

**MINUTES OF MEETING
BOARD OF COMMISSIONERS
SPRINGFIELD TOWNSHIP**

The Board of Commissioners of Springfield Township met in regular monthly meeting on Wednesday, October 14, 2009 at 8:00 PM in the Springfield Township Building for the purpose of transacting the general business of the Township. All members of the Board were present. Mr. Harbison presided.

Mr. Harbison asked everyone in attendance to join the Board of Commissioners in a moment of silence honoring the service men and women who have placed themselves in harm's way in order to help preserve our safety.

Mr. Harbison led the Pledge of Allegiance.

Motion (Schaum-Peirce) carried unanimously dispensing with the reading of the previous meeting and approving same as written and recorded in the official minute book of the Township.

Mr. Harbison acknowledged the presence of past Commissioner Jane Roberts in the audience.

Mr. Harbison stated that for those interested in the Flourtown Shopping Center, the Board of Commissioners received a letter from counsel for the developer extending the 90 day land development review period and, therefore, the Board of Commissioners would not be making a decision on that land development.

Maryellen Alviti, Grove Avenue, addressed the Board of Commissioners on behalf of her father who lives on Lorraine Avenue. Her father was interested in the recent road repairs that he believed was a Ralumac process. Mr. Harbison stated that the Ramulac is a surface treatment which is different than a typical milling and repaving process. Mr. Berger reviewed a brief history of the Township's use of Ramulac and a second surface treatment material with a more course surface known as Novachip.

Judy Pattituci, 101 E. Wissahickon Avenue, inquired as to the size and location of the proposed emergency generator at the Flourtown Country Club. Mr. Berger described the general size of the generator and location, which is the current protected area where the refuse is currently stored at the Country Club.

Mr. and Mrs. Grant, 733 Falcon Drive, asked for the Board's assistance with regard to the maintenance conditions at 731 Falcon Drive. The Grants briefly described the current condition involving overgrown vegetation at this location. Messrs. Harbison and Hoffmann appreciated the Grants' concerns but indicated that the Township needs to identify public health, safety or welfare issues in association with the overgrown vegetation. They also reviewed the violation notification

process. Mr. Gillies asked that the Board of Commissioners direct staff to look at this property as well as 306 Station Avenue more closely.

Michael Seaman, 221 Glendalough Road, expressed his disappointment with the recent road maintenance on Glendalough Road and other surrounding streets. Mr. Seaman suggested the roads are ugly and have seams, and it is more difficult to use these roads. He met with 114 properties and nearly all signed a petition expressing their disappointment with the road maintenance. Mr. Seaman asked that the Board of Commissioners consider placing a traditional road surface on Glendalough and the nearby streets. Mr. Harbison indicated that the Board has tasked the Public Works Department to research the short and long term solutions to the use of Ralumac. He indicated that in the past there have not been any issues with the use of the product, and the Board is interested to learn whether there is anything different with the product this year.

Michael DeQuevedo, 701 Avondale Road, discussed the use of the Ralumac material and the process and stated his dislike for the final product.

Liz Stroik, 221 Glendalough Road, and Mairead (child) Drake, 700 Avondale Road, addressed the Board indicating that the use of the Ralumac material may not be appropriately applied to low traffic roads. Ms. Drake indicated that the road surface is very rough and may accelerate the wear on the wheels of various toys.

Mr. Harbison restated his understanding of the issues before the Board: (1) is the Ralumac product the right product to be utilized on neighborhood streets, and (2) how might the Township get the roads to a point where everyone believes they should be.

Donna Wade, 705 Glendalough Road, expressed her appreciation for the work that the Township completed and specifically, the treatment of the roadway surface. She indicated that she did not believe it was appropriate for children to play in the streets, however, in her neighborhood, that does occur and parents actually use their vehicles to preclude others from utilizing the street.

Mike Wallis, 708 Glendalough Road, expressed his dissatisfaction with the final Ralumac product. He understood the reason why the product might be used, and noted that the use of a street sweeper to clean up the loose grit is helpful.

Jason Christie, 713 Glendalough Road, believes the children should be able to play in the street and agreed with Mr. Harbison's issues to be reviewed and corrected.

Jane Roberts, 1106 Churchill Road, inquired as to the status of the draft riparian corridor ordinance. Mr. Harbison noted that the concept was borne by Montgomery County in an effort to help with stormwater management and buffering of the flood zones. The Township Planning Commission and Board of

Commissioners worked on the ordinance for many, many months and recently decided to table the ordinance in favor of additional education to protect riparian corridors. Mr. Berger added that the Township Environmental Advisory Commission is willing to provide guidance to individual property owners on how they may best protect stream banks and riparian corridors. He agreed with Mr. Harbison's thought that the broad-brush approach was not working in Springfield, and that more individual attention and education is appropriate.

