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HILLTOWN TOWNSHIP BOARD OF SUPERVISORS
REGULARLY SCHEDULED PUBLIC MEETING
Monday, May 13, 1991
7:30PM

The meeting of the Hilltown Township Board of Supervisors was called to order by Chairman William H. Bennett, Jr. at 7:37PM and opened with the Pledge of Allegiance.

Also present were: Betty J. Kelly, Vice-Chairperson
Kenneth B. Bennington, Supervisor
Mary Eberle, Township Solicitor
C. Robert Wynn, Township Engineer
Thomas Buzby, Director of Public Works
George Egly, Chief of Police
Eric Applegate, Bldg. Inspector/Zon. Off.
Maria Gerhart, Recording Secretary

Chairman Bennett announced the Supervisors met in Executive Session prior to this meeting, with the Township Solicitor and the Township Engineer regarding pending legal and personnel matters.

Due to the Memorial Day holiday, Chairman Bennett advised the next meeting of the Hilltown Township Board of Supervisors has been rescheduled to take place on Tuesday, May 28, 1991 at the Hilltown Township Municipal Building beginning at 7:30PM.

A. APPROVAL OF MINUTES:

Supervisor Bennington wished to amend the motion on Page 7 for the Deerfield Subdivision to read "Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to extend the maintenance agreement for the Deerfield Subdivision for one year with the stipulation that the developer will complete the grading and seeding in the open space area prior to October 1, 1991."

Motion was made by Supervisor Kelly, seconded by Supervisor Bennington and carried unanimously to approve the minutes of the April 22, 1991 Board of Supervisor's meeting as corrected.

B. APPROVAL OF CURRENT BILLING:

Since the month of May has three billing periods and only two Board of Supervisors meetings, Chairman Bennett presented two bills lists for payment.

The bills list presented for payment dated May 13, 1991 totals \$31,640.38. Supervisor Bennington questioned the bill of Carter Van Dyke Associates for consulting services for M & B Investments in the amount of \$252.61. Chairman Bennett replied he would investigate the matter.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to pay all bills presented, with the exception of the bill in the amount of \$252.61 for consulting services by Carter Van Dyke Associates.

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The bills list presented for payment dated May 15, 1991 totals \$47,832.18. Supervisor Kelly questioned the bill for a uniform jumpsuit from Perkasio Uniform in the amount of \$29.00. Chief Egly advised the jumpsuit is worn by the officers when inspecting trucks to prevent soiling of police uniforms. Supervisor Bennington mentioned the bill for sewage disposal by J.H. Freed, Inc. in the amount of \$150.00 and commented he would like to see the sewer lines extended to include the Municipal Building so that weekly sewage disposal charges of \$75.00 would not be required. Mr. Wynn stated the sewer line extension would be very costly. Chairman Bennett has broached the subject with the Water and Sewer Authority and was told they would like to install the sewer line extension, however a pump would be required at the bottom of the hill which the Water and Sewer Authority estimates would cost approximately \$60,000.00. Mr. Roach is not willing to extend the sewer lines until he is ready to begin the proposed development in this area.

Motion was made by Supervisor Kelly, seconded by Supervisor Bennington and carried unanimously to pay all bills when due.

C. RESIDENT'S COMMENTS ON AGENDA ITEMS ONLY: None.

D. CONFIRMED APPOINTMENTS: None.

E. MANAGER'S REPORT:

1. Chairman Bennett presented eight escrow releases for approval:

Bridle Run	Voucher #10	\$1,834.58
Lotier Land Development	Voucher #05	\$2,286.00
Pheasant Ridge	Voucher #08	\$5,094.00
Pheasant Ridge	Voucher #09	\$3,193.60
Pheasant Ridge	Voucher #10	\$ 315.59
Coleman Land Development	Voucher #04	\$1,237.95
Deerfield	Voucher #23	\$ 350.24
Solar Atmospheres	Voucher #05	\$1,910.15

Supervisor Bennington questioned the escrow release for Lotier Land Development as they have recently asked for a 60 day extension. Mr. Wynn replied this release is for work that had previously been accomplished.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to release the eight escrows as mentioned above.

