

East Rockhill Township Board of Supervisors

August 22, 2023

Regular Business Meeting Minutes

The regular business meeting of the East Rockhill Township Board of Supervisors was held at 7:00p.m. on August 22, 2023, in the meeting room at the East Rockhill Township Municipal Office, 1622 North Ridge Road, Perkasie, PA 18944.

Present:	Dave Nyman	Supervisor Chairperson
	Gary Volovnik	Supervisor Vice-Chairperson
	Jim Nietupski	Supervisor Member
	Marianne Morano	Township Manager
	Will Oetinger, Esq.	Township Solicitor
	Steve Baluh, P.E.	Township Engineer
	Jeff Scholl	Public Works Director
	Chief Dickinson	Pennridge Regional Police Department

The meeting was called to order at 7:00p.m. by Mr. Nyman with the Pledge of Allegiance.

Members of the public and press were present.

Announcements or Presentations:

- Next Board of Supervisors Meeting September 26, 2023 7:00pm
- Executive session to take place following the meeting for potential real estate acquisition and potential litigation

Public Comment #1:

- Jim Snyder, 45 Stone Edge Road, asked for the status of Stone Edge culvert easements and roundabout construction timeline. Stone Edge culvert is under design and therefore easements are not determined yet and the roundabout is estimated to be completed in 8-10 weeks once construction starts.
- Larry Wheatley, 5 Boulder Drive, asked if the Rock Hill Quarry permits are issued by East Rockhill. It was noted that a Federal Court decision placed extraction under PA DEP jurisdiction.
- Ron Schulberger, 2386 Hill Road, stated that Old Bethlehem Pike should be reopened when construction is not taking place.
- Lou DiTonno, 1 Boulder Drive, asked if Rock Hill Quarry had dual ownership. It was noted that Hanson Materials has been under Heidelberg Materials corporate ownership.
- Jennifer Wright, 400 Three Mile Run Road, read her public comment from the July 2023 meeting minutes and stated Bucks County Conservation District advised her they did not have a record the Township reported her oil sheen concern on the Creek. Mr. Baluh stated that it was reported verbally. Ms. Wright stated Ms. Carlton could not be present at tonight's meeting but her wells are believed to be damaged by blasting and have not been tested for PFAS. Ms. Carlton has been communicating with Mrs. Morano through email, making the Township aware. Her well is under DEP investigation and DEP has scheduled PFAS testing.

Approval of Minutes and Bills Payable:

Approval of Minutes Payment of Unpaid Bills.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to approve the meeting minutes from the Board of Supervisors' July 25, 2023 Regular Meeting as presented. With no additional discussion, all present voted in favor.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve payment of the Bills List dated August 18, 2023, for a total amount of \$311,130.30 as presented. With no additional discussion, all present voted in favor.

Board and Commission Reports:

Pennridge Regional Police Department: Chief Dickinson

The Chief shared the July 2023 Pennridge Regional Police activity report. The report is on file.

- Mr. Nietupski asked if business checks were still done. Yes.
- Chuck Weaver, 47 Ridge Run Road, stated a minor typographical correction was needed.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to accept the Pennridge Regional Police Department report. With no additional discussion, all present voted in favor.

Township Manager's Report: Marianne Morano

Fence Deed Restriction. Property owner David Greene, 18 Greenleaf Circle, was present to request deed restriction relief to install a Oklahoma with deluxe square lattice privacy style fence 6 feet high. Mr. Greene is requesting this style fence for his dog to minimize barking and so no one can reach over fence. The Board of Supervisors in the past have granted deed restriction relief for a 4 ½ feet high specrail S9 aluminum fence only. It was stated the address of 712 Campus Drive has a privacy fence.

The consensus of the Board was for Mrs. Morano to investigate the fence at 712 Campus Drive and to table further discussion until the September meeting.

Pennridge Wastewater Treatment Authority Correspondence.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to decline the request to sell Hilltown Township 125 EDUs (Equivalent Dwelling Units).

