



**WARRINGTON BOARD OF SUPERVISORS  
MINUTES FOR SEPTEMBER 13, 2016**

**The written minutes are a summary of the September 13, 2016 Board of Supervisors meeting. For a complete dialog visit the Township's website, [www.warringtontownship.org](http://www.warringtontownship.org).**

**ATTENDANCE**

Shirley A. Yannich, Chair; Carol T. Baker, Vice Chair; Millie A. Seliga, Member, and Fred R. Gaines, Member. Staff present was Barry P. Lubber, Township Manager/Assistant Township Manager/CFO/Board Treasurer; Terry W. Clemons, Esq., Township Solicitor, Thomas Zarko, P.E., CKS Engineers, Township Engineer and Barbara J. Livrone, Executive Assistant to the Township Manager/Board Secretary.

**CALL TO ORDER:** Ms. Yannich opened the meeting at 7:30 P.M. and stated all Board members were present except for Matthew H. Hallowell, Sr.

**PLEDGE OF ALLEGIANCE**

Ms. Yannich followed the Call to Order with a pledge to the flag.

**EXECUTIVE SESSION:** Ms. Yannich stated the Board met to discuss an employee matter.

**SPECIAL RECOGNITION WARRINGTON COMMUNITY DAY PRESENTATION – EARTHBORNE EQUIPMENT, ELBOW LANE DAY CAMP, WASTE MANAGEMENT, BUCKS COUNTY RIVER COUNTRY AND INLINE 309 HOCKEY.**

Ms. Yannich asked Ms. Baker to recognize the sponsors of the Township's 2015 Warrington Community Day event. Messrs. Doug and Rick Taylor received the Township's plaque on behalf of Earthborne Equipment representing the Dancing Diggers. Mr. Adrian Hazell, Director received the Township's plaque on behalf of Elbow Lane Day Camp. Elbow Lane Day Camp provides a 24 passenger van to transport people to and from both parks. Ms. Patty Bartel, Public Affairs received the Township's plaque on behalf of Waste Management. Waste Management provides the trash receptacles, recyclable containers and an 8 yd. container for Warrington Community Day.

**PRESENTATION BY WARRINGTON FIRE COMPANY # 1**

Chief Mike Bean stated Warrington Township Fire Company # 1 has been protecting Warrington and surrounding communities for 92 years. He presented a power point explaining the operations of the company. Ms. Yannich stated Ms. Baker is liaison to EMS which comprises the Fire Company. The Fire Company is requesting an increase for pay per call from \$5 to \$7.00. There has not been an increase in fifteen years. Ms. Seliga suggested making a motion to increase the pay per call; however, Mr. Lubber said it is already noted in the 2017 budget.

**APPROVAL OF BILL LIST:**

**1. August 23, 2016 – September 13, 2016: \$ 802,677.14**

Ms. Seliga questioned the expenses contributed to Warrington Community Day. Mr. Lubber noted that the township has received \$20,000 in sponsorship. However, with all expenses, the township is in the red with this event.

Ms. Seliga motioned, seconded by Ms. Baker to approve the bill list from August 23, 2016 through September 13, 2016 totaling \$802,677.14. By roll call vote, the motion passed 4-0.

#### **APPROVAL OF MINUTES:**

#### **2. August 8, 2016 – Public Meeting on Water Issues**

Ms. Baker motioned, seconded by Ms. Yannich to approve the August 8, 2016 Public Meeting on Water Issues minutes. All were in favor and the motion passed 4-0.

#### **3. August 9, 2016**

Ms. Seliga motioned, seconded by Ms. Yannich to approve the August 9, 2016 Board of Supervisors minutes. All were in favor and the motion and passed 4-0.

#### **MINUTES FOR POSTING:**

#### **4. August 23, 2016**

Ms. Baker motioned, seconded by Mr. Gaines to post the August 23, 2016 minutes. All were in favor and the motion passed 4-0.

