

WORK SESSION

July 21, 2015

A work session of the Whitpain Township Board of Supervisors was held on Tuesday, July 21, 2015 at the Whitpain Township Building, 960 Wentz Road, Blue Bell, PA at 7:30 p.m. for the purpose of reviewing the agenda of the July 21, 2015 Supervisors' meeting. Chairman Frederick R. Conner was present with Supervisors Adam D. Zucker, Anthony F. Greco, and Kenneth F. Wollman. Supervisor Melissa M. Weber was not present at the work session meeting, but arrived during the public meeting. Also present were Township Solicitor Andrew R. Freimuth, Esq., Township Manager Roman M. Pronczak, Assistant Township Manager David J. Mrochko, Director of Public Works Ronald J. Cione, Police Chief Kenneth Lawson, Director of Code Enforcement Michael McAndrew, Parks and Recreation Director Kurt W. Baker, and Director of Finance Christine M. Bauman. No members of the public were present.

The Supervisors reviewing the agenda discussing Mission Moments related to the Americans with Disabilities Act and Armed Forces Appreciation Day, approval of Resolution No. 1092, the minutes of the Elected Auditors joint meeting with the Board and the minutes of the Board meeting, both held June 16, 2015, approval of the June 2015 Voucher List and the May 2015 Treasurer's Report, award of contract for parking lot lighting at Centre Square Park, the sale of two excess firearms to Upper Merion Township, the extension of the leaf waste contract for one year, an agreement with East Norriton Township to accept sanitary sewage from 127 W. Township Line Road, two stormwater facilities agreements – one for 435 Walmere Way, the other 1925 Cori Lane, a waiver from land development for 1301 Skippack Pike, release of escrow funds, acceptance of the roadway improvement bid for North Wales Road and Skippack Pike, and the authorization to advertise for bids for paving the Stony Creek Sports Park lot and for the repair, resurfacing and lining of courts at Wentz Run Park, Stony Creek Sports Park and West Side Park.

After reviewing the agenda, Mr. Pronczak reminded the Supervisors that he presented a draft version of the proposed budget calendar a few weeks ago. If Supervisors have suggestions or conflicts, they should contact Mr. Pronczak.

Mr. Pronczak continued the meeting by discussing a request from the Whitpain Recreation Association (WRA) to place temporary lights on soccer fields at Wentz Run Park in the fall of 2015. The Township and local residents had assumed that temporary lights at Wentz Run Park would not be necessary in 2015 with the opening of Centre Square Park. However, WRA officials would like to minimize excessive use of the new soccer fields at Centre Square Park as they continue to stabilize this fall. The request for temporary lights at Wentz Run Park would allow for extended practice hours. Mr. Pronczak noted that WRA should end practices at 9:00 p.m. and all lights should be turned off by 9:30 p.m. Mr. Conner suggested that the Township should inform local residents why this request has been made and why Centre Square Park is not being used for practice.

The next item discussed was a request from the Mermaid Art Studio in Ambler, PA to create a mosaic art project at West Side Park in West Ambler. Mr. Baker updated the Supervisors on the proposed project, noting that the art studio has raised awareness on social media and has also raised money to pay for the project. Mr. Baker presented a depiction of the proposed project and noted that the art studio only needs permission from the Township to move forward. Mr. Zucker noted that including local residents and children in the project would be ideal. Mr. Conner said that the Township should assist the art studio where possible.

At 7:55 p.m., the Supervisors adjourned the work session and met in executive session to discuss legal and personnel matters. When the executive session ended at 8:00 p.m., the Supervisors left for the public meeting. When the public meeting concluded, the Supervisors met once again in executive session at 8:45 p.m. to discuss legal and personnel matters.



David J. Mfochko

Whitpain Township Assistant Manager

#12-2015
July 21, 2015

The regular meeting of the Whitpain Township Board of Supervisors was held at 8 p.m. Tuesday, July 21, 2015 at 960 Wentz Road, Blue Bell, PA. Chairman Frederick R. Conner, Jr., along with Supervisors Adam D. Zucker, Anthony F. Greco, Melissa Murphy Weber and Kenneth F. Wollman were present. Township Manager Roman M. Pronczak, P.E., Assistant Township Manager, David J. Mrochko, Solicitor Andrew R. Freimuth, Esq., Police Chief Kenneth Lawson, Code Enforcement Officer Michael E. McAndrew, Public Works Director Ronald J. Cione, Finance Director Christine M. Bauman, Parks and Recreation Director Kurt W. Baker, and Recording Secretary Virginia Papale were also present. Township Engineer James E. Blanch, P.E., and Fire Marshal David M. Camarda were absent. There were eight people at the meeting.

