



Township of Falls

BUCKS COUNTY, PA

Board of Supervisors Agenda

The meeting will be held at Falls Township Municipal Building,
188 Lincoln Highway, Fairless Hills, PA 19030

REGULARLY SCHEDULED MEETINGS OF THE BOARD OF SUPERVISORS ARE AUDIO AND VIDEO RECORDED

FEBRUARY 23, 2026

TIME: 6:00 PM E.S.T.

SALUTE TO THE FLAG

ROLL CALL:

JEFFRY E. DENCE, CHAIRMAN
ERIN M. MULLEN, VICE-CHAIRPERSON
BRIAN M. GALLOWAY, SECRETARY
JOHN W. PALMER, SUPERVISOR
TIMOTHY M. LOTECKIE, SUPERVISOR

PRESENTATION FROM MEN OF HARMONY & PENNSBURY RESERVES OFFICERS'
TRAINING CORPS (ROTC)

ITEM #1: EXECUTIVE SESSION

ITEM #2: PUBLIC COMMENT – FIVE MINUTE LIMIT PER PERSON
FORTY-FIVE MINUTE MAXIMUM

ITEM #3: CONSIDERATION OF APPROVAL OF STIPULATION TO SETTLE A TAX
ASSESSMENT APPEAL FOR VILLAGE PENNBROOK 2, LLC – 9071 MILL
CREEK ROAD – TMP# 13-040-005

ITEM #4: CONSIDERATION OF APPROVAL OF STIPULATION TO SETTLE A TAX
ASSESSMENT APPEAL FOR ROYAL MANOR APT, LP – 937 W TRENTON
AVENUE – TMP# 13-028-025

ITEM #5: CONSIDERATION OF APPROVAL OF GENERAL RELEASE AND
SETTLEMENT AGREEMENT FOR EMPLOYEE 12151997-6581

ITEM #6: CONSIDERATION OF APPROVAL OF MANAGER'S RECOMMENDATION
FOR JOHN'S AUTOBODY & SERVICE CENTER

ITEM #7: CONSIDERATION OF APPROVAL OF TREE TRIMMING & REMOVAL OF
TREE SERVICE BIDS FOR YEARS 2026, 2027 & 2028

ITEM #8: CONSIDERATION OF APPROVAL OF DONATION REQUESTS FOR TOWNS AGAINST GRAFFITI, LEVITTOWN AMERICAN AND HISTORIC FALLSINGTON DAY

ITEM #9: CONSIDERATION OF APPROVAL OF ESCROW RELEASES

ITEM #10: CONSIDERATION OF APPROVAL OF APPOINTMENT TO THE BOARD OF APPEALS, CABLE ADVISORY BOARD, DISABLED PERSONS ADVISORY BOARD, HISTORICAL ARCHITECTURAL REVIEW BOARD, HISTORIC PRESERVATION COMMISSION, NEIGHBORHOOD TRAFFIC ADVISORY COMMITTEE, PARKS & RECREATION BOARD, PLANNING COMMISSION, POLICE PENSION COMMITTEE, SHADE TREE COMMISSION AND ZONING HEARING BOARD

ITEM #11: MINUTES – JANUARY 29, 2026

ITEM #12: ENGINEERS REPORT

ITEM #13: BILL LIST

ITEM #14: JONES ENGINEERING ASSOCIATES BILL LIST

ITEM #15: MANAGER COMMENT

ITEM #16: BOARD COMMENT

ADJOURNMENT

February 23, 2026

There are two separate bills lists.

1. The primary February bills list totals \$2,787,224.27. Of that amount, \$1,374,363.19 or 49.3%, is Payroll and Benefits. The remaining 50.7%, totaling \$1,412,861.08, includes the following payments:
 - COFCO for the purchase, delivery and installation of furniture for the Municipal Building renovation project for \$387,635.49 (13.9%)
 - Lykon Investments and UFP Industries for the release of their cash bonds totaling \$262,082.57 (12%)
 - Grace Construction, Cloud Gehshan, and Lerro Corporation for the Municipal Building renovation project in the amount of \$150,226.33 (5.4%)
 - Electric, Water, Cable/Internet, and Telephone (Utilities) totaling \$68,365.87 (2.5%)
 - Legal and Engineering services and invoicing/releases from project escrows totaling \$65,962.87 (2.4%) *Note: Does not include Jones Engineering Associates presented separately.*
 - Morton Salt & ATCO International for bulk road salt and ice-go pellets totaling \$61,899.68 (2.2%)
 - Barry Isett & Associates and United Inspection Agency for contracted inspection services in the amount of \$36,640 (1.3%)
 - Stambaugh Ness Tech Solutions LLC for managed IT support in the amount of \$35,033.86 (1.3%)
 - Rycon Construction for the twenty-ninth release of payment for the general contracting portion of the Municipal Building renovation project for \$33,653.63 (1.2%)
 - County of Bucks – Human Services Division for the fourth quarter 2025 payment for the Police Department co-responder program in the amount of \$27,398.25 (1%)
 - QPI Electrical for the twenty-fourth release of payment for the electrical portion of the Municipal Building renovation project for \$26,068 (1%)
 - Payment for the PLGIT Township Debit Card purchases related to various certification/membership renewals, software & support, seminars, and materials & supplies totaling \$13,033.53 (<1%)
 - Riggins, Inc. for the purchase of Diesel Fuel totaling \$5,666.75 (<1%)
2. The second February bills list totals \$322,866.25 representing payments made to Jones Engineering Associates (JEA) for Township engineering services and invoicing/releases from project escrows to JEA for various work completed.