

TOWNSHIP OF LOWER MAKEFIELD  
BOARD OF SUPERVISORS  
MINUTES - NOVEMBER 2, 2022

The regular meeting of the Board of Supervisors of the Township of Lower Makefield was held in the Municipal Building on November 2, 2022. Mr. McCartney called the meeting to order at 7:35 p.m. and called the Roll.

Those present:

Board of Supervisors: James McCartney, Chair  
Fredric K. Weiss, Vice Chair  
Daniel Grenier, Secretary  
Suzanne Blundi, Treasurer

Others: Kenneth Coluzzi, Interim Township Manager  
James Majewski, Community Development Director  
David Truelove, Township Solicitor  
Andrew Pockl, Township Engineer

Absent: John B. Lewis, Supervisor

#### COMMUNITY ANNOUNCEMENTS

Mr. McCartney stated during this portion of the Agenda residents and Youth Organizations may call in to make a special announcement or may contact the Township to request a special announcement be added to the Agenda.

Mr. McCartney stated the EAC will be hosting a Halloween Candy Wrapper Recycling event from November 1 to November 5 and November 7 to November 10 between 8:00 a.m. and 4:30 p.m. Drop-off boxes will be located in the lobby at the Community Center, 1550 Oxford Valley Road and the Township Building, 1100 Edgewood Road.

Mr. McCartney stated runners from beginner to advanced are invited to run a 5K/10K race at Makefield Highlands Golf Course November 4, 2022. All proceeds will be donated to Folds of Honor. Visit <https://irun.redpodium.com/race-the-course-2022> to register. Sponsor is State Farm Insurance.

Mr. McCartney stated the Annual Veterans Parade and Ceremony will be held on November 5, 2022 with the Lower Makefield Veterans Committee. The parade will run along Edgewood Road from Whitehall Drive to Heacock Road and will

conclude with a Ceremony at Veterans Square. The parade will start promptly at 1:00 p.m. Come join us and line the street for our veterans. Sponsors for this event are Artis Memory Care and Commonplace Reader.

Mr. McCartney stated Lower Makefield Township will be hosting a Blood Drive for the Red Cross on Wednesday, November 23, 2022 from 1:00 p.m. to 6:00 p.m. in the meeting room at the Township Building, 1100 Edgewood Road, Yardley PA.

#### APPROVAL OF MINUTES FOR OCTOBER 19, 2022

Ms. Blundi moved, Dr. Weiss seconded and it was unanimously carried to approve the Minutes of October 19, 2022 as written.

#### ENGINEER'S REPORT

##### Discussion and Rejection of Bids for Mechanical, Electrical, and General Construction Contracts for the Administration Building Renovations Project

Mr. Pockl stated Bids were opened on September 28 and all Bids came in well over Budget. He stated for the General Contractor the low Bidder was Donald Reisinger in the amount of \$223,402.00. For the Electrical Bid, the low Bidder was S & S Electrical Services for \$46,564.96; and for the Mechanical, the low Bidder was Clipper Pipe & Service, Inc. in the amount of \$61,567.00. Mr. Pockl stated in talking with the Bidders they indicated that a significant portion of the Bids were due to the price of building materials skyrocketing within the last twelve to fifteen months, threefold in some cases beyond what was the price twelve to fifteen months ago. Mr. Pockl stated he is not recommending awarding the Bid, and he will re-evaluate with Chief Coluzzi and the Township staff as far as whether we want to re-Bid or not in the future.

Dr. Weiss moved and Mr. Grenier seconded to reject all Bids.

Mr. Grenier asked the Budgeted amount, and Mr. Pockl stated it was \$130,000. Ms. Blundi stated she knows that there are problems with the HVAC system, and she hopes we will be able to move forward in a way that makes sense. Mr. Grenier asked Chief Coluzzi to comment on this, and Chief Coluzzi stated this sets the project back timewise. He added that they are working with Mr. Fuller from the Road Department looking at other contractors and doing

a scaled-down design of the second floor. He stated they will consider how to proceed whether they will try to get a Government contractor or go back out to Bid.

Motion carried unanimously.

#### Discussion and Rejection of Maplevale Drainage Improvements Project – Phase 2

Mr. Pockl stated three Bids were opened on October 25 for the Maplevale Drainage Improvements Project Phase 2 which are the inlets on Highland Avenue and out falling them onto the stream along Taylorsville Road as well as clearing of the gravel bar within the stream along Taylorsville Road. He stated the low Bid was from Passerini & Sons in the amount of \$89,925, and the estimated Budget for this project was \$60,000. Mr. Pockl stated they are recommending rejecting the Bids. In discussion with Mr. Fuller from Public Works, they believe there is some opportunity to scale back the scope. Mr. Pockl stated the work within the stream is specialized work and requires a contractor who is familiar with accessing and doing work within the stream. He stated only three Bids were received, and he feels a more acceptable Bid would be received if it were put out to Bid the first part of next year which would be a more acceptable Bidding climate.

