

**SKIPPACK TOWNSHIP BOARD OF SUPERVISORS
NOVEMBER 14, 2007 MINUTES**

BOARD OF SUPERVISORS

Mark Marino, Chairman	Absent
Mary Beth LaBelle, VC	Present
William Parkins, Jr.	Present
Jeanene Friel	Present
Timothy Moran	Present

TOWNSHIP STAFF

Theodore Locker, Jr., Manager	Present
Edward A. Skypala, Esquire	Present
Timothy Woodrow, PE	Present
Joseph A. Zadlo, Planner	Present

BUDGET WORK SESSION:

Mr. Locker presented the proposed 2008 budget for review and comment. There will be no tax increase, and there is room in the budget for contingencies. There were no questions from the Board. Ms. LaBelle advised the public that a third party review will be done and a more professional presentation given at the next meeting.

General Fund:	Revenues = \$3,202,840.00	Expenditures = \$2,825,666.00
Open Space Fund:	Revenues = \$2,745,000.00	Expenditures = \$ 942,000.00
Recreation Fund:	Revenues = \$ 220,620.00	Expenditures = \$ 218,000.00
Liquid Fuels Fund:	Revenues = \$ 244,447.00	Expenditures = \$ 220,000.00
Sewer Fund:	Revenues = \$2,008,195.00	Expenditures = \$1,912,700.00

PUBLIC HEARING ON PROPOSED SIGN ORDINANCE NO. 309:

The proposed ordinance amends Chapter 200, Article VIII, §200-100.A and §200-100.B(3), revising the provisions of the sign regulations to address LED (digital) signs. A copy of the proposed ordinance and legal notice were entered into the record. The proof of publication was not yet received, but will be added to the record upon receipt. The proposed ordinance was on display at the township building. The record will be supplemented with evidence of filing with the Montgomery County Law Library upon adoption. Mr. Skypala said that it is very important for a township to keep up to date with their sign regulations.

Public Comments

Mary Gehman referenced sign ordinance no. 306, adopted on July 11, 2007, asking what the differences were. Mr. Zadlo said the one in July addressed corner properties and this one addresses digital signs. He explained that there are a number of locations in surrounding townships where there are very bright lit, animated signs; and a great deal of research shows that accidents increase if something takes the drivers attention off of the road. The two existing signs are grand fathered.

Mary Ann Truskowski asked if creating the ordinance would allow the township to ask that the existing signs comply with the new regulations. Mr. Skypala said they are grand fathered and the township has no legal right to ask them to comply. One sign owner indicated a willingness to turn down the brightness, but that has not happened yet. Ms. Truskowski recalled questioning the digital sign on Route 113 at Township Line Road when it was installed. Mr. Skypala said it was permitted under the ordinance.

Steve Niechielski asked if there is a limitation or maximum light intensity. Mr. Zadlo said this amendment does not address illumination of signs, it regulates LED signs only.

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MOTION MADE BY MR. MORAN TO ADOPT ORDINANCE NO. 309. MOTION SECONDED BY MR. PARKINS. VOTE 4-0, MOTION CARRIED.

REGULAR MEETING:

PUBLIC COMMENT

George Huguenin was concerned about the proposed elevation of Old Forty Foot Road and how it would affect the properties on that roadway. Raising the road 8" will obviously affect drainage. Mr. Woodrow agrees and indicated that the township would do all it can to protect the interest of the affected residents. The matter will be addressed with PennDOT and Traffic Planning & Design.

John Bandain asked about the budget work session. Ms. LaBelle explained that the manager has been working on the budget and presented it to the Board. Mr. Bandain asked if the work session included the public. Mr. Skypala said it is for the Board of Supervisors to review, ask questions and make comments. The proposed budget is in the same financial ballpark as the prior year and there weren't any questions from the Board. It will be advertised and discussed at the next meeting before adoption. Mr. Bandain asked if the budget would be posted on the website.

Mary Ann Truskowski asked if the Board has to approve charging fees for the bocce league. Mr. Skypala will look into the matter and have a response at the next meeting.

