells and Officer Dilworth to remove Shelhy Lynn safely from the vehicle, due to the damage and the vehicle being in the upside down position. This certificate is being presented to Mr. Thomas Howells from the Hilltown Township Police Department and Board of Supervisors with sincere appreciation.”

Chief Egly read the certificate of appreciation for Mr. David Jefferson, which follows:

“We hereby express our sincere appreciation to Mr. David Jefferson. Mr. Jefferson was in the roadway with Deborah Ditzler upon the arrival of Officer Dilworth. Mr. Jefferson was assuring Mrs. Ditzler that her child was okay and providing the comfort he was able to. Mr. Jefferson remained with Mrs. Ditzler until the emergency medical personnel arrived and took over her care. This certificate is being presented to Mr. David Jefferson from the Hilltown Township Police Department and Board of Supervisors with sincere appreciation.”

On behalf of the Board of Supervisors, Chairman Bennett expressed his sincere thanks to Mr. Jefferson, Mr. Howells, and Officer Dilworth.

D. CONFIRMED APPOINTMENTS/PUBLIC COMMENTS:

1. Mr. Scot Semisch - Pileggi Land Development Waiver Request - Mr. Semisch explained that Mr. Pileggi owns an unimproved lot, 3.75 acres in size, located at the corner of Rt. 113 and Rt. 313, next to WaWa. Mr. Pileggi would like to park a 9 ft. by 27 ft. trailer on this lot, with electricity and a telephone, to be used as an office in order to conduct business transactions out of the elements. Mr. Pileggi is not proposing the construction of any buildings on this lot and will make no changes to the land itself. Mr. Pileggi is requesting a waiver of land development requirements for his site. Mr. Semisch noted the trailer is presently located on this parcel, approximately 100 ft. from Rt. 313, directly behind the entranceway shown on the plan. The applicant intends to apply for the PennDot permit for the access.

Supervisor Fox believes this proposal should formally go to the Planning Commission for review. Further, since the applicant is presently in litigation with Hilltown Township regarding this property, Supervisor Fox feels the matter should be tabled until litigation is resolved. Mr. Semisch believes this request should be considered outside the litigation aspect. Mr. Pileggi is in the process of applying for an E-1 permit, which is permitted within the PC-2 Zoning District. The applicant applied for the permit, which was denied by the Zoning Officer on the basis that a land development submission and a PennDot permit are required. Mr. Semisch commented that Mr. Pileggi is attempting to comply with Township Ordinances as best as he can. If this proposal is approved, Mr. Pileggi

intends to obtain the PennDot permit and re-apply for the E-1 use as permitted under the PC-2 Zoning District. Supervisor Fox reminded Mr. Semisch that part of the litigation involves the existing trailer, and therefore, this proposal has a direct bearing on the litigation.

Supervisor Bennington refused to waive land development requirements for the Pileggi property, and Supervisors Fox and Bennett agreed.

Motion was made by Supervisor Fox, seconded by Supervisor Bennington, and carried unanimously to deny the land development waiver request for the Pileggi property (TMP #15-29-61-2).

E. MANAGER'S REPORT - Mr. Bruce G. Horrocks, Township Manager -

1. Mr. Horrocks presented a series of five escrow releases, all bank held letters of credit, for the Board's authorization:

Bricks Villa Phase I	Voucher #31	\$ 211.20
Bricks Villa Phase II	Voucher #15	\$ 211.20
Country Roads Phase II	Voucher #32	\$ 89.29
Country Roads Phases III & IV	Voucher #28	\$ 7,330.50
Orchard Glen Subdivision	Voucher #16	\$122,176.80

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to release the six escrows as noted above.

2. Mr. Horrocks is seeking Board authorization to purchase an additional computer for the Administrative Department due to the volume of documents on the computer. There are funds available in the Capital Projects fund of the budget. The estimated cost of this purchase is approximately \$2,100.00.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to authorize the purchase of an additional computer for the Administrative Department at the estimated approximate cost of \$2,100.00.