Dr. Weiss moved and Ms. Blundi seconded to reject all Bids.

Mr. Grenier asked if this is Phase 2 only, and Mr. Pockl agreed. Mr. Pockl stated Phase 1 includes the pipes on the south leg of Maplevale Drive at the Taylorsville intersection. He stated they had the pre-construction meeting today with the contractor, and that work will be proceeding shortly. He added they are in the process of ordering the materials, and they do not expect a long lead time for the materials. Mr. Grenier stated there are still going to be improvements made for Maplevale that can abate some of the flooding issues, and Mr. Pockl agreed. Mr. Pockl noted the Road Program as well where they are milling down 3" and only putting back 1 ½" to provide additional capacity within the roadway to manage the water from the larger storms within the gutter and the road as opposed to spilling over top of the curb and into peoples' lawns and homes.

Motion carried unanimously.

Yardley Woods Update

Mr. McCartney stated the Board received an e-mail regarding Yardley Woods. Mr. McCartney stated the HOA President communicated that they were satisfied with the way Ryan was proceeding.

PROJECT UPDATES

Woodside Road Bike Path

Ms. Blundi asked about the timeline. Mr. Pockl stated the pre-construction meeting was held with the contractor today. The first project is to re-locate some utility poles and coordinate with PECO to move the poles out of the way of the location of the trail. He stated he will be issuing a Notice to Proceed which will allow the contractor to provide submittals, a schedule, and product information on the materials that they are going to use. He anticipates getting a schedule within the next few weeks. Ms. Blundi stated she assumes that construction will start in the spring; however, Mr. Pockl stated that depends on their manpower and if they have crews available to work over the winter. He stated it is possible work could start before the spring.

Mr. Grenier asked if there is room to move the poles, and Mr. Pockl stated there is. He added that not all of the poles need to be relocated as in the design phase, they worked the path around some of the poles.

Schuyler Tennis Courts

Mr. Grenier asked for an update on the Schuyler tennis courts, and Mr. Pockl stated they have milled the existing courts and removed the fence. They have put down the stone base and asphalt base course and have installed the storm drains. Mr. Pockl stated they are scheduled to start excavating the fence posts and the net posts and installing those Friday. He stated his office will be back on site monitoring construction beginning Friday.

FIRE SERVICES

Authorize Advertisement of Amendments to the Fire Prevention Code Ordinance Regarding Adoption of the 2018 International Fire Code with Amendments

Mr. Tim Chamberlain was present and stated after reviewing the current Fire Prevention Code, he is recommending the Board authorize advertisement of two Amendments. He stated currently we are using the 2000 version of the International Fire Code, and he would like to upgrade to the 2018 Code which would stay current with our 2018 Building Code/Residential Code.

Mr. McCartney asked if there will be a new Code issued. Mr. Chamberlain stated when the Building Code upgrades, the Fire Code will go with that automatically.

Ms. Blundi moved and Mr. Grenier seconded to authorize advertisement of Amendments to the Fire Prevention Code Ordinance regarding adoption of the 2018 International Fire Code with Amendments.

Mr. Grenier asked if this is written specifically to 2018 or is it with the most current version of "IFC," and Mr. Chamberlain stated it is written as 2018. Mr. Grenier stated once there is a new Code, this will have to be done again; and they could have language that would tie it to the latest Code. Mr. Chamberlain stated he did not do that because he has Amendments that he has included that upgrade it to our operations. He stated he wants to make sure that it follows our "best operations here." He stated instead of just updating it when the State updates it, he would rather review it and update it at that point as well.

Motion carried unanimously.

Authorize Advertisement of Amendments to the Fire Prevention Code Ordinance Regarding Fire Safety Registration for Businesses

Mr. Chamberlain stated since 2003 when we adopted the 2000 Fire Code, the Fire Inspectors go out and do fire inspections, and there are Fire Safety Registration forms that have to be filled out getting information such as emergency contacts, building representatives, updated building information, business information, etc. He stated there is nothing in our Fire Prevention Code that forces the businesses to fill those out and pay the respective Fee which

offsets the Fire Inspector's salaries, etc. He stated he is looking for authorization to advertise this Ordinance so that we have "some backing when they do not do it, and there is some force to make them do it." Mr. Chamberlain stated it is important for the Township and at night for the Police and Fire to have the correct emergency contacts for the businesses.

Dr. Weiss moved, Ms. Blundi seconded and it was unanimously carried to authorize advertisement of Amendments to the Fire Prevention Code Ordinance regarding Fire Safety Registrations for businesses.

#### CHIEF'S REPORT

##### Approval of Planting Along Mirror Lake Road

Chief Coluzzi stated the EAC has requested permission to plant thirty trees along the west side of Mirror Lake Road at the Patterson Farm. He stated the trees are approximately 30' on center to be located approximately 30' to 40' from the edge of the pavement. If approved, the trees will be purchased in the amount of \$5,550 with funds from the Tree Bank.