Hector Figueroa wanted to discuss impervious cover issues surrounding the denial of a patio permit. A stop work order was issued when it was revealed that work was being done without a permit. Mr. Figueroa did not know he needed a permit to install pervious paver blocks. He suggested the Board of Supervisors consider a zoning change for impervious cover so he wouldn't have to go to the zoning hearing board for a small matter such as this. Mr. Locker, Mr. Skypala and Mr. Woodrow addressed his concerns.

Mary Gehman questioned the issuance of use and occupancy permits for Biltmore, the proposed elevation of Old Forty Foot Road, and the proposed ordinance amendment for the CF zoning district.

Steve Smith provided information on the proposed irrigation system for the ball fields, which will be discussed at a future meeting.

Mark Roberto had concerns about the TCE issue from Superior Tube. Mr. Skypala explained that the township has limited authority; it is a matter for the PA DEP. Mr. Locker said he attended meetings on the matter and has asked DEP to do monitor wells. He has not received an official report on the testing done on the school property.

I. APPROVAL OF THE OCTOBER 10, 2007 MINUTES

MOTION MADE BY MS. FRIEL TO APPROVE THE OCTOBER 10, 2007 MINUTES. MOTION SECONDED BY MR. MORAN. VOTE 4-0, MOTION CARRIED.

II. CORRESPONDENCE

A. Blue Comet Motorcycle Club HARE scramble Race Request for 2008

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Mr. Parkins provided the Board with the emergency services cost. The donation was well under the cost for S.E.M.S. to cover the event. Mr. Parkins recommended not having the event. Ms. LaBelle talked about the intended use for the Cholet tract.

MOTION MADE BY MR. PARKINS TO DENY THE REQUEST. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

III. ADMINISTRATIVE ACTIONS

A. Treasurer's Report as of October 31, 2007

MOTION MADE BY MR. MORAN TO APPROVE THE OCTOBER TREASURER'S REPORT. MOTION SECONDED BY MR. PARKINS. VOTE 4-0, MOTION CARRIED.

B. Interim Bills Paid on October 25, 2007

General Fund = \$41,662.74

MOTION MADE BY MR. MORAN TO APPROVE THE INTERIM BILLS PAID ON SEPTEMBER 25, 2007. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

C. Bills for Payment on November 15, 2007

General Fund = \$117,516.35
Sewer Fund = \$ 39,928.33
Parks/Open Space = \$ 19,037.40

MOTION MADE BY MR. PARKINS TO APPROVE THE BILLS FOR PAYMENT. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

IV. REPORTS

A. Engineer

1. Skippack Knoll Final Escrow Release = \$58,738.75

MOTION MADE BY MS. FRIEL TO APPROVE THE FINAL ESCROW RELEASE FOR SKIPPACK KNOLL, CONDITIONED UPON COMPLETION OF THE PUNCH LIST TO THE SATISFACTION OF THE TOWNSHIP ENGINEER. MOTION SECONDED BY MR. MORAN. VOTE 4-0, MOTION CARRIED.

2. 2007 Road Improvements Project Payment No. 2 = \$77,019.87

MOTION MADE BY MR. MORAN TO APPROVE PAYMENT NO. 2 FOR THE 2007 ROADS PROJECT. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

B. Solicitor

C. Planner

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D. Manager

Mr. Locker congratulated the re-elected officials. He also mentioned that the grand opening of the walking trail was last week and the county grant for that project was received (\$962,691.00).

1. Authorization to Advertise Proposed 2008 Budget

MOTION MADE BY MS. FRIEL TO ADVERTISE THE PROPOSED 2008 BUDGET. MOTION SECONDED BY MR. MORAN. VOTE 4-0, MOTION CARRIED.

2. Authorization to Advertise Amendment for the SC Zoning District

MOTION MADE BY MR. PARKINS TO ADVERTISE THE AMENDMENT TO THE SC ZONING DISTRICT. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

3. Authorization to Advertise Amendment for the CF Zoning District

MOTION MADE BY MR. FRIEL TO ADVERTISE THE AMENDMENT TO THE SF ZONING DISTRICT. MOTION SECONDED BY MR. PARKINS. VOTE 4-0, MOTION CARRIED.

