

**LOWER PROVIDENCE TOWNSHIP  
BOARD OF SUPERVISORS BUSINESS MEETING  
FEBRUARY 4, 2016**

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**Executive Session:** The Executive Session was called to order at 6:34 p.m. on a motion by Mrs. Zimmerman, seconded by Mr. MacFarland. Present were Supervisors Mr. Sorgini, Mrs. Eckman, Mr. Duffy, Mr. MacFarland and Mrs. Zimmerman. Also present were Solicitor Mr. Rice, Township Manager Mr. Gestrich and Assistant Township Manager Mrs. Golas. The session adjourned at 7:32 p.m. on a motion by Mr. MacFarland, seconded by Mrs. Zimmerman.

**Call to Order:** Chairman Sorgini called the meeting to order at 7:35 p.m.

**Pledge of Allegiance**

**Roll Call:**

- a. The following members were in attendance: Chairman Sorgini, Supervisors Duffy, Eckman, MacFarland and Zimmerman.
- b. Also in attendance were: Richard Gestrich, Township Manager; John Rice, Township Solicitor; William Roth, Director of Special Projects and Technology; Mike Mrozinski, Community Development Director; Timothy Woodrow, Township Engineer; Geri Golas, Assistant Township Manager; John Primus, Director of Public Works; and Stanley Turtle, Chief of Police.

Chairman Sorgini announced that prior to the meeting an executive session was held to discuss legal, personnel and real estate matters. He also announced that the previous agenda item 2 (E) regarding approval of ball fields in the vicinity of Woodland School has been removed from the agenda and will be addressed at the February 18 meeting.

**1) Consent Agenda**

A) **MOTION:** Supervisor Zimmerman made a motion to approve the consent agenda items 1(a) and 1(b) including moving the meeting minutes of January 21, 2016 into the record. Supervisor MacFarland seconded the motion.

- i) Supervisor Eckman asked if, by approving the Escrow Releases, it that meant approval for the projects was null and void. Mr. Woodrow explained that some of these were for dormant projects and that there have been requests to return the money. However the developers have been informed that if the project is restarted the escrow will once again be required. Mr. Gestrich suggested that the Board might want to amend the motion that would require the reposting of escrows if the project becomes active at a later date. No amended motion was made.

- ii) The motion *passed* 5-0.

**2) New Business**

A) Consideration of a request to waive the permit fees and any associated fees for the Lower Providence Community Library renovation project.

- i) Mr. Mrozinski said that at last meeting the Library Board came before the Board of Supervisors for approval for the renovation project. A final plan has not been submitted as of yet but he explained that they are seeking a waiver in anticipation of that plan being approved. He noted that it would not be a substantial amount, estimating the fees at approximately \$500.
- ii) Chairman Sorgini said that since the Library is a Township organization that it is essentially charging itself by implementing fees.

