

**TOWNSHIP OF FALLS
BOARD OF SUPERVISORS MEETING**

ROLL CALL:

ROBERT HARVIE, JR., CHAIRMAN	PRESENT
JEFFRY DENCE, VICE-CHAIRMAN	PRESENT
JEFFREY ROCCO, SECRETARY-TREASURER	ABSENT
BRIAN GALLOWAY, SUPERVISOR	PRESENT
JEFF BORASKI, SUPERVISOR	PRESENT

The meeting commenced at 7:03 p.m. with roll call and salute to the flag. All Board members were present with the exception of Member Rocco who was out of town due to a work commitment. Also present were Township Manager Peter Gray, Police Chief William Wilcox, Township Solicitor Michael Clarke, Township Solicitor Lauren Gallagher, and Township Engineer James Sullivan. Chairman Harvie said we will start the meeting with some awards for the police department and a ceremony for the Citizens Fire Academy. Chairman Harvie welcomed Boy Scout Karl Krier from Troop 53.

PRESENTATION OF AWARDS FOR FALLS TOWNSHIP RETIRED POLICE OFFICERS YALE GOTTENBERG AND JOHN TRINDLE

Chief Wilcox welcomed everyone attending tonight's meeting. Chief Wilcox gave accolades to both retired Police Officers Yale Gottenberg and John Trindle. He said they have over 66 years of combined service. Everyone congratulated both officers and wished them a happy retirement. Officers Gottenberg and Trindle thanked everyone for their kind comments.

GRADUATION CEREMONY FOR THE CITIZENS FIRE ACADEMY

Fire Marshal Rich Dippolito thanked the board for allowing them the opportunity to run the Citizens Fire Academy. They ran five sessions, every other week, from April to June. Mr. Dippolito gave a summary of what they reviewed during those sessions. It includes: the training that is required to be a firefighter in Pennsylvania, fire extinguisher training, home safety, discussion on smoke and carbon monoxide detectors, a visit by the local fire companies, first aid and CPR training, a visit to a local fire scene, and a visit and tour of a hotel and restaurant. Mr. Dippolito thanked his colleagues, Ed Pullen, Mike Margerum, and Mike Oakley. Mr. Dippolito presented certificates to the attendees who were able to be at tonight's meeting. They plan to have another academy in the spring.

**ITEM # 1 PUBLIC COMMENT – FIVE MINUTE LIMIT PER PERSON
FORTY-FIVE MINUTE MAXIMUM**

Mr. Guido Mariani said what we saw earlier in the meeting is a great reflection of who we see make up this township and he is proud of every one of them. Mr. Mariani said he is not very accepting of the G.R.O.W.S. landfill expansion. He has many questions as follows. How big will it be? What is the depth of the landfill in feet? What will be the highest point to cap after it is closed? How much area will be filled with garbage? What are the maximum tons per day that it will accept? Does the contract have minimum tons per day quota? What type of garbage will it be filled with. How much garbage will come from Bucks? How many years will it be in operation? What will the liner and cap be made of? How long will the operators be responsible after the landfill closes? Will there be radioactive garbage? Mr. Mariani said the EPA has said that all landfills leak. He doesn't think we will be able to contain all that waste and protect the environment. Mr. Mariani said he is more concerned about the garbage piling up than he is about the day it stops. Chairman Harvie said for the landfill that is shared between us and Tullytown, the DEP gave two years for it to close. The Turkey Hill landfill (G.R.O.W.S. North) site still has a few years left. The expansion they are working on, the old Coke Works site in the Steel Mill, called G.R.O.W.S. Fairless, is about 250 acres. The land was so polluted that Waste Management had to spend millions of dollars to clean it so they can make it a landfill. Chairman Harvie said this is the second most-regulated industry in America other than nuclear power. Some of the issues Mr. Mariani raised, they raised in 2005. There is a subsidiary company that runs these landfills. One issue they questioned is, after it is full, does the subsidiary go away and who owns the landfill. It reverts to "Mother Waste" who will own and be responsible for this. In terms of waste coming from outside Bucks County, we cannot regulate that. It is all residential and some construction. Every truck that goes into the landfill goes through a radioactive detector. They are not allowed to accept any radioactive waste. There is no minimum tonnage, but there is a "most favored nation" clause. Over the life of the existing landfill, if any other community in Pennsylvania has a rate higher than what we get, we automatically match that rate. We are decades away from when the landfill will not be operating. The money will come to Falls. That is fixed, whether it be 15 years or 17 years or some other timing. Mr. Mariani restated that he is concerned about leakage from the liner.

