

MINUTES OF MEETING
BOARD OF COMMISSIONERS
SPRINGFIELD TOWNSHIP

The Board of Commissioners of Springfield Township met in regular monthly meeting on Wednesday evening, December 10, 2014 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. Dailey presided.

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

Mr. Dailey led the Pledge of Allegiance.

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

Mr. Dailey recognized Bonny Davis, Township Tax Collector, who was present in the audience.

Special Announcement

Mr. Dailey announced that later in the evening the Board of Commissioners would be conducting two public hearings. The first public hearing would be held on the preliminary 2015 budget. The second public hearing would be held to consider the rezoning of specific tracts of land adjacent to southbound route 309, south of Paper Mill Road, from "AA Residential" to the "Industrial" zoning district. Anyone with comments or questions related to those two subjects were asked to wait until the conduct of the public hearings.

Major Andrew Billinski, MD, on active duty with the US Army, 8608 Cheltenham Avenue, addressed the Board of Commissioners. Dr. Billinski suggested that he has been made to be a part of the Caroline Drive sanitary sewer project, and does not wish to be a part of the project. He indicated that his existing on-lot sewage system is not malfunctioning. He also indicated that throughout the project, three households had objected to participating. Two of those households have been left out of the project. Dr. Billinski suggested that a Springfield Sun article suggested that previous discussions by the Board of Commissioners indicated that those residents who did not need to participate would not be required. He also noted that he recently received a letter regarding an assessment with regard to the project. In addition to the existing condition of his on-lot system, Dr. Billinski believes he has an alternate connection to a public sanitary sewer main via Cheltenham Avenue. He also believes that due to the topography on his property and the type of building construction, it would be difficult for him to make a connection from his home to the newly constructed Caroline Drive sewer system. He believes that he could attend to future sanitary sewer issues less expensive and easier. Mr. Dailey thanked Dr. Billinski for his service to his country. He noted that the Board of Commissioners discussed this matter as a part of their workshop meeting earlier in the week and the doctor was informed of four options that were presented to the Board for further consideration.

Mr. Dailey, Chairman of Zoning Committee, reported:

Mr. Dailey announced that the Zoning Hearing Board would not conduct a meeting during the month of December as no petitions were received. The next regularly scheduled meeting of the Zoning Hearing Board will be held on January 26, 2015 at 7:00 PM in the Springfield Township Building.

Motion (Dailey-Gillies) carried unanimously to reappoint Megan McDonough to a new three year term of service as a member of the Springfield Township Zoning Hearing Board. The new three year term of service shall expire December 31, 2017.

Mr. Schaum, Chairman of Public Works and Public Safety Committees, reported:

Motion (Schaum-Samtman) carried unanimously to authorize the execution of a Reciprocal Wastewater Conveyancing Agreement between Springfield Township and Cheltenham Township. The agreement is a wholesale wastewater agreement that addresses Springfield's flow limits at its points of connection with Cheltenham's conveyancing system and Cheltenham's flow limits at its points of connection with Springfield's conveyancing system. The agreement also addressed the pass-through wastewater treatment fees and related charges from the City of Philadelphia.

Motion (Schaum-Gillies) carried unanimously to adopt Resolution No. 1339, a resolution authorizing the condemnation of a certain parcel of land and improvements located at 1200 Willow Grove Avenue, Wyndmoor, also known as the Seven Dolors Church property. The condemnation process is one means by which municipalities purchase properties and, in this case, with the full knowledge and concurrence of the property owner. Mr. Garrity remarked that while the Board of Commissioners has authorized the condemnation, the actual condemnation will not be required.

Motion (Schaum-Samtman) carried unanimously authorizing the submission of a letter of interest to the Pennsylvania Emergency Management Agency related to participation in a Non-Disaster FEMA Hazard Mitigation Assistance Grant Program in order to purchase a property that PEMA acknowledges is a "severe repetitive loss" property in Springfield Township. Mr. Schaum provided the definition of a severe repetitive loss property and noted that the property is 30 Brookside Road, Erdenheim. The program is purely voluntary and the property owner is interested in participating.

Mr. Gillies, Chairman of Internal Affairs Committee, reported:

Motion (Gillies-Schaum) carried unanimously to approve the November check reconciliation in the amount of \$1,290,917.55 and the December bill listing in the amount of \$2,274,514.88.

An announcement was made that a special meeting of the Board of Commissioners would be held on December 17, 2014 at 8:00 PM in the Springfield Township Building. The sole purpose of the meeting is to close the business of the Township for the year 2014 and to adopt the 2015 budget.

Motion (Gillies-Schaum) carried unanimously to engage the services of D'Huy Engineering, of Bethlehem, PA, to perform construction management services in conjunction with the Springfield Township Municipal Campus Renovation Project, consistent with their proposal dated September 5, 2014, and for a price not to exceed \$538,141. Mr. Gillies noted that the Township received nine proposals for construction management services and read into the record the eight other firms that submitted proposals.

