

**HILLTOWN TOWNSHIP
SUPERVISORS' MEETING
May 8, 1989**

(STUDENT DAY PARTICIPATION)

Chairman Grunmeier announced that this is the first Hilltown Township Board of Supervisors meeting to be held in the new township building (13 West Creamery Road, Hilltown, PA). He announced that the Supervisors, Mr. Singley and Chief Egly lectured at the local schools during local government week (April 9-12). The elementary schools have chosen the students who will be "Acting Supervisors" at tonight's meeting. Chairman Grunmeier, Mrs. Kelly and Mr. Bennett introduced the following students:

Acting Supervisors:

Chairperson: Michele Halgas (Our Lady of Sacred Heart - 8th Grade)
Vice Chairperson: Lori Renner (John M. Grasse - 6th Grade)
Supervisor: Ricky Hopf (Margaret Seylar - 6th Grade)

The meeting of the Hilltown Township Board of Supervisors was called to order by Chairperson Michele Halgas at 7:40 P.M.

Members present were: Robert H. Grunmeier, Chairman
 Betty J. Kelly, Vice Chairperson
 William H. Bennett, Supervisor

Others present were: Above named "Acting Student Supervisors"
 James H. Singley, Township Manager
 Gloria G. Neiman, Township Secretary
 George C. Egly, Chief of Police
 Francis X. Grabowski, Twp. Solicitor
 C. Robert Wynn, Township Engineer
 Thomas Buzby, Roadmaster

A. APPROVAL OF MINUTES: A motion was made by Vice Chairperson Renner to approve the minutes of the April 10, 1989 Supervisors' Meeting as written; motion seconded by Supervisor Hopf and carried unanimously.

B. ACCOUNTS PAYABLE: Billing in the following amounts was approved by the Board: \$23,565.20 General Fund; \$421.17 Street Lighting; \$1,531.96 State Funds; and \$2,801.00 Capital Improvement Fund. Mr. Hopf questioned bills on uniforms and typewriter ribbons which Mr. Singley addressed. There being no other questions, a motion was made by Ms. Renner to pay all bills when due; motion seconded by Mr. Hopf and carried unanimously.

C. TREASURER'S REPORT: Mr. Singley read the Treasurer's Report for the month of May 1989 which is on file at the Township office. Motion was made by Mr. Hopf to accept the Treasurer's Report as given, subject to audit; motion seconded by Ms. Renner and carried unanimously.

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D. CONFIRMED APPOINTMENTS:

1. Jeffrey Drake, 132 E. State Street, Blooming Glen. Mr. Drake was before the Board 12/12/88 when he presented a petition asking the Supervisors to request PennDOT to lower the speed limit along Blooming Glen Road and E. State Street. Chief Egly recommended that the speed limit be lowered to 40 mph in accordance with a speed study performed by the police department. Motion was made by Ms. Renner to authorize a letter to be written to PennDOT, requesting that the speed limit be lowered to 40 mph at this location; motion seconded by Mr. Hopf and carried unanimously.

2. Bill Godek, 206 Broad Street, Hilltown - Mr. Godek expressed concern over the termination of the April 10th meeting. Mr. Grunmeier replied that under Parliamentary Procedures, there are privilege motions; "a motion of special right, power or immunity"... "an administrative function for orderly progress"; and among those motions is "motion to adjourn". Mr. Grunmeier stated that he invoked that privilege and apologized to Mr. Godek if he was offended by this action. Mr. Godek also questioned why the township solicitor was not asked to answer the question of the election process by the PC Board which has been addressed at other meetings. Mr. Grunmeier stated that since the Supervisors do not appoint until January, any member appointed in January to the PC, has no vote on the election of officers (PC holds election in December); however, the majority of the Board agreed not to change the PC's method of election and the matter was settled at the last meeting. Mr. Grabowski, Township Solicitor, stated that the solicitor does not make final decisions on conflicts or conflicts with interpretation between the Supervisors and PC; that his role as solicitor is to give advice on the law, not on policy. Mr. Godek also questioned the Habitations Water Study for Hilltown Township; Mr. Singley replied that this report has not yet been received.