Mrs. Jeanine Davis said she and her family had been Falls Township residents for 15 years and recently moved to Lower Makefield. Mrs. Davis said that Member Rocco previously announced about a Tourette Syndrome Alliance support group. Mrs. Davis is a member of the Board of Directors for the PA Tourette Syndrome Alliance. Tourette Syndrome is an often misunderstood inherited neurological disorder. Mrs. Davis said her youngest son has Tourette Syndrome and that is why it is close to the hearts of her family. He was diagnosed at 8 and is now 13. There is no cure for Tourette Syndrome. The PA Tourette Syndrome Alliance currently had a family camp that was held on June 12th-14th and this year, the kick off for camp was a banquet that celebrated the PA Tourette Syndrome Alliance's 30th Anniversary. This was held at Camp Eder in Fairfield, PA. They have workshops and activities and they give the opportunity for parents to connect with other families who have

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Tourette Syndrome. Tourette Syndrome awareness month runs from May 15th through June 15th. Tourette Syndrome is a neurological disorder that is recognized by ticks. The ticks are an involuntary, rapid set of movements or vocalizations that occur repeatedly in the same way. They can disappear for a while and then come back. The onset of symptoms is before the age of 18 and most people are diagnosed between the ages of 7 and 13. The PA Tourette Syndrome Alliance is a non-profit organization that promotes awareness and acceptance, and provides education and assists families, schools, and communities while advocating for individuals with Tourette Syndrome. For more information, please call 1-800-990-3300 or go to www.patsainc.org. There is a local support group held in January, April, July, and October, on the third Tuesday of these months, at 7:30 p.m. at St. Mary. Their next meeting will be held on July 21st. The PA Tourette Syndrome Alliance is for anyone in the State of Pennsylvania. Anyone that is suffering from this disorder should be aware of the support that is out there. Chairman Harvie thanked Mrs. Davis for the information she provided.

ITEM # 2 CERTIFICATE OF APPROPRIATENESS – 25 AND 27 LOWER MORRISVILLE ROAD – TMP # 13-020-303 & 13-020-304 – CHANGE HOUSE SIDING FROM CLAPBOARD SIDING TO VINYL SIDING

Chairman Harvie said at the last meeting we heard from the property owner, Mr. Rich Feldman, who raised his thoughts and concerns about his property at 25 and 27 Lower Morrisville Road and desire from the board to speak with the Historic Architectural Review Board (HARB). Member Boraski moved to deny the Certificate of Appropriateness for 25 and 27 Lower Morrisville Road; Member Dence seconded the motion. (no vote taken at this time) Member Boraski moved to open public comment; Member Galloway seconded the motion; all board members were in favor. (4-0) Mr. Feldman asked what the previous motion was. Chairman Harvie said it was to deny the Certificate of Appropriateness. Member Dence moved to close public comment; Member Galloway seconded the motion; all board members were in favor. (4-0) A vote was taken on Member Boraski's motion to deny the Certificate of Appropriateness; all board members were in favor. (4-0) Chairman Harvie said this came down to the decision of the HARB Board. They know there are properties that have installed vinyl siding and that is not something the current board did or HARB approved. Mr. Feldman asked what exactly is hardy plank. Mr. Sullivan said there is no historical significance to hardy plank; it is wood siding. Mr. Feldman said he doesn't understand the reasoning when hardy plank looks exactly like aluminum siding. He said he takes pride in his property and cannot afford hardy plank at the cost of \$34,000 or stripping and repainting the current paint every five years at the cost of \$7,000. He finds it unfair that he is forced to do this. Chairman Harvie said they cannot change what other people did in the past. He knows Mr. Feldman is upset, but it is the decision of the HARB Board.