- iii) **MOTION:** Supervisor Duffy made a motion to waive the permit fees and any associated fees for the Lower Providence Library renovation project. Supervisor Zimmerman seconded the motion. The motion *passed* 5-0.
- B) Authorization for staff to work with the Township Engineer on the 2016 milling and paving program and advertise bids for the work.
  - i) Mr. Primus requested authorization to begin the 2016 Milling and Paving program on Coldsprings Drive, South Grange Avenue, Jennifer Lane, Woodlyn Avenue and Fenwick Circle.
  - ii) **MOTION:** Supervisor Zimmerman made a motion to authorize staff to work with the Township Engineer on the 2016 milling and paving program and advertise bids for the work. Supervisor MacFarland seconded the motion. The motion *passed* 5-0.
- C) Authorization to renew life and long-term disability coverage.
  - i) Ms. Golas stated that the insurance broker who services the Township's life and long-term disability policies has secured a preliminary renewal proposal that is approximately \$10,000 less than the current premium. She requested authorization for staff to make the decision to execute all necessary documents and contracts for the renewal period once all final proposals are received.
  - ii) **MOTION:** Supervisor Duffy made a motion to authorize staff to renew life and long-term disability coverage. Supervisor Eckman seconded the motion. The motion *passed* 5-0.
- D) Authorization to renew public officials' liability insurance coverage.
  - i) Ms. Golas reviewed the process of soliciting proposals. She said that the Township's current insurance broker continues to solicit proposals from various insurance carriers to obtain the coverage required by the Township. She noted that they will most likely accept a proposal put forth by the incumbent carrier rather than the lowest bid as the incumbent carrier is a reliable and known company.
  - ii) Supervisor MacFarland asked how the rate compares to the last year's rate. Ms. Golas said that the rate is the same as last year. It will not increase the cost but that the current rate with a proven provider is approximately \$1,800 more than the lowest bid.
  - iii) **MOTION:** Supervisor Zimmerman made a motion to authorize staff to renew public officials' liability insurance coverage. Supervisor Duffy seconded the motion. The motion *passed* 5-0.
- E) Consideration of an agreement with West Norriton Township for the traffic signal at the Taco Bell.
  - i) Chairman Sorgini requested a motion to table this agenda item as additional information has come to light which will require further review.
  - ii) **MOTION:** Supervisor Zimmerman made a motion to table discussion on the agreement until the February 18 meeting. Supervisor MacFarland seconded the motion. The motion *passed* 5-0.
- F) Consideration and possible authorization to advertise an ordinance enacting a new Chapter 86 to the Lower Providence Township Codified Ordinances entitled *Floodplain Ordinance* for the purpose of complying with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act.
  - i) Solicitor Rice reported that every municipality in Montgomery County is working on their floodplain ordinances because of both Federal and State Flood Plain ordinance requirements. He said that this has been reviewed, and approval recommended, by the Township Planning

Commission and the Montgomery County Planning Commission. He reviewed the proposed ordinance.

- ii) Mr. Mrozinski said the ordinance incorporates new floodplain map and the current zoning ordinance has much of the same standards. He said this ordinance will stand alone outside of the zoning ordinance. Mr. Mrozinski reported that much of information in the ordinance is dictated by FEMA. He noted that if there is any overlap between this ordinance and the zoning ordinances that they will begin working on clean up measures to avoid conflicts. He stated this is a time sensitive issue that must be approved by the beginning of March or the Township will risk losing the ability to participate in program at the national level.
- iii) Solicitor Rice noted that if the Board approves the authorization to advertise the ordinance will be on the February 18 agenda.
- iv) Chairman Sorgini stated that FEMA has notified the Township that they have until March 2, 2016 to comply.

G) **MOTION:** Supervisor MacFarland made a motion to authorize advertisement of an ordinance enacting a new Chapter 86 to the Lower Providence Township Codified Ordinances entitled *Floodplain Ordinance* for the purpose of complying with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act. Supervisor Zimmerman seconded the motion.

- (1) Supervisor MacFarland asked that if the primary driver for this ordinance is to meet the FEMA requirements if there are, other than changing wording to comply with FEMA, any significant map change or significant restrictions. Mr. Mrozinski said that these were only minor changes. He said that the ordinance will be slightly more stringent than the current zoning ordinance and they will be looking at zoning comprehensively going forward. He noted that this is the first piece in addressing all of these issues including riparian buffers.
- (2) Supervisor Duffy said it was important for residents to know that if you live in a floodplain you need flood insurance, which is only administered by the federal government. If this ordinance is not adopted Township residents will not be able to get flood insurance.

The motion *passed* 5-0.

H) Authorization to prepare and advertise the Ridge Pike West ordinance (*Follow up to presentation and questions by Maggie Dobbs Montgomery County Planning Commission.*)

- i) Maggie Dobbs of the Montgomery County Planning Commission reviewed the Ridge Pike West Ordinance. She reviewed the text and map changes made since her presentation before the Board in November. Ms. Dobbs reviewed the questionnaire, which was distributed to the Board. She asked if the Board had strong opinions about pedestrian v. auto district.
- (1) Mr. MacFarland opened a discussion on how making the district more pedestrian oriented would affect current traffic issues in the Township. Chairman Sorgini said that the original incarnation of the plan included discussion about making the area more pedestrian friendly but not to the extent that it impedes traffic in the area. Ms. Dobbs noted that it appeared that the Board is more inclined to a more highway-oriented district. She said that the Montgomery County Planning Commission agrees. Supervisor Duffy said he felt the concern is not whether the district is pedestrian or automobile friendly but rather making the district vibrant and attractive to business. Ms. Dobbs discussed how the orientation of businesses in the district will help make it more attractive and accessible to businesses.