2. Chairman Bennett reported vandalism taking place on Township owned property. The Civic Association building on Rt. 152, which is about to be turned over to the Township, has some graffiti spray painted on the roof. Chairman Bennett

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inquired about the insurance from the Civic Association's point of view, and found there is a \$500.00 deductible. Chairman Bennett has spoken to Mr. Buzby, Director of Public Works, and it has been decided the Public Works Department will paint over the graffiti. The more serious vandalism is taking place at the Scout Cabin behind the former Municipal Building where windows have been broken and shingles have been ripped from the roof and forced down the chimney. Mr. Buzby advised the windows have been replaced with plexiglas panes and the Police Department will be keeping a closer watch on the Scout Cabin.

3. Chairman Bennett read the Treasurer's Report for April 30, 1991:

General Fund Checking	
End of Month Balance -	\$ 90,868.79
Payroll Checking	
End of Month Balance -	\$ 127.41
Fire Fund Checking	
End of Month Balance -	\$ 85,235.24
Debt Service Investment/Checking	
End of Month Balance -	\$ 108,210.06
State Highway Aid/Checking	
End of Month Balance -	\$ 149,546.53
Escrow Fund Checking	
End of Month Balance -	\$ 76,088.38

Chairman Bennett stated the \$20,000.00 temporarily borrowed from the Escrow Fund has been repayed, bringing that total to \$93,227.00. A new fund will be opened this week and will be more definitive. There will be \$80,000.00 in the Public Improvements Fund and \$13,227.00 in the Builder's Escrow Fund.

4. As a result of three Workman's Compensation claims in 1990, one in the Police Department and two in the Public Works Department, Chairman Bennett explained the three claims totalled \$148,000.00 and therefore, raised the Township's liability insurance rates. The Township's Liability insurance rates have increased by \$10,530.00 in 1991.

F. PUBLIC WORKS REPORT - Mr. Thomas Buzby, Director of Public Works -

Mr. Buzby read two Public Works Report for the periods of February 24, through March 23, 1991; and March 24, through April 20, 1991, which are on file at the Township office.

Mr. Buzby advised the entire Public Works Department have successfully completed the Commercial Drivers License exam, with some employees pursuing additional endorsements in the future.

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G. POLICE CHIEF'S REPORT - Chief George Egly -

Chief Egly read the Police Report for April, 1991 which is on file at the Township office.

H. BUILDING INSPECTOR/ZONING OFFICER'S REPORT - Mr. Eric Applegate -

Mr. Applegate read the Building Inspector/Zoning Officer's Report for April, 1991 which is on file at the Township office.

I. ENGINEERING/PLANNING - Mr. Bob Wynn, Township Engineer

1. Broderick Tract Maintenance Period - Mr. Wynn stated the Broderick Tract Subdivision, which is located on Quarry Road, has a maintenance period which expires on Tuesday, May 14, 1991. The curb is spalding and needs repair. Mr. Wynn has notified Mr. Kemmerer as well as Mr. Kemmerer's attorney of this condition, and has informed them both he would be recommending that the Board of Supervisor's not accept the end of the maintenance period until those repairs have been completed. Chairman Bennett asked if there was a time limit involved. Mr. Wynn replied when Mr. Kemmerer was found in default, the Board gave him notice he would have opportunity to make any repairs in the future that may be necessary. Mr. Wynn suggested if Mr. Kemmerer has not made the repairs in 30 days, perhaps the Board should seek a contractor and utilize Mr. Kemmerer's escrow funds.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to allow a 30 day grace period to the Broderick Tract Maintenance Period. If repairs are not completed within that time period, escrow monies will then be used to correct the curbing.