3. Mr. Joseph DelCiotto, DelCiotto Associates (representing Good Subdivision) - Mr. DelCiotto explained that the PC has recommended approval contingent upon outcome of road improvements to the intersection of Reliance Road and Rt. 309. There was discussion regarding estimated cost for improvements (referring to 4/14/89 estimate prepared by J. Strothers of \$35,000). Mr. DelCiotto indicated that the owner would be willing to contribute his "fair share" and asked for Board's direction. Mr. Wynn indicated that this proposal will generate tractor trailer traffic at that intersection with possible need for a traffic signal (additional cost of \$80,000). Mr. Wynn has contacted the owner of property at that intersection who has indicated he would be willing to donate the right-of-way for improvements. In answer to Mr. Hopf's question, Mr. Wynn replied that Reliance Rd. is currently 18'-20' wide; proposed width would be approx. 36'-38' wide to provide turning lanes. Motion was made by Ms. Renner to table a decision until the Supervisors have investigated this area; motion seconded by Mr. Hopf and carried unanimously.

E. MANAGER'S REPORT:

1. Municipal Building - Mr. Singley reported that the new building is operational with a few punch list items which are being worked on by the contractor. He thanked the township staff for the time they volunteered during the move; especially Mr. Buzby and Chief Egly and his department. The old township building will be used as a community center for recreational purposes and the Park & Recreation Board will be applying for a state grant for rehabilitation of the building.

2. Community Development - CD has turned down request for light at Rt. 113 and Diamond Street; however, they have indicated funds would be allowed for the Line Lexington Sewer Project. Motion was made by Ms. Renner to approve CD allocation of \$61,000 for the Line Lexington Sewer Project; motion seconded by Mr. Hopf and carried unanimously.

3. Parks & Recreation - Next week's meeting has been cancelled; a meeting will be rescheduled for the following week. Park & Recreation will be applying for grants through DCA for rehabilitation of old township building. Mr. Grabowski explained that his office is working with the attorney of the Playground Association and the Alumni Association in this matter.

4. Fire Panel - Motion was made by Ms. Renner to appoint the following persons to the Fire Panel: Clair Clemons (Fire Chief, Towamencin Township); Robert Higgins (Bedminister Township resident and graduate of Univ. of Maryland Fire Extension School); Robert McGraw (Township resident - retired pilot); and Jack Morgan (Township resident and employed as fire fighter at Willow Grove Naval Base); to serve with Mr. Bennett and Mr. Singley on the panel; motion seconded by Mr. Hopf and carried unanimously. Mr. Singley will contact all members and advise of a future Fire Panel meeting.

5. Callowhill & Hilltown Pike Intersection - In response to concerns expressed by Mrs. Blanche Malin at a previous meeting, Mr. Singley, Chief Egly and Sgt. Miller met with Mr. Donald Fein of PennDOT. Mr. Fein has advised that a traffic study was performed; that PennDOT will be upgrading the warning signs on Hilltown Pike; installing stop ahead and supplemental stop signs on Callowhill Road. PennDOT suggests that the Township paint stop lines on Callowhill Road after the trees are removed (to allow maximum site distance to left or right). Regarding request for handicapped school bus stop, PennDOT will permit installation of "Schoolbus Stop Ahead" on Hilltown Pike with a plaque mounted below showing the handicapped symbol. Sgt. Miller has also reported that a large tree on the NE corner has been removed and visibility has increased. A street light will also be installed at that intersection; a light will also be installed at Rt. 113 and Old Bethlehem Road.

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6. Consortium - Last meeting was held April 20th; next meeting will be held on May 18th in West Rockhill at 8:30 A.M.; June 15th in Telford at 8:30 A.M.; and July 20th in Plumstead Township at 8:30 A.M.

7. Road Inspection - The Supervisors, Mr. Singley, and Mr. Buzby conducted the inspection on Tuesday, April 18th.

8. Donald Metzger Building Permit - Mr. Singley reported that last August the Supervisors granted approval of a 4,000 s.f. addition to Mr. Metzger, trading as Bernie Enterprises to the property then known as Keystone Auto Parts. Mr. Metzger has now requested an additional 1200 ft., making it a 5200 s.f. addition. Mr. Singley explained that recycling activity will be done indoors and the extra space is required to conform to DER and EPA standards. Mr. Metzger has indicated he will install 200 ft. of fence, 8 ft. high, to avoid visibility of the area. Motion was made by Mr. Hopf to approve the increase from 4,000 to 5,200 sq. ft. of the Metzger building permit; motion seconded by Ms. Renner and carried unanimously.

