



## PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014

---

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

**OTHERS PRESENT:** Cecile Daniel, Township Manager  
Kenneth Picardi, Township Solicitor  
Darryl Jenkins, Township Engineer (In place of  
Kevin Conrad)  
John Moran Jr., Code Enforcement/Zoning Officer  
Shawn Motsavage, Road Master

Dean Becker called the July 1, 2014 Board of Supervisors Meeting to order in the Perkiomen Township Administration Building at 7:00 p.m.

**MINUTES:** The minutes of the June 3, 2014 Board of Supervisors meeting were approved upon motion of Janet Heacock and seconded by Richard Kratz. There were no public comments on the motion. The motion was carried by a vote of 5-0.

**POLICE REPORT:** The Board receive and reviewed the State Police Report for May and June.

### **CORRESPONDENCE:**

- **TRAPPE AMBULANCE** - Report for June.
- **LOWER FREDERICK REGIONAL AMBULANCE CORP:** Report for June.
- **CPVRPC** - June Meeting Minutes.
- **PSATS BULLETIN:** Report for June.

**SOLICITOR'S REPORT:** Kenneth Picardi reported that a few of the items that he has been working on will be discussed under agenda items later in the meeting. In addition, Mr. Picardi requested an Executive Session to review with the Board a personnel matter and a real estate matter.



## **PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014**

---

**ROAD MASTER'S REPORT:** Shawn Motsavage submitted to the Board his Road Master's Report dated July 1, 2014 for activities taking place during the month of June. In addition to his report, Mr. Motsavage submitted a memo regarding the issue of the replacement of mailbox/posts damaged during the winter snow storms. There were two separate issues for the Board to discuss and consider: (1) the mailbox/post damaged at 135 Seitz Road and (2) a policy regarding the reimbursement of mailboxes/posts damaged during a winter storm. Regarding the first issue, Mr. Motsavage explained that during one of the winter storms, the mailbox/post located at 135 Seitz Road was damaged. The mailbox/post was decorative in nature; therefore, the cost to replace this mailbox/post was \$263.00. Due to the nature of the mailbox/post, the price was higher than the average cost to replace a mailbox/post. (2) Mr. Motsavage presented to the Board information that he would like the Board to consider in creating a policy when mailboxes/posts are damaged by snow plows during winter storms. Presently, there is no set policy and Mr. Motsavage is recommending to the Board a cap for the mailbox/post replacement in the amount of \$95.00. As a part of this policy, Mr. Motsavage is recommending that a property owner would need to submit proof of what the mailbox/post cost to replace. Regardless of the cost to the property owner, the amount to be paid by the Township would be capped at \$95.00. The Board discussed Mr. Motsavage's request. First, regarding the replacement policy of the mailbox/post. The Board considered the creation of such a policy with a cap of \$95.00. It was Solicitor Picardi's recommendation that this policy be set forth in the form of a Resolution. Solicitor Picardi was directed to prepare said resolution for the Board's consideration at the August Monthly Meeting. Second, since the amount to be offered for replacement of a mailbox/post is \$95.00, the Board directed Mr. Motsavage to inform the property owner of 235 Seitz Road that the Township will offer to pay \$95.00 toward the replacement of the mailbox/post.

**FIRE MARSHALL'S REPORT:** John Moran Sr. submitted to the Board his Fire Marshall Report dated July 1, 2014 for activities taking place during the month of June.

**CODE ENFORCEMENT REPORT:** John Moran Jr. submitted to the Board his Code Enforcement Report dated July 1, 2014 for activities taking place during the month of June.



## **PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014**

---

In addition to his report, Mr. Moran discussed the following with the Board:

- Request of Property Owner: Anthony and Patricia Monostra requested consideration by the Board to allow them to keep a portion of their grapes vines that they planted on township property. Mr. Moran explained that, as part of the Perkiomen Greene Subdivision, there is a buffer area the runs along Bonnie Lane and the backyards of homes along Cornwallis Way. The area where the grapes vines are located are situated between this buffer area and the Monostra's backyard. Mrs. Monostra explained that, for the last three years, they have been maintaining the grass along the tree line of the buffer area while maintaining their grape vines. At the time the grape vines were installed, the Monostras was unaware that they were placing a portion of their grape vines on Township Property. The area involved is approximately ten feet into the buffer area and does not encroach into the existing tree line. The Board discussed the request of the Monostra's and based upon the information presented by to them by Mrs. Monostra did not have a problem with the Monostra's request to keep that portion of the grape vines that is located on the Township Property in its present location subject to Solicitor Picardi preparing a written License Agreement stipulating the criteria under which the Monostra's can keep their grape vines on Township Property.
- International Property Maintenance Code: Both Mr. Moran and Solicitor Picardi submitted to the Board a draft Ordinance that would adopt the 2012 edition of the International Property Maintenance Code as the property maintenance regulations that would govern the conditions and maintenance of all property, building and structures in Perkiomen Township. Solicitor Picardi presented Ordinance No. 220 in draft form for the Board's consideration. If the Board finds the draft to be acceptable, then both he and Mr. Moran is requesting authorization to advertise the proposed Ordinance for the August Monthly Meeting. The Board reviewed the draft Ordinance and discussed with Mr. Moran the principles of the International Property Maintenance Code. After which, William Patterson made a motion seconded by Richard Kratz to authorize the advertisement of the proposed Ordinance No. 220, which will adopt the 2012 Edition of the International Property Maintenance Code and its successor for Perkiomen Township. Adoption of this Ordinance is to be considered at the August Monthly Meeting. There were no public comments on the motion. The motion was carried by a vote of 5-0.