Ms. Blundi moved and Mr. Grenier seconded to approve the planting along Mirror Lake Road.

Mr. McCartney asked how much is in the Tree Bank, and it was indicated that there is over \$100,000.

Ms. Blundi stated this project came out of the volunteer plantings we had at Patterson Farm over the last two years.

Mr. Grenier asked if there are any stormwater issues, and Ms. Blundi stated EAC representatives and Public Works were on site. Chief Coluzzi stated they also made the calls necessary before digging is done.

Motion carried unanimously.

#### SOLICITOR'S REPORT

Mr. Truelove stated an Executive Session was held beginning at 6:45 p.m. and items related to Real Estate, personnel, and informational items were discussed.

Confirm Proper Numbers for Resolutions Approved at the October 19 Meeting,  
Replacing Numbers 22-11 and 22-12 with Numbers 22-15 and 22-16 Respectively

Mr. Truelove stated this will confirm and correct the numbers of the Resolutions that were approved at the last meeting of the Board.

Ms. Blundi moved, Dr. Weiss seconded and it was unanimously carried to confirm proper numbers for Resolutions approved at the October 19 meeting replacing Numbers 22-11 and 22-12 with numbers 22-15 and 22-16 respectively.

Approval of a Settlement Agreement and General Release Between Lower  
Makefield Township and Boucher & James, Inc. (“Settlement Agreement and  
General Release”)

Mr. Truelove stated this stems from the Railroad Crossing on Edgewood approaching Sandy Run which led to the closure of Sandy Run Road. The Township determined that engineering design flaws occurred, and litigation ensued. Mr. Truelove stated the Attorney General’s office also participated. Mr. Truelove stated Curtin & Heefner was outside counsel for the Township, two mediations occurred, and resulted in the proposed Settlement amount of \$766,000.

Ms. Blundi moved and Dr. Weiss seconded to approve the Settlement Agreement and General Release between Lower Makefield Township and Boucher & James, Inc.

Mr. Grenier asked if we are allowed to comment moving forward on the quality of work related to this particular project, and Mr. Truelove stated there is nothing that says anything about nondisbaragement. Mr. Truelove stated other litigation is still ongoing elsewhere with Boucher & James at the State level and other Municipal levels.

Mr. Truelove stated he feels from a litigation perspective the way this was handled was very effective, and a trial was avoided which would have been expensive and could have been Appealed.

Dr. Weiss stated he is happy that there will be closure on this in the near future.

Motion carried unanimously.

Authorize all Necessary and Appropriate Individuals, Including But Not Limited to, the Board of Supervisors, the Interim Township Manager, the Township’s Special Counsel, and the Township Solicitor to Take Any and All Actions Required to Satisfy the Settlement Agreement and General Release, Including But Not Limited to, the Execution of the Agreement and Filing of Pleadings or Other Documentation

Mr. Truelove stated this is a companion Motion, and once the Release is signed certain documents are filed at the Court of Common Pleas.

Dr. Weiss moved and Ms. Blundi seconded to authorize all necessary and appropriate individuals, including but not limited to, the Board of Supervisors, the Interim Township Manager, the Township’s special counsel, and the Township solicitor to take any and all actions required to satisfy the Settlement Agreement and General Release, including but not limited to, the execution of the Agreement and filing of Pleadings or other documentation.

Mr. Grenier suggested that the Motion be amended so that it could be the Interim Township Manager and/or Township Manager depending on the timing; and Mr. Truelove agreed it could be amended in that way.

Dr. Weiss moved and Ms. Blundi seconded to accept the Amendment that the wording will be changed to “Interim Township Manager/and or Township Manager.”

Motion as amended carried unanimously.

Approval of Tentative Contract Agreement Between the Township and the Police Benevolent Association Per the Terms Outlined in the Memorandum of Agreement

Mr. Truelove stated negotiations started in the spring when Chief Coluzzi and Mr. Ferguson met with representatives and accepted their proposals for review after which negotiations occurred. Mr. Truelove stated inflation is high and that was a consideration in negotiations in terms of how to evaluate the demands and responses. He added that the Police Union always has the right to proceed to Arbitration which he has participated in at various levels, and these can be expensive with mixed results and generally no right to Appeal. Mr. Truelove stated he feels this is an appropriate resolution. He stated this will be a four-year Contract. The proposed raise the first year is 4.75% with declining



percentages each year after that. He stated it is important to note that there are also substantial contributions to the Pension Plan from the individual Officers. He stated this is not insignificant given his experience with some of the other Police Contracts in the area. He stated this in some ways offsets the overall costs to the Township. He stated he also feels that while the dollar value is not great, it is also significant that for the first time in the history of the Township the PBA members will contribute toward the premium share for their medical insurance. He stated this is something that is being done everywhere although there are a few outlier Townships/Municipalities where Police do not contribute, but he expects over the next several years this will become more common. Mr. Truelove stated there are other provisions that are beneficial to the Township, and on balance he feels this is a very fair Contract.

