

**LOWER PROVIDENCE TOWNSHIP  
BOARD OF SUPERVISORS BUSINESS MEETING  
APRIL 19, 2018**

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**Call to Order:** Chairman Duffy called the meeting to order at 7:30 p.m.

**Pledge of Allegiance**

**Roll Call:**

- a. The following members were in attendance: Chairman Duffy, Supervisors Sorgini, MacFarland and Neights. Supervisor Eckman was absent.
- b. Also in attendance were: Colby Grimm, Township Solicitor; Don Delamater, Township Manager; William Roth, Director of Special Projects and Technology; Mike Mrozinski, Community Development Director; Tim Woodrow, Township Engineer; Casey Moore, Traffic Engineer; Geri Golas, Assistant Township Manager; John Primus, Director of Public Works; Stanley Turtle, Chief of Police; and Jennifer Reed, Student Representative

**Chairman's Comments** - Chairman Duffy announced that prior to the meeting the Board met in executive session to discuss real estate matters. He noted that the Board will re-enter Executive Session after the meeting to discuss personnel matters.

**1) Consent Agenda**

- A) **MOTION:** Supervisor Sorgini made a motion to approve the consent agenda items 1(a), 1(b) and 1(c) including moving the minutes of April 5, 2018 into the record. Supervisor MacFarland seconded the motion.
  - i) Supervisor Neights commended the Police Department for their life saving efforts as noted in the Police Department's report.The motion *passed* 4-0.

**2) Presentations**

- A) Presentation to Detective Charles A. DeFrancesco on his retirement after 33 years of service to the Lower Providence Township Police Department.
  - i) Chairman Duffy noted that due to a family emergency Det. DeFrancesco was not able to attend and the presentation will be made at a later date.
- B) Presentation to Jack Mulhall, outgoing Executive Director of the Methacton Youth Aid Panel, recognizing his dedicated service.
- C) Presentation to Officer Zachary Wise in recognition of 5 years of service with the Lower Providence Township Police Department.

**3) New Business**

- A) Consideration of Resolution 2018-15 amending the preliminary land development plan for the courts at Brynwood.
  - i) Solicitor Grimm reviewed the resolution.
  - ii) Chairman Duffy explained that all safety protections will still be in place but this allows for some properties to be constructed with a full basement.
  - iii) Discussion was held regarding the original decision to self-limit construction to slab-on-grade and how they will determine which homes will include a basement. Mr. Canavan assured the Board that subsequent research has shown that including all necessary safety precautions would not add any difficulties for the basement construction.
  - iv) Supervisor Sorgini noted that the applicant would be working with Mr. Woodrow throughout the process.

- v) **MOTION:** Supervisor Neights made a motion to approve Resolution 2018-15 amending the preliminary land development plan for the courts at Brynwood. Supervisor MacFarland seconded the motion. The motion *passed* 4-0.
- B) Consideration of the request of the John James Audubon Center at Mill Grove for a sign permit fee waiver.
  - i) Mr. Mrozinski reviewed the request.
  - ii) **MOTION:** Supervisor Sorgini made a motion to approve the sign permit fee waiver. Supervisor Neights seconded the motion.
    - (1) Supervisor MacFarland asked if the signs had already been installed. Mr. Mrozinski said the request came in with the permit, which would have been applied, if the request had been denied.

The motion *passed* 4-0.
- C) Consideration of a request for a fence requirement waiver for 111 Church Road.
  - i) Mr. Mrozinski reviewed the request.
  - ii) Supervisor Neights asked what the ordinance would require. Mr. Mrozinski said that any fence with street frontage requires a four-inch opening between slats.
  - iii) Supervisor Sorgini confirmed there were no issues with the sightlines or neighbors.
  - iv) **MOTION:** Supervisor MacFarland made a motion to approve the request for a fence requirement waiver at 111 Church Road. Supervisor Sorgini seconded the motion. The motion *passed* 4-0.
- D) Discussion of the preliminary/final land development plan for St. James Church outreach center.
  - i) Mr. Mrozinski reviewed the preliminary/final land development plan. He said the applicant will go before the Zoning Hearing Board in May with their application.
  - ii) Rowan Keenan, on behalf of the applicant, discussed the project. He said the Planning Commission approved all waiver requests. He said that due to concerns by the Township the Church will pay for a traffic study and help pay for intersection improvements.
  - iii) Supervisor MacFarland discussed traffic issues related to the intersection and the Township's responsibility for signal improvements. Mr. Moore discussed how Act 209 funds could be used for this intersection project.
  - iv) Discussion was held regarding the immediate potential financial impact to the township regarding the intersection.
  - v) Discussion was held regarding the installation of a walking path and the potential impact to the Township as a result of the traffic study
  - vi) **MOTION:** Supervisor Sorgini made a motion to approve the preliminary/final land development plan for St. James Church outreach center. Supervisor MacFarland seconded the motion.
    - (1) Mr. Woodrow explained the requirements of the Land Development Ordinance which is triggered by approving the preliminary/final land development plan. He said a resolution is typically created to be voted upon.
    - (2) Supervisor Sorgini **rescinded** the motion so the solicitor can create a resolution for vote at the next meeting.
- E) Discussion of the final land development plan for 35 Evansburg Road.
  - i) Mr. Mrozinski reviewed the final land development plan
  - ii) Rolf Graph, on behalf of the applicant, reviewed the details of the development.
  - iii) Mr. Mrozinski noted that the plan had been approved by the Planning Commission