9. Local Government Week - Mr. Singley stated that he visited the schools along with Mr. Grunmeier, Mr. Bennett and Chief Egly. Schools visited were the elementary schools and also the junior and senior high schools in the Pennridge district.

10. Personnel - On the recommendation of Chief Egly, a motion was made by Ms. Renner to hire Mr. Jerry Wayne Fish as a new police officer to begin work May 8, 1989; motion seconded by Chairperson Halgas. A vote was taken: Ms. Renner and Ms. Halgas voted aye; Mr. Hopf was opposed. At this time, Judge Hunsicker performed the swearing in ceremony.

11. Kepich - Update on Plumridge Nurseries, 113 and 313 intersection - Mr. Singley reported that the tenant is Daniel Kepich; Owner of record is Joseph Pileggi. On 4/25/89 a letter was sent by the Zoning Officer stating the property is in non-conformance with the zoning laws. Mr. Singley also read from a letter dated 4/19/89 sent by Clarence Radcliff, Building Inspector, to the Supervisors explaining that building approvals could not be given. Mr. Kepich has requested a clear explanation in order to comply with zoning requirements. Mr. Kepich has 30 days from date of citation issued by the Zoning Officer to bring property into compliance. The Board directed the Zoning Officer advise Mr. Kepich of necessary requirements.

12. Mrs. Neiman, Township Secretary, read from a framed letter addressed to Mr. Robert Grunmeier, Sr., from Mr. George Capuzzi, Sr. Associate Professor of Criminal Justice Program Coordinator for the Bucks County Community College. In the letter, Mr. Capuzzi expressed gratitude to Mr. Grunmeier for his support of the program and commended him on his extensive knowledge and expertise and significant insight into human nature. The presentation also included a collage of photos taken during Mr. Grunmeier's latest visit to the College. Mr. Grunmeier stated that this was a complete surprise and thanked everyone.

F. ROAD REPORT: Mr. Buzby read the report dated March 26 through April 6, 1989 which is on file at the Township office. He noted a correction "skin patched 4.3 miles of road. Mr. Buzby stated that he and the road foreman attended the North American Snow Conference in Hartford, CT in the beginning of April.

G. POLICE REPORT: Chief Egly presented the April 1989 report which is on file at the Township building.

8:30 P.M. - At this time, the regular meeting was adjourned to allow presentation of certificates to the three "Acting Student Supervisors". The meeting reconvened at 8:40 P.M. Motion was made by Mr. Bennett to reaffirm all actions taken by the Student Supervisors this evening; motion seconded by Mrs. Kelly and carried unanimously.

H. ENGINEERING/PLANNING:

1. Olsen Subdivision, 2 lot subdivision located on Rickert Road - PC recommended approval subject to correction of spelling error on note regarding potential wetlands to be shown as all Doylestown soils; dedication of ultimate right-of-way of Rickert Road. Motion was made by Mrs. Kelly to grant final approval to the Olsen Subdivision subject to the PC's recommendations; motion seconded by Mr. Bennett and carried unanimously.

2. Peruzzi Auto Dealership (former Alexander's Restaurant) Rt. 309 (submitted as zoning permit) - Mr. Wynn explained that demolition and building permits were previously received. Revision made on footprint of building due to loss of basin area; parking layout also relocated with satisfactory number of spaces; PC indicated approval of zoning changes. No action required.