Dr. Weiss moved and Mr. Grenier seconded to approve the tentative Contract Agreement between the Township and the Police Benevolent Association per the terms outlined in the Memorandum of Agreement.

Mr. Grenier stated he feels this represents that we are moving forward to fund a professional Police force which does an excellent job; and in addition to funding the Police force we are promoting further education for members of the force which he feels is important and leads to an even better Police force. Mr. Truelove stated the Department is Accredited and a lot of work goes into that. He stated maintaining that Accreditation requires the entire Department to be part of that which maintains the quality of the training and upgrading all aspects of Police work. He stated based on his experience, this Department is at the top of the list.

Ms. Blundi thanked the Chief and former Manager who worked on the negotiations all year. Dr. Weiss stated he feels that this Contract is not only fair to the Officers and Command Staff but for the residents of the Township as well. He thanked Chief Coluzzi and Mr. Ferguson.

Motion carried unanimously.

Approval of Resolution #22-17 in Conformance with Act 57, Regarding Tax Collection, Notice, and Waiver Requests

Mr. Truelove stated Act 57 was passed by the State Legislature this past session and requires under certain circumstances when notices have either not properly been received or sent out for tax payments that there is a Waiver

process that allows the taxpayer to seek some relief, although not relief from paying taxes or some of the back charges. He stated it is a mandate from the State that has to be completed by January 9, 2023 and applies to all taxing entities which would include School Districts as well. He stated the purpose of this is to provide the framework, and we will coordinate with the Tax Collector including forms that may be developed at the State level to make sure that the Tax Collector's office is aware of all of the latest information that is required.

Dr. Weiss moved, Mr. Grenier seconded and it was unanimously carried to approve Resolution #22-17 in conformance with Act 57 regarding tax collection, notice and Waiver requests.

#### ZONING HEARING BOARD MATTERS

With regard to Appeal #22-1982 Munz Construction/Joyce Patay for the property located at 60 Sutphin Road, Yardley, PA 19067, Tax Parcel #20-042-154 Variance request from Township Zoning Ordinance #200-23.B in order to construct a 319 square foot addition which would increase the impervious surface from the existing 29.48% to 31.07% where 18% is allowed, it was agreed to leave this matter to the Zoning Hearing Board.

With regard to Appeal #22-1983 Amy Sheaffer for the property located at 3 Central Drive, Yardley, PA, 19067, Tax Parcel #20-039-127 Variance requests from Township Zoning Ordinance #200-22 which would decrease the side yard setback to 10 feet where 15 feet is otherwise required, and Township Zoning Ordinance #200-23.B which would increase the impervious surface from the existing 18.6% to 20.4% where 18% is the allowable amount in order to construct a 334 square foot addition, it was agreed to leave this matter to the Zoning Hearing Board.

With regard to Appeal #22-1984 Catherine Wharry/Joe Latzko for the property located at 1474 Woodview Road, Yardley, PA 19067, Tax Parcel #20-065-276 Variance request from Township Zoning Ordinance #200-27B in order to expand the size of the current driveway which would increase the impervious surface from the existing 27.1% to 30.1% where 26% is the allowable amount, it was agreed to leave this matter to the Zoning Hearing Board.

With regard to Appeal #22-1985 Morningside Massage/Diana Slaymaker for the property located at 7 Morningside Drive, Yardley, PA 19067, Tax Parcel #20-038-153 Variance request from Township Zoning Ordinance #200-69.A.(7)

in order to allow visitation of clients/patients to a single-family, detached residence, Dr. Weiss moved, Mr. Grenier seconded and it was unanimously carried that the Township participate.

#### COMMUNITY DEVELOPMENT

Approve Pay Application #2 for the Lower Makefield Community Trail Project to Richard E. Pierson Construction Co., Inc. in the Amount of \$81,290.62

Ms. Blundi moved and Dr. Weiss seconded to approve Pay Application #2 for the Lower Makefield Community Trail Project to Richard E. Pierson Construction Co., Inc. in the amount of \$81,290.62.

Mr. Grenier asked what the Pay Application covers, and Mr. Majewski stated it covers a lot of the paving and the base work. He added that currently we are about 52% paid up on the project, and the contractor is two-thirds of the way done. He stated there will be a new Application coming in a few weeks for further payment. He stated they have started work on the ADA-accessible ramps on front of the Oxford Valley Road/Edgewood Road intersection, and they had to lower the bike path in that area. He stated they should be doing the concrete work for that starting next week. Mr. Majewski stated this project has full-time inspection. He added that the traffic signal work should be starting this month; and with good weather, we should be completely finished with the project by the end of the year.

Mr. McCaffrey asked how long the silt fences will stay up, and Mr. Majewski stated they will be removed shortly. He stated they met with the Conservation District this afternoon, and they indicated that the silt fencing could be removed.

Motion carried unanimously.

