

**TOWNSHIP OF FALLS  
BOARD OF SUPERVISORS MEETING**

**ROLL CALL:**

<b>JEFFRY E. DENCE, CHAIRMAN</b>	<b>ABSENT</b>
<b>JEFFREY M. BORASKI, VICE-CHAIRMAN</b>	<b>PRESENT</b>
<b>BRIAN M. GALLOWAY, SECRETARY</b>	<b>ABSENT</b>
<b>JOHN W. PALMER, SUPERVISOR</b>	<b>PRESENT</b>
<b>ERIN M. MULLEN, SUPERVISOR</b>	<b>PRESENT</b>

The meeting commenced at 7:00 p.m. with roll call and pledge to the flag. All Board members were present with the exception of Chairman Dence and Member Galloway who both had prior commitments this evening. Also present were Township Manager/Chief Code Enforcement Officer & Zoning Officer Matthew Takita, Township Solicitor Michael Clarke, Township Solicitor Lauren Gallagher and Township Engineer Douglas Waite. Member Boraski said we are grateful for Middletown Township for accommodating us and also the work of both Managers in making this happen.

**CERTIFICATE OF ACHIEVEMENT AWARD FOR EXCELLENCE IN  
FINANCIAL REPORTING**

Manager Takita spoke about the award the township received for Excellence in Financial Reporting. This is the highest form of recognition in Governmental Accounting and Financial Reporting. This represents a significant accomplishment by a Government and its management. Manager Takita acknowledges Mrs. Reukauf and the Finance Department for receiving this award. Member Boraski also thanked them.

**INTRODUCTION OF NEW POLICE OFFICERS ROBERT EVANGELISTA,  
MARK STILLMAN, RYAN DIFRANK AND SCOTT HALL**

Chief Whitney introduced the new Police Officers. They are Robert Evangelista, Mark Stillman, Ryan DiFrank and Scott Hall.

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

No one signed in for public comment.

**ITEM # 2 JOHN FEHER – MINOR SUBDIVISION – 140 FALLSINGTON-  
TULLYTOWN ROAD – TMP # 13-013-005**

Mr. Heath Dumack (Dumack Engineering) represents the applicants and property owners, Mr. & Mrs. Feher. The lot is approximately 1.7M sq. ft. The bulk of that lot is an ex quarry pond. The property owners have built a home on that property. They are proposing a minor

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sub-division in order to spin the home lot off of that parcel. The lot that has the existing home will be approximately 47,000 sq. ft. Everything in the Engineer's letter is will comply. Member Boraski asked if this is preliminary and final approval. Mr. Dumack said yes. Mr. Clarke said we are not looking at plans; this is just a minor subdivision. Member Palmer moved to approve Resolution 2023-25 for John Feher, minor subdivision at 140 Fallsington-Tullytown Road, TMP # 13-013-005; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 3 TRENCH TECH SHORING SOLUTIONS, INC. – PRELIMINARY  
LAND DEVELOPMENT – 1979 BRISTOL PIKE – TMP # 13-040-046**

Mr. Jerry Gorski (Gorski Engineering, Inc.) represents the applicant, Trench Tech Shoring Solutions, Inc. Mr. Gorski said the plan before the board this evening is a 7,000 sq. ft. building addition over an existing impervious area. They have the added parking that this addition requires. Everything in the Engineer's letter is will comply. Member Palmer asked about potential new jobs. Mr. Gorski said with this addition, they will be able to hire four additional employees at this location. Member Mullen asked if there was an update beyond the June 13<sup>th</sup> letter. Mr. Waite said that is the most recent letter. Member Palmer moved to approve preliminary land development for Trench Tech Shoring Solutions, Inc. Mr. Clarke said the actual Resolution lists both preliminary and final. The township engineer does not have any outstanding items, everything is will comply and he is okay with both preliminary and final approval. Member Palmer revised his motion to approve Resolution # 2023-26 for preliminary and final land development for Trench Tech Shoring Solutions, Inc., 1979 Bristol Pike, TMP # 13-040-046; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 4 CERTIFICATE OF APPROPRIATENESS – 3 SOUTH MAIN STREET  
– TMP # 13-020-311-001 – REPLACING EXISTING ROOF**

Member Palmer moved to approve the Certificate of Appropriateness for 3 South Main Street, TMP # 13-020-311-001, replacing the existing roof; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 5 CONSIDERATION OF RESOLUTION FOR THE STERLING ACT**

Ms. Gallagher said this is a Resolution in support of amending the Sterling Act. The Sterling Act was passed many years ago in 1932 and it essentially does not allow local municipalities to collect any earned income tax otherwise paid in Philadelphia Wage Tax in the City of Philadelphia. If someone lives in Falls Township but works in Philadelphia, they would pay the Philadelphia Wage Tax and none of that money will come back to the township. Member Boraski said this is us signing on and giving us a voice in this movement. The amount of \$1.18M is the estimated impact of the Sterling Act on the township. Member Mullen said she knows a lot of residents who were displeased about this and hopes they are satisfied that we and other municipalities are trying to do something.