3. The Township currently owns a nine year old Pitney Bowes postal meter, which is becoming more and more difficult to maintain, due to its age. At present, \$132.00 per month is spent for the service agreement for that postage meter. Mr. Horrocks is seeking Board authorization to lease a new electronic postage meter through Pitney Bowes for a period of 5 years. The total cost would be \$180.00 per month, which would be an increase of \$48.00 per month.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to authorize leasing a postage meter from Pitney Bowes for a period of 5 years in the amount of \$180.00 per month.

4. During the last worksession meeting, Mr. Horrocks presented different bonding amounts for the Treasurer's Bond for Supervisor's review. Upon further investigation, Mr. Horrocks recommends that he be appointed the Treasurer of Hilltown Township, with Lorraine Leslie appointed the Assistant Treasurer of Hilltown Township.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to appoint Mr. Bruce Horrocks as Township Treasurer and to appoint Mrs. Lorraine Leslie as Assistant Township Treasurer.

Further, Mr. Horrocks suggested the current Treasurer's Bond be raised to \$1.5 million dollars, at an annual cost of \$1,272.00.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to increase the Treasurer's Bond to \$1.5 million dollars at an annual cost of \$1,272.00.

5. The Township presently owns three properties which are being taxed by the school district, Bucks County, and Hilltown Township. One of these properties, the site of the municipal building, is a parcel that was previously exempt, with the addition of the Comcast tower. Bucks County has assessed that tower at a certain value, and during that process, the Township received interim tax hills from the school district and Bucks County. Bucks County's hill included the 18 mill municipal tax. Mr. Horrocks asked the Board to consider waiving the 18 mill municipal tax on TMP #15-028-090-003.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to waive the 18 mill municipal tax on TMP #15-028-090-003.

Another property is an open space parcel which has been exempted in the 1998 tax billing year, however an interim tax bill was received for this property for the 1997 tax year. Mr. Horrocks asked the Board to consider waiving the 18 mill municipal tax for TMP#15-015-017-034.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to waive the 18 mill municipal tax on TMP #15-015-017-034.

6. The Supervisors have reviewed the amendment to the lease between Hilltown Township and the Hilltown Township Water and Sewer Authority for

placement of the water tank on Township property. If the Board so desires, Mr. Horrocks is seeking approval of the lease following this meeting.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to approve the lease agreement and amendment between Hilltown Township and the Hilltown Township Water and Sewer Authority for placement of the water tank on Township property.

7. At the last worksession meeting, the Board discussed the proposal for an additional two mill increase of the fire tax. Mr. Horrocks presented a recommendation made by the Fire Prevention Bureau to benchmark the existing three mill fire tax (as of January 1, 1997) as the base contribution to the fire companies; and from that point on, any increase or decrease of funding would be distributed via an assessment process accordingly to whichever fire company serves that particular area. For the proposed additional two mills, the Fire Prevention Bureau recommends that 50% be determined by area and 50% be determined by building assessment.

Mr. Horrocks would like the Supervisors to adopt the Fire Prevention Bureau's recommendation, thereby establishing it a formula for the Fire Tax distribution. Supervisor Bennington felt that approval by the Supervisors regarding this matter would be "putting the cart before the horse." Supervisor Bennington noted a two mill increase must be placed on the November ballot for taxpayers consideration. Mr. Horrocks felt that approval of a distribution formula by the Board would assist in answering questions from taxpayers concerning distribution of the possible additional two mill Fire Tax. Discussion took place.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to approve the recommendation of the Fire Prevention Bureau as to the distribution of the current three mill Fire Tax only, which is specified above.

The Supervisors unanimously agreed to table action on the second Fire Prevention Bureau recommendation regarding the proposed additional two mill increase to the Fire Tax, until after the November 4, 1997 election.

8. Mr. Horrocks is seeking Board approval to attend a pension seminar sponsored by the Pennsylvania Municipal Retirement System.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to approve the Manager's attendance at the pension seminar sponsored by P.M.R.S..

