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HILLTOWN TOWNSHIP
BOARD OF SUPERVISORS
MINUTES OF MEETING
June 25, 1990

This meeting of the Hilltown Township Board of Supervisors was called to order by Chairman William H. Bennett, Jr. at 7:41 PM with the Pledge of Allegiance.

Board Members present:

William H. Bennett, Jr., Chairman
Kenneth B. Bennington, Vice-Chairman
Betty J. Kelly, Supervisor

Others present:

Lee Buchanan-Gregory, Assistant Township Manager
John Rice, Township Solicitor
C. R. Wynn, Township Engineer
Police Chief George C. Egly
Barbara A. Grove, Township Recording Secretary

A. APPROVAL OF MINUTES (JUNE 11, 1990):

The following corrections were made:

- Page 1. Section A. to read - "A motion was made by Supervisor Bennington, seconded Supervisor Kelly and unanimously passed to waive the length of the cul-de-sac on the Cefelli Tract only."
- Page 1. Section A. to read - "A community member" to be changed to Mr. Jeff Kelley of Pleasant Meadows. - correction noted by Mr. Bennington.
- Page 6 of 12 - Manager's Report - Ms. Buchanan-Gregory reported her attendance at the Upper Bucks County Consortium meeting.
- Page 8 of 12, Section J. - The backhoe would run in the \$65,000 range.
- Page 9 of 12 - Hickory Hamlet - A motion was made by Mr. Bennington, seconded by Supervisor Kelly and unanimously passed to set a deadline for required improvements for the Hickory Hamlet Phase II to August 30, 1990.

A motion was made by Supervisor Kelly, seconded by Supervisor Bennington and unanimously passed to approve the minutes of May 11, 1990 as corrected.

B. APPROVAL OF CURRENT BILLS (Attachment A)

Supervisor Bennington asked for clarification on a check made out to New Britain Township in the amount of \$10,258.00. Ms. Buchanan-Gregory stated this amount is for Hilltown Township's portion of the traffic light at Route 313 and Stump Road.

A motion was made by Supervisor Kelly, seconded by Supervisor Bennington and unanimously passed to pay all bills when due. Total bills amounts to \$46,315.00.

C. TREASURER'S REPORT (Attachment B)

End of Month Balances were read by Ms. Buchanan-Gregory as follows:

General Fund-Checking	\$213,619.55
Payroll Checking Account	1,268.36
Debt Service Investment/Checking	291.43
State Highway Aid-Checking	128,488.52
Police Pension Investment/Checking	21,411.19
Non-Uniform Investment/Checking	26,356.40
Escrow Fund-Checking	29,061.19

Supervisor Bennington asked if the Police Pension Fund and the Non-Uniform Investment/Checking were back where they should be. Ms. Buchanan-Gregory stated yes and they they did reflect an accurate balance.

A motion was made by Supervisor Kelly, seconded by Supervisor Bennington and unanimously passed to accept the Treasurer's Report subject to audit.

D. RESIDENTS COMMENTS:

1. Mr. Kallensee brought up the issue of the Elysian Field Subdivision The Board suggested to table this matter until the Engineerign Report. Mr. Kallensee agreed.
2. Trophies recently received were on display by several fire companies serving Hilltown Township. Those present were:
 - John Snyder - Hilltown Fire Company, Best Appearing Tanker
 - William Gartner - Silverdale Fire Company, Judges Trophy
 - Joe Huffnagle, Jr.- Sellersville, Antique Piece And cash award for Best Appearing Marching Without Music
 - Mac Jacobs - Telford Fire Company, second for Antique Piece
Dublin Fire Company - award for Ambulance

The Board offered their congratulations to all fire companies.

E. MANAGER'S REPORT

- 1) The following developments have met criteria for escrow releases as confirmed by the Township Engineer, Bob Wynn:
(All by Letter Of Credit)

- Sterling Knoll	Voucher #22	\$ 2,934.00
	Voucher #23	27,652.41
- Hawk Ridge Subdivision	Voucher #25	814.46
	Voucher #26	142.50

- Replogle II Subdivision	Voucher #21	\$ 249.22
- Deerfield Subdivision	Voucher #14	631.74
- Broderick Subdivision	Voucher #23	118.86
- Hickory Hamlet II Subdivision	Voucher #18	235.92
- Phinney Subdivision	Voucher #16	167.46
- Orchard Station Subdivision	Voucher # 5	2,530.00
- Lotier Land Development	Voucher # 1	6,997.27
	Voucher # 2	927.93

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to release funds from the Letters of Credit as listed above and authorized by Township Engineer.