Salt Bids 2023-2024 Season.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to award the 2023-2024 salt bids to Silvi Concrete Products dba Riverside Construction through Bucks County Consortium at the rate of \$66.00 per ton delivered and \$65.85 per ton undelivered as presented. With no additional discussion, all present voted in favor.

2024 Preliminary Draft Budget.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to authorize advertising 2024 preliminary budget work session meetings for 6:15pm on September 26, 2023, and October 24, 2023. With no additional discussion, all present voted in favor.

Traffic Planning and Design Agreement.

On motion by Mr. Nietupski, and seconded by Mr. Volovnik, to authorize execution of an Agreement for a PennDOT permit update submission for license plate readers on three traffic signals from Township Traffic Consultant, Traffic Planning and Design, for a not to exceed amount of \$15,000.00 noting that a Pennridge Regional Grant will reimburse the expense. With no additional discussion, all present voted in favor.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to approve the Township Manager's report. With no additional discussion, all present voted in favor.

Public Works Report: Jeff Scholl

Mr. Scholl updated the Board on Public Works activities as of August 18, 2023. The report is on file. Township third party tree service removed a tree on West Rock Road today.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to approve the Township Public Works report. With no additional discussion, all present voted in favor.

Township Engineer Report: Steve Baluh, P.E.

Stone Edge Culvert. Mr. Baluh noted design of culvert continues, however the culvert with design improvements indicates the culvert will still flood during frequent storms. Prior to next meeting he will contact DEP to see if they will provide a response if a design that will still flood can be approved. To raise Stone Edge Road more will result in Three Mile Run Road flooding.

Old Bethlehem Pike Sewer Extension. Letters were sent to 11 residents in East Rockhill Township and 21 residents in West Rockhill Township requesting public comment and that has now closed. East Rockhill Township received 2 written responses indicating interest in public sewer connection and West Rockhill Township received 1 written response and 1 verbal response indicating interest in public sewer connection. Response letters from neighboring Authorities and the Bucks County Planning Commission have not been received at this time.

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to approve the Township Engineer report. With no additional discussion, all present voted in favor.

Township Solicitor Report: Will Oetinger, Esq.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to authorize the Township Manager execute a Unilateral Declaration of Restrictive Covenants at a property located on Hill Road owned by John and Nicole Holahan identified as tax map parcel 12-001-034-002 for a new single family dwelling contingent on no changes to the Agreement when received. With no additional discussion, all present voted in favor.

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to approve the Township Solicitor report. With no additional discussion, all present voted in favor.

Department and Emergency Services Reports:

On motion by Mr. Volovnik, seconded by Mr. Nietupski, to acknowledge receipt of the Department and Emergency Services reports. With no additional discussion, all present voted in favor.

New or Other Business Supervisors' Items:

- Mr. Nietupski asked for the status of a short term rental ordinance. The Township Solicitor, Engineer and Manager have been working on a comprehensive zoning amendment draft they hope to have before the Planning Commission at their October work session.
- Mr. Nyman reviewed the 5-year sewer treatment plant evaluation from the plant operator, however he believes a detailed Five Year Capital Reserve improvement plan should be prepared annually. Mrs. Morano will contact CKS Engineers for a proposal to provide a 5-year capital improvement budget plan.

Public Comment #2:

- Chuck Weaver, 47 Ridge Run Road, reiterated his request for signs directing walkers to walk with traffic instead of towards it. The information has been placed in Township communications. Mr. Weaver will contact AAA to see if temporary signs are available.
- Lou DiTonno, 1 Boulder Drive, stated there was activity at Rock Hill Quarry. He was encouraged to sign up for DEP email distribution list, noting they announce when there will be activity on the site.
- Mike Durham, 204 Three Mile Run Road, stated Pennridge School District transportation will not go down Crest Drive because they cannot get past detour signs.
- Larry Wheatley, 5 Boulder Drive, stated his development Facebook page posted there should be five supervisors not three.

Adjournment:

On motion by Mr. Nietupski, seconded by Mr. Volovnik, to adjourn the regular meeting into executive session. With no additional discussion, the meeting was adjourned at 8:08p.m.

Respectfully submitted,

Marianne Hart Morano
Township Manager