9. Approximately a week ago, the Police Department requested that the Township Solicitor prepare a draft ordinance dealing with the consumption and possession of alcoholic beverages in public places. Mr. Horrocks asked the Board's authorization to advertise this proposed ordinance for public hearing at the August, 1997 worksession meeting.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to authorize the advertisement of a public hearing to be held at the worksession meeting on Monday, August 11, 1997, to consider the adoption of an ordinance concerning the consumption and possession of alcoholic beverages in public places.

10. Following this meeting, Mr. Horrocks will present a general utility easement agreement for Board signatures. This agreement is for the Hilltown Authority to run their water line along this property toward the water tank.

Motion was made by Supervisor Fox, seconded by Supervisor Bennington, and carried unanimously to authorize the acceptance of a utility easement agreement with the Hilltown Township Water and Sewer Authority, as noted above.

11. With the employment of the last police officer, Mr. Horrocks noted there has been a change in that officer's contracted work schedule. The previous police contract would have locked Officer Moyer into a very specific twelve hour shift. Both the Police Benevolent Association and the officer himself have agreed to waive that requirement, however an amendment is required to the police labor agreement.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to approve an amendment to the labor agreement between Hilltown Township and the Hilltown Township Police Benevolent Association, in Article 20 - Scheduling.

12. The 1998 Community Development Block Grant information has been received, and a public hearing should be scheduled to accept applications for the C.D.B.G. program.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to authorize advertisement of a public hearing to be held on Monday, August 25, 1997 in order to accept applications for funds.

F. CORRESPONDENCE:

1. Correspondence has been received from Bunny's Animal Shelter advising there are 123 dogs remaining.

2. Correspondence has been received from Waste Management of Indian Valley seeking a waiver of one of their land development requirements. The applicant is requesting a waiver of a complete overlay of Progress Drive, in the area where they have extended sewer or other utilities.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried ~~unanimously to grant waiver of a complete overlay of Progress Drive for Waste Management of Indian Valley's land development plan.~~

G. SOLICITOR'S REPORT - Mr. Francis X. Grabowski, Township Solicitor -

1. Solicitor Grabowski presented a Declaration of Easement for the David Wayne Moyer Subdivision located on Rickert Road.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to **adopt Resolution #97-21 for the Declaration of Easement for the David Wayne Moyer Subdivision.**

2. Solicitor Grabowski presented a Declaration of Easement for the Sine/Stephenson Lot Line Change located on Rt. 113.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to **adopt Resolution #97-22 for the Declaration of Easement for the Sine/Stephenson Lot Line Change.**

3. With the possibility of increasing the annual Fire Tax from 3 mills to 5 mills, Solicitor Grabowski explained that according to the Second Class Township Code, a maximum of 3 mills is permitted unless a referendum question is placed on the ballot for the November election. After discussion with the Board of Elections, Solicitor Grabowski advised the question must be framed as it is to appear on the ballot. Therefore, Solicitor Grabowski presented a proposed Resolution for the Board's consideration, signifying the Township's desire to increase its annual Fire Tax from three mills to five mills, for the purpose of providing funds to make appropriations to fire companies located both inside and outside the Township, to make appropriations for the training of their personnel, and to contract with volunteer fire companies for fire

protection. The resolution calls for an election for the purpose of obtaining voter's consent and it approves the content in the form of the question.

Solicitor Grabowski read a portion of the proposed resolution, which follows: Hilltown Township hereby calls an election for its registered electors to be held on Tuesday, November 4, 1997 to obtain the approval of the electors for Hilltown Township to increase the annual fire tax from three mills to five mills for the purposes as authorized by the Second Class Township Code. The question to be submitted to the voters at the election shall be in the following form: "Shall the annual Fire Tax of Hilltown Township be increased for an indefinite period of time from 3 mills to 5 mills for fire protection and for the continued financial support of local fire companies?"