2) MAINTENANCE AND SERVICE AGREEMENT - BAHPCO (Service company for township security system)

Ms. Buchanan-Gregory recommended approval of the agreement to provide services for the period of June 1, 1990 through June 30, 1991.

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to sign maintenance and inspection agreement with BAHPCO in the amount of \$1,350.00.

3) MUTUAL AID AGREEMENTS

Ms. Buchanan-Gregory provided a list of those surrounding communities which have mutual aid agreements with Hilltown Township in order to update records. New agreements have been sent to those on this list. Ms. Buchanan-Gregory suggested this practice should be done every 3 to 5 years.

Chairman Bennett questioned whether or not Chalfont should be included. Chief Egly responded that Chalfont does not touch the Hilltown border and, therefore, is not under agreement. For mutual aid.

4) BOY SCOUT TROOP #67

Ms. Buchanan-Gregory reported that Troop #67 has spent time in community service work to clean the basement of the former municipal building. These scouts will be invited to the July 9th Board of Supervisors meeting for recognition.

5) BUILDING INSPECTOR/ZONING OFFICER:

Ms. Buchanan-Gregory reported on the month of June as outlined by the Building Inspector/Zoning Officer.

- 18 Zoning permits issued
- 16 Building permits

- 8 additions
- 1 apartment
- 4 sheds or garages
- 1 pole building
- 2 new homes

4 plumbing permits
9 electrical
4 mechanical
2 above-ground pools
5 Use and Occupancy permits

6) TENANT LETTER

Pursuant to the township ordinance (8705) requiring an annual reporting of all leased property, Ms. Buchanan-Gregory reported a letter will go out to all Township residents, along with a questionnaire to be completed and returned to the township. This questionnaire is to be returned whether or not they rent any property. A second notice will be sent if this questionnaire is not returned.

7) DEPARTMENT OF COMMUNITY AFFAIRS SEMINAR ON DUTIES OF ZONING OFFICERS

Ms. Buchanan-Gregory reported her attendance at a seminar held by the Department of Community Affairs on Friday, June 22nd on the duties of Zoning Officers.

8) CITIZEN CRIME COMMISSION LUNCHEON

Ms. Buchanan-Gregory reported on her attendance at the Citizen Crime Commission Luncheon as a guest of Chief Egly, held Thursday, June 21st. This commission is comprised of government and law enforcement officials, as well as business and community individuals.

9) COMMENDATION OF OFFICERS RANDAL TANGHE, MATHEW DREYER AND JERRY W. FISH, JR.

Ms. Buchanan-Gregory read a letter of commendation written by Detective Lt. Kerry Trauger, commending Officers Tanghe, Dreyer and Fish upon the successful completion of the Besch drug investigations.

"These officers exemplified the highest standards of professionalism and dedication in the relentless pursuit of this case. They all performed their duties in a capable, competent and conscientious fashion and their actions reflect credibly upon themselves and also upon the Hilltown Township Police Department.

"Due to their efforts, a known drug dealer has been removed from the street and a large number of assets have been seized by the District Attorney's office.

"Again, my congratulations to these officers."

Respectfully,

Kerry Trauger
Detective Lieutenant

10) UPPER BUCKS CONSORTIUM OF COMMUNITIES:

Ms. Buchanan-Gregory reported on the Upper Bucks Consortium of Communities meeting held Thursday, June 21st. Topics included:

- Pennridge Chamber of Commerce to hold an informational meeting Thursday, July 19th, 7:30, Dublin Fire House, to discuss the upcoming bypass, any problems it may create, and the cooperation of the townships bordering Route 313.
- Upcoming, pending Impact Fee Legislation.
- Purchase of Commercial driver's license tape for municipal use in support of commercial driver's license soon to be required.
- Perkasio Borough membership to Consortium by 7-2 Council vote.