## **PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014**

---

- Wayne & Theresa Franks: Mr. Moran informed the Board that the public hearing for the Franks' Zoning Hearing Board Application was continued until July 23, 2014. Mr. Moran also informed the Board that Thomas Keenan, attorney for Mr. & Mrs. Franks, contacted him regarding a zoning interpretation on his client's use of porous paving. The question was whether a portion of the concrete paving could be removed and replaced with porous paving; thereby, eliminating the current zoning violation. After reviewing the Zoning Ordinance and investigating porous paving, Mr. Moran informed Mr. Keenan that replacement of the area in question with porous paving would not violate the Township's Zoning Ordinance. In his letter, Mr. Moran did warn Mr. Keenan that his client would need to install and maintain the porous paving in accordance with the recommended manufacture standards to prevent the surface from being clogged or filled in thereby becoming impervious. At this time, Mr. Moran has heard nothing further from Mr. Keenan on this matter.
- Speed Elite Training Facility: Mr. Moran informed that Board that the Zoning Hearing Board Application for Speed Elite Training Facility was approved by the Zoning Hearing Board on June 18, 2014.

**PERKIOMEN TOWNSHIP PLANNING COMMISSION MEETING:** Cecile Daniel reported that the Planning Commission held their meeting on June 17, 2014. At that meeting the Planning Commission discussed the following: Conditional Use Application for the Umstead Subdivision; began work on a proposed Flood Plain Ordinance; and discussed the creation of an Open Space Conservation District.

**LOWER PERKIOMEN VALLEY REGIONAL SEWER AUTHORITY:** At the June meeting of the LPVRS, there was a discussion regarding the issue of the area velocity meters which will be discussed under the Manager's Report.

### **MANAGER'S REPORT:**

1. Area/Velocity Meters: Ms. Daniel explained that at the June meeting of the Perkiomen Township Municipal Authority, the members discussed whether or not there was room for compromise on the intent of the LPVRS to disband the use of the area/velocity meters and depend solely on the ultrasonic/flume meters when determine whether or not there exists an I&I problem in the individual participating members' sewer collection system. Kevin Conrad, as engineer for the Municipal



## PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014

---

Authority and directed by same, prepared a memo discussing a possible compromise for the Board's consideration. Mr. Conrad indicated that the area/velocity meters should be installed in Meter Pits 7 & 10 during times when there are high flows in the sewer collection system. Typically these periods are during late winter through late spring and late summer through late fall. During the other times of the year, the flows are not as high; therefore, dependence solely on the ultrasonic/flume meter for calculating sewer flow is not as critical. As a result, the area/velocity meters could be removed so that LPVRSAs could schedule maintenance and reduce the wear and tear on the meters. The Municipal Authority Members discussed this at their June Meeting and directed that the memo be forwarded to the Board for their consideration. If the Board found the compromise position to be acceptable, then they recommended that the Board send a letter indicating such to the LPVRSAs. The Board discussed with Ms. Daniel the substance of the memo and Janet Heacock made a motion seconded by Richard Kratz authorizing that a letter be forwarded to LPVRSAs setting for the position of both Perkiomen Township and Perkiomen Township Municipal Authority in discussing a compromise on the intent of LPVRSAs to disband the use of the area/velocity meters in determining I&I in Perkiomen Township Sewer Collection System. There were no public comments on the motion. The motion was carried by a vote of 5-0.

2. Road Issues: Ms. Daniel updated the Board regarding the following road issues: (1) the intersection of Route 29 & Route 113; (2) the bridge known as the Graterford Road Bridge and the bridge known as the Skippack Pike Bridge (bridge that crosses the Perkiomen Creek at Route 29 & Route 73); and (3) the 4044 Project which includes the realignment of the intersection of Plank Road with Ott Road at Route 29. Regarding the intersection of Route 29 & Route 113, information has been received that money for this intersection has been placed in the state's Highway Capital Budget Projects list. Regarding the Skippack Pike Bridge, this bridge is included in a group of bridges that are scheduled for repair. Regarding the Graterford Road Bridge, this bridge has been added to a group of bridges to be repaired. The group listing the Graterford Road Bridge is different from the group of bridges where the Skippack Pike Bridge is listed for repair. The present schedule is to repair the Graterford Road Bridge first and then the Skippack Pike Bridge. This schedule could change depending upon the deterioration of the Skippack Pike Bridge. The repairs of both bridges look to be scheduled for 2015. The intersection of Plank Road/Ott Road/Route 29 are the detour routes for both of these bridges. The status of the 4044 Project, which includes this intersection, was to begin in 2015. Due to present



## PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014

---

funding issues, this project has been delayed. Information has been received that a temporary traffic signal was originally proposed as part of the detour for the repair of the Skippack Pike Bridge. At the present time, information has been received that PennDot is a willing to keep the temporary traffic signal at the intersection of Plank Road/Ott Road/Route 29 until this project is completed and the permanent traffic signal is installed. Traffic congestion at the intersection of Plank Road/Ott Road/Route 29 has increased due to the closing of the Graterford Road Bridge. In order to move up the timetable on the installed of the temporary traffic signal, Ms. Daniel recommended that the Board authorize such a letter be sent to PennDot with this request. The Board agreed and authorized Ms. Daniel to send a letter to PennDot with this request.

