



PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: APRIL 4, 2017

BOARD MEMBERS PRESENT: William Patterson, Chairman
Richard Kratz, Vice-Chairman
Dean Becker, Member
Janet Heacock, Member
Gordon MacElhenney, Member

OTHERS PRESENT: Cecile Daniel, Township Manager
Kenneth Picardi, Township Solicitor
Kevin Conrad, Township Engineer
John Moran Jr., Code Enforcement/Zoning Officer
Shawn Motsavage, Road Master

MINUTES: The minutes of the March 7, 2017 Board of Supervisors meeting were approved upon motion of Janet Heacock and seconded Richard Kratz. There were no public comments on the motion. The motion was carried by a vote of 5-0.

CORRESPONDENCE: Cecile Daniel informed the Board that she had not received all the regular monthly reports as of this meeting date.

Ms. Daniel informed the Board that she received three one-calls regarding the installation of three traffic signals that are a part of the SR4044 Project (Realignment Project of Plank Road/Ott Road/and Route 29). Armour & Sons is the contractor that will be installing these three traffic signals. Ms. Daniel indicated that PennDOT has informed the Township that the current plan is to close Ott Road, from Route 29 to Miller Road, in late April 2017. This detour will extend through December 2018. The first one-call was for the installation of the foundations for the traffic signal that is to be installed at Township Line Road/Cemetery Road/Meyers Road. The second one-call is for the installation of the foundations for the temporary traffic signal to be located at Bridge Street/Route 29/Graterford Road. This temporary traffic signal will be installed prior to the closing of Ott Road and Plank Road. Plank Road, from Route 29 to Route 73, is also scheduled to be closed in late April 2017. The closing of Plank Road will extend through October 2017. During the closure of the intersection of Plank Road and Route 29, the temporary traffic signal located at the Ott/Plank/Route 29 intersection will be removed. The third one-call was notification of the installation of the foundations for the permanent traffic signal at this intersection.

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Ms. Daniel informed the Board that she received a schedule from Collegeville Trappe Joint Public Works Department for the installation of a water line in Betcher Road and Route 113. The work will begin in Betcher Road and move on to Route 113. The installation of the water line in Betcher Road will be done during the day while the installation of the water line in Route 113 will be done at night. CTJPW has informed the Township that they will be closing Betcher Road to through traffic during the hours of 7:00 am to 5:00 pm. This project will run from April 17, 2017 through June 6, 2017.

PUBLIC COMMENTS: There were no public comments.

OLD/NEW BUSINESS:

1. Conditional Use Application: Recovery Management Systems LLC has filed a Conditional Use Application for property located at 360 Gravel Pike in the Village of Rahns. The applicant is proposing a use that is similar in nature to an automobile repair shop (a use permitted by Conditional Use). The Applicant is proposing a business consisting of repossessing vehicles on behalf of the banks. A public hearing is required for this Conditional Use Application. Dean Becker made a motion seconded by Richard Kratz to set the public hearing on this Conditional Use Application for May 2, 2017 at 7:00 PM. There were no public comments on the motion. The motion was carried by a vote of 5-0.

2. Liberty Ministries – Break-Free Fun Run: A request has been submitted to the Board of Supervisors from Liberty Ministries located in Schwenksville, PA. Liberty Ministries is in the process of putting together a fundraiser for the ministry. This fundraiser will be a race to be held on May 21, 2017. This race will include traveling along a portion of Haldeman Road. To include this area in the Liberty Ministries’ race, they are requesting permission from the Board to allow them to do so. The Board reviewed the request of Liberty Ministries and Richard Kratz made a motion seconded by Janet Heacock to grant the request of Liberty Ministries to use a portion of Haldeman Road in their Break-Free Fun Run to be held on May 21, 2017 conditioned upon receipt of a Certificate of Insurance that is acceptable to the Township Solicitor. There were no public comments on the motion. The motion was carried by a vote of 5-0.