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to **adopt Resolution #97-23 to facilitate the placement of a question on the November 4, 1997 ballot to increase the Fire Tax from three to five mills.**

4. Solicitor Grabowski explained that Keystone Estates is a five lot subdivision located on Keystone Drive. The developer has requested execution of his development and escrow agreements, which will be funded through Harleysville National Bank.

There are liens for signature this evening for this subdivision, however Mr. Wynn advised they should not be released for recordation until D.E.P. approval of the Planning Modules is received. As is typical with developments within the Hilltown Water and Sewer Authority jurisdiction, Mr. Wynn noted the escrow estimate prepared for Keystone Estates did not include the cost of the water line. The North Penn Water Authority is not requiring the developer to escrow these funds. Mr. Wynn indicated to the developer that he must either escrow these funds with the North Penn Water Authority, or escrow the funds with Hilltown Township. The developer will be forwarding an estimate of the cost of the water line and will escrow those funds with Hilltown Township. This will require a slight amendment to the development agreement to reflect the fact that Hilltown Township is also holding funds for the water line construction in the North Penn Water Authority service area. A pre-construction meeting is tentatively scheduled for next week with the developer.

In previous discussions with the Board of Supervisors and the Planning Commission, Supervisor Fox recalls that the developer of Keystone Estates had volunteered to supply a contribution to the local fire company. Supervisor Fox feels the developer should be reminded of his promise of a contribution. Mr. Wynn will forward correspondence to the developer of Keystone Estates.

5. With regard to the Country Roads development, Solicitor Grabowski advised two easements were discussed at the last meeting. One was a request by the Township for an access easement through the open space property for the possible installation of a bicycle path in the future. The developer has now granted that access easement to Hilltown Township and it was recorded last week. The second was an easement for additional storm drainage through Lots #44 through #49. That easement agreement was prepared by the Township Solicitor and is presently being circulated for signature by the owners of those lots.

6. The Township was represented at the Teed zoning hearing held on June 19, 1997 and June 26, 1997. The hearing officer in that matter issued a decision as of July 17, 1997, in which an order was entered denying the relief requested. Solicitor Grabowski noted that one Board member requested that an appeal be filed to certain portions of the decision of that hearing officer. If the Board wishes to take action to initiate an appeal to the decision, Solicitor Grabowski suggested it be done this evening.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to appeal the decision of the hearing officer for the Teed zoning hearing, so that when the decision goes to the courts, it can be more restrictive.

Supervisor Fox added that certain things in the hearing officer's decision were not in accordance with the Hilltown Township Zoning Ordinance, and could open the Rural Residential Zoning District to heavy equipment storage, etc..

7. With regard to the Silverman Family Partnership zoning hearing held in April of 1997, the Zoning Hearing Board issued a decision on June 5, 1997 finding in favor of the Township and denying the applicant's two variance requests. The applicant has filed an appeal of the decision to the Bucks County Court.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to authorize the Township Solicitor to appear in Bucks County Court to represent Hilltown Township in the Silverman Family Partnership Zoning Hearing Board appeal.

8. Concerning the Ludlow zoning violation, Mr. Ludlow had filed a motion for a summary judgment against the Township and a hearing was held on July 11, 1997. Judge Beister found in favor of the Township, dismissed Mr. Ludlow's motion, declared that the injunction is now permanent, and ordered that Mr. Ludlow must comply with requirements of the Township's building codes and Zoning Ordinance before he can pursue further construction of his dwelling on Rickert Road. No appeal has been filed to

that decision. Mr. Horrocks noted Mr. Ludlow recently contacted the Zoning Officer dealing with certain requirements for permit applications.

H. PLANNING - Mr. C. Robert Wynn, Township Engineer -

1. B & S Auto Body - The Planning Commission unanimously recommended a waiver of land development submission of the proposed 600 sq. ft. office expansion to the B & S Auto Body building located on the east side of Bethlehem Pike, north of Reliance Road.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to grant waiver of land development submission of the proposed 600 sq. ft. office expansion to the B & S Auto Body building, based upon the recommendation of the Planning Commission.