2. Lotier Lawn and Leisure - Mr. Wynn advised improvements were to be completed by the end of April. Correspondence has been received from Mr. Lotier requesting 60 additional days in which to complete the items, which include the installation of street trees. Mr. Lotier was unable to increase the paving radii on the corner of Cherry Lane and County Line Road due to a traffic light currently being installed at that location. Also, the area behind the traffic signal needs to be regraded and mulched, however the work has been postponed at this time. Mr. Lotier has requested that the driveway on County Line Road, which is the original driveway to the dwelling, be allowed to remain. Mr. Wynn advised the plan had shown the driveway was to be removed, however Mr. Lotier has discovered the driveway is valuable for employee parking/access and wishes to continue, for employee's use only.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to accept the 60 day extension for Lotier Lawn and Leisure for the first four items discussed but pending further investigation regarding the driveway access on County Line Road.

3. Mr. Wynn requested the Board's authorization to execute an application for a PennDot Highway Occupancy Permit for the realignment of Orchard Road and Rt. 152, which was discussed previously. This would provide for a right and left turn lane and include alignment of the roadway.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to authorize Mr. Wynn to execute the PennDot Highway Occupancy Permit for Orchard Road and Rt. 152.

J. SOLICITOR'S REPORT - Ms. Mary Eberle, Township Solicitor

Chairman Bennett stated Mr. Grabowski, the Township Solicitor could not be present this evening due to an illness in his family, however Ms. Eberle, of Grabowski, Eberle, Rice and Scafidi was in attendance to present the Solicitor's Report.

1. Ms. Eberle advised of three projects for the Board's consideration for approval of Financial Security Agreements and Development Agreements. The first project is Cheeks, Inc., in which a Financial Security Agreement and a Development Agreement has been executed in triplicate by the applicant. Ms. Eberle has reviewed the executions and found them to be in order.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to execute the Development and Financial Security Agreements for the Cheeks, Inc. agreement.

Ms. Eberle advised two resolutions are required for the Acceptance of Public Purpose and Deeds of Dedication for Cheeks, Inc., for the area located along Bethlehem Pike.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to adopt Resolution #91-17 for Acceptance of Public Purpose for Cheeks, Inc..

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to adopt Resolution #91-18 for Deed of Dedication for Cheeks, Inc.

2. Ms. Eberle presented St. Philip's Church Land Development plan. St. Philip's Church has executed their Financial Security Agreement and Development Agreement.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to execute the Financial and Development Agreement for St. Philip's Church.

Ms. Eberle advised two resolutions are needed for the Acceptance of Public Purpose and Deeds of Dedication for St. Philip's Church.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to adopt Resolution #91-19 for Acceptance of Public Purpose for St. Philip's Church.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to adopt Resolution #91-20 accepting the Deed of Dedication for St. Philip's Church.

3. Ms. Eberle presented the H.L. Garges Land Development Agreements and Financial Agreements, which have been completed by the developer and are appropriate for execution by the Board of Supervisors upon Resolution.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to execute the Development and Financial Agreements for the H.L. Garges Land Development.

Ms. Eberle commented an additional agreement, concerning the reduction of non-residential parking requirements, has been prepared for the Board's approval and has been executed by the property owners. This agreement specifically allows for a 20% reduction in the number of required parking spaces upon the said tract of land resulting in the presently required 39 parking spaces. Mr. Wynn explained the applicant felt the parking required by the Zoning Ordinance was excessive for his car wash facility. Under the Ordinance, there is a section which allows the Board of Supervisor's to authorize a 20% reduction, provided the applicant enters into an agreement. Mr. Wynn advised, if after one year of occupancy the Township determines more parking is needed, the parking spaces would have to be installed. The location of the parking spaces are shown on the plan as required.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to accept the H.L. Garges Land Development agreement concerning the non-residential parking reduction requirements.

Ms. Eberle presented a Deed of Dedication for H.L. Garges with the Right-of-Way being offered by the developer, which has been properly executed.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to adopt Resolution #91-21 for acceptance of Public Purpose for H.L. Garges.

Motion was made by Supervisor Bennington, seconded by Supervisor Kelly and carried unanimously to adopt Resolution #91-22 accepting the Deed of Dedication for H.L. Garges.

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K. CORRESPONDENCE:

1. Chairman Bennett presented the report received from Bunny's Animal Shelter. As of the April 30, 1991 report by Bunny's Animal Shelter, 186 dogs remain.

