

East Rockhill Township Board of Supervisors
August 22, 2017
Regular Business Meeting Minutes

The regular business meeting of the East Rockhill Township Board of Supervisors was held at 7:00p.m. on August 22, 2017 in the Township meeting room at the East Rockhill Township Municipal Building, 1622 North Ridge Road, Perkasie, PA 18944.

Present:	David Nyman	Chairperson
	Gary Volovnik	Vice-Chairperson
	Jim Nietupski	Member
	Marianne Morano	Township Manager
	Patrick Armstrong, Esq.	Township Solicitor
	C. Robert Wynn, P.E.	Township Engineer
	Jeff Scholl	Public Works Director

The meeting was called to order at 7:01p.m. by Mr. Nyman with the Pledge of Allegiance.

Public Comment #1

- Robert Mittman, 26 Stone Edge Road, congratulated and thanked the Board for the paving work that has been completed and keeping the roads in good condition.

Approval of Minutes from July 18, 2017 Regular Meeting

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to adopt the meeting minutes from the Board of Supervisors' July 18, 2017 Regular Meeting. With no additional discussion, all present voted in favor.

Payment of the Bills

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve payment of 2017 Bills List dated August 18, 2017 with General Fund totaling \$330,596.40; Open Space Fund totaling \$5,552.47; Sewer Fund totaling \$18,304.38; Park & Recreation Fund totaling \$1,514.56; Street Light Fund totaling \$1,691.27; Capital Improvement Fund totaling \$20,671.00; Police Headquarter Debt Fund totaling \$5,797.22; State Aid (Liquid Fuel) Fund totaling \$11,788.53 and Escrow Fund totaling \$18,939.32 for a grand total of \$414,855.15. With no additional discussion, all present voted in favor.

Township Manager's Report: Marianne Morano

Willard H. Markey Centennial Park – Greenjacket Request: A 5.5' x 8' sign concept for Preston Barndt Memorial Field located in proximity to the Pennridge Greenjacket concession stand at the Willard H. Markey Park was re-presented to the Board. A Greenjacket representative was anticipated to attend but was not present. Consensus of the Board was to recommend a memorial bench be considered which is the practice for memorial requests in our Township parks.

Zoning Hearing Application for Mehamanus Holdings 1419 Ridge Road: The applicant is seeking a variance from Section 27-602.b seeking relief for 24.81% proposed impervious surface which is in excess of the 20% maximum permitted impervious surface in the Rural Residential Zoning District. Dr. Mehaffey, applicant and project engineer Todd Myers were present. Mr. Myers indicated buffer relief may also be necessary. The Impervious surface was necessitated by a future addition and paved parking area. Current brightness of the lighting at the facility was discussed; the

applicant will be correcting the brightness. Should Zoning Hearing relief be granted, land development submission will follow. The consensus of the Board was to not take a position regarding this application.

Request to sell EDUS from Pennridge Wastewater Treatment Authority (PWTA): All members were advised of the request to purchase 25 EDUs by Hilltown Water and Sewer Authority and was presented to the Board for consideration. The consensus of the Board was to decline that sale of Equivalent Dwelling Units (EDUs).

Amendments to the Pennsylvania Uniform Construction Code: Senate Bill No. 663 and House Bill No. 1469 are under consideration and would amend the Uniform Construction Code. Senate Bill 663 would require municipalities that utilize third party agencies to contract with three third party agencies and House Bill 1469 would require municipalities that utilize third party agencies to allow applicants to use a separate third party agency to conduct inspections and the municipality must accept the results of that inspection.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to adopt Resolution 2017-13 opposing Senate Bill 663 and House Bill No. 1469 as presented. With no additional discussion, all present voted in favor.

East Rockhill Township Driving Range Net: Pennridge Airport has advised the Township that golf balls from the driving range located at Willard H. Markey Centennial Park are going onto Airport property adjacent to the driving range. The Airport will pick up the balls on their property but would like the matter corrected. To replace the 12 feet high netting currently at the driving range with netting 30 feet in height the price exceeds the 2017 Bidding Limit of \$19,700. Prevailing Wage and a FAA 7460 form submitted for airspace clearance may be required. The consensus of the Board was to consider seeking quotes for 24-foot high netting. It was noted the 12 feet net was replaced last week with a new net.

