

Community Development Committee Members - Commissioner and Committee Chair Kevin C. Spearing, Commissioners Kip McFatrige, Anthony S. Prousi, 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 Committee Chair and Commissioner Kevin C. Spearing.

VI. Roll Call: Committee Chair and Commissioner Spearing, Commissioners McFatrige, Prousi, Mr. Elsier and Mr. Purtell. Also present: Matthew H. Candland, Township Manager, James Hersh, Township Engineer, Alex Baumler, Township Solicitor.

V. Presentations/Announcements:

A. Presentation by Claire Warner, Montgomery County Planning Commission:

- Ms. Warner reviewed comprehensive zoning updates that were discussed at previous meetings and continued with a detailed discussion on regulations for residential zoning districts concerning multi-family dwellings, parking, the recreation conservation district, short-term rentals, and electric vehicle chargers.
- The Committee requested to review sample ordinances on electric vehicle charges; discussed shared parking issues and opportunities for municipal parking areas; and concerns of public facilities in recreation areas.

VI. Approval of Minutes – November 21, 2022:

- The Committee unanimously approved the minutes, as submitted.

VII. Land Development/Subdivision – Nothing to report.

VIII. New Business:

A. Draft resolution authorizing the 904 Recycling Grant application and ratify the Inter-Municipal Agreement:

- Mr. Elsier explained that by teaming up with with Lower Moreland Township, the grant award will be close to \$20,000 for Upper Moreland Township.
- The Committee recommends the Board of Commissioners approve the resolution at the February 6, 2023 Regular Meeting.

B. Submission of a 2022-2023 Green Light-Go Grant for signaling upgrades along Route 611:

- Anton Kuhner, McMahan Associates, discussed improvements that will provide an adaptive traffic detection system that will utilize future technology upgrades along York Road, Route 611 and Route 263 as well as 16 intersections.
- The Committee recommends the Board of Commissioners ratify the submission of an application, which is due January 31, 2023, at the February 6, 2023 Regular Meeting.

IX. Old Business:

A. Plastic Ban:

- The Committee and Dr. Lynnette Saunders, Chair of the Environmental Advisory Council, discussed issues with use of bags, and language and enforcement of the ordinance. They also discussed providing education in schools and to the public.

- Mr. Candland suggested posting the banning concept to the public in the Spring Newsletter.
- The Committee will continue a discussion at a future Community Development Committee Meeting.

B. PEMA/FEMA Buyout Program:

- Mr. Candland reiterated damages that the Township and neighboring municipalities incurred from a storm on September 1, 2021 and that two homes on Surrey Lane and three homes on Laurie Lane succumbed to substantial flooding. A buyout award from PEMA/FEMA is expected within the next few weeks.
- The Committee recommends the Board of Commissioners approve a resolution at the February 6, 2023 Regular Meeting authorizing the Township Manager to sign any required PEMA/FEMA documents on behalf of the Township.

C. Proposed KCBA Contract:

- Commissioner Prousi requested that a 5% markup on reimbursable expenses be removed from the contract.
- Commissioner McFatridge commented on the timeline to construct the Township's building, which could challenge Code updates, design plans and grant application requirements.
- Dr. Saunders encouraged support for incorporating energy efficient standards into the buildings' design.
- Commissioner Lockard inquired about LEED certification and the Committee discussed that energy efficient and sustainable options are preferred and will be worked through with the architect and engineer for cost effectiveness.
- The Committee directed Mr. Candland to request KCBA remove markup language from the contract.
- The Committee recommends the Board of Commissioners approve the contract at the February 6, 2023 Regular Meeting.

X. Other Items:

- A. Reminder of the scheduled Public Hearing set for February 6, 2023 regarding the Text Amendment requested by Federal Realty Investment Trust:
- The Committee encouraged the public to attend and stated that there will also be a discussion on the draft Woodlawn Park Master Plan.
- B. Montco 2040 Implementation Grant Opportunities – Submission Deadline - March 1, 2023:
- The Committee made additional project suggestions that could be submitted for the Montgomery County 2040 Grant application.
 - Mr. Candland will contact Horsham Township for interest in partnering on improvements at the intersection of Blair Mill and Easton Roads and will provide an update at the February 13, 2023 Community Development Committee Meeting.
- C. Warminster Road Bridge - Road Closure/Detour Plan:
- Anton Kuhner, McMahan Associates, stated that work will begin April 1, 2023 and Warminster Road will be closed through the end of October 2023.
- D. Warminster Road Sidewalk Project Status:
- Mr. Candland reported that there are a total of five property owners; three have signed a temporary easement, but the Township is awaiting receipt of two property owners that have verbally agreed to sign.
 - The Township will discuss the walking route and bus route with school officials at the next School District Quarterly Meeting.

