

East Rockhill Township Board of Supervisors

September 26, 2023

Regular Business Meeting Minutes

The regular business meeting of the East Rockhill Township Board of Supervisors was held at 7:00p.m. on September 26, 2023, following the 2024 Preliminary Budget Work Session review, in the meeting room at the East Rockhill Township Municipal Office, 1622 North Ridge Road, Perkasie, PA 18944.

Present:	Dave Nyman	Supervisor Chairperson
	Gary Volovnik	Supervisor Vice-Chairperson
	Jim Nietupski	Supervisor Member
	Marianne Morano	Township Manager
	Will Oetinger, Esq.	Township Solicitor
	Steve Baluh, P.E.	Township Engineer
	Jeff Scholl	Public Works Director
	Chief Dickinson	Pennridge Regional Police Department

The meeting was called to order at 7:00p.m. by Mr. Nyman with the Pledge of Allegiance.

Members of the public were present.

Announcements or Presentations:

- 2024 Preliminary Budget Work Session #2 October 24, 2023 6:15pm
- Next Board of Supervisors Meeting October 24, 2023 7:00pm
- Executive session to take place following the meeting for potential real estate acquisition and potential litigation
- Mr. Nyman announced in preparation of an audio system to be installed anyone wishing to make public comment were to be recognized by the Chairperson and go to the podium.

Public Comment #1:

- Jennifer Wright, 400 Three Mile Run Road, stated her public comment in the August 22, 2023 minutes did not mention a July 27, 2023 contamination reference and PFAS testing did not happen from 2016-2018 on a property owned by Ms. Carlton. Ms. Wright stated many wells have not been tested for PFAS and wanted buyers of property to be notified of PFAS contamination and noted apartments on Hill Road serviced by a well did not know about PFAS contamination. The Township will send a letter to PA DEP that we were advised during public comment additional wells need to be tested and/or retested.
- Matt Clemons, 311 Three Mile Run Road, stated he had his well water tested for PFAS and after receiving the results installed a house water filter system and asked what the Supervisor plan was to provide public water and cited the mandatory public water connection Ordinance for Old Bethlehem Pike. Mr. Clemons was advised public water is under Perkasie Regional Authority purview and to contact State Legislators. The Township will notify PA DEP to encourage a grant award similar to Old Bethlehem Pike project and seek legislator's support for any grant opportunity.

- Ron Schulberger, 2386 Hill Road, stated construction on the McClennen Tract is starting before 8:00am. Construction hours are permitted to start at 7:00am.
- Jennifer Wright, 400 Three Mile Run Road, stated the public water connection grant was from Pennvest.

Approval of Minutes and Bills Payable:

Approval of Minutes Payment of Unpaid Bills.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to approve the meeting minutes from the Board of Supervisors' August 22, 2023 Regular Meeting as presented. With no additional discussion, all present voted in favor.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve payment of the Bills List dated September 21, 2023, for a total amount of \$180,215.54 as presented. With no additional discussion, all present voted in favor.

Board and Commission Reports:

Pennridge Regional Police Department: Chief Dickinson

The Chief shared the August 2023 Pennridge Regional Police activity report. The report is on file.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to accept the Pennridge Regional Police Department report. With no additional discussion, all present voted in favor.

Pennridge Wastewater Treatment Authority: Dave Nyman

The July 2023 and August 2023 minutes and flow reports were provided to the Board. Mr. Nyman noted the 2024 budget and MMO has been approved.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to accept the Pennridge Wastewater Treatment Authority report. With no additional discussion, all present voted in favor.

Township Manager's Report: Marianne Morano

Fence Deed Restriction. Property owner David Greene, 18 Greenleaf Circle, was present to request deed restriction relief to install an Oklahoma with deluxe square lattice privacy style fence 6 feet high.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to grant Township relief from the fence deed restriction at 18 Greenleaf Circle parcel 12-029-139 contingent on the fence be similar to the 4 ½ feet high specrail S9 aluminum fence, compliance with the Zoning Ordinance, requestor securing any and all other approvals and proceeding at their own risk. With no additional discussion, all present voted in favor.

Maintenance Building Clearing Bids.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to accept the Maintenance Building Clearing bid from J&J Arbor Care in the amount of \$45,200.00 as presented. With no additional discussion, all present voted in favor.

Treatment Plant 5-year Capital Plan.

