

Board of Supervisors

MINUTES

February 22, 2011

Barbara Lindtner, Chairperson, called the meeting to order at 7:30 p.m. and opened with the Pledge of Allegiance. The Board held an Executive Session prior to the meeting to discuss real estate matters.

Supervisors Present: Karen Bedics, Barbara Lindtner, Dave Long, Volker Oakey and Rob Zisko.

Also present: Terry Clemons, Co-Solicitor (left at 9:55.); Sandy Everitt, Secretary/Treasurer; Mark Laudenslager, Chief of Police (left at 8:45) Rich Schilling, Township Manager and Bob Wynn, Township Engineer (left at 9:45).

Approval of Minutes

Dave Long moved to adopt the January 25, 2011, minutes as presented. Karen Bedics seconded; the motion passed unanimously.

Bills for Approval

Karen Bedics moved to approve the following bills paid from January 26, 2011 – February 22, 2011:

1. General Fund	\$ 47,287.47	4. Subdivision & Escrow Funds	\$ 6,314.13
2. Liquid Fuels	\$ 9,800.93	5. Open Space EIT Fund	\$ 6,826.92
3. Special Fees Fund	\$ 25,621.58	6. Open Space Bond Account	\$ 11,017.88

Dave Long seconded; the motion passed unanimously.

Reports

Road Department (posted) – Karen asked if the township had looked into using brine spray on township roads. Rich Schilling will look into this, but he feels, based upon his experience in other townships, this option does not work well on rural roads. Using brine requires special vehicles, equipment and certification for those applying it. Karen is concerned about the high cost for salt. Rich commented that the township budgeted \$35,000 for salt in 2011. Salt costs at this time are \$39,000 and we will likely need to procure more, possibly bringing the cost to \$40 – 45,000 by the end of the year. Barbara Lindtner noted that the road crew had spent 881 hours from January 17 through February 14 on winter maintenance alone.

Police Department – In January 2011, the Township police handled 127 calls. Property stolen in January was valued at \$940.00 with no property recovered. The department handled ten crashes involving 12 vehicles with no injuries. Chief Laudenslager attributes this mainly to the use of seat belts and air bags.

The Town Watch program is proceeding well. Chief Laudenslager contacted a sign company for information on types of signs. The Town Watch Committee will work with township staff to design the sign. The Board requested to see the sign options before they are ordered. The Chief has solicited donations from a number of township residents with about \$900 pledged to date. Rich Schilling advised that The Farm Market will not reopen this year, due to lack of public support. The resident donor who contributed money to fund the Farm Market designated the remaining \$6,800+ in this account to go to the Town Watch. Contributions for the Town Watch will be deposited into the Farm Market account under a separate account number with the account retained by the township until the Town Watch is incorporated. Rich Schilling noted that work is underway to make the Town Watch an independent entity. After discussion, Rich will investigate whether other Town Watch groups are a division of townships/boroughs or whether they are stand-alone organizations. He will also check with our insurance company to determine the extra cost if it is under the township's umbrella. Terry Clemons noted that forming a non-profit corporation and obtaining a 501.C.3 status is not a simple process. The Board tabled discussion about whether to make the Town Watch a separate entity or have it under the township until the March 22 agenda. Terry Clemons and Rich will investigate liability issues related to the issue.

Chief Laudenslager noted that a burglary occurred on Wednesday, February 16, on Route 212 between State and California Roads. A resident reported a suspicious vehicle that has been in the Hottle Road area over the past three days, which another local resident corroborated. The female driver has short, curly hair and is approximately 50 – 60 years of age. She has been on

private driveways, claiming to be looking for a rental property. Her vehicle is a white compact SUV, later model. She has been observed in the area between 10 a.m. and 1 p.m. The Chief requested that if anyone sees such a car to report it to the police department.

Township Manager – Rich Schilling obtained three liability insurance quotes. Our current broker was retained as the provider because the end costs were best for the township. Rich will also obtain quotes for Workmen’s Comp insurance prior to the renewal date in October. Rich will look into a builder’s claim that a one-year moratorium was placed on the need to install sprinkler systems in homes. Terry Clemons heard some discussion relative to making this a local option instead of a statewide requirement of the UCC. Rich updated the Board on the Coopersburg Kenworth oil spill and will continue to forward any information received to the Board, the solicitor and the engineer.

### No Public Comment on Agenda Items

Jim Nilsen will comment on the Town Watch during the final comment period, since this was not actually an agenda item.

### Governmental Matters

Barbara Lindtner commented on the PSATS correspondence that advised that the emails of supervisors to solicitors are not public records but rather fall under ‘attorney-client’ privileged information. However, emails between supervisors and township personnel are open to public records, although the entire issue of supervisor emails is still under legislative review. The Board was cautioned to be careful of email discussions. Rich Schilling gave the Board a copy of the February 17 letter that went to legislators regarding the Marcellus Shale gas issue.