11) ZONING VIOLATIONS

Ms. Buchanan-Gregory reported on two zoning violations having passed the 30 day notice for the owners to take corrective action:

- 1) John Coleman (Tax Parcel 15-22-200)
- 2) Mrs. Alma Campbell

Both are in violation of being junk yards.

Mrs. Ruby Spies spoke on behalf of Mrs. Campbell stating clean up is in progress and will continue. Mrs. Spies asked for additional time, as 30 days has not been enough time to complete cleanup.

Chairman Bennett requested Mrs. Campbell get in touch with Hilltown Township and state a "reasonable time" for compliance.

Supervisor Bennington requested he would be willing to give an extension if Mrs. Campbell could show proof that action is underway to remove the materials from the property.

This will be placed on the July 9th agenda and further action taken at that time, if necessary.

12. A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to cite Mr. John Coleman and his tenant for being in violation of the Township Zoning Ordinance.

13. TRAFFIC ACCIDENT (Route 113 and Old Bethlehem Pike), OCTOBER '89

Ms. Buchanan-Gregory reported the stanchion knocked down at that time is now up and back in operation. Action is being taken to recoup financial costs from the driver's insurance company involved in the accident. Costs at this time total \$557.50.

14. ZONING HEARING BOARD APPEAL:

On Thursday, July 5th, the Zoning Hearing Board will hear an appeal from Mr. Glanzman, operator of an auto body shop located on Route 313 and Blue School Road.

15. DAN KEPICH DEVELOPMENT:

An extension of time has been provided to the Township, to follow up on action.

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to extend the Kepich Subdivision to the end of July 1990.

F. BID AWARD 90-9 - HEATING SYSTEM FOR FORMER MUNICIPAL BUILDING

Chairman Bennett review the bids received as follows:

- 1) Cooper Plumbing and Heating, Inc., Ottsville, PA - \$17,815.00
- 2) Neshaminy Mechanical Inc., Doylestown, PA. - \$18,900.00
- 3) Norman Good, Inc., Souderton, PA. - \$13,793.00
- 4) M. J. McShea Mechanical, Inc., Bensalem, PA. - \$13,453.00
- 5) Farm and Home Oil, Telford, PA. - \$12,855.00

Chairman Bennett stated all quotations have been reviewed for specification conformity by Code Inspection. They have determined all bidders have followed specifications and difference is in price only.

A motion was made by Supervisor Kelly, seconded by Supervisor Bennington and unanimously passed to accept the bid of Farm and Home Oil, Telford, PA. at a price of \$12,855.00.

Ms. Buchanan-Gregory stated work will commence the end of July/August and be completed no later than October 1, 1990.

Supervisor Bennington requested those agencies using the building be contacted and informed of the work schedule.

G. RESOLUTION #90-21: APPOINTMENT OF JOEL WARD TO ZONING HEARING BOARD

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to adopt Resolution #90-21. (This Resolution is Attachment B)

H. ENGINEERING - C. ROBERT WYNN

1. SOLAR ATMOSPHERES LAND DEVELOPMENT - PRELIMINARY PLAN APPROVAL

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to grant preliminary plan approval for Solar Atmosphere Inc. per the recommendation of the Hilltown Township Planning and Township Engineer, C. Robert Wynn Associates as follows:

1. Revised parking calculations to conform with parking requirements of Section 405 for proposed building uses (warehouse, office).

A total of 43 parking spaces are required for Lot #1. Section 522 requires that a minimum of 80% of the required parking spaces be provided. In accordance, the developer must enter into a written agreement with the Township assuring that one year after the issuance of an Occupancy Permit, additional parking spaces shall be provided at the owner's expense if deemed necessary by the Township.

