

MINUTES OF NOCKAMIXON TOWNSHIP BOARD OF SUPERVISORS

March 21, 2013

The regularly scheduled meeting for March was held on Thursday, March 21, 2013 in the Township Building in Ferndale, PA. Vice-Chairman, Carl Bahnck opened the meeting at 7:30 P.M. with a salute to the flag.

Other Members Present:

Albert Santopietro
Nancy Alessi
Shannon Doman
Arrived 7:45 P.M.

Absent:
Wm. C. Sadow, Jr., Chair

Others in attendance:

Attorney:
Jordan B. Yeager, Esq.
Secretary:
Arlene E. Eichlin
Treasurer:
Keith R. DeLuca

SCHEDULING:

-The schedule for the month was reviewed by Vice-Chairman, Carl Bahnck.

MINUTES OF MEETING:

-A motion was made by Nancy Alessi, seconded by Albert Santopietro, to approve the minutes of the February 21, 2013 Board of Supervisors meeting as presented. The motion carried 3-0-0.

Shannon Doman arrived at 7:45 P.M.

PUBLIC COMMENT: Open for 20 minutes - limited to three minutes per person.

-Kim & David Metz were in attendance and addressed the complaint sent to the Township concerning the single family dwelling that has been converted to a five unit apartment complex and the vehicles and trash that remains around the building. The day after the February meeting she noted that the dumpster was emptied and other trash removed. She requested the status of her complaint in writing. The Board suggested that they contact the Zoning Officer to discuss their concern. Carl Bahnck will speak with Zoning Officer. If there is a sewage/septic problem then the B.C. Department of Health should be contacted.

-Mark Woehrel, Durham Resident - attended the meeting to discuss the proposed the joint operation with Durham township at riverfront park. Carl Bahnck commented that this plan is in the concept stage. No final decision has been made. It was recommended that he keep informed by attending township meetings.

STAFF REPORTS:

a. Public Works Report, February 2013 - A motion was made by Albert Santopietro, seconded by Nancy Alessi, to approve the February 2013 Public Works Report as presented. The motion carried 4-0-0.

b. Treasurer's Report:

Keith DeLuca gave the report.

-The FEMA/PEMA application for reimbursement from Hurricane Sandy has been completed and submitted.

-The 2013-2014 Salt Contract, 2012 AG-385 and the 2012 DCED-CLGS-69 have been completed and electronically submitted.

-Keith has been contacted by Dan at AMS in regards to the Tar & Chip contract. He informed him that we are required to have an E-Verify letter from AMS prior to the Township finalizing the agreement. In addition AMS will forward a letter accepting the terms of the previous Tar & Chip contract.

-The 2012 CDBG grant has been approved and is pending the signatures of the Bucks County Commissioners.

-The garage service door has been replaced, but there was an additional cost of \$298.00 incurred due to the deteriorating condition of concrete block surrounding

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the door, specifically the lintel above the door. **Nancy Alessi made a motion to amend the prior allocation for the garage repair to include an additional \$298.00 for a total cost of \$2,165.87, seconded by Albert Santopietro.**

The motion carried 4-0-0.

-As of the last Board of Supervisors meeting a decision on the Tinicum Township workers comp matter had not been reached. How does the Board wish to proceed? No additional response, or actual bill, has been received from Tinicum Township. **The Board directed the Treasurer to send another letter to Tinicum.**

-There is a CD coming due at the end of March. Keith contacted the local banks and the rate for a 24 month CD is 0.55%. However QNB is offering a 26 month CD with a rate of 0.70%.

-Bills being presented tonight; from the General Fund, \$37,601.19; State Fund, \$3,437.00 and from the Escrow Fund, \$550.03.

-Transfers being requested: Open Space to General Fund, \$250.00. In addition, Keith requested a transfer for the C.D. to Quakertown National Bank (QNB)

-A motion was made by Nancy Alessi, seconded by Shannon Doman, to approve the March 2013 Treasurer's Report as presented. The motion carried 4-0-0.