2. Edmonds Subdivision - The Planning Commission unanimously recommended approval of the lot line adjustment subdivision for Richard F. Edmonds, Jr.. The site is located at the corner of Schultz Road and Keystone Drive, and contains a total of approximately 52 acres. The approval is conditioned upon the following:

- Dedication of the ultimate right-of-way of Schultz Road and Keystone Drive along the frontage of TMP #15-22-22 as an easement. (The balance of the frontage along the site was previously dedicated during a prior subdivision of the site in 1986).
- The resolution of any remaining drafting items to properly reference the prior subdivision and right-of-way dedication.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to grant final plan approval to the Edmonds Subdivision, pending completion of the two outstanding items as noted by the Planning Commission.

3. Tall Oaks Subdivision (formerly Bayne Tract) - The preliminary plan was recommended for conditional approval by the Planning Commission subject to the following:

- Environmental performance regulations of Section 504 of the Zoning Ordinance limit clearing the forest area to no more than 20%. Preliminary plan includes a clearing limit line which encompasses Tall Oaks Drive cul-de-sac and a building area on each lot. The area within the limit of forest disturbance shown on the plan (90,750 sq. ft.) appears to be slightly greater than the area noted on sheet 1 of 8 (90,931 sq. ft.). The allowable forest disturbance of 20% is 91,078 sq. ft. Total clearing required on the property must be clarified by the applicant and resolved with the Township to verify that it is in conformance with ordinance requirements during the final plan stage. In the event the proposed clearing exceeds 20% permitted by Section 504 of the Zoning Ordinance, the applicant must seek variance approval from the Township Zoning Hearing Board. Clearing that may be required within the right-of-way of the proposed roadway future extension to adjoining lands of TMP#15-1-139 are not required to be included in the clearing calculations.

- Request for waiver of Subdivision Ordinance requirements regarding curb and sidewalk along the frontage of the site on Orchard Road is denied. Plan must include cartway widening, curb, sidewalk, and full overlay of Orchard Road along the frontage of the site as required by Sections 505, 512, and 513 of the Subdivision Ordinance.

- Street trees have not been proposed on the plan. In accordance with prior discussions with the Planning Commission, applicant should verify the location of PP&L and associated utility installations along Tall Oaks Drive (whether proposed inside or outside of the street right-of-way) prior to determination of street tree requirements. If the underground electric and associated utilities are proposed to be constructed within the right-of-way, plan must identify the proposed locations and is subject to review and approval by the Township. In the event the installation of underground utilities requires the removal of trees outside of the street right-of-way, street trees may be required by the Township during the final plan submission.

- Stormwater Management Report prepared by the applicant's engineer must be revised to conform to requirements of Section 516 of the Subdivision Ordinance as noted in Item VI of the Engineering/Drafting Detail Review dated July 15, 1997. With respect to the basin design, however, waivers are granted from requirements for the 1 ft. freeboard in the emergency spillway, calculation methodology, and freeboard above the 25 year high water elevation. Waivers have been granted to minimize the amount of forest disturbance that will be required.

- Verification of approval of proposed erosion and sedimentation control measures must be received in writing from the Bucks County Conservation District.
- Verification of approval of proposed public water/sanitary sewer collection system design and capacity must be received in writing from the Hilltown Township Water and Sewer Authority.
- Planning Modules for proposed sewage facilities must be submitted and approved by the Bucks County Department of Health, Hilltown Township, Hilltown Township Water and Sewer Authority, and PADEP.
- Installation of property monumentation must be in accordance with Section 522 of the Subdivision Ordinance. All perimeter (outboundary) monuments must be installed and certified as to their accuracy by the responsible surveyor prior to plan recordation. Concrete monuments shall be required to be installed at all lot corners within the subdivision, pursuant to Section 522.2.
- Financial security/development agreements must be executed between the applicant and Hilltown Township to guarantee installation of all public improvements.
- All outstanding engineering/drafting details as contained within the engineering review dated July 15, 1997 shall be accomplished satisfactorily on the final plan.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to grant preliminary plan approval to the Tall Oaks Subdivision (formerly Bayne Tract) pending completion of all outstanding items as specified by the Planning Commission, including all roadway improvements and the overlay on Orchard Road.