2. Proposal for parking lot landscaping as required by Section 410.j.
3. Completed design and detail information for revised plan to include 13 feet widening from center line on Clearview Road along the frontage of the property and the installation of curbing.
4. Stormwater Management:
 - a. Stormwater Management and Erosion and Sedimentation Control Report as submitted with plan.
 - b. A copy of report prepared for Vaccum Furnace Systems Corporation, prepared by Herbert H. Metz, Inc., last revised November 20, 1985, for calculations for the "before development" conditions on site to be provided to the Township.
 - c. Drainage Area Plan showing before and after development drainage sheds and drainage sheds to each inlet/discharge point after development to be provided (Plan to indicate "Tc" path used in calculations).
 - d. Report to address whether more stormwater runoff after development will drain to the existing 18 inch RCP storm pipe crossing Clearview Road, (to southwest of the property), than currently drains to this point.

- e. Plan to clarify whether the drainage flowing along the proposed curb line of Clearview Drive is to be diverted into the site at the driveway openings. If so, clear indications and notes on the plan so as the drainage will not be directed to continue along Clearview Road during construction or future modifications.
5. Verification of approval of the revisions as required by the Bucks County Conservation District of the erosion and sedimentation control measures be received in writing from the Bucks County Conservation District. (SLDO Section 420)
6. Verification of approval of proposed water and sewer connections for proposed building on Lot #1 should be received in writing from the supplying authorities. (SLDO Section 512 and 514).
7. Escrow Agreement to guarantee installation of all "public" improvements. (SLDO Section 602)
8. Installation of property monumentation prior to plan recordation and certified by surveyor responsible for same. (SLDO Section 508)

2. ELYSIAN FIELDS SUBDIVISION - PRELIMINARY PLAN APPROVAL

Following a presentation by Mr. Michael Raphael and lengthy discussions concerning fire walls, action was tabled by the Board until July 9th, to allow time for the County Fire Marshall to either meet with the developers or be present at the July 9th meeting to render a decision on the type of fire wall to be used.

Mr. Frederick Caldwell and Mr. William Kallensee, both resident living on Orchard Road, requested clarification of whether curbing would be installed or curbing and sidewalk. Mr. Wynn stated that curbing only would be installed.

Upon expressing concerns over whether or not existing plantings would be disturbed in the process and adequately re-planted or replaced, the Board informed Mr. Caldwell this would be discussed with the developer with a conclusion to prove satisfactory to all parties involved. A meeting date will be set.

3. WEIDNER SUBDIVISION - PRELIMINARY PLAN APPROVAL

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to grant preliminary plan approval in accordance with the Hilltown Township Planning Commission and C. Robert Wynn associates as follows:

1. Full roadway improvements including cartway widening, curb, and sidewalk across the frontage of the lot on South Perkasio Road will not be required as requested. Plan must be revised to provide for regrading of the right-of-way to improve shoulder conditions, and provide improvements to the existing culvert including installation of an Type "M" inlet with in the roadway swale and endwall to collect runoff from the site. Improvements to the existing driveway must be provided through installation of driveway piping and paving.
2. Verification of approval of proposed public water and sewer connections for Lot #4 shall be received in writing from Hilltown Township Water and Sewer Authority.
3. Note shall be included on the plan for Lot #5 to indicate that Lot #5 is not an approved building lot. A building permit for a single-family dwelling shall not be issued by Hilltown Township unless and until approval is received from the Bucks County Health Department for construction of an on-lot septic system.
4. The existing well located within the dwelling on Lot #6 shall be shown on the plan.
5. Connection of Lot #6 to public water, or installation of a community water system in accordance with Section with Section 513A of the Subdivision Regulations shall not be required at this time. However, a note shall be added to the plan indicating that "In the event Lot #5 is developed in the future, including the construction of a single-family home, Lot #6 must connect to public water and pay all applicable fees and charges of the Hilltown Township Sewer and Water Authority.
6. The ultimate right-of-way of South Perkasio Road shall be dedicated to Hilltown Township in accordance with Note #4 on the plans and Section 403 of the Subdivision Regulations.
7. Verification of approval of proposed erosion and sedimentation control procedures shall be received in writing from the Bucks County Conservation District.
8. Property pins and monuments shall be required to be installed as shown on the plan prior to plan recordation.