Ryan Dougherty, 210 Larrimore Lane, wished to state that the issues discussed by the Glendalough Road residents are echoed by the residents on Larrimore Lane. He asked if there was a timeline when the Board of Commissioners would make a decision on the status of the roadways. Mr. Harbison indicated that the Board would hope to receive more information by the next Board meeting and the situation will then be discussed.

Judy Pattituci, 101 E. Wissahickon Avenue, readdressed the Board and outlined her experiences with utility work on Wissahickon Avenue and suggested the need for children to have a safe place to play.

Mike Lawrence, 1202 Malinda Road, asked if the Board was aware if the proper aggregate size had been used with the Ralumac process. Mr. Harbison said that would be one of the issues to be reviewed.

Liz Stroik, 221 Glendalough Road, asked if the Board would also consider reviewing any environmental issues that may have arisen from the use of the Ralumac product. Mr. Harbison suggested that he might review the matter with a former member of the Environmental Advisory Commission who specializes in air quality, although interior air quality.

Jill Glodek, 219 Glendalough Road, asked what would happen if everything was found to be proper.

Commissioner Dailey noted his understanding that a portion of the complaints also relate to the aesthetic nature of the Ralumac placed on the streets.

Mr. Harbison, Chairman of Internal Affairs and Environmental Resources Committees, reported:

Motion (Harbison-Peirce) carried unanimously to approve the September check reconciliation in the amount of \$1,301,616.95, and the October bill listing in the amount of \$1,107,520.35.

Mr. Harbison announced the future budget meetings through the adoption of the 2010 Budget.

<u>Purpose</u>	<u>Date</u>	<u>Time</u>
Budget Workshop	10/21/09	7:00 PM
Budget Presentation	11/11/09	8:00 PM
Budget Hearing	12/9/09	8:00 PM
Budget Adoption	12/16/09	8:00 PM

Motion (Harbison-Peirce) carried unanimously to adopt Resolution No. 1213, a resolution distributing the annual State aid to the Township municipal pension plans for the year 2009. The total amount of State aid received was \$319,057.39. The allocation is divided among the three Township pension plans based upon a formula provided by the Township actuary.

Mr. Harbison announced that during the month of September, Springfield Township residents recycled 239.2 tons of materials with a householder participation rate of 73.5%. The net income for the month was \$3,754.86.

Mr. Harbison also noted that the Board of Commissioners received a presentation from RecycleBank on October 12, 2009. RecycleBank offers a coupon-incentive program to help increase the participation within recycling programs.

Mr. Schaum, Co-Chairman of Public Safety Committee, reported:

Mr. Schaum announced that the Board of Commissioners received a letter from Jennifer French resigning her position as a member of the Springfield Township Shade Tree Commission. Mr. Schaum thanked Ms. French for her years of service on the Shade Tree Commission and wished her well in her future endeavors.

Mr. Schaum invited any resident interested in serving on the Shade Tree Commission to send a letter of interest or Resume to the Board of Commissioners, c/o Township Manager at the Springfield Township Building.

Motion (Schaum-Heller) carried unanimously to authorize the sale of a 2001 Chevrolet Tahoe to North Wales Borough for the sale price of \$2,500.

Mr. Gillies, Chairman of Library Committee, reported:

Mr. Gillies indicated that the Friends of the Library had a successful annual giving campaign during 2009 raising \$14,450 from 420 donors in the Springfield community. The donations to the Friends support ongoing library programs such as the Summer reading program and engaging performers to entertain children and their

families through the Summer months. The Friends also provided a required matching grant of \$1,300 to the *Bill and Malinda Gates Foundation* for computer hardware, and will also purchase \$6,000 worth of computers for pre-schoolers. The 2010 annual fundraising campaign is in the planning stages.

Mr. Standish, Chairman of Public Works and Facilities Committee, reported:

Motion (Standish-Schaum) carried unanimously to adopt Resolution No. 1214, a resolution authorizing Springfield Township to enter into a five year agreement with PennDOT for Springfield Township to remove ice and snow from specified PennDOT streets. There are 11 streets, or sections of streets, specified in the agreement. The annual fee paid by PennDOT is \$31,712.22.

Motion (Standish-Heller) to award contracts to four prime contractors for phase III renovations at the Black Horse Inn as follows: (1) general construction: Hanson General Contractors, of Philadelphia, \$136,485; the award includes the implementation of deduct alternate #12, which is a deduction of \$1,000, (2) mechanical contractor: B & E Boiler Works, of Red Hill, PA, \$28,250, (3) plumbing contractor: FMA Contracting, of Pennsauken, NJ, \$17,495, and (4) electrical contractor: Condon Electric, of Pottstown, PA, \$28,890. The total cost of phase III renovation is \$211,120.

