

Board of Supervisors

MINUTES

July 28, 2009

Jim Brownlow, Chairman, called the meeting to order at 7:30 p.m. and opened with the Pledge of Allegiance.

The Supervisors held an Executive Session prior to this meeting to discuss legal issues

Supervisors Present: Karen Bedics, Jim Brownlow, Barbara Lindtner, Volker Oakey and Rob Zisko (Rob left @ 9:45 p.m.) **Also present:** Mark Laudenslager, Chief of Police (left @ 9:45 p.m.); Terry Clemons, Township Solicitor (left @ 9:30 p.m.); Sandy Everitt, Secretary/Treasurer; Rich Schilling, Township Manager and Bob Wynn, Township Engineer (left @ 9:30 p.m.).

Approval of Minutes

Barbara Lindtner **moved** to accept the June 10, 2009, minutes as presented. Volker Oakey **seconded**. Voting **Yes**: Jim Brownlow, Karen Bedics, Barbara Lindtner and Volker Oakey. **Abstaining**: Rob Zisko. The motion **passed**.

Rob Zisko **moved** to accept the June 23, 2009, minutes as corrected. Volker Oakey **seconded**. Voting **Yes**: Jim Brownlow, Volker Oakey and Rob Zisko. **Abstaining**: Karen Bedics and Barbara Lindtner.

Bills for Approval

Karen Bedics **moved** to approve the following bills paid from June 20 – July 28, 2009:

1. General Fund	\$101,302.09	3. Liquid Fuels	\$ 17,995.20
2. Subdivision & Escrow	\$ 10,837.33	4. Farmers Market	\$ 1,728.80

Barbara Lindtner **seconded**; the motion **passed** unanimously.

Public Comment on Agenda Items - None

PUC Decision - PPL Power Line Upgrade

The PUC voted to permit PPL to use the “Cross Country Route” for their new power line and substation, which the township felt was the least desirable of the three possible routes. Therefore, if the township wishes to appeal the PUC’s decision to the Commonwealth Court of Pennsylvania, they must do so before August 23, 30 days after the date the PUC ruled in favor of PPL.

Because of the time and money spent to date, and because he feels the judge did not pay attention to the environmental issues raised by various experts, Volker Oakey feels the township should proceed with an appeal.

Karen Bedics thinks that because the PUC hired the judge who heard comments from residents, the township should appeal the PUC’s decision before a state court where the judges are elected and are less biased in their review.

Barbara Lindtner feels there was not careful consideration of merits within the case (particularly environmental concerns); therefore, she feels we should appeal the decision.

Rob Zisko does not like the decision the PUC rendered, but with the township having spent over \$170,000 already, he does not feel we should spend the additional \$25,000 estimated for an appeal. He thinks this will ultimately create a need to raise taxes, which he will not support. Rob is not in favor of an appeal of the PUC action.

Jim Brownlow is disappointed with the Administrative Law Judge’s lack of attention to the environmental issues associated with the Cross Country Route. Although environmental issues do not supersede other issues, Jim does not feel there was a balanced consideration of the other routes possible to achieve PPL’s goals. The DEP issued a written statement condemning the cross-country route as the most environmentally intrusive. This report was not mentioned in the decision. He feels the decision was made primarily for monetary reasons, not environmental. He is concerned with PPL’s poor record of maintaining their power lines in Springfield Township, and he feels “history will repeat itself” if the new power line goes cross-country. Regardless of any township decision going forward and the result of

any appeal made, PPL must still obtain approvals from DEP and the U.S. Army Corp of Engineers The township will be a party to each of these applications. Jim feels that in light of what the township has already spent, an appeal is a good investment to ensure an impartial hearing of the case.

Barbara Lindtner **moved** to authorize the township solicitor to move forward with an appeal of the PUC decision to the Commonwealth Court of Pennsylvania. Karen Bedics **seconded**. Volker Oakey has concerns that once the 8-acre power substation is in place, there will be pressure in the future for tie-ins to that substation. He feels that if the township does not appeal, other interested parties would also stop their appeals.

Karen Bedics is going to try to get donations to help offset the costs now being born by the Township. She thanked Trout Unlimited again for their \$1,000 financial donation. She hopes residents will stand behind the Board in their decision to appeal, both in spirit and financially, so that a tax increase will not be necessary.

Jim Brownlow called for the question. Voting **Yes**: Karen Bedics, Jim Brownlow, Barbara Lindtner and Volker Oakey. Voting **No**: Rob Zisko. The motion **passed**.