9. Driveway access to Lot #5 provides for construction of a residential driveway with an approximate 18% grade. Design details of the driveway must be submitted for review and approval from its intersection with South Perkasio Road to at least the minimum building setback line. Design shall indicate treatment of stormwater runoff and grading; and provide for installation of a trench box/grate to intercept runoff at its intersection with South Perkasio Road. The driveway shall be required to be asphalt or concrete and be designed to reduce skidding potential.
10. An Escrow Agreement shall be required to guarantee installation of all "public" improvements including but not limited to roadway improvements along South Perkasio Road, installation of the driveway and box trench to at least the ultimate right-of-way line, and installation of required buffer plantings.

4. VONIA SUBDIVISION - FINAL PLAN APPROVAL

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to grant final approval to the Vonia Subdivision pending required arborvitae plantings in accordance with prior plan recordation or guaranteed via Escrow Agreement with Hilltown Township.

5. CEFELLI SUBDIVISION - DENIAL/EXTENSION

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to deny the Cefelli Subdivision Plan pending an extension from Mr. Cefelli.

6. PHILADELPHIA ELECTRIC (3 LOT) - DENIAL/EXTENSION

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to deny Philadelphia Electric 3 lot, Philadelphia 7 Lot, pending an extension from Philadelphia Electric.

7. STERLING KNOLL SUBDIVISION - IMPROVEMENTS EXTENSION TO SEPTEMBER 1991.

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to grant an extension to September 1991, with the advisement to Mr. Garis that he will keep the roads clean and he is aware that his maintenance agreement will continue eighteen months from September 1991.

I. SOLICITOR'S REPORT

1. KOZITSKY DEED OF DEDICATION

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously approved to reconvey the land from Hilltown Township back to Mr. Kozitsky for resubmission.

2. RESOLUTION 90-22 - ACCEPTANCE OF DEED OF DEDICATION

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to adopt Resolution 90-22, Deed of Dedication for Kozitzky Property. This resolution to become a part of the minutes.

3. RESOLUTION 90-23 - RESOLUTION BY THE HILLTOWN TOWNSHIP BOARD OF SUPERVISORS DECLARING THE PUBLIC PURPOSE FOR WHICH DEEDS OF DEDICATION OF RIGHTS OF WAY CONTIGUOUS TO THE EXISTING HIGHWAY SYSTEM WITHIN HILLTOWN TOWNSHIP SHALL BE ACCEPTED.

A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to adopt Resolution 90-23 for public purpose of road frontage. This resolution to become a part of the minutes.

4. Mr. Rice reported that a hearing will be held on Thursday, June 28th for Ferguson Towing at the District Judge.
5. Mr. Rice reported on the opinion rendered by Judge Garb in the Timothy Browning appeals of various decisions by the Zoning Hearing Board. This opinion affirmed the decisions of the Zoning Hearing Board in three of the appeals which were:

- Board of Supervisors decisions in a Preliminary subdivision approval, final subdivision approval, and revised final subdivision approval.

J. RESIDENTS' COMMENTS

1. Joe Huffnagle asked when relief money would be forthcoming to the fire companies. Chairman Bennett stated it would be forthcoming during the same time period as last year, and will be no later than September.

K. CORRESPONDENCE

Ms. Buchanan-Gregory stated all general correspondence to the Board of Supervisors has been placed on file in the Township Building.

Ms. Buchanan-Gregory reported the Delaware River Basin Commission will be holding a public hearing on Wednesday, June 27th, beginning at 1:00 P.M. in West Trenton, New Jersey.

L. DUBLIN FIRE COMPANY PROCLAMATION

Chairman Bennett read the following Proclamation in honor of the Dublin Fire Company's 75th anniversary:

WHEREAS, The DUBLIN VOLUNTEER FIRE COMPANY Is About To Celebrate Its 75th Anniversary

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WHEREAS, The Hilltown Township Board of Supervisors Wishes to Recognize The Significant Contributions of the Dublin Volunteer Fire Company

NOW, WHEREFORE, The Board Of Supervisors Wishes To Congratulate You Upon Your 75th Year, This Twenty-Fifth Day Of June 1990.

M. SUPERVISORS' COMMENTS

- 1. A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to extend the lease of the Friends of Pierce Library at the old municipal building for a period of one year.

