

Falls EAC Meeting July 10, 2025

Attendance

EAC members

Present: Jairus James, Jeannine Delwiche, Rachael Boice, Connor Schmiegel, Erik Person

Absent: Jonathan Manderack, Suzanne Sabo

Others present: none

Meeting Called to order: 7:20 pm

ITEM #1: PLAN REVIEWS

PGE Rentals at 95 Lower Morrisville Rd, Fallsington: Preliminary and final land development submission for parking lot expansion, stormwater management system, and other associated improvements. Zoning previously granted waivers to allow for increases in amount of impervious surface.



- No additional variances were requested

The Council has no concerns at this time.

ITEM #2: FALLS TOWNSHIP RESIDENT CONCERNS

- None

ITEM #3: LOCAL EAC ACTIVITIES UPDATE

- No updates for Bristol Borough, Langhorne, Morrisville, or Yardley
- Bristol Township: [Household Hazardous Waste Collection](#), August 9, Bucks County Technical School, 610 Wistar Road, Fairless Hills, Bristol Township
- Lower Makefield Township
 - EAC Lecture Series:
 - “Microplastics” and “Rain Gardens 101” is available on [their website](#)
 - Monthly “Birding for Beginners” on the 3rd Sunday of the month, 8:30 AM—9:30 AM. Led by the Township Naturalist at Five Mile Woods, 1315-1329 Big Oak Rd, Morrisville
- Middletown Township
 - Exploring an Energy Audit ordinance
- Newtown Township
 - Exploring an update to a native tree ordinance
- Upper Makefield
 - Discussing a Township Tree Planting Plan as well as salting practices

ITEM #4: EARTH DAY 2026

- No updates

ITEM #5: IDEAS FOR NEWSLETTERS

- For Spring/Summer 2026:
 - Firefly support: <https://www.chasingbugs.com/how-to-help-fireflies/>
- For Fall/Winter 2026:
 - Ideas? Protecting storm drains? Proper disposal of old oil?

ITEM #6: APPROVAL OF MINUTES (Motioned: JD; Seconded: EP)

- May 7, 2025 minutes were approved (5 yea, 0 nay, 0 abstain)

ITEM #7: OLD/NEW BUSINESS

Old Business

- Bird Town signs
 - One will be by Fallsington Memorial Park, seeking an alternating location for one intended for Lake Caroline

New Business

- Water Quality Fund mini-grant opportunity: Bucks County Conservation District recently approved a grant program to encourage partnership among municipalities, their EACs, non-profit and civic organizations. The grants will be awarded to projects that support their mission of soil and water conservation – a big umbrella that includes stormwater management, naturalized green space for passive recreation, education/outreach, community science, tree planting projects, basin naturalizations, and more. A 50% match is required and can be fulfilled by in-kind labor or cash match. The application deadline was due June 15, 2025.
- Amazon Data Center at 600 Ben Fairless Dr, Fairless Hills. The Department of Environmental Protection invited comments in June on an Air Quality Plan Approval Permit covering the installation of 72 - 2.5 MW diesel-fired emergency generators (180 MW total) and two 750 kW diesel-fired house emergency generator engines at the new Amazon Data Services Inc. data center in Falls Township, Bucks County.

Next meeting: Thursday, August 14, 7 pm at 450 Lincoln Highway (the Social Security Building)

ADJOURNMENT: 7:49 pm