4. Bid Award for 2007-2008 Snow Removal Contract

One bid was received from Jeffrey H. Lukens Company.

MOTION MADE BY MR. MORAN TO AWARD THE SNOW REMOVAL CONTRACT TO JEFFREY H. LUKENS COMPANY. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

5. Montgomery County Natural Hazard Mitigation Plan, Resolution No. 2007-43

MOTION MADE BY MR. MORAN TO APPROVE RESOLUTION NO. 2007-43. MOTION SECONDED BY MS. FRIEL. VOTE 4-0, MOTION CARRIED.

6. PENNDOT Application to Install a Traffic Signal on Bridge Road at Township Line Road, Resolution No. 2007-44

The signal was part of the approved land development plans for Skippack Square and Univest Bank. Money was set aside from the developers for future installation of the signal. Traffic Planning & Design has determined that the signal is now warranted and recommends installation. A standard PENNDOT resolution is required.

MOTION MADE BY MR. MORAN TO APPROVE RESOLUTION NO. 2007-44. MOTION SECONDED BY MR. PARKINS. VOTE 4-0, MOTION CARRIED.

7. Appointment of Louise Mumenthaler to Airport Zoning Committee to Replace Robert McGinley

MOTION MADE BY MS. LABELLE TO APPOINT LOUISE MUMENTHALER TO THE AIRPORT ZONING COMMITTEE. MOTION SECONDED BY MR. PARKINS. VOTE 4-0, MOTION CARRIED.

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V. OLD BUSINESS

A. McGinley Shopping Center Update

Michael Gambone gave a brief update on the proposed plan. Numerous revisions were made since the initial submission in 2004. Noticeable changes include streetscape improvements, condition of the pond and relocation of the first pad site. A corner façade similar to Commerce Bank and Wawa will be situated at the intersection of Route 73 and Cressman Road. A traffic signal will also be installed at that intersection. The project requires extensive road improvements and widening of the culvert on Bridge Road.

Mr. Gambone explained that the constant changes in the layout and building sizes hindered them from obtaining tenants. He speculated that within the next year the PennDOT permits will be obtained and the tenants will be established.

Mr. Parkins asked about extending the sewer line onto Cressman Road. Mr. Woodrow said no details have been worked out, but the plan is to extend sewer through the shopping center to accommodate the residents in that area.

Steve Niechielski, Mary Gehman, Mary Ann Truskowski and several unidentified residents asked about the size of the stores, location of the entrances, road improvements, and accessibility to the walking trail off of Bridge Road.

B. Business Consultant

Bob Sabatini from Keystone Municipal Services provided the Board with updated job descriptions and a hiring guidebook. The personnel policy and performance evaluation forms will be provided by the next meeting.

VI. NEW BUSINESS

A. Reverse 911 System

Mr. Skypala suggested the Board consider the reverse 911 system, which would automatically dial programmed phone numbers and advise of emergency situations within the township. The system was accredited to saving lives in California during the brush fires. Details of road closings and other important messages can be relayed township-wide or to specific areas. Mr. Skypala will provide more information.

B. Blue Comet Donation to the Township

Mr. Parkins recommended that the \$500 donation given to the township be donated to S.E.M.S. to cover their expenses from the Hare Scramble.

MOTION MADE BY MR. PARKINS TO GIVE THE TOWNSHIP'S HARE SCRAMBLE DONATION TO THE S.E.M.S. MOTION SECONDED BY MR. MORAN. VOTE 4-0, MOTION CARRIED.

VII. MISCELLANEOUS

Mary Gehman raised additional questions about the Biltmore escrow, completion of road improvements and issuance of occupancy permits. Mr. Woodrow said that PennDOT holds the escrow for

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the road improvements. He also said that they plan to have the traffic signals in place and operational by December 15. Ms. Gehman also reported that they are working on Sundays.

VIII. ADJOURNMENT

Immediately following adjournment of the public meeting, the Board will hold an Executive Session to discuss personnel matters.

The meeting was adjourned at 8:50 PM.

**Minutes Approved by the Board of Supervisors on December 12, 2007
Theodore R. Locker, Jr., Township Manager**