

Board of Commissioners Members: Commissioner and President, Clifton "Kip" McFatridge; Commissioner and Vice President Cheryl Lockard; Commissioners Nicholas O. Scull, Kevin C. Spearing, Charles M. Whiting, Anthony S. Prousi, and R. Samuel Valenza.

- I. **Call to Order:** The Regular Meeting of the Board of Commissioners of Upper Moreland Township was called to order by Board President McFatridge.

- II. **Moment of Silent Meditation/Pledge of Allegiance**

- III. **Roll Call:** Commissioner and Board President McFatridge, Commissioner and Board Vice President Lockard, Commissioners Spearing, Whiting, Scull, and Prousi. Absent: Commissioner Valenza. Also present: Matthew H. Candland, Township Manager, Randy Schaible, Assistant Township Manager/Director of Finance, and Sean Kilkenny, Township Solicitor.

- IV. **Presentations/Announcements:**
 - A. Commissioner McFatridge announced that the Board of Commissioners met in an Executive Session prior to tonight's Public Hearing and Regular Meeting to discuss legal matters.
 - B. Presentation of Service Award Certificates for the following Township employees and their years of service:
 - Matthew Moyer – 30 Years
 - Douglas Sampson – 30 Years
 - Donald Seeton – 30 Years
 - Karin O'Brien – 25 Years
 - Michael Fisher – 15 Years
 - Commissioner Lockard read a description of tenure for each recipient receiving a Service Award Certificate.
 - The Board of Commissioners thanked all Public Works and Parks and Recreation crews for their work.
 - C. **Motion to remove from table and open Public Hearing #1961** - a continuance from February 6, 2023:
 - Commissioner McFatridge motioned, seconded by Commissioner Spearing and the Board of Commissioners voted 6-0 to approve to remove from table and open Public Hearing #1961.

PUBLIC HEARING

PUBLIC HEARING #1961 – Ordinance No. 1739 – To receive public comment on an application for text amendment to the Upper Moreland Township Zoning Code filed by Federal Realty Investment Trust, in order to facilitate the redevelopment of land in the Town Center into a mixed use (Residential and Retail) complex (within the property known or formerly known as the Willow Grove Shopping Center) in keeping with the Willow Grove redevelopment and revitalization plans of the Township:

- Public Hearing #1961 was discussed and public comments were heard.
- Commissioner Spearing motioned, seconded by Commissioner Whiting and the Board of Commissioners approved by a vote of 6-0 to close Public Hearing #1961.

REGULAR MEETING

- V. **Public Comments** – Nothing to report.
- VI. **Treasurer’s Activity Report – February 2023:**
- Commissioner Lockard motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0, the report as submitted.
- VII. **Approval of Minutes – February 6, 2023 - Regular Meetings:**
- Commissioner Spearing motioned, seconded by Commissioner Lockard and the Board of Commissioners approved by a vote of 6-0, the minutes as submitted.
- VIII. **Committee Recommendations:**
- A. **Finance & Administrative Committee – February 27, 2023** – The Committee recommends the Board of Commissioners approve of the following items:
1. Appointments/Reappointments – Nothing to report.
 2. List of Bills Payable:
 - Commissioner Lockard motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
 3. Other Items:
 - a. **Motion to Approve** the Tax Assessment Appeal between the Township, the School District of Upper Moreland and the tax payer, AMEJ Partners, LP, for the property located at 2700 Turnpike Drive:
 - Commissioner Lockard motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
 - b. **Motion to Approve Resolution R-2023-07** – Authorizing the sale of surplus police vehicles:
 - Commissioner Lockard motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
 - c. **Motion to Approve Resolution R-2023-08** – Authorizing the sale of surplus vehicles and equipment:
 - Commissioner Lockard motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
 4. New Business – Nothing to report.
- B. **Community Development Committee – February 13, 2023** – The Committee recommends the Board of Commissioners approve of the following items:
1. Code Enforcement – Nothing to report.
 2. Land Development/Subdivision Applications – Nothing to report.
 3. List of Upcoming Zoning Hearing Board Applications – March 9, 2023.
 - Commissioner Spearing read one application to be heard by the Zoning Hearing Board on March 9, 2023.
 4. Other Items:
 - a. **Motion to Approve Ordinance No. 1739** – Granting approval of text amendments to the Upper Moreland Township Zoning Code filed by Federal Realty Investment Trust, in order to facilitate the redevelopment of land in the Town Center into a

mixed use (Residential and Retail) complex (within the property known or formerly known as the Willow Grove Shopping Center):