**PUBLIC COMMENT** *(The Board will hear from any interested resident or taxpayer who would like to comment on an item not on this evening's agenda. Respondents are asked to keep their comments to 3 minutes.)*

Ms. Yannich announced comments will be held at three minutes.

The following residents gave public comment:

- Fred Achenbach (905 Farnham Court) stated the township acquired 22 acres from the Barness family to develop the park. He stated the plaque at Barness Park is located at the side of the parking lot and is in disrepair.

Mr. Luber stated Warrington Youth Baseball is in the process of a fundraiser campaign selling bricks and the plaque will be the centerpiece of the dedication. Mr. Luber said the public works department will clean up and plaque and move it temporarily.

Ms. Yannich requested Mr. Luber to notify Mr. Achenbach when the plaque has been moved.

- Jim DeVito (1831 Walnut Street) commented that the work at Barness Park looks very nice however there is concern about the entrances and exits to the park. Mr. DeVito submitted pictures to the Board.

Mr. Zarko will investigate the concern and report back to the Board. Ms. Yannich stated that the report will be shared with Mr. DeVito.

- Kris McCann (3148 Fox Drive) stated 31 residents signed a petition to close the gravel portion of Bradley Road due to road dust, speeding, increased volume in trash and oil trucks.
- Theresa Keenan (3146 Fox Drive) stated the road is narrow, there is no shoulder, drainage, lighting and is a safety issue.
- Youri Tsverdin (3152 Fox Drive) commented on the dangers of Bradley Road.

- Vince Fernandez (3154 Fox Drive) stated the application is working well for the dust control. However, he said there is no need for the road and that the road should only be used for official use.

Mr. Gaines stated there is an Ordinance which prohibits the closing of roads. Speed humps are a possibility to be installed. A survey will be done of all township roads to evaluate them and a recommendation will be made to the Board of Supervisors to optimize these roadways.

Mr. Zarko commented that he researched dust treatment for roads and found an environmental material to treat Bradley Road which has already been applied. Mr. Zarko also stated the Bucks County Conservation District may reimburse the Township for this treatment to Bradley Road due to training provided to the Public Works Department. The Police Department has prepared a preliminary study. Mr. Zarko will work with the Police Department to come up with a solution and report back to the Board.

Mr. Luber, along with Mr. Zarko will create a dialog with Mr. McCann and the residents.

- Carol Pastore (2434 Park Road) asked what the time frame is for the speed humps on Park Road.

Mr. Zarko stated he is receiving the schedule from the contractor in a few days.

- Al Pastore (2434 Park Road) asked where the speed sensor was because he requested it to be close to his home.

Mr. Luber stated the speed sensor is on Bradley Road and that the sensor is moved place to place as needed.

- Skip Schultz (1281 Palomino Drive) said a speed sensor was pointing to the curb and needs to be moved.

Mr. Luber said he will notify the Police Department.

- John McConnell (206 Trellis) questioned the light sensor control at Street and Phillips.

Mr. Zarko said the light sensor is controlled by video.

**PUBLIC HEARING:** None

**OLD BUSINESS:**

**5. Water Supply Update.**

Director of the Water and Sewer Department, Christian Jones gave an update regarding the negotiations with the Air National Guard and the water situation. Mr. Jones also updated the Board with a draft agreement with North Wales Water Authority. Mr. Jones is soliciting providers for a Mass Notification System to be utilized for all types of notifications by the Township.

Fred Achenbach (905 Farnham Court) questioned the water update and asked several questions. Mr. Jones responded to all of Mr. Achenbach's questions.

**NEW BUSINESS (ACTION/DISCUSSION ITEMS):****6. Presentation by EAC to plant tree habitat clusters and continue edible forest project at John Paul Park @ Lower Nike.**

Chairman of the Environmental Advisory Council, Mr. Fred Suffian presented a power point to the Board describing two projects: Lower Nike Trail Tree Canopy Cluster Planting and Edible Forests. For the Lower Nike Trail Tree Canopy Cluster Planting project, six acres would be allocated for tree canopy cluster plantings proposed at the Lower Nike Trail towards the PECO power line.