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Member Mullen moved to approve Resolution # 2023-27 for the Sterling Act; Member Palmer seconded the motion; all board members were in favor. (3-0)

**ITEM # 6 CONSIDERATION OF HIRING OF MARK STILLMAN AND APPROVAL OF RESOLUTION REQUESTING REIMBURSEMENT OF COSTS OF BASIC TRAINING PROGRAM**

Member Palmer moved to approve Resolution # 2023-28 for the hiring of Mark Stillman and reimbursement of costs of Basic Training Program; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 7 CONSIDERATION OF HIRING OF SCOTT HALL AND APPROVAL OF RESOLUTION REQUESTING REIMBURSEMENT OF COSTS OF BASIC TRAINING PROGRAM**

Member Palmer moved to approve Resolution # 2023-29 for the hiring of Scott Hall and reimbursement of costs of Basic Training Program; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 8 CONSIDER RATIFYING AWARDING TOWNSHIP INSURANCE POLICY FOR THE PERIOD OF JUNE 18, 2023 TO JUNE 18, 2024 (PROPERTY, GENERAL, LIABILITY, AND PUBLIC LIABILITY)**

Member Mullen moved to approve to ratify awarding of Township insurance policy for the period of June 18, 2023 to June 18, 2024 (Property, General, Liability, and Public Liability) for the premium of \$432,500; Member Palmer seconded the motion; all board members were in favor. (3-0)

**ITEM # 9 CONSIDER PROPOSAL FROM REMINGTON & VERNICK ENGINEERS FOR RECTANGULAR RAPID FLASHING BEACONS FOR NEW FALLS ROAD & VERMILLION DRIVE**

Member Boraski said we created ramps and crossings from Thornridge to the Vermillion side (and back) and there have been some incidents and close calls. This is a project that the township is sponsoring. We felt it was in the best interest of the Township and the residents to move forward with this project. We hope when we get this in place, we want the traffic to stop to allow families and children to safely cross New Falls Road. We expect about four months to begin construction and about six months total for construction. It will greatly improve safety along New Falls Road. Member Palmer moved to approve the proposal from Remington & Vernick Engineers for rectangular rapid flashing beacons for New Falls Road & Vermillion Drive; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 10 CONSIDERATION OF FEE AGREEMENT/ENGAGEMENT  
BETWEEN FALLS TOWNSHIP AND CAMPBELL DURRANT, P.C.  
FOR SPECIAL LABOR COUNSEL**

Member Palmer moved to approve the Fee Agreement/Engagement between Falls Township and Campbell Durrant, P.C. for Special Labor Counsel at the rate of \$325 per hour for Shareholders and Associates and \$180 per hour for Paralegals and Law Clerks; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 11 CONSIDER RATIFYING AGREEMENT BETWEEN FALLS  
TOWNSHIP AND PFM GROUP CONSULTING, LLC**

Member Palmer moved to ratify the agreement between Falls Township and PFM Group Consulting at the rates of \$365 per hour for Managing Directors, \$345 per hour for Director, \$325 per hour for Senior Managing Consultant; \$265 per hour for Senior Analyst and \$245 per hour for Analyst; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 12 CONSIDER RATIFYING PERMIT & INDEMNIFICATION  
AGREEMENT FOR TEMPORARY USE OF MIDDLETOWN PUBLIC  
HALL FOR TOWNSHIP MEETINGS**

Member Mullen moved to ratify the Permit & Indemnification Agreement for temporary use of Middletown Public Hall for Township Meetings; Member Palmer seconded the motion; all board members were in favor. (3-0)

**ITEM # 13 CONSIDER THE 2023 DIESEL AND UNLEADED FUEL BIDS FOR  
FALLS TOWNSHIP**

Mr. Jason Lawson said there is one change to the fuel bids. Instead of the Ultra Low Sulfur Diesel at \$0.57 per gallon, it will be Low Sulfur Diesel at \$0.329 per gallon. Member Palmer moved to approve the 2023 Diesel and Unleaded Fuel Bids for Falls Township; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 14 CONSIDER BIDS FOR SALE OF TOWNSHIP SURPLUS VEHICLES**