Approve Pay Application #3 for the Lower Makefield Community Trail Project to Richard E. Pierson Construction, Inc. in the Amount of \$124,042.58

Mr. Grenier moved, Dr. Weiss seconded and it was unanimously carried to approve Pay Application #3 for the Lower Makefield Community Trail Project to Richard E. Pierson Construction, Inc. in the amount of \$124,042.58.

Discussion and Tabling of a Reduction to the Lower Makefield Township Permitting Fees for Pennsbury School District Charles Boehm Middle School Project

Mr. Majewski stated we are ready to issue the Permit for the Charles Boehm Middle School project. He stated they are doing renovations to the entire building adding new HVAC, electrical upgrades, removing asbestos where needed, and doing an addition in the front of the building that will house their new administrative area that will control the movement in and out of the building.

Mr. Majewski stated we did the calculation for the Building Permit Fee which came in high. He stated as is customary with projects we have with the School District, since it is basically the same tax base paying for that, we give them a little bit of a discount. He stated after discussing the nature of the project, the level of effort that is needed for the inspection for all of the work throughout the site, we believe that the cost will not exceed \$200,000. Mr. Majewski stated in discussion with the School District, they still have money on account with the Township from their prior project at the Pennwood Middle School as originally all the projects were to be done at the same time. Mr. Majewski stated they talked about rolling that money over into this Building Permit, and then the School District would write a check for the balance of \$66,815 for the project. He stated they would get approximately a 33% discount off of the normal Permit Fee.

Dr. Weiss moved and Ms. Blundi seconded to reduce the Permitting Fees for Pennsbury School District Charles Boehm Middle School Project by the amount specified by the Community Development Director.

Ms. Blundi stated she remembers when the Pennwood construction was done, and she asked if we gave a discount at that time. Mr. Majewski stated we did it in a way that was actually less favorable to the Township in that they did it time and materials as they went along and tracked the hours which came in to be a lower number than if we had done an arrangement such as this. He stated he feels this is a fairer balance between the Township and the School District of the cost for the inspections. Ms. Blundi stated it is two different tax bases – Lower Makefield and Pennsbury residents – and she wants it to be spread equally. She asked Mr. Majewski if he feels this is an appropriate resolution for the residents of Lower Makefield; and Mr. Majewski stated he does adding that many Municipalities give a 30% discount off the Permit Fees for School District projects.

Mr. McCartney asked if Falls Township offers that discount to Pennsbury for projects taking place in their Township, and Mr. Majewski stated he did not know. He added that he knows that Council Rock Municipalities and some other Municipalities do this. Chief Coluzzi stated he could look into this. Mr. McCartney stated he agrees with Ms. Blundi that this is not one tax base, and it is actually four different tax bases including Lower Makefield, Yardley, Falls Township, and Tullytown. Mr. McCartney stated he would be in favor of this discount if they were all practicing this.

Dr. Weiss moved, Ms. Blundi seconded and it was unanimously carried to Table until the Board gets all of the information.

Approve Request to Permit Construction of an In-Ground Swimming Pool for 172 Crestview Way Exceeding the Allowable Impervious Surface Shown on Recorded Plan but Within the Ratio Permitted by Zoning

Mr. Majewski stated many years ago the Township put in an arbitrary restriction on the amount of impervious surface allowed in a development, and they would use a flat number throughout the development which was often lower than what would have been permitted by the Zoning. He stated in this instance, they are allowed 24% impervious surface under the Zoning Ordinance; however, the Recorded Plan for that development, Yardley Crest, shows a somewhat lower number. He stated they are coming in with a project that is higher than what is allowed by the Recorded Plan, but is less than what is permitted by Zoning. He stated no Variance is needed, but approval is needed from the Board of Supervisors to allow this relief. Mr. Majewski stated they are doing stormwater management to handle the total increase in run-off generated by this project.

Dr. Weiss moved and Ms. Blundi seconded to permit construction of an in-ground swimming pool at 172 Crestview Way.

Mr. Grenier asked if we know why there was a lower impervious area allowed for that particular development at the time, and he asked if it was mitigation for “something else that was going on.” Mr. Majewski stated he believes the genesis was that they thought that the number would “not quite work” with their detention basin so rather than having a larger detention basin, they stated they would have a flat number which would be easier to calculate for all of the residences, and that is how much impervious surface would be allowed, and the stormwater basins could handle that. Mr. Majewski stated the delta here in what they are

proposing will be encapsulated and mitigated by the increase of stormwater management that they are doing on the site through an underground seepage bed which would be a permanent facility.

Motion carried unanimously.

Approve Proposal for the Patterson Farm Master Plan Management from Avison Young for a Not-To-Exceed Budget Amount of \$19,098 as Recommended by the LMT Ad Hoc Property Committee

Mr. Dennis Steadman, Chair of the Ad Hoc Property Committee, was present.

Ms. Blundi moved and Dr. Weiss seconded to approve the proposal for the Patterson Farm Master Plan management from Avison Young for a not-to-exceed Budget amount of \$19,098 as recommended by the LMT Ad Hoc Property Committee.