Rich Schilling clarified that there were no plans for a tax increase as a direct result of the current PPL litigation costs or the anticipated cost of the appeal. The appeal costs thus far have been covered from the Operating Reserve fund.

Scott Douglas, Chairman of the EAC and Chairman of *SbULU* (Springfield Bucks Undesirable Land Use), commended the Board for their courage and leadership on this issue. He does not feel the PUC is doing what it was set up to do—guard citizens’ interests; rather, they appear to be guarding PPL’s interests. He feels that it is appalling that a 2nd Class Township has to invest the kind of money spent to date to represent the township’s and its residents’ rights in front of the Commonwealth. *SbULU* has been speaking and will continue to speak to elected representatives about the process. The *SbULU* will put out a website request for contributions for legal expenses. Scott added that the Upper Tohickon Watershed is attempting to upgrade the Upper Tohickon to *Exceptional Value* status to acquire additional protection from the Commonwealth for resources within that watershed. *SbULU* will be requesting public hearings for each of the permits PPL requests, should the Cross-Country Route go through, to ensure that PPL explains what they plan to do before they begin.

Francine Schmitt (Richland Township) – Dr. Ann Rhoads and Dr. Tim Block, Senior Botanists of the Morris Arboretum, official arboretum of the Commonwealth, were in Springtown yesterday (July 27) beginning research in Cooks Creek, Hickon Creek and Upper Tohickon Watershed headwaters. They hope to finish by December 2010. Francine commended the Board for their decision to file an appeal.

Rich Baumbach (Hickon Road) agreed completely with comments made by Scott Douglas and Francine Schmitt. He feels the township should not go down without a fight, and thanked the Board for their efforts on behalf of the residents.

Public Hearing – Conditional Use Application – Maria Bouloux, TMP 42-9-99

Terry Clemons introduced Ms. Bouloux, 1580 Pleasant View Road, Coopersburg, Pennsylvania, 18036, who submitted a Conditional Use application to establish a bed and breakfast (Use E-11) and an art gallery (Use E-18) in a historic barn on her 10.73-acre property. Conditional Use in the RP District permits both uses because there is a historical overlay district that permits someone with a property classified as having historic value to have these uses if the Board of Supervisors approves them.

A court stenographer was present to swear in witnesses and record verbatim testimony, which is available at the township for review.

Terry Clemons introduced the following exhibits:

- T-1 Copy of the Conditional Use Application with photographs and plans
- T-2 Letter to The Morning Call containing the public notice advertising the hearing
- T-3 List of property owners within 500-feet of Ms. Bouloux’s property and a copy of the letter sent to each property owner
- T-4 Proof of publication from The Morning Call verifying the hearing advertisement on July 14 and July 21, 2009.

The Springfield Township Planning Commission reviewed this application on July 1, 2009, and recommended its approval subject to the applicant's compliance with conditions in the Township Engineer's review letter. Terry stated that the Bucks County Planning Commission also reviewed the application.

Ms. Bouloux responded to a series of questions by Terry Clemons. She wants to renovate a historic barn on her property to permit her to work from home. She wants to convert the second floor of the barn into an art studio where she would offer art classes, permit artists to paint there and then use the studio to sell their art. She plans to have up to 8 students in "relaxation" art classes. If an experienced art student wishes to use the studio, they can use the studio at a separate time. The building will need to be UCC compliant. It will be a non-smoking facility. She wants to convert the downstairs of the barn into a bed and breakfast with two bedrooms, each with a bathroom. The only exterior improvements she plans are to put siding on the walls now covered with Tyvek, build an outside staircase leading to the second floor studio, as well as doing some minor outdoor landscaping. She has applied to the BCDH for permission to construct the two bathrooms that will be part of the bed and breakfast. A soil scientist will be onsite August 6 to determine what type of septic system will be required if the Condition Use is granted. BCDH will also test the water supply.

There are currently 6 parking places and Ms. Bouloux plans to expand the parking area to the anticipated 9 parking spaces needed for her project. She has two driveways into her property, and guests will use one of these to access the bed & breakfast and the art studio. She plans to help finance the historic preservation and restoration of her property with the revenue earned from her home businesses.

Bob Wynn was sworn in. He indicated that extending the parking area would not affect the streams/wetlands located on the property.

Rich Schilling was sworn in. He met with Ms. Bouloux and Art Carlson (BCDH) on her property a week ago. Rich Pursell and Rich Schilling investigated the site distance from her driveway entrance. They reviewed the driveway and there is at least 335' of safe site distance on either side of the driveway, which is adequate for the upper driveway. Ms. Bouloux will still trim the shrubbery in case a guest would use the lower driveway.