-A motion was made by Nancy Alessi, seconded by Shannon Doman, to approve the March 2013 Bill List as presented. The motion carried 4-0-0.

-A motion was made by Carl Bahnck, seconded by Nancy Alessi, to transfer \$250.00 from the Park & Recreation Fund to the General Fund. The motion carried 4-0-0.

-A motion was made by Carl Bahnck, seconded by Nancy Alessi, to transfer \$46,816.10 plus interest from the C.D. coming due on March 30, 2013 to the General Fund and from the General Fund to an account at QNB. The motion carried 4-0-0.

-Carl Bahnck received a call from Bridgeton Township Supervisor, Gard Colby, who indicated that a work session will be scheduled, in the near future, to discuss the repairs to the Lonely Cottage Road Bridge.

-Carl Bahnck commented that Pat Rivell, Open Space Committee Member, passed away on March 12, 2013, and Austin Race, NBICD Authority Member, passed away on March 7, 2013.

COMMITTEE ACTION ITEMS: (as needed)

-Nockamixon Historic Commission, Neil Jesiolowski, Chair, commented that he would like permission from the Board to donate a 4-drawer filing cabinet to the township to store information currently being archived at the homes of Historic Commission members. The Board thanked him for his donation. Arlene will contact the Historical Society regarding the small safe in the township building and advise the Board.

-EAC, Jeff Petersen, Co-Chair, reviewed action items on the Report to the Supervisors including, but not limited to: spraying of ball fields, topics of discussion for the March 2013 Work Session and the Cabot Covenant report review.

-OSC, Sanci Tenney, Co-Chair, commented that four Nockamixon properties are on the B.C. agriculture ranking list of 50 properties up for review in 2013.

-Park & Recreation, Thomas Keebler, Chair, discussed upgrades needed to the ball fields due to the change of league status. Ed Litzenberger has been contracted to complete the work. The Revere Baseball and Softball leagues will pay for the upgrades. There will be no cost to the township.

SOLICITOR'S REPORT:

-Solicitor, Jordan B. Yeager discussed 'Item C' under Old Business relating to the Liaison to the Lower Delaware Wild & Scenic (River Task Force). He commented that the committee is comprised mainly of municipalities that border the river. The township has a right to have representation which is mainly to generate ideas and hold meetings to keep all municipalities apprised of any issues that would impact the river. They do not set regulations for communities in the river corridor.

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Funding is through the Nat'l Park Service. He asked the Board if they wanted to appoint a representative. There was a consensus of the Board to approach the Planning Commission for a recommendation for a member to be appointed.

-Temporary Community Events - draft of ordinance revision. This draft has been sent to the Nockamixon Township and Bucks County Planning Commissions. The Solicitor discussed the proposed changes including, but not limited to: to distinguish the size of events; what district it would allow a temporary community event as a use permitted by right and conditional use; clarify types of permits needed. The Board requested additional time to review. - **A motion was made by Shannon Doman, seconded by Nancy Alessi, to authorize the Solicitor to advertise the proposed revisions to the Temporary Community Events Ordinance. The hearing will be held at the June 20, 2013 Board of Supervisors meeting.** Carl Bahnck asked for public comment. There was no public comment. **The motion carried 4-0-0.**

-Executive Session: at 8:55 P.M., Vice-Chairman, Carl Bahnck commented that the Board of Supervisors would meet in Executive Session to discuss Litigation. The Board returned from Executive Session at 9:25 P.M. after discussing Litigation.

-A motion was made by Carl Bahnck, seconded by Shannon Doman, to execute the necessary documents for the grant application for the joint park development Project #17. The motion carried 3-0-1 with Albert Santopietro abstaining.

Solicitor, Jordan B. Yeager, left the meeting at 9:35 P.M.