On motion by Mr. Nyman, seconded by Mr. Nietupski, to authorize a 5-year capital improvement plan proposal from CKS Engineers for a not to exceed fee of \$4,120.00 with 4-6 weeks for completion as presented. With no additional discussion, all present voted in favor.

Pennridge Wastewater Treatment Authority Correspondence.

On motion by Mr. Nyman, seconded by Mr. Nietupski, to decline Perkasio Regional Authority's request to purchase 200 EDUs (Equivalent Dwelling Units) as presented. With no additional discussion, all present voted in favor.

Presentation of Minimum Municipal Obligation (MMO) to the Township Pension Plans.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to acknowledge receipt of the 2024 Pension Plans Minimum Municipal Obligation and authorize execution by the Manager. With no additional discussion, all present voted in favor.

Street Tree Removal Request.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to authorize removal of five (5) live street trees that have lifted sidewalks more than two inches (2") contingent on posting \$1,500.00 escrow at 5 Greenleaf Circle Bucks County Parcel 12-029-148 as presented. With no additional discussion, all present voted in favor.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve the Township Manager report. With no additional discussion, all present voted in favor.

Public Works Report: Jeff Scholl

Mr. Scholl updated the Board on Public Works activities as of September 22, 2023. Of note, there was a recent injury on a digger at the Willard H. Markey Centennial Park playground which was immediately taken out of service. The report is on file.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve the Township Public Works report. With no additional discussion, all present voted in favor.

Township Engineer Report: Steve Baluh, P.E.

Stone Edge Culvert. Mr. Baluh has evaluated numerous scenarios to reduce flooding of the Stone Edge culvert which was constructed and designed to flood during most storms. In order to not cause increased flooding on upstream properties along the creek or Three Mile Run Road the preliminary design includes replacing the existing culvert with a 16' x 6' opening and adding 2 culverts with 16' x 5' openings and cannot exceed raising the road approximately 3 feet (3') at the lowest point. With these improvements the culvert would continue to flood with 12" – 18" water depth during a 100-year storm, when 12" of water can float some vehicles. To raise the road more would result in lower storms flooding properties upstream or Three Mile Run Road. Mr. Baluh has determined the required temporary construction easement and permanent easement for maintenance. To complete the design as presented current estimated cost is

\$1,000,000.00. A meeting will be scheduled with Ms. Benner to review the concept with easements. DEP must approve the design.

- Chuck Weaver, 47 Ridge Run Road, asked if McClennen Tract would impact culvert flooding. No, it was designed specifically to not adversely impact the culvert and should improve the culvert volume due to stormwater slower release.
- Jim Snyder, 45 Stone Edge Road, stated three (3) times he has seen the culvert flood which is during heavy rain events in a short period of time and stated the several inches of rain over the weekend did not flood the culvert and suggested a smaller project (two culverts) may help give sufficient relief at less expense.

Township Solicitor Report: Will Oetinger, Esq.

Agreement of Sale 2010 West Rock Road.

On motion by Mr. Nietupski, and seconded by Mr. Volovnik, to approve the agreement of sale for open space fund purchase of conservation easement at 2010 West Rock Road tax map parcel 12-009-053 totaling approximately 32.4 acres for the purchase price of \$226,478.00 utilizing open space funds as presented. With no additional discussion, all present voted in favor.

Mr. Oetinger noted title insurance would be secured with settlement in late October or early November.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve the Township Solicitor report. With no additional discussion, all present voted in favor.

Department and Emergency Services Reports:

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to acknowledge receipt of the Department and Emergency Services reports. With no additional discussion, all presented voted in favor.

New or Other Business Supervisors' Items:

There was none.

Public Comment #2:

- Chuck Weaver, 47 Ridge Run Road, asked where Ridge Run Road was being paved to. Past water tower on Ridge Run Road.
- Vicki Sellers, 505 E. Callowhill Road, stated there is a pothole on Callowhill Road at the intersection of Branch Road and in Perkasio Borough. PennDOT and Perkasio Borough will be notified.
- Tina O'Rourke, 1819 Old Bethlehem Pike, asked for an update to the roundabout construction, sewer line construction and sewer extension special study. The Township has made progress with PPL pole relocation and PRA continues to do water line trench restoration; sewer on the McClennen Tract is not fully installed or tested; and a DEP Resolution is anticipated for the October, 2023 meeting.

Adjournment:

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to adjourn the regular meeting into executive session. With no additional discussion, the meeting was adjourned at 8:14p.m.

Respectfully submitted,

Marianne Hart Morano
Township Manager