SOLICITOR’S REPORT: Solicitor Picardi informed the Board that Karl McKeever of 816 Limerick Road filed an application to the Zoning Hearing Board. This application seeks the following: (1) A Special Exception to allow a private garage that is larger than 1,000 square feet. The Board discussed the proposed size of the garage in the application. The proposed size is 2,710 square feet. Mr. Moran explained that the square

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footage includes the size of the existing garage which is approximately 960 square feet. As a result, the special exception would be for the 1,750-square foot addition to the garage. Since this square footage is larger than the 1,000 square feet, Mr. McKeever needs to obtain a Special Exception from the Zoning Hearing Board. (2) The other requests are variances from the Zoning Ordinance. Mr. McKeever is requesting a variance to allow the installation of an in-law's quarters on the second floor of the proposed garage addition. Under the existing Zoning Ordinance, an in-law's quarters is only permitted in the structure where the owner resides. By placing the in-law's quarters in the garage, the garage is no longer an accessory structure, but would now be a principle structure as there are two residences on the property in two separate structures. To be able to do this, additional variances will be required. Beside the variance for the proposed in-law quarters, Mr. McKeever will need variances to allow a second principle structure on the property and a variance covering the distance between the two structures. There was a discussion regarding the variance request for the proposed in-law's quarters. Since one of the variances covers the distance between the two structures, the Board asked why the two structures could not be connected. If the two structures were connected, then there would be just one principle structure on the property. The Board was concerned about allowing two residences on a single lot. There was concern about the possibility that the second structure could turn into a rental unit once there was no longer a need for the in-law's quarters. Mr. Moran explained that, in previous applications of this nature, the Zoning Hearing Board has put in place conditions to address this from happening. The Board preferred that there be only one principle structure on the property. As result, Dean Becker made a motion seconded by Richard Kratz authorizing the Township Solicitor to attend the public hearing of the Zoning Hearing Board on the application filed by Karl McKeever due to the concern about the request for variances to allow two residences on a single lot. There were no public comments on the motion. The motion was carried by a vote of 5-0.

PUBLIC SAFETY REPORTS:

- **POLICE REPORT:** The Board is in receipt of the PA State Police Report for March 2017.
- **TRAPPE AMBULANCE** – No report for this month.
- **PLYMOUTH COMMUNITY AMBULANCE ASSOCIATION** – No Report for this month.
- **PERKIOMEN TOWNSHIP FIRE COMPANY:** John Moran Jr. submitted the report of the Fire Company.

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- **FIRE MARSHAL'S REPORT:** John Moran, Sr. submitted to the Board the Fire Marshal's Report dated April 1, 2017 for activities taking place during the month of March.

ROAD MASTER'S REPORT: Shawn Motsavage submitted to the Board his Road Master's Report dated April 1, 2017 for activities taking place during the month of March.

In addition to his report, Mr. Motsavage present to the Board a memo dated March 31, 2017, where he made a recommendation on the awarding of 2017-2018 Materials, Supplies, Line Painting, and Open Space Mowing Bids. In his memo, Mr. Motsavage recommended that the Equipment Bid be awarded to P.K. Moyer & Sons; Line Painting be awarded to A-1 Traffic Control Products; Thermoplastic be awarded to Traffic Lines, Inc.; Road Materials and Supplies, except cold patch, be awarded to Highway Materials, Inc.; Cold Patch to be awarded to Hei-Way, LLC; Open Space Mowing to be awarded to Buck Enterprises and Landscaping. The Board reviewed the memo and discussed the recommendation with Mr. Motsavage. Dean Becker made a motion seconded by Richard Kratz to award the 2017-2018 Materials, Supplies, Line Painting, and Open Space Mowing Bids based upon the recommendation of Shawn Motsavage in his memo dated March 31, 2017: Equipment Bid: P.K. Moyer & Sons; Line Painting: A-1 Traffic Control Products; Thermoplastic: Traffic Lines, Inc.; Road Materials and Supplies, except cold patch: Highway Materials, Inc.; Cold Patch: Hei-Way, LLC; and Open Space Mowing: Buck Enterprises and Landscaping. There were no public comments on the motion. The motion was carried by a vote of 5-0.

Last, Mr. Motsavage informed the Board that the garage door to the fourth bay fell down. An attempt was made to repair the door, but the damage done to the door and the motor was too extensive to repair. The anticipated cost to repair the door and motor could be between \$7,000 to \$8,000. Until the garage door is replaced, the fourth bay cannot be accessed which is why some of the equipment is sitting in the lot. The Board authorized Mr. Motsavage to proceed to replace the garage door and motor.

CODE ENFORCEMENT REPORT: John Moran Jr. submitted to the Board his Code Enforcement Report dated April 1, 2017 for activities taking place during the month of March.

In addition to his report, Mr. Moran informed the Board that the Zoning Hearing Board approved the special exception of a pole barn for John Casey on Godshall Road and the variance request for signs that Allied Wire would like to put up for their business located in the Iron Bridge Corporate Center.