ITEM # 3 W. G. LINCOLN PROPERTIES, L.P. – PRELIMINARY LAND DEVELOPMENT – 640 LINCOLN HIGHWAY – TMP # 13-017-196

Mr. Tom Hecker represents the applicant. He said they are still a couple of issues that they need the opportunity to resolve so they request the opportunity to meet with staff and then come back to the township. Member Dence made a motion to table the preliminary land

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development project for W. G. Lincoln Properties, L.P., located at 640 Lincoln Highway, TMP 13-017-196; Member Galloway seconded the motion; all board members were in favor. (4-0)

**ITEM # 4 ABINGTON RELDAN METALS, LLC – AMENDED FINAL LAND DEVELOPMENT FOR PHASE II – 550 OLD BORDENTOWN ROAD
TMP # 13-51-1-9**

Manager Gray said this is an amended final land development for Phase II at Abington Reldan Metals, LLC, located at 550 Old Bordentown Road, TMP # 13-51-1-9. They are proposing construction to an existing building. Mr. Dean Whitaker, Project Manager from Gilmore and Associates, and Mr. Don Rauchut, representative for the applicant and Project Manager from DMR Construction are here on behalf of the applicant. The proposed project involves the demolition of an existing 1,500 sq. ft. building and the construction of a new 4,374 sq. ft. two-story building to be used as a commercial building and two apartments, along with two parking lots, gravel outdoor storage areas and two underground storm water management facilities. Mr. Whitaker provided further details on this project. Abington Reldan Metals is a company that recycles electronics such as phones, computers, etc. They keep this material from going into the landfills. Mr. Sullivan had no issues with this plan. Chairman Harvie asked about the timeline of phases 3 and 4. Mr. Whitaker said there is no current timeline for those 2 phases. Member Galloway moved to approve Resolution # 15-13, amended final land development for Abington Reldan Metals, LLC, Phase II – 550 Old Bordentown Road, TMP # 13-51-1-9; Member Dence seconded the motion; all board members were in favor. (4-0)

**ITEM # 5 GELEST REALTY, INC. – FINAL LAND DEVELOPMENT FOR
PHASE II – 11 STEEL ROAD – TMP # 13-47-152**

Manager Gray said this is a final land development for Phase II of Gelest Realty, Inc., located at 11 Steel Road, TMP # 13-47-152. The applicant proposes improvements for a facility expansion consisting of a three-phase construction project of an approximately 21,375 sq. ft. laboratory building, 16,800 sq. ft. manufacturing building, 3,500 sq. ft. Band 4 building, and an 8,840 sq. ft. storage shed canopy with associated parking, lighting, and storm water management facilities. Representing the applicant is Mr. John Koopman. Mr. Kevin King and Mr. Matt Suits are here from Gelest, as well as Mr. Bill Rearden, Project Engineer from Bohler Engineering. Gelest is a specialty chemical manufacturer, employing about 100 people. The expansion consists of three phases. Phase 2, which is before the board tonight, consists of construction of an 8,840 sq. ft. canopy, tank farm, and storm water management facilities. Stage 3 is a manufacturing facility and Band building. All review letters are will comply. Mr. Sullivan said he had no concerns at this time. Member Galloway moved to approve Resolution 15-14, final land development for Gelest Realty, Inc., Phase II – 11 Steel Road, TMP # 13-47-152; Member Boraski seconded the motion; all board members were in favor. (4-0)

ITEM # 6 CONSIDER AWARDING TOWNSHIP INSURANCE POLICY FOR THE PERIOD OF JUNE 18, 2015 TO JUNE 18, 2016 (PROPERTY, GENERAL LIABILITY, AND PUBLIC LIABILITY)

Manager Gray received quotes for insurance from Vaughan Insurance Managers in regard to the upcoming insurance proposal for the period beginning June 18, 2015 to June 18, 2016. Quotes are from Travelers/Markel/WNC First/NFIP in the amount of \$367,636, and BRIT/Markel/WNC First/NFIP/Hiscox in the amount of \$319,314. Ms. Christine Vaughan explained the coverage and reported that the township has a high rating. Member Galloway moved to award the insurance policy for June 18, 2015 to June 18, 2016 (Property, General, Liability, and Public Liability) to BRIT in the amount of \$319,314; Member Dence seconded the motion; all board members were in favor. (4-0)

