

**HILLTOWN TOWNSHIP
SUPERVISORS' MEETING
April 25, 1988**

(STUDENT DAY PARTICIPATION)

In recognition of Local Government Week, Chairman Grunmeier, Mrs. Kelly, and Mr. Bennett introduced the following three students from local elementary schools who will be "Acting Supervisors" for a portion of tonight's meeting:

Chairman: Peter Strauss (Our Lady of Sacred Heart - 8th Grade)
Vice Chairperson: Melissa Simons (Margaret Seylar - 6th Grade)
Supervisor: Caleb Moyer (John Grasse School - 6th Grade)

The meeting of the Hilltown Township Board of Supervisors was called to order by Chairman Peter Strauss 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, Twp. Secretary
C. Robert Wynn, Township Engineer
Francis X. Grabowski, Twp. Solicitor
George C. Egly, Jr., Police Chief

A. APPROVAL OF MINUTES: Motion was made by Vice Chairperson Simons, seconded by Supervisor Moyer and carried unanimously to approve the minutes of the April 11, 1988 Supervisors' meeting as written.

B. ACCOUNTS PAYABLE: Current billing in the following amounts was approved for payment by the Board:

General Fund Account: \$39,525.65
Other Funds: \$30,427.21

Motion was made by Supervisor Moyer, seconded by Vice Chairperson Simons to pay bills when due; Chairman Strauss abstained from voting on Item #21; motion carried 2:0.

C. TREASURER'S REPORT: The Treasurer's Report was read by Mr. Singley; copy of same is on file at the Township office. Motion was made by Vice Chairperson Simons to accept the report as given (subject to audit); motion seconded by Supervisor Moyer and carried unanimously.

D. TOWNSHIP MANAGER'S REPORT:

Old Business:

1) Solid Waste Legal Grant - Motion was made by Supervisor Moyer to allow Mr. Singley to enter into a legal agreement with Bucks County for a Solid Waste Disposal Plan; motion seconded by Vice Chairperson Simons and carried unanimously.

2) County Road Tax - Liquid Fuels allocation in the amount of \$2,088.04 has been approved by the County.

3) Road Inspection - previously scheduled for April 23rd; will be discussed and rescheduled later in this meeting.

New Business:

1) Seminar for Ashby Watts - Motion was made by Supervisor Moyer to allow Sgt. Ashby Watts to attend a Pennsylvania Juvenile Officer's seminar in Wilkes-Barre at a cost of \$143.50; motion seconded by Vice Chairperson Simons and carried unanimously.

2) HTWSA Well Permit - Motion was made by Vice Chairperson Simons to allow the Hilltown Township Water & Sewer Authority to secure a well permit to allow digging of a well for the new municipal building at West Creamery Road and Route 152; motion seconded by Supervisor Moyer and carried unanimously.

3) Zoning Revision - Mr. Singley indicated that RFP's will be sent to all who have requested same.

4) Quarry - Complaints received of blast which occurred this date; Mr. Singley will secure blasting records from H & K.

RECESS: 7:45 P.M. - At this time, Chairman Strauss called for a recess of the meeting. Chairman Grunmeier, Vice Chairperson Kelly and Supervisor Bennett presented certificates to the three students for their participation as "Acting Township Supervisors". Regular meeting resumed 7:49 P.M.

Motion was made by Mr. Bennett, seconded by Mrs. Kelly and carried unanimously to affirm all motions made by the student supervisors.

E. CONFIRMED APPOINTMENTS:

1) Arthur Altemose - Mr. Altemose was before this Board on 3/14/88 to discuss his client's (Viking Properties) proposed revisions to a formerly approved subdivision plan (Robert Reep, Hilltown Industrial Center). On the advice of the Supervisors, Mr. Altemose presented a revised plan to the P.C. on 4/18/88. P.C. recommended approval subject to following conditions: (1) Easement for off street parking; (2) Verification of approval from TBA for water and sewer; (3) Erosion and Sedimentation Control plan to be submitted to Conservation District; (4) Escrow agreement to guarantee road widening and tree plantings; (5) PennDOT permit. Mr. Altemose has asked that this be considered a revised final plan with those stipulations. Chairman Grunmeier questioned installation of sprinkler systems; Mr. Altemose answered that they have not be considered at this time. Chairman Grunmeier stated, "In my opinion, I think a sprinkler system should be planned in the building". Mr. Bennett and Mrs. Kelly agreed. Motion was made by Mr. Bennett to grant final plan approval subject to the aforementioned conditions with the addition of the requirement for installation of a sprinkler system; motion seconded by

Mrs. Kelly. There followed discussion between Mr. Altemose, Mr. Michael Clark (President of Viking Associates), and the Board regarding requirement for a sprinkler system. Mr. Clark and Mr. Altemose argued the need for the system without knowledge of proposed occupancy; Chairman Grunmeier stated that in his conversations with Bucks County fire officials, they have recommended commercial buildings be sprinklered. Mr. John Snyder, President of Line Lexington Fire Company, was asked to give his opinion and he agreed that commercial buildings should be equipped with sprinkler systems. Mr. Clark and Mr. Altemose indicated they would discuss this requirement privately and return later in the meeting with a decision. Motion to approve with conditions was rescinded by Mr. Bennett.