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Last, Mr. Moran informed the Board that he received the Property Maintenance Inspection Reports from Code Inspections. Mr. Moran indicated he will review them to ascertain the Property Maintenance Code issues.

PERKIOMEN TOWNSHIP PLANNING COMMISSION MEETING: Cecile Daniel reported that the Planning Commission Meeting scheduled for March 21, 2017 was canceled.

LOWER PERKIOMEN VALLEY REGIONAL SEWER AUTHORITY: Richard Kratz informed the Board that there were no new matters discussed at the March LPVRS meeting.

ENGINEERS REPORT: Kevin Conrad reported on the following:

1. 2017 Projects: Mr. Conrad informed the Board as to the status of the 2017 Projects:
 - 2017 Road Projects: A Notice to Proceed was issued to Reid Paving Contractors, Inc. A pre-construction meeting is scheduled for April 6, 2017 with a construction schedule to begin the week of April 10, 2017.
 - 2017 Highway/Pedestrian Access Projects: A Notice to Proceed was issued to H&K Group, Inc. A pre-construction meeting is scheduled for April 6, 2017 with a construction schedule to begin the week of April 24, 2017.
 - Hazardous Mitigation and Demolition Project: This project is scheduled to begin the week of April 10, 2017 for the Asbestos Abatement and the week of April 17, 2017 for the demolition of the structures.
 - Haldeman Road: A Notice to Proceed was issue to Ply-Mar Construction, Inc. This project is scheduled to begin sometime in June. As part of that project there are two temporary construction easements that are needed. One temporary construction easement is needed from Montgomery County and the second temporary construction easement is needed from Bianen and Ivette Martinez. Both temporary construction easements have been sent to the property owners and are now before the Board for consideration. Janet Heacock made a motion seconded by Richard Kratz to approve the temporary construction easements between Perkiomen Township and Montgomery County and the temporary construction easement between Perkiomen Township and Bianen and Ivette Martinez. There were no public comments on the motion. The motion was carried by a vote of 5-0.

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2. Lodal Creek Park: Mr. Conrad informed the Board that the Construction Agreement with GoreCon, Inc. for the Lodal Creek Pedestrian Path and Parking Lot Project was reviewed by SSM and the Township Solicitor and are ready for the Board's consideration. With everything being in order, Dean Becker made a motion, seconded by Richard Kratz, to approve the Construction Agreement between Perkiomen Township and GoreCon, Inc. of Doylestown, PA for the Lodal Creek Pedestrian Path and Parking Lot Project. There were no public comments on the motion. The motion was carried by a vote of 5-0. Ms. Daniel then informed the Board that Shawn Motsavage contacted three companies for quotes to complete the basketball surfacing treatment. Mr. Motsavage pointed out that he received quotes from two of the companies but not from the third company. As a result, he followed up with the third company on their submission of a quote for this work. Mr. Motsavage was informed that he would receive the quote in time for this meeting, but the third quote did not arrive prior to the meeting. Ms. Daniel informed the Board that the two quotes received were: Mainline Tennis Company of Schwenksville, PA for \$15,000.00 and Top-A-Court, LLC of Hatfield, PA for \$16,980.00. Solicitor Picardi indicated that since these were the only two quotes received, Ms. Daniel could proceed with the review of these two quotes. In addition, Ms. Daniel indicated that she received a quote from Boyce Associates a.k.a. PlayPower LT Farmington, Inc. and Buzz Burger Inc. for the purchase and installation of four basketball poles and backboards. The cost for the purchase of the basketball poles/backboards and installation is \$9,348.20. After discussing this information, Ms. Daniel recommended proceeding with the following unless the Board raised objections to her recommendation: to proceed with having the installation of the basketball surface treatment be completed by Mainline Tennis Company for \$15,000.00 and proceed with the purchase and installation of the four basketball poles/backboards by Boyce Associates a.k.a. PlayPower LT Farmington, Inc. and Buzz Burger Inc. for \$9,348.20. The Board had no objections with the recommendation of Ms. Daniel as the park development was included in the 2017 Budget; therefore, she will proceed and coordinate this work to be completed by GoreCon.

MANAGER'S REPORT: Cecile Daniel had no additional items to report to the Board.

RECEIPTS AND EXPENDITURES: The treasurer reviewed the receipts and expenditures for the month of March. After review of same, Richard Kratz made a motion, seconded by Dean Becker, to authorize payment of the March bills. There were no public comments on the motion. The motion was passed by a vote of 5-0.

There being no further business, the meeting was adjourned upon a motion made by Gordon MacElhenney and seconded by Dean Becker.