Ruth Spira (1506 Pleasant View Road) was sworn in. She commended the Board for doing a thorough job in helping make sure Ms. Bouloux does not run into obstacles at the last minute. She has known Maria for several years as a reliable, kind and helpful person. She indicated that Maria has broad, worldwide career experience. Ms. Spira feels Ms. Bouloux's business will be an asset to our community.

Barbara Lindtner asked Bob Wynn about #3, Section 801.4, Item C. of Tim Fulmer's June 17, 2009, review letter, relating to multiple uses on the site that are not permitted under our zoning. She asked whether the applicant went before the Zoning Hearing Board. Rich Schilling noted that Tim Fulmer amended that requirement in his June 19 letter, as our current ordinance permits multiple principal uses on properties containing historic resources.

Terry Clemons said clarification may be needed in the Zoning Ordinance about seemingly contradicting information on this issue in the Zoning Ordinance—specifically Sections 401.C and 513.E.1. Although the BCDH may recommend land development, Terry feels that the Board could grant a waiver from land development in light of the limited nature of the proposed development on the property.

Rob Zisko asked if the Board granted this Conditional Use, whether it would remain associated with the property. Terry said approval would stay with the property, and that Ms. Bouloux could sell the property as a bed and breakfast, subject to the limitations imposed by the Board upon approval of the use.

The hearing was opened for public comment; there were no public comments.

Barbara Lindtner **moved** to approve the conditional use application of Maria Bouloux subject to the following conditions enumerated by Terry Clemons:

1. There will be no more than 2 guest rooms on the first floor of the barn;
2. That a restroom be installed for each of the guest rooms as shown on the plans submitted with the application; and
3. That the applicant would provide a minimum of 9 parking spaces, but to add those parking spaces to existing parking so as not to disturb more than an additional 1,000 square feet of area;

4. That smoke alarms would be installed; and
5. External access would be installed for the second floor art studio, if required, and that
6. Only those external improvements be done that are required to make the barn habitable for the bed and breakfast on the first floor and the art studio on the second floor, and that the siding used should be similar to the existing siding, and
7. Prior to occupancy of the bedrooms, Ms Bouloux must obtain a BCDH permit for the restrooms and install a system in accordance with that permit.

Karen Bedics **seconded**; the motion **passed** unanimously.

Terry Clemons will issue a written decision confirming what the Board approved.

Public Hearing to Add Properties to the Ag Security Area

This hearing is to consider adding the following properties to the Agricultural Security Area:

1. Nevada Mease, 2545 Slifer Valley Road,
2. Harriet & Robert Ciccone, 2641 Slifer Valley Road,
3. Jay & Joshua Geissinger, 7806 Blue Church Road

Advertisement of these proposed additions to the Ag Security District appeared in The Morning Call on April 14, 2009; no objections were received. The BCPC reviewed and recommended all three properties for inclusion. The Ag Security Committee and the Township Planning Commission may not have reviewed each of these applications. The applicants received written notification that the Board would consider their properties at this hearing. Rich Schilling posted each property on July 10 with hearing notices.

Jim opened the meeting for public comments; there was no public comment.

Karen Bedics **moved** that Resolution 2009-012 be adopted, which adds tax map parcels 42-12-112, 42-12-91, 42,12-110-1, 42-12-110,2-1, 42-12-154-1, 42-12-92 and 42-1-4-1 to the Ag Security District. Barbara Lindtner **seconded**.

Rich Schilling advised that the Ag Security Committee did not review the Geissinger application (Blue Church Road), and the Township Planning Commission has not reviewed any of the parcels. Because of time constraints, the applications would have been “deemed approved,” so the Board must take action tonight.

Karen Bedics asked that in the future, the township follow established procedures in the review process of Ag Security applications. This includes a review by the Ag Security Committee and then a review by the Planning Commission. There was discussion about whether to limit time periods during which applications can be submitted or whether to establish a better internal monitoring system to track the cumbersome review process.

Jim Brownlow called for the question. The motion **passed** unanimously.

Public Hearing – Adoption of Stormwater Management Ordinance

This hearing was advertised in The Morning Call on July 16. Copies of the ordinance have been available for public review at The Morning Call, the Bucks County Law Library and at the Township Building.