2. Correspondence received from Buckingham Township announcing a training session to be held at the Buckingham Township Municipal Building on May 29, 1991 to discuss Capital Improvement Budgeting, Bond Issues, and Preparing for Long Term Financing.

3. Chairman Bennett presented correspondence from the Bucks County Industrial Development Corporation concerning Rt. 313/Rt. 663 Task Force. The next meeting will be held on Thursday, May 30, 1991 at 7:30PM at the Hilltown Township Municipal Building. Mr. Chuck Griffith, Executive Director of Pennsylvania Intergovernment Council will be discussing planning and acquisition of right-of-way and access control, which is the next step necessary in the overall plan to improve the Rt. 313/Rt. 663 corridor.

4. Pennridge Community Day will be held on Sunday, July 7, 1991 at Lake Lenape Park, with the raindate being Sunday, July 14, 1991. Activities for the day include sporting events, games for all ages, free entertainment and a fireworks display at nightfall. President Bush has requested that the week of July 4, 1991 be set aside to commemorate war veterans and especially those who served in Operation Desert Storm. All eight Pennridge municipalities will be involved in Community Day, including police and fire personnel. Chairman Bennett stated financial help is requested.

Motion was made by Supervisor Kelly, seconded by Supervisor Bennington and carried unanimously to donate the same amount of money as donated in 1990 (\$100.00) to the Pennridge Community Day celebration.

5. A letter has been received from the Pennridge School District, inviting the Board of Supervisors to attend an informal meeting for the purpose of discussing common concerns and sharing information on Wednesday, May 29, 1991 at 7:30PM at the District Education Center. Potential topics could include growth and development, demographic data, reassessment, revenue projections, shared resources, police coverage at school district events, the district's new "no smoking" policy, the 1991-1992 budget and the district's upcoming negotiation with teachers.

6. Chairman Bennett explained Mr. Applegate, Building Inspector/Zoning Officer, attended a week long seminar from May 6 through May 10, 1991. During his absence, Plumstead Township agreed to an exchange of Building Inspector's during vacation/training periods throughout the year. Chairman Bennett read correspondence received from Plumstead Township regarding this exchange, which is for required inspections only, and will not include any plan reviews.

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7. Correspondence received from Upper Bucks Chamber of Commerce regarding Governor Casey's tax proposal which would create the biggest business tax increase in the history of Pennsylvania. The Upper Bucks Chamber of Commerce suggests the Board of Supervisors write to local legislators to oppose this tax proposal.

L. RESIDENT'S COMMENTS:

1. Mr. William Godek, Hilltown Pike - Mr. Godek asked if any progress has been made with his previous inquiry regarding the Miley property and the time limit involved for the required water agreement that was to be filed at the courthouse. Mr. Wynn advised this has not yet been accomplished and for preliminary plan approval, the applicant would have five years to comply.

Mr. Godek asked what the Board of Supervisors consider to be the top five problems experienced by the Township. Supervisor Bennington felt the most pressing problem is Police arbitration. Chairman Bennett stated the Police Arbitration Panel had a meeting several weeks ago, with a decision expected to be rendered within thirty days. Chairman Bennett felt an ongoing problem is finances and he is very concerned about the economy as a whole. Supervisor Bennington stated deteriorating roads and bridges were a problem due to increased traffic. Parks and recreation areas for residents are also issues that are uppermost in the Supervisor's minds. If these are all issues and problems to be dealt with, Mr. Godek asked if there is any type of agenda established to handle the problems. Discussion took place regarding the issues listed above and their proposed solutions.

2. Mr. Geoff Keely, Pleasant Meadows - Mr. Keely asked for a progress report on the proposed second exit for Pleasant Meadows, as he is aware most of the permitting has been approved. Mr. Wynn replied approval has not yet been received from the Army Corp. of Engineers, however he felt beginning construction should take place before year end.

3. Mr. Robert H. Grunmeier, Line Lexington - Mr. Grunmeier asked the status of the newsletter publication. Chairman Bennett replied a summer issue should be forthcoming shortly and it is the Board's intent to publish on a quarterly basis.

