

**SPRINGFIELD TOWNSHIP, BUCKS COUNTY
BOARD OF SUPERVISORS MEETING
MARCH 8, 2005**

The meeting was called to order at 7:35 p.m. by Chairman Rod Wieder. Members present were: Vice Chairman Pete Lamana, Chuck Halderman, Rob Zisko and Jim Brownlow. Solicitor Jim McNamara was in attendance.

Rod Wieder announced the Board met in Executive Session at 7:00 p.m. to discuss real estate matters.

MINUTES OF FEBRUARY 8, 2005

Pete Lamana moved to approve the minutes as presented. Second by Rob Zisko. Vote was 4 Yes. Rod Wieder abstained.

BILLS FOR APPROVAL

The Treasurer presented a bills list showing payments of \$65,660.00 from the General Fund. Pete Lamana moved to approve the Bills List as submitted. Second by Jim Brownlow. Vote was unanimous.

REPORTS

Road Department and Code Enforcement Officer Reports are posted on the bulletin board.

Police Report – Chief Huber reported a total of 62 incidents for the month of February. There were 4 accidents involving 6 vehicles resulting in no injuries. There were 9 traffic arrests and 1 non traffic arrest.

Pete Lamana noted a group of “Tiger Scouts” visited the police department during this period.

Solicitor’s Report – Jim McNamara did not prepare a report for February. He did review the Cable TV consultant information forwarded to him by Jim King. Jim McNamara complimented the Cable Committee on doing an excellent job. He supports hiring an expert to help with the negotiations with Service Electric. Jim feels the group will have a difficult time choosing between the two proposals.

Chuck Halderman asked if the committee has made a decision as far as hiring an attorney is concerned. Ken Simmons was present in the room and reported they will make a choice by the end of the month. Chuck stated one of the firms that have submitted a proposal is also involved with cell tower overlay. Chuck has been advocating this approach for some time. Ken Simmons said he would be glad to check this out.

PUBLIC COMMENT

Hans Reimann referred to Resolution 92-2 which states if a resident makes a request of the Board for information, that request should appear on the Agenda until the matter is resolved. Hans referred to his request for correspondence relating to the Metzger property on Route 309. Rod Wieder stated it was his understanding that Code Enforcement Officer Jeff Mease has discussed this matter with Hans. Rod has a memo from Jeff concerning the matter.

PLANNING MATTERS

Brian Lloyd Subdivision – Jim Brownlow stated the Planning Commission unanimously recommended preliminary/final approval at their March 2, 2005 meeting, subject to completion of all outstanding items contained in the February 16, 2005 engineering review letter from Wynn Associates

Jim moved to grant preliminary/final approval to the Bryan Lloyd Subdivision conditioned upon completion of outstanding items listed in the February 16, 2005 review letter from Wynn Associates. Seconded by Pete Lamana. Vote was unanimous.

Springtown Country Manor – Rudy Reshetar, applicant, contacted the Township office at 4:00 p.m. and requested this matter be tabled until the April 12th meeting. Mr. Reshetar wants to have his expert staff present at the meeting where the project is discussed to answer any questions, the Supervisors may have.

Scott Mease was present and offered an extension to be sure the delay in action by the Board is covered. The matter will be placed on the April 12th Agenda for action.

Bids for Wearing Course Material – The Township Secretary stated bids were opened at 10:00 a.m. this morning. Only one bid was received, from Coopersburg Materials, a Division of Naceville Materials. The bid is for 500 tons of ID-2 wearing course material for a unit price FOB Plant of \$29.50; 100 tons ID-3 wearing course material for a unit price FOB Plant of \$28.50 and 75 tons High Performance Cold Patch for a unit price FOB Plant of \$82.00. The Township Engineer reviewed the bid.

Pete Lamana moved to award the bid for wearing course material to Coopersburg Materials for a total bid price of \$23,750. Second by Jim Brownlow. Vote was unanimous.

Sexual Harassment Poly Police Department -

Chief Huber prepared a police which was reviewed by the Township Solicitor. Jim McNamara stated he review the document and feels it sends a good message to the department. Scott explained he consulted with other departments prior to preparing the policy and Jim McNamara feels it is excellent.

Jim Brownlow moved to adopt the Sexual Harassment Policy for the Police Department as prepared on February 15, 2005 to replace any existing policy in place by the Springfield Township Police Department. Seconded by Rob Zisko.

Jim Brownlow suggested we look at the policy in place and compare it against this policy and discuss the differences, if any, at the next meeting. Vote was unanimous.

Letter from Historic Commission regarding Tile Sales Project – The Supervisors received a letter dated February 17, 2005 from Denise Sandy, Chair of the Historic Commission, regarding selling a series of clay tiles that highlight historic township structures. The tiles will be designed by Erika Bonner. Erika has designed tiles for Nockamixon Township, Doylestown and the Riegelsville Bridge.