- E. Surveys and Cost Proposals of the Municipal Complex and Public Works Facility:
- Mr. Hersh explained the two surveys conducted for improvements to the infrastructure of the Township building, which includes the area in back of the Library for the Outdoor Environmental Education Center, and the Public Works facility.
 - The Committee recommends the Board of Commissioners approve the proposals at the February 6, 2023 Regular Meeting.

XI. Acceptance and Approval of the following monthly reports for November and December 2022:

- A. Code Enforcement Department Report:
- Commissioner Spearing inquired on the status of the utility pole at Fair Hill and Duffield and Mr. Purtell and Mr. Elsier follow up on the matter.
- B. Public Works Department Report and Recycling Report – Nothing further to report.
- C. Township Engineer and Landscape Architect Report – Mr. Hersh discussed the following:
- Carson Simpson Farm streambank stabilization project maintenance and construction easement has been obtained and requesting to advertise the bid specs. The project is being funded by a fee in lieu of improvements committed to by the YMCA during their conditional land development process.
 - The Committee recommends the Board of Commissioners approve advertisement of the bid at the February 6, 2023 Regular Meeting.
 - Fair Oaks Basin was recently tested for a pre-treatment sump vault to catch sediment and a follow up will be provided on the size and cost at a future Community Development Committee Meeting.
- D. Traffic Engineer's Report - Mr. Kuhner reviewed items on the report.
- E. Eastern Montgomery County Turnpike Interchanges Group:
- Mr. Candland explained that the Group includes Upper Dublin, Abington, and Horsham, with an invitation asking Hatboro and Lower Moreland to join. The Agreement will be reviewed at the January 30, 2023 Finance & Administrative Committee meeting.
- F. Environmental Advisory Council (EAC) - Dr. Lynnette Saunders, Chair, discussed the following:
- Designation of a Birdtown is processed by the Pennsylvania Audubon Council and requires a resolution from the Township by the deadline of January 31, 2023.
 - The Committee recommends the Board of Commissioners approve the adoption of a resolution at the February 6, 2023 Regular Meeting.
 - Commissioner Spearing asked Dr. Saunders to contact the Audubon Council and find out if they have the ability to assist with development of a bird habitat at Fairs Oaks Park.
 - The EAC would like to advertise monthly bird walks at the parks to revive community participation.
 - Planning continues for Earth Day on April 22, 2023, 10 a.m. to 1:30 p.m., at Masons Mill Park and requesting approval for a live animal presentation, a DJ, and other activities.
 - The Committee agreed that Pat Stasio, Director of Parks and Recreation, approve requests for activities in any of the Township's parks.
 - EAC public meetings continue to be held on Zoom and are posted on the Township's website calendar.
- G. Upper Moreland Historical Commission – Sue Worth-LaManna, President, reported on the following:
- Alan Sentman has been assigned as Secretary for the Commission.
 - The website is up and running with a community outreach statement posted once a week.

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- Recognition of historic neighborhoods in communities is being researched and suggested the idea of posting historic sign toppers over established street signs. Vendors, materials and costs are being investigated for further consideration.
 - The Committee will continue a discussion at a future Committee Meeting.

XII. **Redevelopment** – Nothing to report.

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

XIV. **Commissioner Comments:**

- Commissioner Prousi announced that the next Historical Association’s lecture series will be held January 24, 2023 in the Library’s Community Room, entitled “Past and Present of The Lenape Nation”.
- Commissioner Spearing commented that there is a feral cat issue in the Fair Oaks Park area, and a discussion will continue at the January 30, 2023 Public Health & Safety Committee Meeting.

XVI. **Adjournment** - There being no further business to discuss, the meeting was adjourned at 9:40 p.m.

Respectfully submitted by Kathleen Kristire.