Mr. Truelove asked that they include in the Motion that this be subject to solicitor review as he feels there may some items in the Terms and Conditions that we may want tightened.

Ms. Blundi moved and Dr. Weiss seconded to Amend the Motion that this be subject to solicitor review.

Mr. Grenier asked if Mr. Steadman will be making a presentation. Mr. McCartney stated Mr. Steadman could be asked questions about the presentation that was e-mailed to the Board this week. Mr. Grenier stated he did not feel there was a “lot of meat in the proposal, and there was a lot of marketing material and some vague language for a proposal of this type.” He stated he has written proposals of this type. He stated he is leaning toward not voting in favor of this. He stated he believes the principal of the proposal is a member of HARB; and while she is a great member of HARB, he would like to make sure that there is no conflict given “the Patterson Farm and potential historic preservation issues, etc.”

Mr. Grenier stated he is not sure what the proposal is asking for, and it reads like it is a proposal to help us write an RFP for future work. He stated he does not know if that is something that he is ready to vote for right now. He stated if they are going to do an approximately \$20,000 proposal, he feels we should

put an RFP out to other professionals other than just one. He stated while the Board approved funding, he was hopeful that the initial funding would initiate the lead remediation in the soils and the buildings first.

Mr. McCartney asked Mr. Steadman to advise the Board why the Committee is asking for \$19,098 at this point for the Patterson Farm Master Plan Management which includes project development, meetings, public comment, tracking invoicing and scheduling, and monthly progress reports. Mr. Steadman stated the Township has owned the property since 1998, and there has not been a “grand plan or common community vision” for the property; and as a result decisions have been “haphazard, though oftentimes appropriate in the short run.” Mr. Steadman stated this is a clear community asset with agricultural and historical significance. He stated in March the Committee recommended that a comprehensive Master Plan be developed for this property before any major expenditures were undertaken so that those expenditures could be done in context and in a consistent and thoughtful manner. He stated that proposal was approved by the Board of Supervisors on May 31 to earmark up to \$300,000 for development of a Master Plan. He stated he had indicated that he hoped that the Committee would be able to develop a high-quality Master Plan for far less than that.

Mr. Steadman stated they have developed a disciplined, staged process which means that all the LMT Bidding and Contractual requirements to create that comprehensive Master Plan will guide the decision-making and expenditures of this and future Boards of Supervisors and Committees for years to come. He stated this is just the beginning of the process. Mr. Steadman stated the first phase is to define the scope of the project which will be done by the Committee with professional, experienced help to develop the RFP and review and score the proposals to help level the proposals for consideration by the Ad Hoc Property Committee for a recommendation to the Board of Supervisors.

Mr. Steadman stated the second phase would be to contract with the necessary architectural/engineering design firm for the construction of the Master Plan and then to issue a final report which they hope to be able to do in nine months and would create a vision and a plan for the Patterson Farm that would guide the Township’s decision-making for the long term. Mr. Steadman stated there is a seven-member volunteer Committee of lay persons to lay this out, but we need to utilize true professionals in a responsible way to create a final product.

Mr. Steadman stated the retention of this first professional firm is to manage the project, help create the RFP, and evaluate the RFPs. Once bids are accepted this would come through the Board of Supervisors, and would be managed professionally to help the Committee develop this. He stated he feels this is straight-forward, and we have an impressive and very economical project management proposal that has been submitted by Avison Young. He stated he feels we are benefitting by the fact that we have a close relationship with a local resident who is very familiar with all of these matters in the Township and familiar with the Patterson Farm, and is willing to provide these kinds of services for what the Committee believes is a very reasonable, fixed fee of approximately \$2,000 a month.

Mr. Steadman stated the Committee strongly recommends that this proposal be accepted without delay so we can get going with this important project. He stated this project is about creating a vision for the Patterson Farm, to help define the uses of the buildings, and to help define the scope of work that needs to be done. He stated he does not believe it would be wise to spend money on certain buildings or on certain issues until we know what the grand plan is for this important resource. He stated spending this \$19,098 will help start the project, and he is concerned about further delays which could cause us to lose momentum from the volunteer Committee. He stated Avison Young is an “impressive project team which he feels we are getting at a bargain. He stated Ms. Stark is a known asset and a true expert in this arena and is known and trusted by the Township. He stated he believes it is time to take this first step.

Dr. Weiss stated if the Board agrees to this, Avison Young will manage the process whereby at the end of nine to ten months we will have a Master Plan for Patterson Farm. Mr. Steadman stated that is the timeline on the assumption that decisions are made along the way. He stated in the project management process, the Committee will be bringing back to the Board of Supervisors proposals from contractors, designers, and engineers to do the studies of the buildings to come up with specific requirements. He stated these will be expenditures under the \$300,000 umbrella. He stated the Committee does not have the authority to spend those monies or grant those Contracts, and they will be coming back to the Board of Supervisors with those proposals. He stated this is the first proposal to hire an informed, experienced, and professional team to help us manage the project in a wise and cost-efficient way. He added while we have a lot of dedicated and talented people on the Committee, they are not architects or engineers; and we need that kind of professional input, and this is the first step.