- ii) Ms. Dobbs discussed the split zoning concerns, particularly the single-family detached and single-family attached dwellings. She confirmed that the Board would want to maintain a 300' distance from the ultimate right-of-way of Ridge or Germantown Pike for residential uses. Chairman Sorgini said that it was his understanding that the intent was to keep business closer to road with residential kept more to the rear due to the traffic in the area.
- iii) Ms. Dobbs said the Board indicated it wished to exclude apartments and mobile home parks from the district. She noted that apartments were already eliminated from the plan and mobile home parks had previously been excluded. She discussed the suggestion that auto-related services be excluded, noting that there were already auto-related services in the area which would be permitted by right. Ms. Dobbs also noted that the Board expressed interest in including drive-thru services in the district.
  - (1) Supervisor Eckman felt auto-related services should not be excluded since they were already in the district. She expressed a desire to see self-storage facilities excluded as they are a stagnant business that does not support a vibrant business district with a lot of activity.
  - (2) Discussion was held as to where auto-related businesses could be located in the Township if they were not permitted in this district. Ms. Dobbs said that more in depth discussion may be required for this issue and suggested scheduling a staff meeting.
- iv) Ms. Dobbs discussed the need to amend the language to include single-family attached houses in the district as well as increasing lot sizes to 20,000 square feet, which is what the Montgomery County Planning Commission recommends. She also said that it was recommended that a diagram be included in the package to demonstrate linear distance.
- v) It was recommended that additional discussion on the particular issues was needed and Chairman Sorgini requested the staff to reach out to Ms. Dobbs to schedule a meeting.

### **3) Announcements**

- A) The Township earned first place in the Annual Reports category in the statewide communication Contest sponsored by the Pennsylvania State Association of Township Supervisors (PSATS).
  - i) Mr. Gestrich congratulated Denise Walsh for her work on the publication.
- B) Park and Recreation Board Meeting will be held February 9, 2016 at 7 p.m.
- C) Sewer Authority Meeting will be held on February 10 at 7:30 p.m.
- D) Library Board meeting will be held on February 15 at 7 p.m.

### **4) Comments and other Business**

- A) Chairman Sorgini announced that after an extensive and exhaustive process he was recommending the promotion of Sergeant Michael Jackson to Lieutenant. Michael Jackson will replace Stan Turtle who was promoted to Chief of Police. He reviewed the salary and labor agreement for the position.
  - i) **MOTION:** Supervisor Zimmerman made a motion to execute the labor agreement with Michael Jackson for the position of lieutenant in the Lower Providence Police Department. Supervisor MacFarland seconded the motion. The motion *passed* 5-0.
- B) Supervisor Duffy congratulated John Primus and the Public Works department for their work in managing the recent 30" snowfall. He thanked them for their hard work in making the roads manageable for residents. Supervisor MacFarland also thanked the Public Works Department, Charles DeFrancesco and the Emergency Management Team for their work during the storm.

### **5) Courtesy of the Floor**

- A) Bob Messuti of the Summer Corporation asked for clarification as to why the agreement with West Norriton Township for the traffic signal at the Taco Bell decision was postponed.

- i) Solicitor Rice explained that the decision was tabled because there are existing agreements from 1988 and 1955 concerning the traffic signal, which is owned by West Norriton. He said that the applicant's traffic engineer will need to speak with the staff and it may be that West Norriton may need to sign the ordinance.

**6) Adjournment**

**MOTION:** Supervisor Duffy made a motion to adjourn the meeting. Supervisor Eckman seconded the motion. The motion *passed* 5-0. The meeting adjourned at 8:25 p.m.

Next Business Meeting: February 18, 2016  
March 3, 2016