Chairman Bennett and Supervisor Bennington requested they be advised that this may be the last available lease period, as the Park and Recreation Board is looking into other uses for the building.

- 2. Supervisor Bennington reported a September meeting will be held to bring all Township Boards and Authorities together.
- 3. Supervisor Bennington stated Wednesday, June 27th the Water and Sewer Authority is having an Open House at the Pleasant Meadows well house to show the operation of the well house. This is open to anyone interested in the operation.
- 4. Supervisor Bennington reported Joel Rosenberger has passed the two month time frame as Custodian and has done an excellent job.
- 5. A motion was made by Chairman Bennett, seconded by Supervisor Bennington and unanimously approved to contribute \$100.00 to the Pennridge Community Day.
- 6. Supervisor Bennington publicly thanked Chairman Bennett for all efforts in doing an excellent job in filling in as township manager during the time frame between change in office management.
- 7. Supervisor Bennington requested all action be taken to recoup funds involved in the clean-up of a truck which overturned today at Route #113 and Old Bethlehem Road. Ms. Buchanan-Gregory commented on the excellent action taken in the behalf of the Police, fire department, Public Works Director and fire police in handling this situation in an efficient manner.
- 8. Supervisor Bennington announced July 7th to be Deep Run Day.
- N. Chief Egly reported on the success of the DUI checks conducted thus far in Hilltown Township. This was done in conjunction with Perkasio Borough.

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- O. PRESS - A conference was held to answer questions of reporters present.
- P. A motion was made by Supervisor Bennington, seconded by Supervisor Kelly and unanimously passed to adjourn at 10:30 P.M.

Respectfully submitted,



Barbara A. Grove
Secretary



HILLTOWN TOWNSHIP

13 West Creamery Road
P.O. Box 260
Hilltown, PA 18927
(215) 453-6000

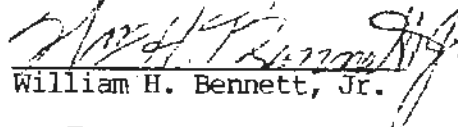
PROCLAMATION

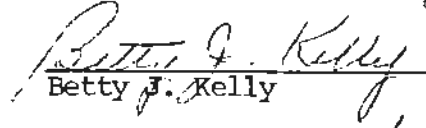
WHEREAS, The DUBLIN VOLUNTEER FIRE COMPANY Is About To Celebrate Its 75th Anniversary


WHEREAS. The Hilltown Township Board of Supervisors Wishes to Recognize The Significant Contributions of the DUBLIN VOLUNTEER FIRE COMPANY


NOW, WHEREFORE, The Board Of Supervisors Wishes To Congratulate You Upon Your 75TH Year, This Twenty-Fifth Day Of June, 1990.

HILLTOWN TOWNSHIP
BOARD OF SUPERVISORS


William H. Bennett, Jr.


Betty J. Kelly


Kenneth Bennington


Barbara A. Grove
Secretary, Hilltown Township

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RESOLUTION 90-21

RESOLUTION TO APPOINT A MEMBER TO THE HILLTOWN TOWNSHIP ZONING HEARING BOARD

WHEREAS, The Board of Supervisors of Hilltown Township has determined that it is in the best interests of the Township to appoint a member to the Hilltown Township Zoning Hearing Board to ensure that the Zoning Hearing Board will function properly; and

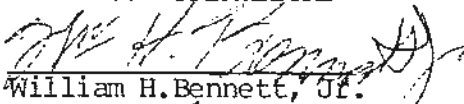
WHEREAS, the Township is authorized to appoint such a member pursuant to the Pennsylvania Municipalities Planning Code,

NOW, THEREFORE, BE IT RESOLVED that:

1. The Board of Supervisors of Hilltown Township hereby appoints Joel Ward as a member of the Hilltown Township Zoning Hearing Board for a term to commence May 29, 1990, and to expire January 1, 1991.

SO RESOLVED, this 25th day of May, A.D., 1990.

HILLTOWN TOWNSHIP
BOARD OF SUPERVISORS


William H. Bennett, Jr.


Kenneth Bennington


Betty J. Kelly

Attest:

 Secretary
Barbara A. Grove