3. Ice City (former Adventure Park parcel) on Route 309 - PC recommended preliminary plan approval; PC indicated concern over additional building which could constitute a shopping center; applicant has removed said building from plan. Applicant agreed to PC's recommendation that a traffic light be constructed at intersection of Orvilla Road and Rt. 309 (Mr. Wynn will meet with Hatfield Manager). Applicant requests waiver of land development regulation for 7 parking spaces located in the rear and with 20' setback from building.; PC requests Supervisors address this relief. At the request of Chairman Grunmeier, the Fire Chief reviewed location of parking spaces on the plan and stated that it would not create a problem. Motion was made by Mr. Bennett to grant preliminary plan approval to the Ice City plan with stipulations stated by the PC, and to grant a waiver on the parking requirements; motion seconded by Mrs. Kelly and carried unanimously.

4. Garges Land Development, (car wash), Bethlehem Pike PC recommends approval subject to verification of an acceptable easement agreement. Applicant also seeks relief from installation of all parking spaces required by zoning ordinance at this time;

and agrees to provide spaces within one year if Township deems necessary. Motion was made by Mr. Bennett to grant final plan approval to the Garges Land Development subject to conditions stated by the Township Engineer including stormwater management and parking area; motion seconded by Mrs. Kelly and carried unanimously.

5. Coleman Land Development - no response from applicant since January. Motion was made by Mr. Bennett to deny the Coleman Land Development Plan on the recommendation of the PC, engineering review letter of 1/25/89 and BCPC review of 12/88; motion seconded by Mrs. Kelly and carried unanimously.

6. Plechner Site Development, Schoolhouse Road - proposed 12,000 s.f. addition to rear of industrial building; with relocation of retention basin and additional parking; currently served by on-lot well and holding tank. Plan proposes connection to Telford Borough Authority (TBA) public sewer and water; with removal of holding tank. PC recommends approval subject to verification of approval from TBA; approval of soil & erosion sedimentation control by BCPC (received); execution of escrow agreement for public improvements; drafting revision to map; and denial of waiver for 13 parking spaces along east side of building. Motion was made by Mr. Bennett to grant preliminary plan approval subject to the conditions stated by the Township Engineer and to deny the request for waiver of 13 parking spaces in the location shown on drawing, with verification that existing holding tank will be either removed or filled with sand; motion seconded by Mrs. Kelly and carried unanimously.

7. Hilltown Village Subdivision, corner of Hilltown Pike and Broad Street - 5 residential dwellings proposed to be serviced by on site sewer with individual wells; regrading of swale along Hilltown Pike; and increased paving radius on Broad Street. Three new driveway accesses proposed onto Hilltown Pike. PC recommended approval by majority vote subject to items contained in Engineer's 4/10/89 review letter. Motion was made by Mr. Bennett to grant preliminary plan approval subject to conditions listed in the Township Engineer's letter of 4/10/89 regarding tree plantings, PennDOT final approval, BCHD approval, Subdivision regulations and an escrow agreement; motion seconded by Mrs. Kelly and carried unanimously.

8. Ludlow Subdivision - Motion was made by Mrs. Kelly to accept a 90 day extension for the Ludlow Subdivision; motion seconded by Mr. Bennett and carried unanimously.

9. Broderick Subdivision - Motion was made by Mr. Bennett to find the developer in default of the escrow agreement as of 5/15/89 and allow 60 days to comply with all requirements; motion seconded by Mrs. Kelly and carried unanimously.

10. WAWA, Routes 313 and 113 - Mr. Wynn reported that all improvements were to be completed by 4/14/89 and that correspondence with punch list items has been forwarded to the developer. Meeting was held with the contractor, O'Hara Brothers, who indicated they will be finishing the project when weather permits. Motion was made by Mr. Bennett to notify WAWA they are in default as of 5/8/89 and have 60 days to comply; motion seconded by Mrs. Kelly and carried unanimously.

11. Summit Court Subdivision - copies of Telford Borough Authority escrow agreement have been received. Applicant requests change in name of street. Motion was made by Mr. Bennett to allow street name to be changed from Coventry Court to Joelle Way on the Summit Court Subdivision; motion seconded by Mrs. Kelly and carried unanimously. Mr. Wynn reported that a "traditional" style street light would be supplied at this subdivision.

12. Pleasant Meadows Box Culvert - Bucks County Conservation District has approved a new permit for installation of the box culvert. Plans and information have been forwarded to Del-Val Soil Consultants; application has been signed by the Township to submit for DER approval.