Mr. Steadman stated Avison Young will be managing the project from the beginning to a final report delivered to the Township. He stated the Master Plan will look at everything including what is needed at individual structures and how much that will cost. He stated they must consider the grand view and the ground level so that decisions can be made to help implement the grand vision which will be done in phases over a long period of time.

Mr. Grenier stated while he understands what Mr. Steadman is saying, that is not what the proposal is saying. He stated it includes “no assumptions, no deliverables, and is very limited in terms of description of what they are actually going to be doing.” He stated he feels this is putting too much risk on us, and the “assumptions, deliverables, and work product are incredibly vague here.” He stated they need to tell us exactly what they are doing including “which RFPs for what.” He stated it is not a fixed fee, but a not-to-exceed cost plus reimbursables and a not-to-exceed is by nature not a fixed fee and it is a time and materials. Mr. Grenier stated while he likes the concept, he “cannot get on board with what we have in front of us.”

Mr. Grenier stated there is talk about stakeholder engagement, but he thinks the schedule here is “shorter than what we could actually implement so the cost will by nature go up.” He stated he feels there are things to work out before he would be ready to agree to it. Mr. Steadman asked Mr. Grenier how he would propose that this be worked out adding the Committee has been through this and has a lot of faith and confidence in the team. He stated Avison Young would be managing the project for us, and not executing it. Mr. Grenier stated whenever you are managing a project “it opens you up to a great deal more risk because their clock is always running.” He stated if they do not give us clear indicators of what we are paying them for, their “clock will keep running, and keep running, and we will be paying out the nose for stuff.” Mr. Steadman stated he feels by Mr. Grenier saying that he is saying he does not have confidence in the Committee to manage it. He stated the Committee would be in charge of them as they are our advisor. Mr. Grenier stated the Board of Supervisors is in charge of any Contracts that they initiate and sign on, and Mr. Steadman agreed. Mr. Grenier stated the Board of Supervisors is fiscally-responsible for every Contract they sign, every hour they bill, and every hour that we have to pay. He stated when he looks at the proposal, which is a Contract, “while it is twenty-four pages, it is only a couple of pages of actual material, and it is mostly marketing material.”

Ms. Blundi stated it is actually not a Contract. She stated as part of the Motion, the Township solicitor is going to review it and make sure that we have what we need.

Mr. Grenier stated he feels this needs to go back to Avison Young as he feels “this looks like they put it together in a couple hours and did not put a whole lot of thought into it but used a lot of existing marketing materials.” He stated he does not feel this is a professional proposal that he can support although he does want to do the planning.

Dr. Weiss stated the Motion is to approve the concept of using Avison Young subject to legal review. He stated he feels it is imperative to approve this so that once the Contract needs to be signed it has been reviewed by the solicitor. Dr. Weiss stated he is not discounting what Mr. Grenier has stated. He stated Ms. Stark is well known and has expertise. He stated the proposal is for approximately \$20,000 plus expendables, and we will define expendables, but he feels we need to move forward. Dr. Weiss stated there are volunteers who should be considered since they have been working on this for over a year as well as the community that does not want to see these buildings fall apart. He stated he feels this is a good start and the Committee has done a great job bringing in Avison Young to manage the Master Plan process, and the solicitor will work on the details; and the Board will not sign it until they are satisfied with it and that it will not put the Township at risk. Dr. Weiss stated Avison Young is a respected firm, and he feels this can be worked out.

Mr. McCartney noted that the Motion has been amended to include legal review.

Ms. Donna Doan, 2814 Langhorne-Yardley Road, Langhorne stated she is a member of the community that does not want to see the buildings fall down. She stated a preserved farm is not just the land – it is the farm and the buildings that go with it. She stated she is concerned with the document with Avison Young; and on the advice of her attorney, she requested by the Right-to-Know Law to see the document as they want to know what it is before it is signed. She stated she is the only member of the public present here tonight, and the “majority of the Township will not be really hearing this discussion as they should and be quite as involved as what they really should be.”

Ms. Doan stated she is concerned that with Avison Young managing the project, whether the public's input will be as we need to be able to be involved in this, and not "just the Committee that has been hand selected." She stated the public needs to know as this is a very important property. She stated there are not many communities that have the privilege of having an almost 350-year-old farm, and she agrees with Mr. Steadman that it is a fantastic resource. She stated we need to be mindful that the decisions that we make will affect the future generations, and we want to elevate the well-being of the generations that follow us. She stated we need to make very careful decisions. She stated she sees the word 'construction' mentioned on the Master Plan document which concerns her; and while she would not oppose some construction, she wants to know "what we are getting into."

Ms. Doan stated she saw the Board of Supervisors vote for \$300,000 funding of lead-based paint removal. Dr. Weiss stated that amount that was earmarked was for development of a Master Plan and an RFP to remediate lead paint.