ITEM # 7 CONSIDER GYM MEMBERSHIPS FOR RETRO FITNESS FOR THE POLICE DEPARTMENT

Member Boraski moved to approve the purchase of 29 gym memberships, for the police department, at Retro Fitness in the amount of \$2,900; Member Dence seconded the motion; all board members were in favor. (4-0)

ITEM # 8 CONSIDER RESOLUTION FOR THE PENNDOT AGREEMENT FOR THE ALDEN AVENUE BRIDGE RECONSTRUCTION

PENNDOT is working on a program called Bridge Bundling. Member Galloway moved to approve Resolution # 15-15 to enter into an agreement for the Alden Avenue Bridge reconstruction; Member Boraski seconded the motion; all board members were in favor. (4-0)

ITEM # 9 CONSIDER REIMBURSEMENT AGREEMENT WITH PENNDOT FOR THE ALDEN AVENUE BRIDGE RECONSTRUCTION

Member Dence moved to approve the reimbursement agreement with PENNDOT; Member Boraski seconded the motion; all board members were in favor. (4-0)

There was a break in the meeting at 8:16 p.m. and the meeting reconvened at 8:26 p.m. Chairman Harvie said the system cut out and we are not quite sure exactly what time it stopped recording. Chairman Harvie reviewed the outcome of a couple of the previous agenda items.

ITEM # 10 CONSIDER RESOLUTION FOR THE GRANT APPLICATION FOR TRAFFIC SIGNALS AND UPGRADES

Manager Gray said Mr. Tom Beach from Remington Vernick Beach is preparing a grant application for the installation of two pedestrian crossing signals at South Olds Boulevard and the golf crossing, and New Falls Road near the Vermillion crosswalks. Member

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Boraski asked if they get the grant, would they still need approval from PENNDOT to install the traffic signals at those locations. Manager Gray said it will be part of the grant approval process. They will approve everything at the same time. Member Dence moved to approve Resolution # 15-16 for the grant application for traffic signals and upgrades; Member Galloway seconded the motion; all board members were in favor. (4-0)

ITEM # 11 CONSIDER REAUTHORIZATION TO ADVERTISE FOR THE NEW FALLS ROAD SIDEWALK PROGRAM

Manager Gray said there were no bids received for this project. It is requested that the Board consider reauthorization to advertise this project. Member Boraski moved to reauthorize the advertisement for the New Falls Road sidewalk program; Member Galloway seconded the motion; all board members were in favor. (4-0)

ITEM # 12 MINUTES – MAY 18, 2015

There was one change to the minutes from May 18, 2015. Member Dence was absent from the meeting. Member Boraski moved to approve the amended minutes from May 18, 2015; Member Galloway seconded the motion; all board members were in favor with the exception of Member Dence who abstained from the vote. (3-0-1)

ITEM # 13 ENGINEERS REPORT

Mr. Sullivan said for the 2013 Road Program, the punch list is substantially complete. There are a couple of driveways that need to be addressed. They are under contract to grow grass and the contractor is required to water the grass every three days. Member Dence said he and Mr. Sullivan had discussed the 2012 Road Program and asked Mr. Sullivan about the intersection of Kirby and Winding Way West. General Asphalt was supposed to be out there the following week. Mr. Sullivan will check on this and get back to the township. Member Galloway moved to approve the May, 2015 Engineers Report dated June 12, 2015; Member Dence seconded the motion; all board members were in favor. (4-0)

ITEM # 14 BILL LIST

Member Galloway moved to approve the bill list in the amount of \$2,797,436.00; Member Dence seconded the motion; all board members were in favor. (4-0)

ITEM # 15 EXECUTIVE SESSION – There was no Executive Session held.