Public Comments – Bobb Carson commended the Board for their careful review of this Ordinance. He feels this ordinance is a step forward from the existing ordinance, which controlled only the rate of discharge. The proposed new ordinance also controls the volume of discharge. The intent of the ordinance is to 1) protect streams and reduce the stormwater flow, and 2) retain stormwater as groundwater. Bobb feels, however, that impervious surface added to properties since the 2002 ordinance should be counted against the 1,000 square foot allowance permitted under the new ordinance. Rob Zisko commented that he was on the Board when the 2002 Stormwater Ordinance was adopted and he only voted for the 1,000 square foot impervious surface allowance because he understood that it was mandated by the State.

Scott Douglas, Chairman of EAC and President of the Cooks Creek Watershed Association, also commended the Board and everyone involved in completing this document for what he considers a great step forward in stormwater management. He expressed the same concern about the cumulative effects of development and feels that the prior impervious surface should be counted against the requirement of the new ordinance. He stated that once impervious surfaces in a watershed exceeds 5%, the water quality of that watershed is permanently degraded.

Jim Brownlow commended the Planning Commission and all those involved with the year and a half task of revising this ordinance.

Volker Oakey **moved** to adopt Ordinance No. 152—Stormwater Management Ordinance—as advertised, to be effective five days from the adoption date. Karen Bedics **seconded**; the motion **passed** unanimously.

Rob Zisko **moved** to authorize the Township Engineer to circulate a draft ordinance to revise the Subdivision and Land Development Ordinance to conform with the newly adopted Stormwater Management Ordinance. Volker Oakey **seconded**; the motion **passed** unanimously.

Bob Wynn pointed out that under the exemption provision of the Stormwater Management Ordinance (paragraph “E.”, page 6) it states that the township can establish a “fee-in-lieu-of payment” when someone is exempt from the full requirements of the ordinance. If the township wishes to establish such a fee, a separate resolution will be required. This will be placed on a future agenda for discussion.

Planning Matters

1. Baumner/Deininger Subdivision – Final Plan Approval – This subdivision on Pullen Station Road received preliminary plan approval on February 23, 2009. All the lots and construction activity are in Haycock Township. The land in Springfield is going to be under a conservation easement with the exception of a spray irrigation field. Rob Zisko **moved** to grant conditional final plan approval based upon satisfactory completion of items 1, 2 and 3 in Tim Fulmer’s June 22, 2009, review letter. Barbara Lindtner **seconded**; the motion **passed** unanimously.

2. Grey Lot-Line Adjustment provided an extension through October 30, 2009.

Jim Brownlow brought up an issue regarding a minor subdivision before the Planning Commission that has been referred to the Zoning Hearing Board. Bob Wynn clarified that under the current Zoning Ordinance, even a minor subdivision of a property greater than 10 acres in the Agricultural District requires that 60% of the farmland be preserved as a separate lot. The current situation is that the applicant is asking to subdivide off the dwelling and the barn and keep the rest of the land intact. However, this requires a farmland lot of 60% of the property, which means that portion of the property cannot get funding as a conservation easement. Bob Wynn stated that the Planning Commission discussed that there is no penalty to the township in lost preserved land if during a minor subdivision of a property, if there is any agricultural soil on the piece being subdivided off, that agricultural soil is accounted for in any future subdivision. The minor subdivision permits the farm area to remain one piece of ground with the possibility of acquiring a conservation easement. Bob felt that the majority of the members of the Planning Commission supported this concept.

In order to change this, a zoning amendment would be required to adjust the section about the farmland lot requirements. Jim Brownlow did not feel it was the intent of the Board for the farmland lot application to work as it now is. Scott Douglas asked that the Board give direction to the Planning Commission about exactly what they would like to see changed.

Barbara Lindtner was on the Planning Commission when they discussed the farmland lot. Barbara felt that a residence should be permitted on the farmland lot, which was not the consensus opinion of the Planning Commission. Since the adoption of the Zoning Ordinance, this has proved to be a problem and it is in fact, doing the opposite of what the Planning Commission intended for it to do. Barbara is in favor of permitting an additional residence on the farmland lot, and tightening the language so that the intent is to preserve the agricultural soils for farming in perpetuity. Bob Wynn suggested that it may not be necessary to permit a residence in the area of the farmland lot, but rather, the farmland lot could be increased by two acres to provide a building lot.