13. Pleasant Meadows - trees installed in 1986 and died in 1988. Motion was made by Mrs. Kelly to accept the Hackett escrow (\$3,000) to replace approx.(20) street trees in the Pleasant Meadows development; motion seconded by Mr. Bennett and carried unanimously.

14. Souderton Square Land Development - Sunoco Station has indicated there is a problem with the traffic signal, when entering and exiting the station. Mr. Wynn recommended that the Township request that PennDOT consider moving the stop bars on northbound through lanes of 113 to a point south of the northernmost entrance to the Sunoco Station. Motion was made by Mrs. Kelly to contact PennDOT, asking that they move stop bars on the south side of 113; install "no parking" signs in front of McDonald's and the Sunoco station, "no truck" signs be installed where the left turn moves into the McDonald's site and that a "right turn only" sign be installed at the right lane to the Sunoco Station; motion seconded by Mr. Bennett and carried unanimously.

15. H & L Subdivision, Schwenk Mill Road - approved subject to confirmation of permit for wetlands crossing of Lot #4; permit has been issued by DER for crossing of wetlands.

16. Schultz Subdivision - Township has secured escrow funds from developer; swale will be sodded, basin required.

I. SOLICITOR'S REPORT:

1. Garden Spot II, Route 309 - Motion was made by Mr. Bennett to approve escrow agreements in the amount of \$9,535 for Garden Spot II; motion seconded by Mrs. Kelly and carried unanimously.

2. H. Franklin Rice - Motion was made by Mr. Bennett to approve escrow agreement in the amount of \$2,564 for the H. Franklin Rice Subdivision; motion seconded by Mrs. Kelly and carried unanimously.

3. Hilltown Meadows - Motion was made by Mrs. Kelly to adopt Resolution #89-15, Acceptance of Deed of Dedication for road frontage, and Resolution #89-16, Declaration of Public Purpose for the Hilltown Meadows Subdivision; motion seconded by Mr. Bennett and carried unanimously.

4. 1988 Tax Code Amendments - Mr. Grabowski reported that he attended a DCA seminar with Mr. Singley and Mr. Grunmeier several weeks ago regarding these amendments. Decision has now been delayed until 10/1/89.

5. In answer to Chairman Grunmeier's question, Mr. Grabowski reported that he understands there has been an appeal by Timothy Browning to the Bucks County Court of Common Pleas to the Hilltown Township Zoning Hearing Board decision.

J. RESIDENT'S COMMENTS:

1. Jack Fox, Hilltown Pike - Mr. Fox questioned approval given at this meeting to the Metzger plan. He stated that a plan was not submitted to the PC and that it is a non-conforming use and further that the Board should not have granted relief to the zoning ordinance. Mr. Fox also questioned minutes of 4/10/89 and stated that he read from Section 207 of the Municipal Planning Code and not Chairman Grunmeier as stated in the minutes. Chairman Grunmeier stated that he also read that Section.

2. Jean Bolger - Mrs. Bolger asked if a board could be provided to allow the audience view of plans presented. Mr. Singley stated that he is looking into purchase of an easel and also a color coded map of the township to indicate areas which are being discussed.

3. Mr. Wynn requested that the Township Secretary advertise that plans will be available for public view one-half hour (7:00 P.M. to 7:30 P.M.) prior to the Planning Commission meetings.

4. Mrs. Bolger also questioned replacing of trees in the Pleasant Meadows development discussed earlier in this meeting and whether tax dollars were being used. Mr. Wynn explained the funds being utilized were being donated by Mr. Hackett.

5. Phil Begley, Broad Street, Hilltown - Mr. Begley referred to the Metzger decision discussed by Mr. Fox. There followed discussion regarding this decision - Mr. Singley read from minutes of the 8/8/88 Supervisors' meeting regarding the Metzger property.