- Rob Brink, Pennridge Development Enterprises, stated that the Airport was willing to see if the new 12 feet high netting works and suggested fence tape may deter deer going through the netting.

Township Staff and Airport Staff will monitor balls going past the new netting prior to placing the 24 foot netting out for bid. A 24-foot high netting quote is to be obtained.

Consideration to Amend Chapter 15, Part 9 Snow and Ice Emergency: The Board considered adding Greenleaf Circle, Bryant Drive and Sunnyside Lane to the designated Snow Emergency Route which would not allow parking in the street for the entire Pines Development during a snow emergency. Penalties for snow emergency violations and no parking violations will be amended from not more than \$15.00 to a fine of \$25.00.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to authorize advertisement to amend Chapter 15 adding Greenleaf Circle, Bryant Drive and Sunnyside Lane to the snow emergency route and amending the penalty for a violation of the snow emergency route and the penalty for a violation of no parking to a fine of \$25.00 as presented. With no additional discussion, all present voted in favor.

Heritage Conservancy: A proposal was presented from Heritage Conservancy to serve as Land Trust Beneficiary for a Conservation Easement on TMP 12-006-039 located at 4610 Axe Handle Road. Heritage's services include a baseline report in the amount of \$2,500 and a Stewardship Fee of \$5,000 which reflects a \$5,000 discount from their normal fee. The baseline report in the amount of \$2,500 will be shared with the property owner 50-50.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to accept the Heritage Conservancy proposal as presented. With no additional discussion, all present voted in favor.

2018 Preliminary Draft Budget: Mrs. Morano noted budget review work sessions have been advertised for September 26, 2017 at 6:15pm and October 24, 2017 at 6:15pm.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, 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 in July 2017. Of note, a quote has been obtained to make repairs to the Driving Range shed; it was the consensus of the Board to consider replacing the shed during 2018 preliminary budget review; and a contractor will be looking at a sewer pump that may need repair.

- Dave Worthington, Perkasio Fire Chief, stated that there is a cable wire hanging low on Hill Road right off of Three Mile Run Road and fire trucks cannot use that road until it is repaired. Verizon Cable and Comcast Cable will be contacted for repair.

The report is on file.

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

Planning Commission: Anne Fenley

The Planning Commission did not meet in August.

PWTA Report: David Nyman

The June 26, 2017 minutes, July 24, 2017 draft minutes and June 2017 flow reports are on file.

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

Pennridge Area Coordinating Committee Report: David Nyman

The next PACC meeting will be held October 26, 2017.

Police Commission Report: David Nyman

Mr. Nyman shared the July, 2017 Pennridge Regional Police activity report. The report is on file.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to approve the Police Commission Report. With no additional discussion, all present voted in favor.

Engineer Report: C. Robert Wynn, P.E.

MS4 Stormwater Plan: The State DEP MS4 permit has been advertised including a 30-day public comment period ending August 30, 2017. The application approval deadline is September 16, 2017.

It was the consensus of the Board to hold a special meeting on September 7, 2017 at 6:00pm to consider adoption of the Stormwater Permit submission to PA Department of Environmental Protection per Federal Clean Water National Pollutant Discharge Elimination System, PA Clean Streams Law and the PADEP issued Municipal Separate Stormwater Sewer System Permit for municipalities in watersheds with Pollution Reduction Plan requirements.

Subdivision Plan Review Status. Review dated August 2, 2017, 2017 is in the Board's packets. No action is necessary.

Peace Lutheran One-Year Extension: Peace Lutheran has submitted a one-year extension to August 30, 2018 in regards to the Peace Lutheran Church Land Development.