Terry Clemons summarized what he felt the Board wants, which is to permit a farmer to create one lot out of the parent tract. If this were true, the township would need to monitor tracts over 10 acres from the effective date of the upcoming Zoning Ordinance amendment and permit someone to create a lot out of that parent tract without creating a farmland lot. Second, the Township should also keep track of the preservation of agricultural soils so that in any future subdivision of the property, there must be a lot that has 60% of the prime agricultural soils that existed as of the date of the initial subdivision. Jim Brownlow and Barbara Lindtner indicated that Terry’s summation stated exactly how they both felt the ordinance should read. Rob Zisko feels the way the Zoning Ordinance is now written

forces a landowner to develop their property to the full extent right away. He does not feel this was the intent when the Board adopted the Ordinance; rather, the intent was to preserve land. It was the consensus of the Board that Terry and Bob prepare the wording for a revision of the farmland lot section in accordance with Terry's summation and provide it to the Planning Commission for their consideration for the proposed Zoning Ordinance amendment.

1. Road Report - posted.

2. Police Report (posted on the website) – Chief Laudenslager indicated no burglaries were reported in Springfield Township in the past 7 – 10 days. In June, \$30 of property was stolen with none recovered. The police handled 147 incidents in June. (53 incidents were handled in June 2008.) Of the 147 incidents handled, 11 were criminal offenses and 6 were traffic accidents involving 11 vehicles with 17 occupants with one injury.

At the request of the Board, Chief Laudenslager plans to investigate implementing a Town Watch program. He plans to visit North Coventry Township to review the Town Watch program they have in place. In the police department's newsletter article scheduled to come out this fall, he included a request for residents interested in participating in a Town Watch program to contact him.

Jim Brownlow highlighted an email received by the Township Manager by a non-resident specifically thanking Chief Laudenslager for the exceptional way in which he handled a need they had within our township.

3. Township Manager's Report – Rich noted that he is withholding final payment to Lombardo Associates until they complete the outstanding work on the Act 537 plan. He noted that completion of the Open Space Plan has been removed from Ted Evans. However, Rich suggested that the Board authorize the Open Space Committee to contact Heritage Conservancy to complete the Open Space Plan as soon as possible. The Open Space Plan must be completed in order to capitalize on available open space funding. Barbara suggested that Heritage Conservancy complete a basic Open Space Plan and that the Open Space Committee be tasked with completing the important supplemental portions they are now working on. This supplemental information can be incorporated into the approved plan later as an amendment. Barbara Lindtner **moved** to authorize Rich Schilling to talk with Heritage Conservancy about completing the Open Space Plan. Volker Oakey **seconded**; the motion **passed** unanimously.

Rich learned today that Springfield Township was not included in the 2009 funding for the COPS Grant, but they will review our request again in 2010. Rich commented about the pending Act 1500 under consideration by legislators which mandates that 2nd Class Townships pay an incremental fee for State Police coverage which to this point has been provided free of charge. Townships that do not have a full-time police department will have to pay a tax per resident in the township. It begins at \$54 per resident the first year and works up to \$150+ per resident by the third year. Paul Clymer thinks this Act will be voted upon this year, possibly in October, and as the legislation is now written, it will become effective immediately upon adoption.

31 permits were processed in June for a total of \$5,960 revenue. July's activity is very high and Rich expects \$8 - \$9,000 of revenue from permits in July.

Old Business

1. Community Day Report – Rose Strong reported that although vendor applications are down this year, possibly because of the economy, sponsorships are high. A raffle is planned this year, with proceeds going to the Lions Club for their annual Holiday Grocery Gift Card Giveaway to needy families in the Palisades School District. Proceeds from the Dunk Tank will also go to the Lions Club. Non-perishable food, baby and toiletry items will be accepted from those attending, and will be donated to the Quakertown Food Pantry. Because the municipal employees who normally assist with Community Day will not be able to because of personal obligations, Rose asked the Supervisors to commit to various volunteer assignments at Community Day this year, which they did. Rich Schilling will designate a police officer to provide support for any difficult situations that may arise.

2. Resolution to Appoint a Voting Delegate and Alternates Pursuant to Act 32 – Barbara Lindtner **moved** to adopt Resolution 2009-013 appointing Irene Elinich as voting delegate, Sandra Everitt as first alternate delegate and Richard Schilling as second alternate delegate for Springfield Township on the Bucks County Tax Collection Committee pursuant to Act 32 of 2008. Karen Bedics **seconded**; the motion **passed** unanimously.

3. Garden Dedication – The EAC did not feel the Garden Dedication would be effective on November 11 (Veteran’s Day) for a number of reasons. They asked that the dedication be held on Sunday, September 13. Rob Zisko **moved** to change the date for the Garden Dedication to September 13. Barbara Lindtner **seconded**; the motion **passed** unanimously.

