

**UPPER MORELAND TOWNSHIP**  
**Community Development Committee**  
**April 8, 2019 - Meeting Minutes**

**Community Development Committee Members** - Commissioner and Chair Joseph A. Lavallo; Commissioners Kip McFatridge and Kevin Spearing; Paul E. Purtell, Director of Code Enforcement; David Elsler, Director of Public Works

**I. Moment of Silent Meditation**

**II. Pledge of Allegiance**

**III. Call to Order** - The meeting was called to order by Commissioner and Committee Chair Joseph A. Lavallo at 7:00 p.m.

**IV. Presentations/Announcements -**

A. Presentation by Joseph L. O'Neil, PE, Whitney Bailey Cox & Magnani, LLC (WBCM) and Judith R. Arena, Pennsylvania Department of Transportation (PennDOT) regarding the replacement of Warminster Road Bridge over the Pennypack Creek.

- Ms. Arena stated that they are providing updates from a previous meeting with Hatboro Borough and Upper Moreland Township held on January 16, 2019. Funding will be 80% Federal and 20% State.
- Mr. O'Neil gave a technical and detailed overview of the bridge replacement project.
  - Commissioner Spearing commented concerns on maintaining sidewalks over the bridge. Ms. Arena stated that she will follow up with her supervisor.
  - Commissioner Spearing inquired if Byberry Road at Masons Mill Road will reopen before starting the new project. Mr. O'Neil stated that the project should start in April 2020 for a duration of 6-7 months and finish with paving in October 2020.
  - Commissioner Spearing commented on evaluating infrastructure prior to paving the road.
  - Commissioner McFatridge commented on safety concerns regarding the pedestrian and handicapped crosswalk. Steve Roman, a PennDOT representative, stated that safety device options can be added in the design.
  - Commissioner Spearing commented concerns on streambank stabilization. Mr. O'Neil stated that he will go out again and assess the area.
  - Commissioner McFatridge commented on the alignment of the finished bridge. Mr. O'Neil stated that there is a slight shift and rotation of the southern end of the bridge toward Hatboro's side, but the bridge is shared equally.
  - Commissioner Lavallo inquired on 100-year tidal elevation and how it relates to the spot elevation of the bridge. Mr. O'Neil stated that the top deck surface elevation of the bridge is 196.5 feet and the 100-year tidal elevation is 204 feet. The Commissioners and Mr. O'Neil extensively discussed specifics of the bridge construction and materials, and emergency access with regard to stormwater conditions.
  - Mr. Dodies stated that over 20 years ago, the Township spent \$1 million to have the Army Corps of Engineers conduct a study on these specific stormwater problems and it was determined that solutions were cost prohibitive. As a result from Hurricanes Allison and Floyd, the Township was able to obtain a grant for \$10 million to purchase and remove 40 properties from the flood way area.
  - Commissioner Valenza commented on traffic detour issues and requested PennDOT work with McMahan Associates to recalibrate the lights at Warminster and Byberry

**UPPER MORELAND TOWNSHIP**  
**Community Development Committee**  
**April 8, 2019 - Meeting Minutes**

Roads, Davisville and Byberry Roads, Terwood and Davisville Roads, and York and Davisville Roads. Mr. Roman stated that, as part of the contract, retiming of signals will occur prior to starting the project with a reassessment after a couple of weeks of commencing the work.