### Planning Matters - None

### Old Business

1. Draft SALDO – Bob Wynn provided the Board with a February 9 summary of the changes contained within the draft SALDO. The Board received an updated copy of the draft SALDO dated November 23, 2010. Bob Wynn noted that the ‘blue’ text within the draft contained changes made in response to the Bucks County Planning Commission’s suggestions in their review letter and also to include items contained in Ordinance 129 which was not incorporated into the main text of the SALDO that Bob Wynn was originally working with. The supervisors reviewed the draft SALDO through Section 509, and directed Bob Wynn to make the following revisions:

- Page 2-1, Section 202 Terminology, Agricultural Soils, Productive – The last sentence “they consist of the following” is to be revised to “they include, but are not limited to, the following.”
- Page 2-20 – The definition for Subdivision, Minor, is to be revised to “the first division or redivision of a lot, tract, parcel of land by any means into not more than two (2) lots provided, however, that the additional subdivision of a tract from which a minor subdivision has already been approved, shall be deemed a major subdivision if the additional subdivision is submitted within ten (10) years of the date of recordation of the prior minor subdivision; or a lot-line subdivision.”
- Page 2-22 – The definition of wetlands is to be revised to delete Item 2.
- Page 4-34, Section 410 Wetland Delineation, Subsection 3 – second sentence is to be revised as follows “ . . . with the Township selecting such consultant *after consultation with the applicant* and with the applicant responsible to pay the cost of such a review.”
- Page 5-10, Section 509 Cul-de-sac Street, Subsection 3 – revised to limit the length of the cul-de-sac street to 500’ as contained in the current Ordinance.
- Page 5-11 – Cul-de-sac Street, Subsection 5 – deleted. The Board of Supervisors unanimously determined that no planted islands are to be allowed within a cul-de-sac street turnaround. Accordingly, Appendix A13 and A14 are to be deleted.
- Page 5-11, Section 509 Cul-de-sac Street, Subsection 9 – revised relative to P-loop streets. The last sentence is to be revised to the current Ordinance, which allows a minimum of two lots within the center of the loop of the P-loop street.

The SALDO review will continue at the March meeting, beginning with Section 510, Street Alignment.

### New Business

1. Authorize Advertising for Adding TMP 42-12-12 to the Ag Security Area – Barbara Lindtner moved to authorize the solicitor to advertise the Staff property (TMP 42-12-12), total acreage to be determined by Terry Clemons, for inclusion in the Agricultural Security District. The advertisement will be run after the application has been reviewed by the Township and the

Bucks County Planning Commissions and the Agricultural Security Committee. Rich Schilling will post the property by February 25. Karen Bedics seconded. Rob Zisko requested an aerial view of the property to determine what portion of the tract is farmed. Rich Schilling will email the aerial view to Rob. Barbara Lindtner called for the question. The motion passed unanimously. Rob Zisko indicated that he would be resigning as Board Liaison for the Ag Security Committee within the next month or two. It is a requirement that a Board member be on the Ag Security Committee.

2. Pension Plan *Statement of Investment Policy* – Tabled until the March 22 meeting.

3. Resident Request for Reimbursement for Mailbox Damage – Rich Schilling presented a letter from a resident requesting reimbursement from the township to replace his mailbox that was knocked down by snow hitting it during the plowing process. Rich noted that township policy on this is that if our truck or plow hits the mailbox, we will reimburse the resident to replace it. However, if a mailbox is damaged by snow hitting during the plowing process, the township does not reimburse the resident. It was the consensus of the Board that Rich Schilling should draft a letter stating township policy and indicating that the Board agreed with the current township policy.

4. Appointment to the Springtown Water Authority – Tabled until the March 22 meeting.

5. Farm Market Fund Determination – Tabled until the March 22 meeting.

#### Public Comments

Jim Nilsen said that the Town Watch group has met four times. Requests for Proposals were given to three law firms to work with the Town Watch. Two firms specializing in non-profit organizations have reviewed the draft Bylaws. Officers have been elected and the Town Watch is almost ready to begin functioning as a separate entity. Jim is hopeful that the Board will move quickly to determine how they want the Town Watch to function—as a Township entity or a stand-alone non-profit organization. The next meeting of the Town Watch is March 3, and as soon as the group receives the go ahead from the Board, they will move forward. Karen suggested that the Board still would like to see the sign design(s) to be used throughout the township prior to the order being replaced. Jim offered to share the documents already prepared by the Town Watch with the Board. The Board said that would help them be well informed as they make a decision at their next meeting.

#### Supervisors Comments

Karen Bedics commented on a letter received by a resident pertaining to the zoning ordinance not being conducive to businesses within the township. Karen is preparing a report on what was accomplished by the AdHoc Committee that was formed to review how to attract businesses to the township. The committee is no longer functioning due to lack of interest by its members. Barbara suggested that the Board might want to task the Planning Commission with reviewing the report and the Zoning Ordinance to encourage business growth within the township, especially along the Route 309 corridor. She suggested that Karen could serve as the Board liaison to the Planning Commission for this review process.

Karen provided hard copies of legislation currently under consideration that was presented to those who attended the recent BCATO dinner/conference. Finally, she plans to attend a workshop on February 23 pertaining to developing blighted properties, with the primary goal of determining possible grant sources.

#### Adjournment

At 10:07 p.m., Rob Zisko moved to adjourn the meeting. Karen Bedics seconded; the motion passed unanimously.

Respectfully submitted,

Sandra L. Everitt  
Township Secretary

Next meeting: March 22, 2011

Approved: March 22, 2011