4. Mr. Bill Gartner, Green Street - Mr. Gartner questioned the taxes being paid directly to the Tax Collector, as opposed to the Township office. Ms. Eberle stated even if the checks were made payable directly to Hilltown Township, in order to disburse the tax monies collected to the County and/or School District, the Tax Collector must have withdrawal power on whatever account the funds are placed in.

5. Mr. Dave Sattelle, Upper Church Road - Mr. Sattelle thanked the Board of Supervisors for keeping the Township's best interests at heart regarding the article which appeared in today's Intelligencer.

M. SUPERVISOR'S COMMENTS:

1. Supervisor Bennington stated the Hilltown Fire Company previously requested monies from the Fire Panel for their truck, and questioned the status of this request. Chairman Bennett replied the Fire Panel has attempted to schedule a meeting, however, a quorum has not yet been established. The Hilltown Fire Company's request is the main item on the Fire Panel's agenda. Mr. John Snyder, president of the Hilltown Fire Company, did not feel the Fire Panel is acting in the best interest of the Fire Departments since there has been such a delay in solving one simple problem of which they have been aware of since two days following the incident. Chairman Bennett did not feel the Fire Panel was acting inappropriately and he would mention this issue to the chairman of the Fire Panel.

2. Supervisor Bennington mentioned the Board of Supervisor's had previously approved the move of the Blooming Glen polling center from the former Municipal Building to this building, however, that change of location will not take place until the November election. Supervisor Bennington asked those members of the press that were present to remind the voters that the polling center for the Blooming Glen Voting District will still be located at the former Municipal Building for the upcoming primary election being held on Tuesday, May 21, 1991.

N. PRESS CONFERENCE: A press conference was held to answer questions of those reports present.

O. ADJOURNMENT: There being no further business, a motion for adjournment of the Hilltown Township Board of Supervisor's meeting of May 13, 1991 was made by Supervisor Kelly, seconded by Supervisor Bennington and carried unanimously at 8:45PM.

Respectfully submitted,

Lynda Seimes

Lynda Seimes
Assistant Township Secretary
(*These minutes were transcribed from recordings and notes taken by Mrs. Maria Gerhart, Recording Secretary).

Elder

Post-It brand fax transmittal memo 7671		# of pages ▶
To <i>Hilltown</i>	From <i>CRW</i>	
Co. <i>H.T.</i>	Co.	
Dept.	Phone # <i>47534</i>	
Fax # <i>473-1024</i>	Fax # <i>5365361</i>	

Memo To: Hilltown Township
 From: C. Robert Wynn
 Subject: Escrow Release Summary
 Date: May 10, 1991

1. Bridle Run - Voucher No. 10 dated April 22, 1991 in the amount of \$1,834.58 for reimbursement for const. obs./esc. admin. for period from 1/1/91 thru 2/28/91.
2. Lotier Land Development - Voucher No. 5 dated April 22, 1991 in the amount of \$2,286.00 for relocation of utility pole, pins and monuments.
3. Pheasant Ridge - Voucher No. 8 dated April 23, 1991 in the amount of \$5,094.00 for storm sewer trench grates and CMP arch.
4. Pheasant Ridge - Voucher No. 9 dated April 23, 1991 in the amount of \$3,193.60 for contingency on completed items.
5. Pheasant Ridge - Voucher No. 10 dated April 23, 1991 in the amount of \$315.59 for const. obs./esc. admin. for period from 7/1/90 thru 4/23/91.
6. Coleman Land Development - Voucher No. 4 dated May 8, 1991 in the amount of \$1,237.95 for const. obs./esc. admin. for period from 1/1/91 thru 4/30/91.
7. Deerfield - Voucher No. 23 dated May 9, 1991 in the amount of \$350.24 for const. obs./esc. admin. for period from 1/1/91 thru 4/30/91.
8. Solar Atmospheres - Voucher No. 5 dated May 10, 1991 in the amount of \$1,910.15 for const. obs./esc. admin. for period from 1/1/91 thru 4/30/91.