Mr. Lawson said the bid they received was in the amount of \$960 which did not meet the threshold of \$1,200. This is the second time this has been out to bid. Member Palmer moved to approve the bid of \$960 for the sale of Township surplus vehicles; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 15 CONSIDERATION OF ESCROW RELEASE REQUESTS**

Member Palmer moved to approve the following escrow releases: MM Metals in the amount of \$79,611.31, WAWA, Inc. in the amount of \$2,199, Waste Gas Fabricating in the amount

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of \$43,256.76, and the Lincoln Storage LLC letter of credit escrow release #3 in the amount of \$253,551.05; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 16 APPOINTMENTS TO VARIOUS BOARDS, COUNCILS, COMMITTEES AND COMMISSIONS**

There was no action on this agenda item.

**ITEM # 17 MINUTES – APRIL 24, 2023, MAY 22, 2023 & JUNE 12, 2023**

Member Mullen moved to table this agenda item due to the amount of board members present this evening who were not present at all of the noted meetings; Member Palmer seconded the motion; all board members were in favor. (3-0)

**ITEM # 18 ENGINEERS REPORT**

Mr. Douglas Waite presented the Engineers Report as prepared by Mr. Jones. For land development, the McGill Composting building footings, walls and grading is in progress. The KA Fairless Hills (WAWA) on Lincoln Highway is open with a TCO. NorthPoint Phase 1 building paving work is being completed as well as work around the maintenance building. NorthPoint Phase 1 building 3 landscaping is being performed and building is complete. For the Levittown Car Wash, drainage and concrete work is being completed. For NorthPoint Phase 2 buildings 4, 5, and 6, work on buildings 5 and 6 continues. Mission BBQ requires some additional stabilization for a TCO otherwise that is substantially complete. For LPC Morrisville, we are in the middle of a flood plain application review. Morton Salt – we had a pre-construction meeting and construction is commencing. The Pennsbury School District Falcon Field work remains in progress. NorthPoint Area 3 buildings 7, 8, 9 and 10 was approved for clearing and filling and work is in progress. Air Liquide is on the Planning Commission agenda tomorrow night. For earth disturbances, the Kalimar property is nearing completion. Work is in progress for Alliance Geoffrey Venture which has a rain garden. The McDonald's drive through needs some stabilization for a CO and the Snipes project is underway. For Township projects, we received an NPDES permit and construction sets are being prepared for the township building renovation. For Woolston Drive, we completed the survey to go along with our design and work is in progress. The Martin's Creek and Vermillion Hills footbridge design work is in progress. Member Mullen moved to accept the Engineers Report; Member Palmer seconded the motion; all board members were in favor. (3-0)

**ITEM # 19 BILL LIST**

Member Palmer moved to approve the bill list in the amount of \$3,243,273.60; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 20 ENGINEERING BILL LIST**

Member Palmer moved to approve the Engineering bill list in the amount of \$262,774.20; Member Mullen seconded the motion; all board members were in favor. (3-0)

**ITEM # 21 EXECUTIVE SESSION**

Mr. Clarke said the board held an Executive Session prior to this meeting to discuss personnel matters, a matter of litigation, and a matter of potential litigation.

**ITEM # 22 POLICE DEPARTMENT REPORT**

Chief Nelson Whitney provided the following update:

- There were 1,812 calls for service in the month of May which included 93 accidents and 5 overdoses.
- The police department stopped by to support Girl Scout Troop 2552 with their car wash.
- Lt. Henry Ward just retired after 36 years of service. We wish him well.
- Chief Whitney said the new police officers were introduced at the beginning of the meeting. There are still some vacancies and the next Bucks County Consortium test will be held in October.
- We stopped by at the Pennsbury High School Senior Assembly to talk to the students prior to their prom. We send well wishes to the senior class.
- The Youth Police Academy starts on July 12<sup>th</sup>. If your child wants to learn a little more about law enforcement, this is a great opportunity for them and a lot of fun.

**ITEM # 23 MANAGER COMMENT**

No report.

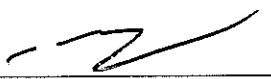
**ITEM # 24 BOARD COMMENT**

Member Palmer thanked Middletown Township for the use of their meeting facilities. It is a big help.

Member Mullen also thanked Middletown Township for use of their building.

Member Boraski – no comment.

Member Mullen moved to adjourn the meeting; Member Palmer seconded the motion; all board members were in favor. (3-0) The meeting was adjourned at 7:42 p.m.

  
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Brian Galloway, Secretary