### **ENGINEERS REPORT:** Darryl Jenkins reviewed the following items:

1. Bucher Road/Centennial Street Project: Mr. Jenkins explained that two bids were received for the Bucher Road/Centennial Street Improvement Project. The project includes the following: (1) Item A, which is the work to be completed in Perkiomen Township and (2) Item B, which is work to be completed in Lower Frederick Township. Based upon the two bids received, the lowest bidder was SJM Construction Company, Inc. of Spring House, PA. The amount of their bid for both Item A and Item B was \$283,719.00. Lower Frederick Township has informed SSM, that they have decided not to proceed with Item B. Based upon the review of all the documents by both SSM and Solicitor Picardi, the Board has the option of rejecting the two bids in their entirety or the Board has the option of awarding just Item A and rejecting the two bids for Item B. SSM recommended awarding just Item A to SJM Construction Company in the amount of \$230,789.00 and recommended the Board reject the two bids for Item B. The Board discussed the project and decided to move forward as follows: (1) Janet Heacock made a motion seconded by William Patterson to award Item A of the Bucher Road/Centennial Street Improvement Project to SJM in the amount of \$230,789.00. There were no public comments on the motion. The motion was carried by a vote of 5-0. (2) William Patterson made a motion seconded by Richard Kratz to reject the two bids for Item B of the Bucher Road/ Centennial Street Improvement Project. There were no public comments on the motion. The motion was carried by a vote of 5-0.



## **PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014**

---

2. Bridge Street Storm Sewer Replacement Project: Mr. Jenkins informed the Board that SSM has inspected the work completed by SJM Construction Company for the work being completed on the Bridge Street Storm Sewer Replacement Project. The work was found to be installed according to the project requirements and SSM recommends final payment of \$3,363.50 be approved by the Board. With the recommendation of SSM, Richard Kratz made a motion seconded by William Patterson to approve the final payment of \$3,363.50 to SJM Construction Company for the Bridge Street Storm Sewer Replacement Project. There were no public comments on the motion. The motion was carried by a vote of 5-0.
  
3. Iron Bridge Corporate Center Lot #8 & Lot #9: Mr. Jenkins informed the Board that Gorski Engineering, Inc. has completed all of the outstanding items for both Lot #8 (Comstar) and Lot #9 (Williams Form) in the Iron Bridge Corporate Center. As a result, SSM is recommending that the Board consider closing out both projects and releasing the final escrows subject to payment of all outstanding engineering fees and invoices. For Lot #8 (Comstar) the final escrow release would be in the amount of \$2,500.00 and for Lot #9 (Williams Form) the final escrow release would be in the amount of \$5,250.00. With the recommendation of SSM, Richard Kratz made a motion seconded William Patterson to pay the final escrows and close out the projects for Lot #8 (Comstar) in the amount of \$2,500.00 and Lot #9 (Williams Form) in the amount of \$5,250.00 subject to the payment of all outstanding engineering fees and invoices. There were no public comments on the motion. The motion was carried by a vote of 5-0.
  
4. 391 Wartman Road: Mr. Jenkins informed the Board that Tony Mazzamuto has requested release of escrow funds associated with installation of sidewalk and a fire hydrant that does not need to be relocated for his subdivision located at 391 Wartman Road. The amount of the release is \$12,300.00. SSM has inspected the work and recommended that the Board approve Escrow Release No. 4 in the amount of \$12,300.00. With the recommendation of SSM, Richard Kratz made a motion seconded by Gordon MacElhenney to approve Escrow Release No. 4 to Tony Mazzamuto in the amount of \$12,300.00. There were no public comments on the motion. The motion was carried by a vote of 5-0.



## **PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: JULY 1, 2014**

---

5. Kriebel Subdivision – Lot #4: Mr. Jenkins informed the Board that Myers Homes Sales, on behalf of Violet Kriebel, has requested a final release for Lot #4. SSM found the work to be satisfactory and recommended that the final release of \$11,267.51 be approved by the Board subject to payment of all outstanding engineering invoices and fees. With the recommendation of SSM, Richard Kratz made a motion seconded by William Patterson to approve Escrow Release No.2 – Final Payment in the amount of \$11,267.51 subject to the payment of all outstanding engineering invoices and fees. There were no public comments on the motion. The motion was carried by a vote of 5-0.

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

### **NEW BUSINESS:**

There was no new business before the Board of Supervisors for the month of July.

There being no further business, the meeting was adjourned upon a motion made by Richard Kratz and seconded by William Patterson.