Following the Pledge of Allegiance, Chairman Conner welcomed everyone to the twelfth meeting of the year.

This evening, Mission Moment focuses on the 25th Anniversary of the enactment of the Americans with Disabilities Act. Mr. Wollman shared that the Americans with Disabilities Act (ADA) was enacted by Congress in 1990, initially proposed in 1986, with the first draft of the bill presented in 1988. The ADA is a wide-ranging civil rights law that prohibits discrimination based on disability. It requires covered employers to provide reasonable accommodations to employees with disabilities, in addition to imposing accessibility requirements on public accommodations. At the heart of our Mission statement is our duty to protect the health, safety and rights for all who live in, work in and enjoy Whitpain Township, which includes ensuring accessibility to those with disabilities. Throughout the Township, there is evidence of the consideration and attention given to developments that enable those with disabilities to enjoy them.

Mr. Wollman introduced and thanked resident Carol Christ for her strong advocacy of the ADA and her assistance with implementation of safety requirements within the Township. Chairman Conner also thanked Mrs. Christ for her input with the comprehensive planning. Mrs. Christ thanked everyone for incorporating ADA requirements in the community.

A motion was made by Mr. Greco, duly seconded by Mr. Wollman to pass Resolution No. 1092 commemorating the 25th Anniversary of the Americans with Disabilities Act. Chairman Conner called for any discussion. There was none and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Zucker to declare Monday, August 3, 2015 as Armed Forces Appreciation Day in Whitpain Township. In appreciation of the services provided by the fine men and women who have honorably served our

country, Meadowlands Country Club will be inviting local service people to be their guests to use the facilities for the day. Chairman Conner said this is the eighth year Meadowlands is holding this event. He added it is his honor to be part of it, and he will present the Proclamation on August 3rd. There were no additional comments and the motion carried.

Chairman Conner announced that the Board met in executive session on Thursday, July 9th to discuss legal and land development matters.

A motion was made by Mr. Zucker, duly seconded by Mr. Wollman to approve the minutes of the Elected Auditors joint meeting with the Board of Supervisors of June 16, 2015. Chairman Conner noted that this is an annual occurrence, with the audit presented by Maille, LLP. Finances have been strong and continue to be. There are five-to-six years' worth of comprehensive audits and reports on the Township website. There were no additional comments and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Wollman to approve the minutes of the Board of Supervisors meeting of June 16, 2015. Chairman Conner called for any discussion. There was none and the motion carried.

A motion was made by Mr. Zucker, duly seconded by Mr. Greco to approve the June 2015 Voucher List in the amount of \$625,241.92, check sequence #55217 through #55473. Chairman Conner called for any discussion. There was none and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Wollman to approve the May 2015 Treasurer's Report. Chairman Conner called for any discussion. There was none and the motion carried.

A motion was made by Mr. Wollman, duly seconded by Mr. Greco to award the contract for parking lot lighting at Centre Square Park to AJM Electric of Chester Township, PA in the low bid amount of \$23,300. Chairman Conner noted this is an approval made so the parking area will have lights for the safety of the public. He asked for the timeline of the project. Mr. Pronczak explained that energy efficient lighting was purchased by the Township through the state contract, with delivery scheduled this week. The installation will be complete in time for the grand opening in September. Mr. Cione shared that as soon as the paperwork is completed, we will be ready to move. There were no additional comments and the motion carried.

A motion was made by Mr. Zucker, duly seconded by Mr. Greco to authorize the Township Manager to advertise for bids for the repair, resurfacing and lining of the tennis courts at Wentz Run Park, the hockey rink and basketball courts at Stony Creek Sports Park and the basketball court at West Side Park. Chairman Conner explained that this is normal maintenance and repair that has been budgeted. There were no additional comments and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Wollman to authorize the Police Department to sell two firearms to Upper Merion Township Police Department as follows:

Two (2) Heckler & Kosh MP5A2 firearms,
Serial numbers 62-384445 and 62-382540

Chairman Conner said these are declared excess property. There were no additional comments and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Wollman to extend the contract for leaf waste collection with Republic Services for one year, per the terms of the 2013 contract, in the amount of \$45,900, commencing September 2015. Chairman Conner said this is the final extension, and the contract will be bid next year. There were no additional comments and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Wollman to approve an agreement between Whitpain Township, East Norriton Township, and Micklelen, LLC, owners of a property located at 127 W. Township Line Road regarding acceptance of sanitary sewage. Chairman Conner asked Mr. Greco, the Township's representative with the sewer authority to explain this. Mr. Greco said the owners will pay sewer fees to East Norriton Township, and Whitpain will be reimbursed by the East Norriton-Plymouth-Whitpain Joint Sewer Authority based on the charges they receive. There were no additional comments and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mr. Zucker to authorize the Chairman and Secretary to sign on behalf of Whitpain Township a Declaration of Covenants, Easements and Restrictions Concerning Stormwater Facilities Agreement between Steven Delli Gatti and Natalie Delli Gatti, property owners of 435 Walmere Way, and Whitpain Township. This agreement addresses operations and maintenance responsibilities for an on-site stormwater management system to be installed at 435 Walmere Way. Chairman Conner called for any discussion. There was none and the motion carried.

A motion was made by Mrs. Weber, duly seconded by Mr. Greco to authorize the Chairman and Secretary to sign on behalf of Whitpain Township a Declaration of Covenants, Easements and Restrictions Concerning Stormwater Facilities Agreement between Kwang Lee and Ashley S. Lee, property owners of 1925 Cori Lane, and Whitpain Township. This agreement addresses operations and maintenance responsibilities for an on-site stormwater management system to be installed at 1925 Cori Lane. Chairman Conner called for any discussion. There was none and the motion carried.

A motion was made by Mr. Greco, duly seconded by Mrs. Weber to grant a waiver from the requirement of preparing a land development plan to Baker Properties, Inc. for the installation of a water fountain immediately in front of the SuperFresh grocery store located

at 1301 Skippack Pike. The waiver from land development is conditioned upon the review and approval of the site plan by the Township Engineer. Chairman Conner called for any discussion. There was none and the motion carried.

A confirming motion was made by Mr. Greco, duly seconded by Mr. Wollman to release \$8,245.17 (Release #3) from the escrow fund for Broad Axe Station Land Development located at 244 Skippack Pike. Chairman Conner noted that this is the site of the old Station B, the firehouse substation. The new units are fully occupied and there have been good reviews from neighbors. There were no additional comments and the motion carried.

A motion was made by Mrs. Weber, duly seconded by Mr. Greco to accept the bid from Marino Corporation for the North Wales Road and Skippack Pike Roadway Improvements Project in the low bid amount of \$449,024.60. Chairman Conner asked Mr. Pronczak to briefly explain the details. Mr. Pronczak gave details of the proposed widening and separate left turn lanes for all four approaches to the intersection. The work done by the PA Turnpike Commission made this possible, with some of the work on our section done by Walsh Construction as part of the turnpike project. All work should be completed by spring. The intersection will operate more efficiently. There were no additional comments and the motion carried.

A motion was made by Mr. Zucker, duly seconded by Mr. Greco to authorize the Township Manager to advertise for bids for paving the parking lot at Stony Creek Sports Park. Chairman Conner noted that this has been a long-planned objective. By paving the lot, there will be safer access and allow for more efficient maintenance. Other improvements are proposed to include rest rooms and a storage facility. There were no additional comments and the motion carried.

Chairman Conner then turned the meeting over to Vice-Chairman Zucker who asked for public comment. Maryann Messmer of 720 Penllyn-Blue Bell Pike requested that when a permit is issued for fireworks, the Township convey the information via the Wire to help residents prepare for pets who do not do well during the activities that include fireworks.

Peggy Lee Clark, Executive Director of Government Relations at Montgomery County Community College extended an invitation to the Board and staff to attend the groundbreaking of the new health sciences center. The event will be held September 3, 2015 at 2 p.m.

Ted McLaughlin of 155 Somerset Drive thanked the Board and staff for their continued dialogue regarding Meadowlands, and expressed his desire to see the deal consummated. He asked if there is an update. Both Chairman Conner and Mr. Pronczak commented that because the negotiations are continuing, there will be no public comment. There were no additional comments from the public.

Vice-Chairman Zucker asked if the Board had any comments. Mrs. Weber apologized for being late, as she came in from Scranton. Chairman Conner noted that the Board will retire to executive session to discuss legal and land development matters which will last well into the night.

There being no further business, Vice-Chairman Zucker thanked the attendees and moved to adjourn the meeting at 8:34 p.m.

Respectfully submitted,

A handwritten signature in blue ink, appearing to read "A. F. Greco", with a long horizontal flourish extending to the right.

Anthony F. Greco
Secretary

/v