4. Budget Update – Rob Zisko **moved** to table the budget update discussion. Karen Bedics **seconded**; the motion **passed** unanimously.

New Business

1. Resolution for Natural Area Applications – Rich Schilling advised that the Open Space Committee wanted to move forward with the Povinski project. Ted Evans has a date by which additional information must be provided. A resolution is required and due as part of that application. Barbara Lindtner **moved** to adopt Resolution 2009-014 (amended to state in ¶ 5 “to protect the property consisting of *up to 55 acres*”) approving the filing of an application for funds under the Natural Areas Program and authorizing Ted Evans to execute and file the appropriate forms with the Bucks County Open Space Review Board. Rob Zisko **seconded**; the motion **passed** unanimously.

2. EAC Septic Brochure – Karen Bedics **moved** to approve the Septic System Brochure as presented and to include it in the fall newsletter mailing to township residents. Barbara Lindtner **seconded**; the motion **passed** unanimously.

3. Stone Bids for the Freeh Lane Stabilization Project – The following two bids were received and opened on July 9, 2009:

Company	Bid Amount
Plumstead Materials, Division of Naceville Materials	<u>\$22,388</u>
	150 tons R-5 \$3,123
	150 tons R-6 \$3,273
	200 tons R-7 \$5,604
	400 tons R-8 \$10,928
Hanson Aggregates BMC, Inc.	<u>\$19,725</u>
	150 tons R-5 \$3,037.50
	150 tons R-6 \$3,337.50
	200 tons R-7 \$4,450
	400 tons R-8 \$8,900

Rob Zisko **moved** to award the bid for stone for the Freeh Lane project to Hanson Aggregates BMC, Inc., the lowest bidder, in the amount of \$19,725 as listed above. Barbara Lindtner **seconded**; the motion **passed** unanimously.

4. Resolution for Energy Grant – Volker Oakey reported on the status of this grant opportunity. The grant is dependant upon saving more than 25% of the energy costs now incurred by the Township for the Municipal Building. The submission for the grant must include 1) what is being proposed, 2) what it will cost, and 3) what the benefits will be. The grant application is due by August 14. This will require hiring an engineering group to gather the information. Rich suggested that he contact CMX Engineering Group to do the energy audit, make recommendations and prepare the grant application with assistance from township personnel. Karen Bedics **moved** to adopt Resolution 2009-015, have an energy audit of the township building , replace whatever inefficient equipment found and add solar arrays to provide electric power to the building. The Township will contribute up to \$20,000 for a \$200,000 grant. Barbara Lindtner **seconded**; the motion **passed** unanimously. (The actual Resolution 2009-015 document will be finalized after the audit from which necessary information will be obtained.)

Karen Bedics **moved** to authorize Rich Schilling and Volker Oakey to work with an engineering company to conduct the audit and help prepare a grant application (at a cost not to exceed \$10,000) for \$200,000. Barbara Lindtner **seconded**; the motion **passed** unanimously.

5. Appointment of Assistant Zoning Officer – Upon the recommendation of Rich Schilling, Barbara Lindtner **moved** to appoint Debra Godshall as Assistant Zoning Officer. Karen Bedics **seconded**; The motion **passed** unanimously. Rich has been and will continue to work with Debbie to train her in the MPC, and she will most likely

do resale certificate of occupancy inspections. In his absence, she will be able to sign permits he reviews and approves.

6. Resolution to update Records Retention Procedure – Because the Pennsylvania Municipal Records Manual was updated in December 2008, the township must adopt a new resolution authorizing staff to discard records based upon the updated retention manual. Barbara Lindtner **moved** to adopt Resolution 2009-016 which states the township's intent to follow the schedules and procedures for disposition of records as set forth in the December 16, 2008, Municipal Records Manual. Volker Oakey **seconded**; the motion **passed** unanimously.

Public Comments

Willard and Dolores Weierbach commented that the new chairs are more comfortable and a big improvement.

Supervisors Comments

Karen Bedics commented that Paul Stephanof will speak about renewable energy at the August EAC meeting. She also noted that the newsletter is currently with Ugis Nigals for layout. It will contain approximately 20 articles.

Adjournment

At 10:55 p.m., Jim Brownlow **moved** to adjourn the meeting. Barbara Lindtner **seconded**; the motion **passed** unanimously.

Respectfully submitted,

Sandra L. Everitt
Secretary/Treasurer

Next meeting: August 25, 2009
Approved: August 25, 2009