Mr. Suffian stated two years ago, the EAC along with the Woods of Plenty are controlling the invasive species without chemicals. They started at Morning Walk and proceeded to Igoe Porter Wellings Park. Additional signage has been placed explaining the plants and the trees. Currently there are 2-3 acres of edible forests for the wildlife.

The overall cost of both projects is approximately \$17,000. Mr. Gaines stated the money would come from the developers open space funds.

Ms. Yannich thanked the EAC for their presentation.

**7. Consider Accounting, Code Enforcement and Water & Sewer Utility Billing Software Package.**

Mr. Luber presented the background with the current software system and the need for a new program. Ms. Seliga highlighted the total costs for the software and implementation. Mr. Jones noted the need for statistically reporting for meters and utility billing. Ms. Organek (staff accountant) stated reporting factor is an asset and will save time on billing. Mr. Greenberg stated he will be able to integrate Code and EMS into one department.

Ms. Seliga motioned, seconded by Ms. Baker to hire Dallas Data Systems from Pottstown, PA for the Accounting, Code Enforcement and Water & Sewer Utility Billing Software package which includes the first year maintenance at no cost. All were in favor and the motion passed 4-0.

**8. Consider approval to advertise to bid for Costner Filtration System.**

Mr. Zarko reported that the Costner Well Filtration System project consisting of three contracts: general construction; electrical and mechanical is ready to be advertised for bid. Bids are requested to be received via PennBid on October 13, 2016.

Mr. Gaines motioned, seconded by Ms. Seliga to approve the advertisement to bid the Costner Filtration System project. All were in favor, the motion passed 4-0.

**9. Review and Discuss Sandstone Sketch Plan.**

Ms. Yannich stated the Planning Commission was already presented with the proposed Sandstone subdivision. Katz Builders revised the plan and was asked to present the sketch plan to the Board of Supervisors.

Mr. Steven Katz gave a history of the project located at Phillips and Street Roads. The sketch plan is proposing six lots with an existing lot and open space.

Ms. Yannich noted the development has a connection to the proposed trail. Mr. Gaines stated the sketch plan meets the goals of the Planning Commission and the Board of Supervisors.

Ms. Yannich suggested for Mr. Katz to move forward to the Preliminary Plan phase.

## Public Comment:

Mike Kelly (135 Muirfield Lane) expressed concern that the last two Katz developments went bankrupt. Mr. Clemons responded that a Financial Security Agreement along with an Irrevocable Letter of Credit will be agreed upon.

**10. MANAGER'S REPORT****a. Clean-up at Warrington Springs development**

Mr. Luber reported that as a result of a cooperative effort between the Township, County of Bucks and residents, three (3) thirty (30) yard dumpsters were filled from the Warrington Springs development.

**b. Consider for approval the hiring of Eckert Seamans for Labor Counsel**

Mr. Luber reported an issue with a Police Department employee warranted his action to hire a labor counsel to represent the Township. Mr. Luber requested Board approval to hire Eckert Seamans as labor counsel. Ms. Yannich stated the special council charges \$290 per hour; associates \$225 per hour and \$150 per hour for paralegals.

Ms. Baker motioned, seconded by Mr. Gaines to approve the hiring of Eckert Seamans for Labor Counsel. By roll call vote, the motion passed 4-0.

**c. Triathlon supporting Warrington Cares Employee Charity**

Mr. Luber was pleased to report that the first Fulton Bank Warrington Cares Employee Charity (WCEC) Triathlon/Duathlon/Aqua Bike race took place on Sunday, September 11<sup>th</sup> and was a huge success. One hundred eighty five racers participated in the event and medals were given out at the end. The WCEC allocates its funds by giving 50% towards scholarship money for high school students, 25% towards Ian Bennett's college fund and 25% for employee and local charities. This race raised \$15,000. Fulton Bank was the primary sponsor and CKS Engineers sponsored the race. Bike and Hike Trails Committee member Ira Meyers was instrumental in coordinating and setting up the race for the WCEC.

