

**LOWER PROVIDENCE TOWNSHIP  
BOARD OF SUPERVISORS BUSINESS MEETING  
January 19, 2023**

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**Call to Order:** Chairperson Coless called the hybrid live/virtual meeting to order at 7:03 p.m.

**Pledge of Allegiance**

**Roll Call:**

- a. The following members were in attendance: Chairperson Coless, Vice-Chair Darby, and Supervisors Sorgini, MacFarland and Neights.
- b. Also in attendance were: E.J. Mentry, Township Manager; Mike Mrozinski, Community Development Director; Tim Woodrow, Township Engineer; Casey Moore, Traffic Engineer, Joe Chillano, Public Works Director, Michael Jackson, Chief of Police, and Ash Jeyapratap, Student Representative.

**Chairman's Comments**

- a. Chair Coless announced that an executive session was held on January 19, 2023 to discuss legal and personnel matters.

**1) Presentations**

- A. Student representative report - Ash Jeyapratap

**2) Consent Agenda**

- A. **MOTION:** Supervisor Neights made a motion to approve the consent agenda items 2(a), 2(b), and 2(c), including moving the meeting minutes of December 15, 2022 and January 3, 2023, into the record; authorizing payment of bills totaling \$861,278.36; approving escrow release #2 for Eagleville Hospital, Phase 2 in the amount of \$479,314.17; and approving the final escrow release for 805 N. Park Avenue/Erb in the amount of \$15,000.00. Vice-Chair Darby seconded the motion.
  - i. There was no public comment.
  - ii. The motion *passed* 5-0.

**3) Old Business**

- A. Discussion of Audubon Square V Land Development Plan, Phase 2, 717 S. Trooper Road
  - a. Mr. Mrozinski introduced representatives from Audubon Land Development regarding a revision of a previously approved plan. Bernadette Kearney, Brad Macy and Debbie Rosner outlined the revision. The plan includes retail buildings, restaurants, and updated roadways.
  - b. The amended design expands one of the buildings to a 144,000 self-storage facility; expands the retail space; and adds buildings for restaurant and retail space.
  - c. Significant discussion ensued regarding the extension of Norris Hall Lane.
  - d. Brad Macy confirmed that the developer would comply with all comments in the Township Engineer's and Traffic Engineer's review letters. Mr. Macy also said the developer would make the new addition to the trail 10 feet wide in line with county standards; the existing part would remain at eight feet. He said they would also look at maintaining the stormwater system.
  - e. The Board will consider approval of the plan at the February 2, 2023 meeting.

- B. Discussion of Brightview Landscaping Land Development Plan, Phase 1, 400 N. Park Avenue
  - a. Mr. Mrozinski introduced Len Bradley who provided details on the project. Brightview is proposing the construction of ground-mounted solar panels for charging a new electric fleet. The plan also proposes modernization of existing structures and the stormwater management facilities. The applicant has been before the Zoning Hearing Board and received the necessary zoning relief.
  - b. The Board will consider approval of the plan at the February 2, 2023 meeting.
- C. Consideration of a Resolution establishing roles, responsibilities, and general code of conduct for the Board of Supervisors
  - a. This matter was tabled for a meeting in the future.
- D. Consideration of appointment to Township boards/commissions/councils
  - a. This matter was tabled for a meeting in the future.

#### 4) New Business

- A. Discussion of request for waiver of Subdivision and Land Development, Select Pizza Grill, 711 S. Trooper Road
  - a. Mr. Mrozinski explained that construction of a new outdoor dining space at the building in the Audubon Square Shopping Center is proposed. The proposal involves minor sitework such as altering some parking spaces. Debbie Rosner with Bursich Associates represented Select Pizza Grill.
  - b. The Board will consider approval of the request at the February 2, 2023 meeting.
- B. Consideration of Resolution 2023-09 amending Providence Greene Homeowners' Association Declaration
  - a. This matter was tabled for a future meeting.
- C. Authorization to sell vehicles and equipment at auction.
  - a. **MOTION:** Supervisor Neights made a motion to authorize the sale of various vehicles and equipment at a public auction. Supervisor Sorgini seconded the motion.
  - b. There was no public comment.
  - c. The motion *passed* 5-0.
- D. Consideration of Resolution 2023-10 designating FEMA agent
  - a. **MOTION:** Supervisor Neights made a motion to approve Resolution 2023-10 designating the Township Manager as the authorized agent to sign all required forms under the FEMA buyout program resulting from Hurricane Ida. Vice-Chair Darby seconded the motion.
  - b. There was no public comment.
  - c. The motion *passed* 5-0.
- E. Discussion of Vietnam Veterans Memorial replica collaboration with Upper Providence Township
  - a. Mr. Mentry discussed the Vietnam Veterans Memorial replica collaboration with Upper Providence. The "Wall that Heals" travels around the country and has selected Upper Providence Township to host the exhibit from October 26-29, 2023. The location has yet to be determined. Mr. Mentry explained that this is a significant undertaking and Lower Providence Township, led by Park and Recreation Director Jane Delaney, has offered to

assist and partner with Upper Providence. A significant number of volunteers will be needed to successfully pull off the event. Mr. Mentry will report back to the Board and public at a future meeting once more information is available.

F. General Discussion of Board of Supervisors 2023 Strategy and Goals

- a. Chair Coless discussed the Board's strategic/action planning to include a portion of the goals, such as the Planning Commission and their role in the township. The Board discussed getting the Planning Commission more involved in a proactive way in the implementation of the Comprehensive Plan once it's adopted.

**5) Announcements/Meetings**

- A. Environmental Advisory Council – January 23 at 7:00p.m.
- B. Planning Commission – January 25 at 7:00p.m.
  - a. Comprehensive Plan Public Hearing
- C. Zoning Hearing Board – January 26 at 7:00p.m. – Cancelled.

**6) Comments and Other Business**

- A. Chair Coless announced that the Montgomery County Senior Games are being held the first week of May. Volunteers are needed to help with the different events that are held across the county.
- B. Supervisor Sorgini noted that the Sewer Authority held its reorganization meeting and is moving forward with 2023 projects. He noted that the library will be holding some Children's Programs in the evening for the first time. He encouraged residents to sign up for the library's newsletter and to look for upcoming details on the spring fundraiser.
- C. Supervisor McFarland announced the Business Development meeting starting up Friday, January 20 at 9:30am.

**7) Courtesy of the Floor**

- A. Peter Tyler, Township resident, asked the Board to look into traffic and speeding issues on E. Mount Kirk Ave. and to consider installing a stop sign at the intersection with Providence Road.

**8) Adjournment**

- A. Chair Coless announced that the Board would be convening in Executive Session at the conclusion of the meeting to discuss personnel matters.
- B. **MOTION:** Supervisor Darby made a motion to adjourn. Supervisor Neights seconded the motion. The motion *passed* 5-0. The meeting adjourned at 9:13 p.m.

Next Business Meetings: February 2, 2023  
February 16, 2023