Motion (Gillies-Samtman) carried unanimously to appoint the firm of Dilworth Paxson, of Philadelphia, to serve as bond counsel in conjunction with the municipal campus renovation project, and special counsel related to the consideration of the lease or sale of the Township sanitary sewer system consistent with their proposal dated December 3, 2014. Mr. Gillies stated that Public Financial Management, on behalf of the Township, issued a Request for Qualifications for bond/special counsel. Four other proposals were received.

Motion (Gillies-Samtman) carried unanimously to authorize Public Financial Management to solicit proposals to purchase an \$8,304,000 general obligation note series 2015. The bank note is in conjunction with the Municipal Campus Renovation Project.

Motion (Gillies-Samtman) carried unanimously to appoint Stephen Kriz, of Enfield Road, Oreland, to fill a vacancy on the Springfield Township Municipal Campus Advisory Committee.

Mr. Gillies announced that the Board of Commissioners has reviewed and set the agency meeting schedule for the year 2015. The meeting schedule encompasses meetings of the Board of Commissioners and all the advisory boards, commissions and committees. Mr. Gillies announced the meeting schedule for the Board of Commissioners and noted that copies of the schedule are available through the office of the Township Manager.

Motion (Gillies-Standish) carried unanimously to approve the appointment of Kenneth R. Bradley, of Chestnut Hill, as the Township Deputy Tax Collector. Mr. Gillies stated that Mr. Bradley was selected by Bonny Davis, the Township Tax Collector, who selected Mr. Bradley due to his familiarity with the position and also with Springfield Township. Mr. Bradley previously served as the Township Treasurer/Tax Collector.

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

Motion (Standish-Harbison) carried unanimously to appoint United Inspection Agency Inc., of Ambler, PA, to serve as the exclusive electrical code inspection service for Springfield Township consistent with their proposal dated October 29, 2014. Mr. Standish suggested the Township solicited proposals to provide exclusive electrical code inspection services and received four proposals. Mr. Standish read into the record the firms from which the Township received proposals. He also noted that the services by United Inspection Agency Inc. will not begin until the Township enacts an ordinance and corresponding resolution setting the electrical inspection services fees.

Mr. Harbison, Chairman of Cultural Resources Committee, reported:

Mr. Harbison announced that during the month of November 2014, Springfield Township residents recycled 190 tons of materials with a householder participation rate of 75.6%. The net cost for the month was \$9,685.37.

Motion (Harbison-Wilson) carried unanimously authorizing the execution of a lease agreement between Springfield Township and Master Care Home Care Solutions Inc., of Erdenheim, to lease a portion of the Black Horse Inn building pursuant to the conditions set forth in the lease agreement, and a base rent of \$1,000 per month, plus utilities. Mr. Gillies noted that the lease agreement precluded the tenant from making any alterations to the bar or ceiling within the barroom.

Mr. Wilson, Chairman of Library Committee, reported:

Motion (Wilson-Harbison) carried unanimously to reappoint Kathleen Klemm, Janet Waxman, Elton Richardson, and Kate McGranaghan as members of the Springfield Township Library Advisory Committee. The new three year terms of service shall expire December 31, 2017.

Bonny Davis, Township Tax Collector, addressed the Board of Commissioners and thanked them for their approval of Mr. Bradley as the Deputy Tax Collector. She wished to point out that Mr. Bradley would have no regular duties in her office but would be available in the event of her becoming incapacitated.

William Spalding, 8624 Cheltenham Avenue, suggested that the Board of Commissioners place the matter of the municipal campus renovation project on a referendum for the residents to vote upon. He also suggested that there should be an examination of the re-use of the existing buildings and alternatives to the current proposal.

Christine Hesser, 127 Orlemann Avenue, asked the Board of Commissioners for an update on the planned amendments to the Industrial zoning district. Mr. Dailey indicated that the County and Township Planning Commissions had reviewed the draft ordinance. The Planners appreciated portions of the ordinance but suggested that the setbacks in the proposed light industrial district might benefit from further consideration. As a result, the Board of Commissioners is asking the Planning Commissions for more input on the proposed setbacks. Mr. Dailey also indicated the setbacks as provided allow some transition between the industrial and residential properties. Mr. Garrity wished to caution that any changes to the Industrial zoning district would not have an effect on an existing industrial use.

Bill Gordon, of the Tank Car Corporation, suggested that he did not believe that the Planning Commissions liked the light industrial zoning classification. He also asked for an outline of how zoning amendments are considered.

Maryann Ford, 8 Shepherds Way, addressed the Board of Commissioners on the Caroline Drive sanitary sewer system and suggested that the Commissioners may have overreached their authority to require connection to the system. Mr. Garrity stated that the Board of Commissioners indeed has the power to entertain the project and the legal authority to require connection to the sanitary sewer system. Mr. Garrity briefly discussed the actual construction project and concluded by reviewing the authority of a municipality through Pennsylvania legislation related to health, safety and welfare matters in the community.

There being no further business, the meeting was adjourned at 8:55 PM.

Respectfully submitted,

Donald E. Berger, Jr.
Secretary