

UPPER MORELAND TOWNSHIP
Community Development Committee
July 16, 2018 - Meeting Minutes

Community Development Committee Members - Commissioner and Chair Joseph A. Lavallo; Commissioners Kip McFatrige and Kevin Spearing; Paul E. Purtell, Director of Code Enforcement; David Elsier, 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 Chair Joseph A. Lavallo at 7:00 p.m.

IV. Presentations/Announcements:

- Mr. Dodies announced that the Township received notification that two (2) grant applications have been approved totaling approximately \$325,000: A Green Light Go PennDOT Grant for \$252,500 for Traffic Signal and Pedestrian Improvements at Byberry and Davisville Roads; and a \$72,000 Multi-Municipal Grant with Hatboro, from the Delaware Valley Regional Planning Commission, to complete a Master Trail Plan for the Township (walking and biking trail).
- Mr. Dodies thanked Gilmore & Associates, McMahan Associates, and Pat Stasio, Director of Parks & Recreation Department, for assisting him in securing this funding.

V. Roll Call: Commissioner and Chair Lavallo, Commissioners Spearing and McFatrige. Members: Messieurs Elsier and Purtell. Also present: David A. Dodies, Township Manager; James Hersh, Township Engineer; Sean Kilkenny, Township Solicitor.

VI. Approval of Minutes – June 11, 2018 meeting minutes were unanimously approved as submitted.

VII. Acceptance and Approval of the following reports:

A. Code Enforcement Department Reports - Nothing additional to report.

B. Public Works Department Report -

- Commissioner McFatrige inquired on the schedule of lane restoration on York Road. Commissioner Spearing stated that repaving will occur this year upon completion of the main replacement along with PennDOT's replacement of storm drains. He added that Aqua has contracted DePaul to perform the lane restoration.
- Commissioner Lavallo inquired whether the Public Works Department monitors the integrity of patches and pipe replacements. Mr. Elsier stated that any patch or replacement of a stormwater pipe on a non-State road is performed by the Public Works Department. Commissioner Spearing stated that he receives Inspection Reports each day on his job at Aqua.
- Commissioner Spearing inquired on the status of a property in Ward 2 that was vacated after fire damage. Mr. Purtell stated that he met with the executor of the estate who considered restoring the property but has decided to sell it in "as is" condition instead.
- Commissioner Valenza commented that PennDOT removed debris from the storm sewer grate and inlet between 726 Fitzwatertown Road and Glenside Concrete Company, and he suggested that Aqua frequently monitor sewer grates for similar problems.

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- C. Public Works Recycling Report - Nothing additional to report.
- D. Engineer's Report - James Hersh, Gilmore & Associates, highlighted the following items:
- Station At Willow Grove's retaining wall is complete and a split rail fence has been installed along the top of the southern wall. Utilities are currently being installed.
 - YMCA's forced main connection between the pump station on their property and the Sewer Authority's property was successful in crossing the creek to tie into the manhole.
 - Commissioner Lavelle inquired on the status of Highway Occupancy Permits (HOP) for both Station At Willow Grove and the YMCA. Mr. Hersh stated that they have obtained a HOP from Station At Willow Grove. The YMCA is working to obtain their HOP.
 - Commissioner Spearing inquired on the status of stormwater management at the YMCA development. Mr. Hersh stated that water is being monitored and is now pumping into the basin. Lynette Saunders commented that higher torpidity levels have been recorded in the stream.
 - Commissioner Spearing stated that a meeting had taken place with the School District, home owners on Silvestri Road, Environmental Advisory Council, Richard Nalbandian and Derron LaBrake to resolve raingarden issues at the Upper Moreland Middle School.
- E. Landscape Architect's Report:
- Commissioner Lavelle reviewed the list of updates from McCloskey & Faber.
- F. Traffic Engineer's Report:
- Mr. Dodies, Township Manager, reviewed the list of updates from McMahan & Associates.
 - Commissioner Spearing commented that grant funding should be sought in support of Commissioner Lockard's suggestion to install additional sidewalks with ADA ramps along Byberry Road and Davisville Road.
 - Don Warner, a resident of 437 Tanner Road, commented that sidewalks continue to be installed along Davisville Road with a crosswalk.
 - Mr. Warner requested that a traffic light be installed at the intersection of Pioneer Road and Byberry Road.
 - Commissioner Valenza commented on sidewalk locations mentioned in the YMCA's development plans.
- G. Upper Moreland School District – Construction/Other Items - Nothing to report.
- H. Horsham Land Redevelopment Authority {HLRA} – to monitor status of redevelopment of former Willow Grove Naval Air Station property:
- Commissioner Lavelle stated that the Environmental Protection Agency will hold a community engagement session on July 25, 2018 from 9:30 a.m. to 9:00 p.m at Hatboro-Horsham High School, 899 Horsham Road, Horsham, PA 19044, to hear community concerns regarding local drinking water contaminated with perfluorinated chemicals, also known as PFAS. More information can be found at www.epa.gov/pfas/pfas-community-engagement-horsham-pa.
- I. Environmental Advisory Council (EAC): Lynette Saunders, Chair, provided the following updates:

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- Approximately 150 storm drains were successfully labeled on Saturday, July 14, 2018.
 - The Department of Environmental Protection grant for the Outdoor Environmental Education Center has been fulfilled and a final report was submitted. Additional funding will be investigated.
 - Energy Conservation/Environmental Week is scheduled for April 13-19, 2019 and will include a variety of events such as rain barrel workshops, electric car demonstrations, home insulation ideas, poster and essay contests with awards and prizes. An announcement will be posted in the Fall 2018 and Spring 2019 Township newsletters.
- J. Pennsylvania Review Advisory Council:
- Commissioner Lavalley stated that the updated State Building Code will be implemented on October 1, 2018 and he will be a presenter at training sessions on August 8-9, 2018 in Manheim, PA. The training sessions are sponsored by the Pennsylvania Chapter of the American Institute of Architects in conjunction with the Department of Labor and Governor Tom Wolf's office. Contractors, architects, design professionals can contact Commissioner Lavalley through the Township for more information.
- K. Upper Moreland Historical Commission - Nothing to report.

VIII. Land Development/Subdivision:

- The Committee moved the request from Stephen and Linda Nagy of 425 Newton Road, to adjust the location of an existing lot line prepared by TLC Surveying Inc. (Engineer); a portion of one parcel (425 Newton Road) is to be combined with an adjacent parcel (423 Newton Road) for action at the August 6, 2018 Regular Meeting. The Committee directed the Solicitor to prepare the appropriate resolution.
 - Mrs. Nagy, the applicant, stated that they are requesting to transfer the pool property parcel to be combined with the property parcel at 423 Newton Road.
 - Mr. Purtell stated that the application will be considered for recommendation at the Advisory Planning Agency Meeting on Thursday, July 19, 2018 at 5:00 p.m.

IX. Old Business:

- A. The Committee moved the proposal for Professional Services from AHAdams&Company, related to Police Department renovations for action at the August 6, 2018 Regular Meeting; however, the Committee directed the Solicitor to seek amendments to the current proposal in discussions with Mr. Adams. If the Solicitor and Committee members are satisfied with the appropriate changes to the proposal, the revised proposal shall be scheduled for action at the August 6, 2018 Regular Meeting.
- Commissioner Lavalley commented concerns to the Solicitor and Committee members on ways to manage possible overruns with the project.
- B. James Faber, McCloskey & Faber, P.C. - Update on draft ordinance of Native Plant Species – Mr. Faber will submit new information and present at a future Community Development Committee Meeting.
- C. James Faber, McCloskey & Faber, P.C. - Update on recommendations for Veteran's Memorial Park Fountain - Mr. Faber will submit new information and present at a future Community Development Committee Meeting.

X. New Business:

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- A. The Committee moved a request for an 18-month extension on the approved land development plan for Lightbridge Academy, 2321 Blair Mill Road – for action at the August 6, 2018 Regular Meeting and directed Solicitor to prepare appropriate resolution for.
- Neil Stein, Esquire, Kaplan/Stewart, discussed the details to seek an extension on the project.

XI. Other Items:

- A. The Committee directed Solicitor to draft appropriate resolution for action at the August 6, 2018 Regular Meeting to set a date for a Public Hearing on Monday, September 10, 2018 at 7:00 p.m., on the proposed change in the Zoning Ordinance amending Section 340-239 of the Zoning Ordinance, to clarify what actions applicants must take during the nine (9) month effective period following the Zoning Hearing Board's decision.
- Commissioner Spearing inquired whether an applicant loses their Zoning Hearing Board's decision if they do not apply for an extension on their building permit. Mr. Kilkenny, Township Solicitor, confirmed that the applicant does lose their Zoning Hearing Board decision if they do not apply for an extension.
 - Commissioner Valenza inquired whether an applicant can ask for an extension at a Zoning Hearing Board Meeting. Mr. Purtell stated that the applicant can only file for another permit application at the Zoning Hearing Board Meeting.
 - Commissioner Valenza inquired whether there are any current permits without expiration dates. Mr. Purtell confirmed that permits are not issued without expiration dates.

XII. Redevelopment - Nothing to report.

XIII. Visitor Comments - Nothing to report.

XIV. Commissioner Comments:

- Commissioner Spearing commended Commissioner McFatrige and the team he organized for work on the memorial at Veterans Memorial Park and with the Veterans Association.
- Commissioner McFatrige suggested the option to install a street clock in place of the Veteran's Memorial Park Fountain and stated that Pat Stasio, Director of Parks & Recreation Department, will investigate its availability and the costs involved. Commissioner Lavalley stated that fountain kits are difficult to find that support exterior applications and function consistently in this environment. He further added that building a conventional fountain is a costly endeavor.
- Commissioner Lavalley stated that a decision will be announced at the August 6, 2018 Board of Commissioners Regular Meeting on whether to hold the August 13, 2018 Community Development Meeting.

XV. Adjournment - There being no further business to discuss, the meeting was adjourned at 7:35 p.m.

Respectfully submitted by Kathleen Kristire.