2) Joseph Ventresca - Mr. Ventresca was before P.C. with sketch plan of a 5 residential lot subdivision located in the Village of Hilltown (previously the Pileggi property). Lots proposed to be serviced by five individual septic systems which will require approval of BCHD. Applicant has requested that requirement of centralized water system be waived in lieu of private wells. The Board members unanimously agreed that they would be in favor of individual wells. Mr. Jack Fox questioned whether this would interfere with neighboring wells and stated that there is a water problem in the Village. Mr. Singley stated that a water study was performed by INTEX for the Hilltown Village area and that Mr. Fox would be given a copy. The Board again indicated their agreement of the individual wells.

3) Continuation of discussion with Mr. Altemose and Mr. Clark: Regarding need for a sprinkler system, Mr. Altemose asked that determination be made by the Building Inspector. Motion was made by Mr. Bennett, seconded by Mrs. Kelly and carried unanimously to table discussion until next Supervisors' meeting, May 9, 1988 (applicants agreed to this decision).

F. ENGINEERING/PLANNING:

1) Hilltown Meadows (Phase 2) Subdivision: Originally proposed as two 10 acre lots (Franklin Rice Subdivision); plan now proposes an additional building lot along frontage of Dublin Road; all lots are to be serviced by a private roadway (Pineside Drive). PC recommends final approval with following conditions: (1) A note be placed on the plan requiring that any subdivision of Lot #2 will require widening and paving of the private roadway to Township specifications; (2) Notations be placed on plan stating that Lot #2 is not a proposed building lot and requires approval of BCHD; (3) Verification of wetlands study; (4) Dedication of Dublin Road right-of-way; (5) Installation of Class "B" buffer; (6) Installation of monumentation; and (7) Notation placed on plan stating that any future access must meet approval of the Township. Motion was made by Mr. Bennett, seconded by Mrs. Kelly and carried unanimously to grant final plan approval to the Hilltown Meadows Minor Subdivision subject to conditions specified by P.C.

2) Mehl Zoning Amendment - (Request to change from RR to CR District - between Central Avenue and East Summit St.) Mr. Wynn reported that Mr. Mehl intends to present his request to the P.C. at their next meeting. Proposed amendment has been forwarded to BCPC for their review which should be accomplished prior to PC meeting. The Board of Supervisors scheduled a tentative public hearing date of Tuesday, May 24, 1988.

3) Mr. Wynn reported that the PC has recommended approval of the amendment to the BOCA Code.

4) The Board agreed to PC's request that an advertisement be placed in the News Herald regarding approval of home occupations and building and zoning permit requirements.

5) The Board agreed to PC's request that the Township purchase aerial photographs of the Township from BCPC.

6) Perkasio Borough Authority has submitted a letter, informing the Township that they will construct a manhole at East Spruce Street and extend public sewer into Hilltown Township. PBA was requesting conceptual approval from the Township Manager. The Board authorized Mr. Wynn to contact Mr. Haring (PBA) to request clarification and advise that any such sewer extension should be presented to the Planning Commission for recommendations prior to consideration by the Board of Supervisors.

7) Extension received from Opdyke (for industrial building on Spur Road) - date now extended to July 10th.

8) The Board authorized Mr. Wynn to contact Silverdale Borough and Glenn Garis regarding change in proposed street name "Noble Drive" which conflicts with presently named "Noble Street" in Silverdale Borough.

9) Street Lights for Brick's Way - Motion was made by Mrs. Kelly, seconded by Mr. Bennett and carried unanimously to authorize submission of form to PP&L requesting installation of street lights in the Brick's Way Development at locations proposed by P P & L.

SOLICITOR'S REPORT:

1) Replogle/Heinrich Subdivision, Blooming Glen Road Motion was made by Mrs. Kelly, seconded by Mr. Bennett and carried unanimously to approve Replogle/Heinrich signatures on an additional escrow of \$1,955.00 to be deposited with the Township.

RESIDENT'S COMMENTS:

1) Jack Fox, Hilltown Pike - Mr. Fox questioned a statement made in the recent Township newsletter which indicated that Hilltown Township has joined a group of municipalities to fight overdevelopment. Chairman Grunmeier answered that the Township is in support of resolutions aimed at curbing development which were presented at the annual convention of the Bucks County Association of Township Officials. Mr. Fox referred to sections of the Wastewater Facilities Plan and expressed his concern that there will not be sufficient edu's remaining for extension of sewers in the specified development district.