- Ms. Arena requested that the Commissioners forward their comments to her for inclusion in the plans and she will provide a follow up.
  - The Committee agreed to move for action, the Sidewalk Maintenance Agreement for consideration by the Board of Commissioners at their May 6, 2019 Regular Meeting. The Township Solicitor will prepare a resolution for designating appropriate party to authorize and sign the agreement on behalf of the Township.
- B. Presentation by Matt Toomey, Business Agent with Local 542 Operating Engineers, Fort Washington, PA, on a Responsible Contracting Ordinance (RCO):
- Mr. Toomey explained that an RCO ensures that contractors and subcontractors, who perform work at a designated value on any public facility or public works project, meet certain minimum requirements to insure that they have the capacity, the expertise, the personnel, and other qualifications and resources necessary to successfully perform public contracts in a timely, reliable and cost-effective manner in the best interest of the citizens of the Township.
  - Mr. Toomey provided the Commissioners with an outline of studies from the State of New Jersey and Attorney General Josh Shapiro with a model ordinance for review. He stated that ensuring a prevailing wage on projects also provides for the appropriate collection of local, federal and state taxes. An RCO does not insist on using union labor and it is up to the Commissioners to write the language in the ordinance.
  - Mr. Kilkenny stated that several municipalities have RCOs in Montgomery County and the contention from Associated Building Contractors is the Class A apprenticeship requirement versus non-apprenticeship. He recommended waiting for the results from a recent Federal litigation involving West Norriton Township, Plymouth Township and the Colonial School District before considering an RCO for Upper Moreland Township.
  - A representative from Pennsylvania Foundation for Fair Contracting discussed the responsibilities of the Foundation to monitor prevailing wage work and help ensure that workers are correctly paid for their services as mandated by State and Federal law.
- C. Commissioner McFtridge introduced Heidi Kelley, a resident of 3832 Betz Road whose property is part of a subdivision that is experiencing stormwater retention and drainage problems.
- Ms. Kelley proposed a solution and requested permission to do improvements to the stormwater basin on her property.
  - The Committee directed the Township Engineer to meet with Ms. Kelley at her property on Tuesday, April 9, 2019, to reevaluate the stormwater basin in her backyard and consider ideas for improvements.

V. **Roll Call:** Commissioner and Committee Chair Lavelle and Commissioners Spearing and McFtridge. Members: Messieurs Elsier and Purtell. Also, present: David A. Dodies, Township Manager; James Hersh, P.E., Township Engineer; Sean Kilkenny, Township Solicitor.

VI. **Approval of Minutes** – March 11, 2019 meeting:

**UPPER MORELAND TOWNSHIP**  
**Community Development Committee**  
**April 8, 2019 - Meeting Minutes**

- Sue Worth LaManna, a resident, amended Section VII., Item C. Public Works Recycling Report, third comment, "...recycled waste is taken to a facility in Berks County."
- The meeting minutes were unanimously approved as amended.
  - Commissioner Spearing commented that he will provide Mr. Dodies with a comment to include under Section IV. Presentation by Representatives of Aqua Pennsylvania, that clarifies his statement about the installation and payment terms of a sampling station.

**VII. Acceptance and Approval of the following reports:**

- A. Code Enforcement Department Reports - nothing further to report.
- B. Public Works Department Report - nothing further to report.
- C. Public Works Recycling Report - nothing further to report.
- D. Engineer's Report:
  - Commissioner Spearing inquired on the status of Fair Oaks Basin. Mr. Hersh stated that additional testing continues and a mounding analysis on the infiltrated water will clarify the effects on the resident's basement.
  - Mr. Hersh confirmed that there is no need to monitor the ground water.
- E. Landscape Architect's Report - Commissioner Lavalley read items from McCloskey & Faber's report.
  - Commissioner Lavalley inquired on the status of landscaping at the YMCA development. Mr. Purtell stated that there was a meeting to confirm plant species and installation locations.
  - Commissioner Spearing inquired on the status of the Highway Occupancy Permit (HOP) for Blair Mill Lighthouse Academy. Mr. Hersh confirmed that there is a HOP. Mr. Purtell stated that a grading permit was issued, record plans were recorded and construction permits were processed today.
- F. Traffic Engineer's Report - Mr. Dodies highlighted the following items:
  - Station At Willow Grove expects to receive approval for Easements to install crosswalks on Route 611 from the Public Utility Commission.
  - New traffic light timings are being coordinated with PennDOT for the Byberry Road Bridge project.
  - Meetings were held and construction easements will be drafted with property owners on Byberry Road and Davisville Road concerning the road widening at that intersection.
  - Award results are pending for the 2018 Green Light Go Grant for signal upgrades from Davisville Road to Easton Road on York Road, with a match covered by J. G. Pertucci, Inc.
  - Mr. Dodies recommends waiting to apply for additional Multimodal and Green Light Go grants. A substantial amount of bidding will affect the remaining balance of the Traffic Impact Fee funds relating to design work for the improvements at Byberry Road and Davisville Road and the ARLE Grant for Route 63 and Route 611.
  - Commissioner Spearing inquired on traffic improvements at the YMCA development. Mr. Purtell stated that the YMCA does not have a HOP for the light at the intersection of the entrance, but requested permission to construct their driveway up to the existing roadway into the right-of-way, which was agreed to by the Township and the Township Traffic Engineer.
- G. Upper Moreland School District – Construction/Other Items:

**UPPER MORELAND TOWNSHIP**  
**Community Development Committee**  
**April 8, 2019 - Meeting Minutes**

- Commissioner Lavalley stated that he was invited to be a participating member on the International Code Counsel ad hoc committee to address building safety and security issues in schools and public areas.
  - Commissioner Spearing stated that he will contact the School District to discuss partnering on a grant application to the Department of Community and Economic Development for pond repairs on a stream located between the Westbury Apartments and the Sewer Authority.
- H. Horsham Land Redevelopment Authority {HLRA} – to monitor status of redevelopment of former Willow Grove Naval Air Station property.
- Commissioner Spearing commented that there will be a water quality meeting at Abington High School on April 15, 2019 at 7:00 p.m.
- I. Environmental Advisory Council (EAC): Lynnette Saunders, Chair, discussed the following items:
- Details have been finalized for the Earth Day & Energy Conservation Fair to be held on April 13, 2019, 10:00 a.m. to 3:00 p.m. at Masons Mill Park.
- J. Pennsylvania Review Advisory Council:
- Commissioner Lavalley stated that Governor Wolf authorized a review of the 2018 Building Codes. Eight separate Technical Advisory Committees will review Code changes that have occurred from the 2015 Codes to the 2018 Codes, which will reflect on the Statewide Building Code.
- K. Upper Moreland Historical Commission - Sue Worth LaManna, Member, highlighted the following items:
- Inquired on the opening date of the Station At Willow Grove and Mr. Purtell stated that it will occur in October 2019. Ms. LaManna stated that work will be done for the Downtown Banner Project during the Summer.
  - Farmstead Park's Spring Festival event will be held on May 4, 2019. Everyone is invited to attend and more information can be found on the Historical Commission's website.
  - Inquired on the status of the old Willow Grove Train Station building. The Committee stated that ideas were discussed with SEPTA and a new train station is estimated for completion in 2025.
  - The Commission has three vacancies and are looking to specifically fill one with a candidate who has a real estate license. Applications can be forwarded to Mr. Dodies.
  - Commissioner Spearing stated that he, Commissioners Lavalley and Valenza attended the 100th Anniversary of St. David's Church on April 7, 2019 and presented them with a proclamation from the Township.

VIII. **Land Development/Subdivision** - Nothing to report.

IX. **Old Business:**

- A. James Faber, McCloskey & Faber, P.C. - Update on recommendations for Veteran's Memorial Park Fountain - The Parks and Recreation Committee would like to consider possibly a statue or artwork as a centerpiece instead:
- Commissioner Lavalley discussed a memo from McCloskey & Faber containing schematics and cost estimates from a contractor that ranged between \$95,000 to \$120,000.
  - The Committee agreed to move discussions on alternative fountain ideas to future Parks and Recreation Committee Meetings.

**UPPER MORELAND TOWNSHIP**  
**Community Development Committee**  
**April 8, 2019 - Meeting Minutes**

B. Location of Generators – Township Building and Library:

- Mr. Dodies stated that these areas were provided on the original plans and that this is the next step of the project. The generator will be purchased through the Costars Program which will eliminate the need for a bid.
- Commissioner Lavalley requested a cut sheet description of the generator. Mr. Dodies will provide a copy.

X. **New Business** - Nothing to report.

XI. **Other Items** - Nothing to report.

XII. **Redevelopment** - Nothing to report.

XIII. **Visitor Comments** - Nothing to report.

XIV. **Commissioner Comments** -

- Commissioner Spearing stated that he attended a County Commissioners meeting to discuss concerns on the proposed Turnpike ramp in the area of Route 63, Twining Road, and Computer Road. He commented that the Township favors a four-way interchange at the existing Virginia Drive ramp in Upper Dublin, reconstruction of the Willow Grove interchange, specifically the expansion of the Route 611 bridge, investigating an interchange in the area of County Line Road, and reinforced that the Turnpike needs an additional travel lane in each direction.

XV. **Adjournment** - There being no further business to discuss, the meeting was adjourned at 10:10 p.m.

Respectfully submitted by Kathleen Kristire.