4. PECO Subdivision - This three lot subdivision located on Rt. 152 was unanimously recommended for preliminary and final plan approval by the Planning Commission subject to the following conditions:

- Sewage facilities planning modules must receive approval from PADEP.
- Right-of-way area along Rt. 152 shall be dedicated to the Township.
- Concrete monuments must be installed.

- Existing paving encroachment on Lot #2 from adjacent lands of Schmidt and the concrete slab located on the PECO Energy Company transmission line parcel which encroaches on Lot #1 must be removed prior to plan recordation.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to grant preliminary/final approval to the PECO Energy Subdivision, pending completion of all outstanding items as specified.

5. Schafsteller Subdivision - This plan was recommended for final approval by the Planning Commission, subject to the following conditions:

- Note must be added to the plan indicating that the driveway access to Lot #2 must be constructed in accordance with requirements of Section 511 of the Subdivision/Land Development Ordinance, including paving within the ultimate right-of-way and installation of a driveway pipe. Existing access to Lot #1 must be paved to the ultimate right-of-way line prior to plan recordation.
- Planning Modules for the proposed small flow treatment facility on Lot #1 and sand mound on Lot #2 must receive approval from PADEP.
- Concrete monuments must be installed.
- Park Road ultimate right-of-way must be dedicated to Hilltown Township as offered on the plan.

Mr. Wynn explained Lot #1 contains an existing dwelling that was constructed under the rural residency exception, and therefore, a replacement septic system must be installed. A small flow treatment facility has been proposed. Lot #2 will be serviced by a sandmound system.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to grant final plan approval to the Schafsteller Subdivision, pending completion of any outstanding items as specified by the Planning Commission.

6. Landis Subdivision - This four lot subdivision located on Rt. 313 was recommended to be denied by the Planning Commission unless an extension in the review period was received in writing by the applicant. Correspondence was received dated July 24, 1997 extending the review period to December 31, 1997. No action required.

7. Calvary Church Land Development - The Planning Commission recommended denial of the plan unless an extension is received in the review period. A 90 day extension was received on July 23, 1997. No action required.

I. ENGINEERING - Mr. C. Robert Wynn, Township Engineer -

1. Country Roads Phase III & IV - This matter was discussed earlier in the meeting during the Solicitor's Report.

2. Keystone Estates - This matter was discussed earlier in the meeting during the Solicitor's Report.

3. Spur Road Development - Mr. Wynn stated that conditions of approval of this plan included roadway widening, curb, storm drainage, and landscaping, which was installed and completed 18 months ago. The developer's maintenance period and letter of credit both expire on August 14, 1997. At this time, the developer has successfully completed the maintenance period. A section of curb was replaced and the roadway was restored within the last week. Mr. Wynn recommends acceptance of completion of the maintenance period for Spur Road Development.

Motion was made by Supervisor Bennington, seconded by Supervisor Fox, and carried unanimously to accept completion of the maintenance period for the Spur Road Development.

J. LINENS FOR SIGNATURE:

1. Keystone Estates

K. PUBLIC COMMENT: None.

L. SUPERVISOR'S COMMENTS:

1. Prior to this meeting, Supervisor Fox witnessed an accident on Rt. 113 and the bypass. Within a matter of minutes, police officers responded. Supervisor Fox commended the quick response by the Hilltown Township Police Department.

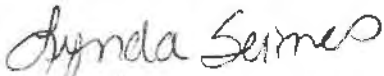
M. PRESS CONFERENCE: A conference was held to answer questions of those reporters present.

Page 15
Board of Supervisors
July 28, 1997

Pg. 3226

N. ADJOURNMENT: Upon motion by Supervisor Fox, seconded by Supervisor Bennington, and carried unanimously to adjourn the July 28, 1997 Board of Supervisors meeting at 9:10PM.

Respectfully submitted,



Lynda Seimes
Township Secretary