ITEM # 16 MANAGER COMMENT

- A. Manager Gray said on May 12, 2015, a hearing was held pursuant to Section 206-12 of the Falls Township Code regarding allegations that Superior Motors violated Chapter 206 of the code. Based on the evidence presented, it was determined that Superior Motors did violate Section 206 of the code on two separate occasions. It

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is recommended that the Board of Supervisors authorize for a \$50 fine to be imposed for the first violation and in addition, a \$100 fine to be imposed for the second violation. It is further recommended that the amount of \$30 be returned to the complainant and a formal warning letter be issued to Superior Motors. Subsequently, the \$30 has been refunded to the complainant. Member Dence said they discussed changing the violation so that the tower would have to pay the legal fees. Ms. Gallagher said that should be in front of the board for authorization to advertise in July. Member Galloway moved to authorize the manager to carry out his findings and concurrent penalties for Superior Motors; Member Boraski seconded the motion; all board members were in favor. (4-0)

- B. Member Dence moved to approve escrow release #6 to Mercer Court, in the amount of \$82,659.37; Member Galloway seconded the motion; all board members were in favor. (4-0)
- C. Manager Gray has Silvi Concrete mylars ready for signature.

ITEM # 17 BOARD COMMENT

Member Dence said for the recent Que for the Troops event, over \$10,000 was raised so far for the Liberty USO. He thanked everyone who came out and helped with this event. Member Dence said they have made an arrest of the person who vandalized all of the tires in Pinewood, vandalized the pool, and set fire to the church. Member Dence spoke about the burned trailer in Breezy Acres, which they know was arson. If anyone has information, please call the fire marshal's office with any information. Today was the last day of school for most area children. Please be careful and watch out for them. Member Dence moved to appoint Ms. Rachel Holl to the Parks and Rec Board; Member Galloway seconded the motion; all board members were in favor. (4-0) Member Dence said the Parks and Rec Board will soon advertise a photo contest. More information will follow.

Member Boraski spoke about the AED project in which the township applied for a grant. The locations for the two new AEDs will be phase 2 of the Falls Township Community Park and the Quaker Penn Park. Along with the AEDs, there will be enclosures that will be going in. There will be 24-hour access to the AEDs and they will be monitored. When you open it up, your picture will be taken and the alarms will go off.


Member Galloway congratulated Member Dence on a marvelous job on the Que for the Troops event. Member Galloway wished a Happy Anniversary to his wife of 25 years.

Chairman Harvie said they had the first Que for the Troops five or six years ago. It is a great event and a lot of people put in a lot of time including the Parks and Rec staff, the Public Works Department, the Police Department, and many others. Everyone deserves a lot of credit. Chairman Harvie said for the AED Program, it is always good to see something that has started come to fruition. Chairman Harvie congratulated the Galloway's on their wedding anniversary. Chairman Harvie said the Delaware Valley Vietnam Veterans Flag Memorial is in their 30th year. It has been here in Falls Township for several years and we are ecstatic that they call Falls Township home. They had a large number of

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volunteers planting about 65,000 flags in a formation that mirrors the Vietnam wall in Washington, D.C. There were so many volunteers this past Friday that they were finished in an hour and a half. It is a tremendously moving event and ceremony. Our Parks and Rec and our Public Works Departments work very well with them. Chairman Harvie said the township has a Live Here Spend Here program which included a logo contest. They had 19 submissions and there were four finalists. Chairman Harvie announced that Mr. Stencler is the winner of the contest. This program encourages people that if you live in Falls Township, to spend in Falls Township. The township will continue to highlight businesses in Falls Township. If you would like your business highlighted, please contact the township. The next township meeting will be held on July 21, 2015. Chairman Harvie wished a Happy Father's Day to fathers and grandfathers for all they do to raise their children and grandchildren. Chairman Harvie wishes everyone a Happy 4th of July and a Happy Birthday to the United States. He said the township had the Citizens Fire Academy and is sure one of the things they focused on is fire safety. He encourages everyone to please be safe.

Member Dence moved to adjourn the meeting; Member Galloway seconded the motion; all board members were in favor. (4-0) The meeting was adjourned at 9:00 p.m.



Jeffrey Rocco, Secretary