SUBDIVISION:

a. **A.M. Morton - 3-Lot Sub - TMP# 30-13-5 - grants extension to September 30, 2013 (183 Days) - A motion was made by Nancy Alessi, seconded by Shannon Doman, to grant the A.M. Morton, 3-Lot Sub, TMP#30-13-5 an extension to September 30, 2013. The motion carried 4-0-0.**

b. **George Hoffman Sub - TMP# 30-11-164-2; -164-3 and -164-5 - grants extension to July 28, 2013 (120 Days) - A motion was made by Nancy Alessi, seconded by Shannon Doman, to grant the George Hoffman Sub, TMP#30-11-164-2; -164-3 and -164-5 an extension to July 28, 2013 (120 Days). The motion carried 4-0-0.**

LAND DEVELOPMENT:

a. **Harrow Station, LLC - LOC#976376999 - First Savings Bank - will expire 06/17/2013. The Board tabled until the April meeting.**

OLD BUSINESS:

a. **Hidden Valley - Update - There has been no response from Bucks County.**

b. **Cabot Revere Site - Update - No additional information received from Cabot.**

c. **Appointment - Liaison to Lower Delaware Wild & Scenic (River Task Force) Discussion. Discussed earlier in meeting during Solicitor's Report.**

d. **Clean-Up Day Event - April 27, 2013 - Update - Permission for Secretary to pick up supplies - A motion was made by Nancy Alessi, seconded by Albert Santopietro, to have the Secretary, Arlene Eichlin, pick up the supplies for the Clean-Up Day event. The motion carried 4-0-0. Due to the change in the law, Allied Waste will not be accepting electronic devices. It was noted that 611 Metals is recycling electronics and was directed to contact them regarding attending our April 27, 2013 event.**

NEW BUSINESS:

a. **2012 PURTA Report - Motion to Approve - A motion was made by Nancy Alessi, seconded by Albert Santopietro, to approve the 2012 PURTA Report as presented. The motion carried 4-0-0. Keith noted that the report was completed and sent.**

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b. Bucks County Office of Commissioners - Set date for visit by Commissioner Robert G. Loughery - Discussion - The Board suggested the following meetings: the regular April, May and June meetings. The Secretary was directed to send a letter to the Commissioner advising of those dates.

-The Board discussed the applications received for the full-time Secretary's position and when they will review.

c. PennDOT - Highway Occupancy Permit (HOP) Electronic Submissions Access - Discussion - Arlene Eichlin commented that a letter had been sent by Steve Baluh, Township Engineer, regarding the electronic permitting system. **A motion was made by Albert Santopietro, seconded by Nancy Alessi, to set up the PennDOT HOP Electronic Submission Access system. The motion carried 4-0-0.**

d. BCDH - West Nile Virus Program - Permission Letter - A motion was made by Albert Santopietro, seconded by Nancy Alessi, to send the permission letter to the BCDH for the West Nile Virus Program spraying. The motion carried 4-0-0.

e. Suburban Realtors Alliance - Annual Update to Data Base - Approval - Carl Bahnck commented that 'a residential resale certificate for the transfer of residential property' has been in the Zoning Ordinance and requested that the Suburban Realtors Alliance be updated accordingly. **A motion was made by Nancy Alessi, seconded by Albert Santopietro, to send a corrected annual update to the Suburban Realtors Alliance as noted.**

The motion carried 4-0-0.

COMMITTEE REPORTS:

a. Zoning Report - The Zoning Officer was not in attendance. **A motion was made by Albert Santopietro, seconded by Nancy Alessi, to accept the March Zoning Report as presented. The motion carried 4-0-0.**

b. Emergency Management - No members present.

b. Environmental Advisory Committee - Discussed earlier in meeting.

d. BNT Ground Water Committee - No members present.

e. Open Space Committee - Discussed earlier in meeting.

f. Park & Recreation Board - Discussed earlier in meeting.

f. Nockamixon Historic Commission - Discussed earlier in meeting.

ADJOURNMENT: A motion was made by Nancy Alessi, seconded by Albert Santopietro, to adjourn the Board of Supervisors meeting at 10:00 P.M. The motion carried 4-0-0.

Respectfully submitted,

Arlene E. Eichlin
Recording Secretary