West Rock Road Bucks County Conservation District Grant Update: Bucks County Conservation District has advised the Township that DSA road material is no longer available and the application should be amended to place stone for the off-site road work. The State has advised that off-site road work must be reduced for continued grant consideration. Mr. Wynn will review whether or not if the project can be considered as part of the MS4 sediment reduction plan. The West Rock Road Grant application will be amended according to the State's review of the project and resubmitted to Bucks County Conservation District.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve the Township Engineer's Report. With no additional discussion, all present voted in favor.

Solicitor Report: Patrick Armstrong, Esq.
Agreement of Sale was a premature agenda item.

Conservation Easement for Parcels 12-6-39 on Axe Handle Road: A public hearing was held to consider a proposed Conservation Easement on Tax Parcel 12-6-39 currently owned by the Estate of Kathryn Jajczyk to be purchased by Axe Handle LLC totaling 35.9655 acres for a purchase price of \$5,000.00 per acre for a total of \$179,827.50.00. The hearing was open for public comment at 8:09pm. There was no public comment.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to waive the conflict of interest for Grim, Biehn and Thatcher. With no additional discussion, all present voted in favor.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to adopt Resolution 2017-14 Conservation Easement on Tax Parcel 12-6-39 currently owned by the Estate of Kathryn Jajczyk to be purchased by Axe Handle LLC totaling 35.9655 acres for a purchase price of \$5,000.00 per acre for a total of \$179,827.50.00. With no additional discussion, all present voted in favor.

With no further comment, the Hearing was closed at 8:12pm.

Pennridge Airport – Willard H. Markey Centennial Park Tree Line: Correspondence has been received from Pennridge Development Enterprises (Pennridge Airport) owner and their attorney that it is the responsibility of the Township to remove the tree line or top the trees identified to be in the flight zone along the Willard H. Markey Centennial Park tree line and to the right of the Park driveway. It was noted that historically the trees have been trimmed at the Airport's cost, but they are no longer willing to pay.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve the Township trimming the trees identified on the Safety report to a height of 30 feet under the Township Engineer's supervision. With no additional discussion, all present voted in favor.

Intergovernmental Agreement for Recycling Data Draft Ordinance: Mr. Armstrong updated the Board that along with East Rockhill Township, Plumstead Township, Hilltown Township and Dublin Borough are all anticipated to have the Intergovernmental Agreement Ordinance on their September meeting agendas for adoption.

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

Department and Emergency Services Reports

Department and Services Reports listed on the agenda were noted as received. Copies are on file.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to acknowledge receipt of the Department and Service Reports. With no additional discussion, all present voted in favor.

New or Other Business – Supervisor Items

There was none.

Public Comment #2:

- Rob Brink, Pennridge Development Enterprises, stated that the trimming of trees was done by the Airport in the past because the Township refused to trim the trees and the Airport did not want night operations to stop.
- Mr. Nyman stated that the Township had always worked cooperatively with former owner Mr. Deutsch.
- Mr. Volovnik stated that he was opposed to spending taxpayer dollars to trim trees that benefited a private enterprise.
- Jim Sankey, Jamison, PA, stated that he owns an airport hangar and as an East Rockhill taxpayer believes the Township should trim the trees.
- Dave Worthington, Perkasio Fire Chief, stated that there was an emergency in the Bridgeview Development with fuel entering a waterway which was handled admirably by Jeff Scholl. He further reported that there were two recent motorcycle accidents, one at Park Avenue and Ridge Road in Perkasio Borough and one at SR313 and Ridge Road in East Rockhill.
- Ed Warwick, Quakertown, uses Airport and thanked the Board for their willingness to trim the trees.
- Mr. Nietupski, thanked Mr. Brink for allowing the Township to determine if the recently replaced net at the driving range alleviates the problem of golf balls leaving Township property and would like a follow up at the next meeting.

Mrs. Morano announced an Executive Session was held prior to the regular meeting to discuss litigation.

Adjournment

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to adjourn. With no additional discussion, the meeting was adjourned at 8:24p.m.

Respectfully submitted,

Marianne Morano
Township Manager