**11. ENGINEER'S REPORT:****a. General Update**

Mr. Zarko reported on the proposed signal installation at Valley Square; the signal at Lower Barnes and 611 and the truck restrictions on Pickertown Road.

## Public Comment:

John McConnell (206 Trellis) requested that both Pickertown and Folly Roads study to be expedited.

Dr. Connie Ace (1067 Folly Road) suggested adding Folly Road to the list of roads to be studied.

Mike Kelly (135 Muirfield Road) asked who pays for the traffic study.

Terry Clemons stated an engineering study needs to be completed to back up the Ordinance so that the Ordinance can be enforced.



**12. SOLICITOR'S REPORT:****a. Report on Zoning Hearing Board Decision for Alsdorf (1591 Stuckert Road)**

The Zoning Hearing Board rendered a decision and this decision has been appealed to the Court of Common Pleas. After discussion, the Board directed Mr. Clemons not to participate in the case.

**b. Report on Appeal by Thompson and Del Gotto (291 Folly Road)**

This case relating to the Illg property has been going on since 2009. On June 30<sup>th</sup>, the judge issued a decision. Thompson and Del Gotto are appealing this decision to the Commonwealth Court.

**c. Consider approval for settlement for Nakon Easement (1913 Palomino Drive)**

The Water and Sewer Department needs two easements – one from Central Bucks School District and the other from the Nakon's. Mr. Clemons recommended that Warrington Township pay the Nakon's \$4,000 to acquire the easement as part of their settlement.

Mr. Gaines motioned, seconded by Ms. Seliga to approve the settlement agreement for the Nakon Easement (1913 Palomino Drive). All were in favor, the motion passed 4-0.

**d. Authorization to settle dispute for water services.**

Mr. Clemons stated this is not an agenda item but wanted to report to the Board that Land Tech (3084 Bristol Road) was not charged for water running through the water irrigation meter from May 2013 to February 2016. This resulted in a bill of \$53,000. Land Tech has agreed to pay \$15,000.

Ms. Yannich said since this item was not listed on the agenda, it would be added to the September 27<sup>th</sup> agenda.

**13. ESCROW AND MAINTENANCE BOND RELEASES:****a. Lamplighter Village II – Phase IV - Escrow Release No. 1 - \$242,570.13.**

Mr. Zarko confirmed that all items included within the current escrow release request were satisfactorily completed by the developer. Therefore, Mr. Zarko recommended the release of the escrow.

Mr. Gaines motioned, seconded by Ms. Yannich to release Escrow No. 1 Lamplighter Village II – Phase IV in the amount of \$242,570.13. All were in favor, the motion passed 4-0.

Public Comment:

Bob Watts (1410 Cranleigh Court) asked if money was left in escrow. Mr. Zarko responded yes.

**14. EXTENSION REQUESTS:** None

**DEDICATION REQUESTS:** None

**SUPERVISOR COMMENTS:**

Ms. Yannich thanked and complimented Ms. Seliga for all the work she has accomplished for the financial aspect for the Township and researching a new software system.

Ms. Seliga questioned white lights verses yellow tinted lights for LED's. Mr. Luber requested the Board to review the email that Roy Rieder had forwarded from Johnson Controls.

Ms. Seliga questioned when the three pilot lights were going to be installed.

Ms. Seliga stated the Historic Commission took down the banner at 10 Folly Road.

Mr. Gaines stated Warrington Cares Employee Charity needs volunteers for the Dunk Tank at Warrington Community Day being held on September 24<sup>th</sup>.

**ADJOURNMENT**

There being no further business Ms. Yannich adjourned the meeting at 11:05 p.m.

Respectfully Submitted By:

  
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Barbara J. Livrone, Township Secretary