Solicitor Jim McNamara researched the project and does not believe this to be a violation of the second class code, Jim suggests the Board could support the historic program.

Chuck Halderman read the letter.

Pete Lamana moved to approve the request of the Historic Commission to create and sell the tiles. Second by Chuck Halderman. Vote was unanimous.

Penn Meadows – Request for a reduction of the letter of Credit- The Township received a letter from Sandro Corrado, Vice President Cherry Road Real Estate Associates, Inc. regarding the Penn Meadows Subdivision Letter of Credit. Mr. Corrado is requesting a reduction in the letter of credit. We have no correspondence from Wynn Associates regarding this letter. The standard procedure for addressing a request for a reduction of a Letter of Credit is to have input from the Township Engineer. Chuck Halderman moved to table the matter. Seconded by Pete Lamana. Vote was unanimous.

Wynn Associates Letter dated March 3, 2005 – Penn Meadows Subdivision Removable Bollard Installation – Wynn Associates was contacted by Piero Corrado, developer of the Penn Meadows Subdivision, relative to the requirement for installation of removable bollards on either end of the pedestrian path to be constructed within the open space area of the subject subdivision. Mr. Corrado requests the Township consider eliminating installation of the required bollards, in favor of maintaining the existing gate (located at the end of the 16 feet wide land between Old Bethlehem Pike and open space area adjacent to Lot 7). In-lieu-of installing the bollards as required by the approved plan, Mr. Corrado offers to donate funds escrowed for installation of bollards (\$1,000.00) to the Township. Upon review of the developer’s request, Wynn Associates notes that if the existing gate is maintained in its present location, the gate will effectively restrict pedestrian access between the open space area and pedestrian path to Old Bethlehem Pike within the 16 feet wide strip. If bollards are installed as proposed, bollards (spaced five feet apart) will permit pedestrian access while restricting unauthorized vehicle access within the pedestrian path. (Bollards are removable, such as emergency vehicles or other authorized personnel may unlock, and remove bollards if access is necessary).

Jim Brownlow stated if we accept this proposal the design will have to be changed and the open space will be less accessible to pedestrian traffic. Jim is not prepared to do that.

Chuck Halderman moved to deny the request by Penn Meadows Subdivision to offer an in-lieu-contribution in place of installation of Bollards shown on the approved subdivision plan. Seconded by Peter Lamana. Vote was unanimous.

PUBLIC COMMENT

Dennis Steskal discussed the Work Session Meeting with Bucks County Water & Sewer Authority where the offer of \$100,000. for the Water System in Springtown was presented.

Dennis does not feel this is a very generous offer.

Hans Reimann mentioned a Bucks County Herald Newspaper Article dated February 24, 2005 regarding a grant and loan workshop sponsored by members of Senator Santorum’s staff. Hans wonders why no one from Springfield Township was in attendance.

Ken Simmons discussed the problems with monitoring the individual wells on the 9 lot Ridings Subdivision at the corner of Lehnenberg Road and Route 412. Ken believes a monitoring well should have been required. There is no muscle to do a draw down. Jim McNamara responded there is no language in the Ordinance to do a draw down test.

SUPERVISORS COMMENTS

Chuck Halderman addressed the Springtown Water System. He read a prepared statement which he requested be attached to the Minutes of the meeting. During this statement Rod Wieder announced he was not feeling well and turned the meeting over to Vice Chairman Pete Lamana. Mr. Wieder left the meeting at 8:35 p.m.

Pete Lamana continued with the meeting.

Jim Brownlow discussed the cluster bonus permitted on a tract. In general, Jim McNamara agrees a cluster can preserve our Ordinance.

Chuck Halderman believes an outside opinion by an independent engineering firm should be authorized. If the Township does sell the system what will be the impact on the character of the Township. If we have water capacity, the developer can challenge the zoning and hook up to the system.

Chuck believes the current tank location is very costly. The tank should be located on New Hill Way.

Jim Brownlow asked the Solicitor if a missing word in the advertised Amendment to the Zoning Ordinance will have an impact on the ability to go forward at the public hearing. Jim Brownlow stated at the Planning Commission meeting a member brought this to the group's attention. Jim McNamara stated there is no substantial change and therefore, the Amendment would not have to be re-advertised. Jim McNamara is comfortable with the changes, which are minor.

Rob Zisko stated his family has a lot of history in the village of Springtown. Rob would like to walk up to New Hill Way and look at the area. This will better prepare him to discuss the situation. He is concerned that the Board makes the right decision for the residents of Springtown.

Pete Lamana believes the Board has an open mind about the water system. We should be gathering data from people who know what they are talking about. Pete admits he is not an expert in this field.

ADJOURNMENT

Rob Zisko moved to adjourn the meeting at 8:55 p.m. Seconded by Pete Lamana. Vote was unanimous.

Respectfully Submitted

Barbara A. Smith
Secretary