- iv) Discussion was held regarding connecting sidewalks and the configuration of the driveways in the development.
- v) Chairman Duffy announced a resolution will be prepared for vote at the next meeting.

F) Authorization to award the 2018 road reconstruction bid.

- i) Mr. Primus reviewed the bid process, recommending Allan Myers Contracting for \$706,513.07 and Recon contractors for \$202,611.65. He noted that the bids are under budget by \$51,519.82.
  - (1) Supervisor Sorgini asked if the excess money could be used for additional road improvements. Mr. Primus said it would need to be held in case they ran into unforeseen problems.
- ii) **MOTION:** Supervisor MacFarland made a motion to accept the 2018 road construction bids of Allan Myers Contracting and Recon contractors for a total of \$706,513.07. Supervisor Neights seconded the motion. The motion *passed* 4-0.

G) Consideration of cancellation of the July 5 and August 2 Board of Supervisors meetings.

- i) Chairman Duffy said that traditionally the July meeting is cancelled due to the holiday and, this year, there were availability issues for the August 2 meeting.
- ii) **MOTION:** Supervisor Neights made a motion to cancel the July 5 and August 2 Board of Supervisors meetings. Supervisor Sorgini seconded the motion. The motion passed 4-0.

4) **Announcements**

- A) The April 25<sup>th</sup> Planning Commission meeting has been cancelled.
- B) The Zoning Hearing Board will meet on April 26 at 7 p.m.
- C) The Board of Supervisors will hold an Open House on Wednesday, May 9 at 5 p.m. The event will be held at 2621 Van Buren Avenue in the park Pointe at Lower Providence Business Park. Information can be found at [lowerprovidence.org](http://lowerprovidence.org) and residents who wish to attend are encouraged to RSVP to Mr. Roth at 610-635-3519.
- D) Volunteer are needed for Eagleville Park Restoration Day on Saturday April 21 from 10 a.m. to noon. This will be the first of monthly restoration days on the third Saturday of each month, April through October, from 10 a.m. to noon. For more information residents may call the Parks & Recreation Department at 610-635-3543 or email [parks@lowerprovidence.org](mailto:parks@lowerprovidence.org).

5) **Comments and Other Business**

- A) Mr. Neights reported that the Library Wine Tasting fundraiser raised approximately \$14,000. He recognized the organizations that participated in the wine event and thanked them for their efforts.
- B) Supervisor MacFarland reported that the Business Development Committee met this week. He reviewed the confirmed exhibitors who will be at the Open House event and discussed the new businesses opening in the Township.
- C) Student Representative Jennifer Read said the multicultural club is looking for presenters for the Multicultural Club event on May 19 to celebrate the diversity in the community. She also invited the public to attend the post-prom tour offered at Methacton High School on Friday, April 27 from 6:30-8:30 p.m..

6) **Courtesy of the Floor**

- A) Cara Coless, Windsor Drive, asked how the proposed improvements on Germantown Pike will affect the Church development. Chairman Duffy said McMahon & Associates will be back next month with a revised plan that will incorporate suggested changes. Ms. Coless also asked what defines a private road as discussed in the Gambone development project and expressed concern about the early start time of the Business Development Committee's Open House.

**7) Adjournment**

- A) **MOTION:** Supervisor Sorgini made a motion to adjourn the meeting into executive session without intent to return to public session. Supervisor Neights seconded the motion. The motion *passed* 4-0. The meeting adjourned at 8:50 p.m.

**Next Business Meeting:** May 3, 2018  
May 17, 2018