Mr. Singley further explained that the extension of the building from 4000 s.f. to 5200 s.f. is necessary to follow the guidelines set down by DER and EPA for environmental protection of the ground for recycling of automobiles. Further discussion followed and the Board agreed to rescind their approval motion: Motion was made by Mr. Bennett to rescind the earlier decision for expansion of the Metzger property from 4,000 s.f. to 5,200 s.f. on the possibility that a legal error has been made, and table for further study by the Township Solicitor; motion was seconded by Mrs. Kelly. An individual vote was taken as follows: Mrs. Kelly voted aye; Mr. Bennett voted aye; and Chairman Grunmeier voted aye and added that he does not believe the Supervisors were in error tonight on this matter because a land development plan has not yet been submitted and when a plan is submitted, the PC and BCPC would have an opportunity to review. Motion carried unanimously to rescind the previous approval motion of the Metzger property.

6. Jean Bolger questioned cost of installation of traffic light at 113 and Diamond Street and whether Mr. Garis was paying for this light. Mr. Singley explained that the light at 113 and Rt. 152 in Silverdale Borough is being paid for by C.D. funds given to Silverdale. He stated that Mr. Garis is contributing money to Hilltown for recreational purposes; but that he does not know what Mr. Garis is doing in Silverdale. Regarding the light at Rt. 152 and 113, Mr. Singley explained that Mr. Garis is contributing money for recreational purposes, not specifically for a light.

K. CORRESPONDENCE:

1. Brochure received on Local Tax Reform and how it would affect Hilltown Township.

2. Letter received from Governor Casey's office, advising that Carl Fonash, Deputy Secretary for Administration, Department of Health, will be representing the Governor at the May 13, 1989 ceremonies for dedication of the township building.

3. Invitation received from Union National Bank on Monday, 5/22/89 through 6/2/89, Souderton office will hold a public open house - Supervisors and residents are welcome to attend.

4. Fire reports received: April reports received from Telford, Hilltown, Dublin and Souderton. March report received from Perkasio; and the Feb., March and April reports received from Sellersville. Request from Silverdale for ad in their 75th Anniversary booklet. The Board agreed to place a full page ad (\$45) in this booklet.

5. Hilltown Civic Association will meet on May 9, 1989: 7:30 P.M. for general business and 8:00 P.M. for public forum on Tax Reform proposal.

6. Letter sent to Douglas May, PennDOT from Michael and Linda Santuri and neighbors on Rt. 313 regarding traffic accidents on Rt. 313. Mr. Singley will follow up on this.

7. May 14-20 - National Police Memorial Week. Supervisors have been invited to attend memorial week services on Friday, 5/19/89.

L. SUPERVISOR'S COMMENTS:

Chief Egly continued with his Police Report at this time (report delayed due to swearing in of new officer). Motion was made by Mrs. Kelly to send Officers Engelhart and Thomas to a school in Worcester; motion seconded by Mr. Bennett and carried unanimously. Motion was made by Mrs. Kelly to send Sgt. Ashby Watts to Louisville, KY to the International Juvenile Officer's Annual Training & Conference; motion seconded by Mr. Bennett and carried unanimously. Motion was made by Mrs. Kelly to approve purchase of the Tandy Computer System with a request to postpone billing until end of July, with installation of system by June 1st; motion seconded by Mr. Bennett and carried unanimously.

1. Mrs. Kelly announced that dedication ceremonies will be held at the new township building on Saturday, May 13th at 1:00 P.M. - public is invited.

2. Mr. Bennett stated that he would like to clarify his opposition of the new police officer; he is concerned about the maturity of this officer, but that he has nothing personally against him.

3. Chairman Grunmeier disagreed and stated that Mr. Fish paid for his own training and that he has spoken with other officers who have worked with Mr. Fish and that he does not foresee a problem. Chief Egly recommended his appointment and he has been checked out very carefully.

4. The Board agreed to Chairman Grunmeier's request that the Township flag be flown at half mast during Police Memorial Week in honor of the officers who have lost their lives.


5. Chairman Grunmeier asked Mr. Bennett on status of his incentive program. Mr. Bennett replied that it would need to be signed and that an update should be made, at the latest, after the first six months of this year.

6. Chairman Grunmeier announced that Representative Wilson's office will be holding a Job Fair at the Middle Bucks Vo-Tech School in Jamison, York Road on May 19th.

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

There being no further business, a motion of adjournment was made by Mr. Bennett at 10:10 P.M.

Respectfully submitted,


Gloria G. Neiman
Township Secretary