Mr. Gillies inquired as to the source of the funding. Mr. Berger indicated that 50% was Redevelopment Assistance Capital Program funding and 50% was from the Township capital reserve fund. Mr. Gillies indicated that at a meeting in November 2008, the Board agreed there would be no further burden on local taxpayers for the ongoing renovations at the Black Horse inn. He also noted that the Friends of Historic Bethlehem Pike are maintaining a balance of \$29,000 in their account.

Mr. Dailey asked why the increase from an original estimate of \$1.5 million to a completion cost estimate of \$2.8 million. He suggested this project is not a priority of his and believes the Township could spend additional funds on stormwater management and perhaps accelerate the project to replace the East Mill Road bridge. Mr. Dailey suggested that all the Black Horse Inn bids be rejected.

Mr. Harbison noted that he shared the concerns discussed this evening, but that this particular renovation project will secure the first occupancy of the building.

Mr. Gillies asked that staff provide a listing of up to date expenditures of the Township. In referring to a 2005 letter related to the capital fundraising campaign, the letter indicated that the total Township expenses would be \$109,000. He hoped that the project could revert back to the initial thrust of a volunteer based renovation project.

Mr. Heller indicated that while he was not one of the Commissioners early in the Black Horse Inn project, he has been a supporter of the Black Horse Inn due to

its importance to the Bethlehem Pike corridor. He believes that the current expenditure for occupancy of a portion of the building is minimal. Mr. Gillies opined that the Township involvement in the renovation project continues to grow. The Township should look at options to convey the property to the Friends of Historic Bethlehem Pike or another organization. The private fundraising efforts are not as successful as anticipated, and therefore, the Commissioners have taken on the financial responsibility. Mr. Heller stated his belief that the Black Horse Inn is a Township-owned property and needs to be maintained.

Vote on motion: 4-3; Dailey, Gillies, Schaum opposed.

Motion (Standish-Heller) carried unanimously to award a contract to Winter-Engine Generator Service to supply a Kohler model #150REOZJD diesel generator for their bid price of \$42,846. It was noted that Emergency Systems Service Inc. provided a lower bid of \$41,550 for a generator they believed to be an approved equal. In review of the Township specifications for the generator, the Public Works Department determined that the generator that Emergency Systems Service quoted contained nine deficiencies. Therefore, the Township did not find the alternate generator to be an approved equal.

Ms. Peirce, Chairwoman., Communications and Cultural Resources Committee, reported:

Ms. Peirce announced that the Township is interested in creating a website advisory committee. The purpose of the committee is to make recommendations on enhancing the Township website, assist in the implementation of improvements, and act as a facilitating group to assist the operating departments of the Township. Residents with a particular interest or skill in website management or communications were asked to send a letter of interest or resume to the Board of Commissioners.

Ms. Peirce also noted that beginning next month, the Township business meetings will be available through a video stream via the Township website.

Mr. Dailey, Chairman of Zoning Committee, reported:

Mr. Dailey announced that the Zoning Hearing Board would next meet on Monday, October 19, 2009 at 7:00 PM in the Springfield Township Building. Mr. Dailey summarized the Zoning Hearing Board agenda.

Mr. Heller, Chairman of Community Development Committee, reported:

Motion (Heller-Gillies) carried unanimously to accept a letter dated October 13, 2009 from Craig Robert Lewis, legal counsel for Federal Realty Investment Trust, owners of the Flourtown Shopping Center, extending the

90 day land development review period until November 12, 2009. The subject of the land development is the renovation of several existing retail areas within the in-line retail portion of the shopping center, the construction of a new 54,000 sq. ft. retail building within the existing parking lot, and the renovation of a portion of the existing old K-Mart store.

Mr. Heller announced that the Township received a letter from George McDowell resigning his position as a member of the Springfield Township Planning Commission. Mr. McDowell needed to resign his position as his new employer restricts service on community boards or commissions. Mr. Heller thanked Mr. McDowell for his service as a member of the Springfield Township Planning Commission. As a result of the resignation, there is a vacancy on the Township Planning Commission. Residents interested in serving on the Township Planning Commission were invited to send a letter of interest or resume to the Board of Commissioners, at the Springfield Township Building.

Mr. Heller announced that the Board of Commissioners will conduct a public hearing on November 11, 2009 at 8:00 PM in the Springfield Township Building to receive public comment on a proposed amendment to the AAA-Age Qualified-1 Residential Zoning District. Mr. Heller noted that the amendment principally centers on a change that would permit up to 20% of the dwelling units to be occupied by persons who do not meet the age requirement of 55 years of age and older. Currently, the ordinance requires that 100% of the dwelling units be occupied by persons 55 years of age or older. The Board of Commissioners may vote to adopt the amendment at their meeting on November 11, but is not obligated to do so.

There being no further business, the meeting was adjourned at 9:45 PM.

Respectfully submitted,

Donald E. Berger, Jr.
Secretary