2) William Godek, 206 Broad Street - Mr. Godek questioned status of the Pileggi law suit. Mr. Grabowski advised that there has been no change in status of the appeal; and that the Township will be advised of any change by the applicant or the court. Mr. Godek also questioned blasting patterns of H & K Quarry and stated that blasts and vibrations are becoming stronger. Mr. Singley reported that he and the Zoning Officer investigated the quarry operations (unannounced), and readings on that day were within legal limits of DER. After further discussion, Mr. Grabowski advised Mr. Godek that if the Quarry has complied with all requirements (and Mr. Godek is still not satisfied), he should communicate directly with the Quarry and make his concerns known to the owners. Mr. Singley advised Mr. Godek that he would be willing to meet with him to discuss his concerns.

3) Diane Strauss, Hilltown Pike - Mrs. Strauss questioned the Board's request (earlier in this meeting) to require sprinkler systems. Mr. Singley explained that the Board tabled discussion of this matter until a recommendation has been received from the Building Inspector. Mr. John Snyder, President of Line Lexington Fire Company, agreed that sprinkler and alarm systems should be included on all commercial establishments.

4) Mr. Robert Wendig, Bypass Road - Mr. Wendig asked if the Quarry area would be investigated when rezoning; Mr. Singley answered affirmatively. Mr. Wendig asked Mr. Grabowski if a Second Class Township can have more stringent blasting regulations than DER; Mr. Grabowski answered that they cannot.

5) In answer to Mr. Fox's request, Mr. Singley stated that he would furnish a copy of the Hilltown Village Water Study to him.

CORRESPONDENCE:

1) Werner Eichorn, Traffic Engineer, questioned line painting at Souderton Pike & Bethlehem Pike. Chief Egly stated that this is a misunderstanding in road location as a result of a traffic violation being challenged by Mr. N.E. West.

2) Bunny's Animal Shelter report received indicating two dogs have died.

3) Silverdale Fire Company - February and March reports have been received.

SUPERVISOR'S COMMENTS:

1) Mr. Bennett assured Mr. Godek that the entire Board is concerned with the Quarry issue. He indicated that there would be a follow-up to determine if there has been a change in the blasting pattern. Mr. Bennett also stated that the agreement made with the Quarry requires that all trucks carrying 1/4" stone or smaller must be covered, not all trucks.

2) Mr. Bennett stated that all plans are now being submitted to the Planning Commission for their review (before coming before the Supervisors).

3) Mr. Bennett recommended that the Board adopt requirement of installation of sprinkler systems for all commercial buildings. Chairman Grunmeier agreed. Mr. Snyder stated he would obtain copies of New Britain's ordinances for review.

4) Mr. Singley requested an Executive Session regarding contract negotiations after tonight's meeting.

5) Chairman Grunmeier announced that road inspection will be held on Saturday, April 30th at 9:00 A.M.

6) Chairman Grunmeier presented a check to the Township Secretary from the Del-Val Auto Wrecker's Association to be forwarded to the Andrew Jackson Wiley Fund c/o Quakertown National Bank.

7) Chairman Grunmeier stated that he has received a letter from Sugarman & Cohen, dated 4/4/88, representing Mr. Edward G. Browning, regarding his allegation that he was denied the right to speak at a previous Township meeting. Mr. Browning is seeking litigation unless the Township rescinds their action to consider the Long View Estates plan a final plan; Mr. Browning is requesting action within ten (10) days. When asked for his opinion, Mr. Grabowski stated that the letter appears to be directed to the roll of Chairman at a previous meeting, not to any official action taken by the Board; and that the redress requested is unreasonable since they are requesting rescinding of an official action, not an action taken only by the Chairman. There followed discussion regarding policy of allowing comments from public vs. residents only. Motion was made by Mrs. Kelly to require any non-resident of the Township to contact the Township Manager in order to be placed on the "Confirmed Appointments" portion of the agenda before they are permitted to speak during a township meeting; motion seconded by Mr. Bennett and carried unanimously. Regarding previous action taken on the Long View Estates final plan, Mr. Grabowski advised that by rescinding that action, the Board would be taking away rights given to that applicant. The Board agreed to adhere to their previous decision; Mr. Grabowski will respond to Mr. Browning's attorney.

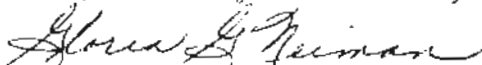
8) Emergency Management Coordinator - 2 applications received to date.

9) Act 97 Plan - The Board scheduled a work session on 5/17/88 to discuss the Act 97 Plan.

10) The Board agreed to hold a joint work session with the Hilltown Township Water & Sewer Authority on Wednesday, May 25, 1988.

There being no further business, a motion of adjournment was made by Mr. Bennett at 9:58 P.M.

Respectfully submitted,



Gloria G. Neiman
Township Secretary