- Commissioner McFtridge commented support for the work being done at the shopping center and that buildings will not exceed 45 feet.
- Commissioner Prousi commended the developer's process, quality of work, diversity and functionality of buildings, but remains opposed to the height of the structures.
- Commissioner Scull commented discontent for losing a more historic town appearance.
- Commissioner Spearing commented support for revitalization of the shopping center.
- Commissioner Spearing motioned, seconded by Commissioner Prousi and the Board of Commissioners approved by a vote of 5-1, Ordinance No. 1739 (five (5) aye: Commissioners Scull, Spearing, McFtridge, Lockard and Whiting; one (1) nay: Commissioner Prousi).

C. Public Health & Safety Committee – February 27, 2023:

- Commissioner Whiting reported that Committee has no recommendations to the Board of Commissioners to approve at this meeting.

D. Parks & Recreation Committee – February 27, 2023:

1. **Motion to Approve** Arbor Day Proclamation:
 - Commissioner Scull motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0, Proclamation 2022 and Proclamation 2023.
2. **Motion to Approve** the draft Woodlawn Park Master Plan:
 - The Board of Commissioners and Mr. Stasio thanked everyone for their time and involvement in the planning process.
 - Commissioners Prousi and Lockard commented support for a community center at another site.
 - Commissioner Scull motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
3. **Motion to Approve Resolution R-2023-09** – Authorizing the Township to submit and accept the Terms and Conditions as part of the Grant Agreement between the Township and the Department of Conservation and Natural Resources to undertake the project “Woodlawn Park Improvements Phase I”:
 - Commissioner Scull motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
4. **Motion to Approve** the services of Simone Collins in the amount of \$10,000 to prepare applications for Woodlawn Park Improvements Phase I:
 - Grant applications will be prepared to submit to the Department of Conservation and Natural Resources (DCNR) for \$1M and to the Department of Commerce and Economic Development (DCED) for \$250,000. The Township's matches for these grants are secured through a previous Bond Issue.
 - Commissioner Scull motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.
5. **Motion to Approve** the services of an architectural design firm for \$10,000 to provide assessment proposals for the adaptive reuse of the barn at Farmstead Park:

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- Proposing specific reuse for the current barn as a gymnasium.
- Mr. Stasio recommends Mark Thompson Associates who is currently performing work to the buildings.
- Commissioner Scull shared that Mark Thompson Associates are closely associated with the Fairmount Park Restoration Trust.
- Commissioner Scull motioned, seconded by Commissioner Spearing and the Board of Commissioners approved by a vote of 6-0.

IX. Commissioner Comments:

- Commissioner Spearing suggested that the Pride Flag be an agenda item for a future meeting.

A. Upcoming Township Meetings (based on current calendar):

Date	Subject	Location	Time
March 7	Historical Commission	Library Community RM	7:00 PM
March 9	Zoning Hearing Board	Township Building – Council RM	7:30 PM
March 13	Community Development Committee	Township Building – Council RM	7:00 PM
March 14	Parks & Recreation Advisory Council	Township Building – Council RM	7:30 PM
March 15	Republican Committee	Library Community RM	7:00 PM
March 16	Advisory Planning Agency	Township Building – Council RM	5:00 PM
March 20	Committee Meetings of: Finance & Admin Public Health & Safety Parks & Recreation	Township Building – Council RM	7:00 PM
March 22	Democratic Committee	Township Building – Council RM	7:00 PM
March 23	Zoning Hearing Board	Township Building – Council RM	7:30 PM
March 28	Historical Association	Township Building – Council RM	7:00 PM
April 3	Regular Meeting of the Board of Commissioners	Township Building – Council RM	7:00 PM
April 4	Historical Commission	Library Community RM	7:00 PM
April 5	Environmental Advisory Council	Zoom	7:00 PM
April 7	Township Building Closed – Good Friday Observance		
April 10	Community Development Committee	Township Building – Council RM	7:00 PM
April 13	Zoning Hearing Board	Township Building – Council RM	7:30 PM

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

XI. **Adjournment:** There being no further business to discuss, the meeting was adjourned at 8:15 p.m.

Respectfully submitted by Kathleen Kristire.