Ms. Doan stated the Patterson Farm is "magnificent the way that it is," and the Board should be very careful about bringing in entertainment centers and art centers. She stated the natural beauty of the farm is what draws people to it; and if we had parking lots, run-off onto the farm fields, and lighting they will destroy the look and feel of the farm and the appreciation for what it is. She stated she does not feel farming gets enough appreciation from the Board. She stated she feels the Board feels "it is fine to have the farming around the Edges but let's develop the middle of the farm." She stated that is the feeling that she gets.

Ms. Doan stated Patterson Farm Preservation volunteers have been active in the community, and they have offered to do a lot of projects. She stated they want to get into the Satterthwaite House, and she feels it would be a great place to have the "Patterson Agriculture and Heritage Center," and have it restored and opened to the public where they could do educational programming extolling the benefits of agriculture and the natural resources, wildlife, and "quiet spaces that people need to go to enjoy and get away from the chaos, lighting, traffic, and everything that has become Lower Makefield."

Ms. Blundi stated Ms. Doan keeps talking about people coming to the farm to enjoy it; however, the farm is not a park, and it is an active farm. Ms. Doan stated she understands that it is an active farm, but "people like to just go there and quietly observe nature." Ms. Blundi stated people think that they can walk around the farm and tread on the crops and that it is a photo

opportunity for wedding parties; and while she knows that this is not what Ms. Doan is supporting, when she makes “impassioned pleas, the wrong message should not be sent to people that they should all come to the farm.” Ms. Doan stated she is saying that as a “structured Patterson Agriculture and Heritage Center, there could be hours.”

Dr. Weiss stated he has been reading Patterson Farm Preservation literature for five years. He stated Patterson Farm Preservation is more than welcome to participate in the process if the Board approves this Motion; however, Patterson Farm Preservation is not the Township. He stated Patterson Farm is owned by Lower Makefield Township and the residents of Lower Makefield Township. Ms. Doan stated “we voted to preserve the farm, and there is not an appreciation for what a farm is and what it entails to keep a farm in agriculture.”

Ms. Blundi stated the Township has preserved the farm, and this Board took down the greenhouse; and Ms. Doan and others have never noticed that. Ms. Doan stated they did notice it and appreciate that there is not light pollution there at night.

Dr. Weiss stated the Ad Hoc Property Committee was formed to protect and preserve the buildings and to find a suitable use so that these buildings can be maintained in perpetuity. Ms. Doan stated she use is already there, and we do not need to have adaptive reuse to a farm that is working. She stated the barns are necessary for the farmer. Dr. Weiss stated the land is in use and the 240 acres that have been preserved are in use, but the approximately 5 acres that hold the structures are a different story. He stated there are buildings that “are about to fall apart, and they have been left to fall apart.”

Ms. Doan stated that Patterson Farm Preservation, through their attorney, asked to repair the corn crib on the farm at no cost to the taxpayers. Dr. Weiss stated there were conditions to that which were not acceptable to the Board of Supervisors. Ms. Doan stated they have maintained insurance all of these years as they were directed to do.

Dr. Weiss stated the Board of Supervisors has moved forward and we now have an Ad Hoc Committee. Ms. Doan asked what will the public’s ability to comment be on this proposal if it moves forward as the Board is proposing. She asked if the public will be speaking with Avison Young or the Board. Dr. Weiss stated Avison Young will manage this just as Macclesfield is being

developed. He stated if new Committees need to be formed, the Ad Hoc Property Committee will recommend that with Avison Young's support. Dr. Weiss stated there will be public meetings. Ms. Doan stated Patterson Farm Preservation would like a seat on the Ad Hoc Property Committee "because they were not allowed which is discriminatory because some of us are not residents." Dr. Weiss stated those who were residents did not ask to be put on the Committee. Ms. Doan stated this is a "National Register property." Dr. Weiss stated what matters to the Board is that the structures be preserved, be built properly, and that there is a use for them. Ms. Doan stated they have an agricultural use, and that is what we want to promote.

Ms. Doan asked if they are spending \$300,000 to preserve the barns since that would go a long way for the restoration of those structures for agricultural use. Dr. Weiss stated it has been indicated that it might cost up to \$2.5 million to fix the structures. Ms. Doan asked what their purpose will be, and Dr. Weiss stated that is what this process is all about. He stated we have been preserving the farmland for decades. Ms. Doan stated she is saying that a farm is much more than just preserving the land. She stated if you "push the farmers off the land as they are locked out of the barns now, you will destroy farming on that property."

Ms. Doan stated she has concerns about the document, and asked that they reply to the Right-to-Know Law request. Mr. Truelove stated the attorney for Patterson Farm Preservation has e-mailed him a number of times; and once we go through the process and the document is finalized, he will provide it.

Ms. Lora Tarantino, 185 Durham Road, Newtown, stated she does not want to see damage to these buildings, construction, or changing the iconic vision we see. She stated she remembers Ms. Doan commenting at an earlier Board of Supervisors meeting proposing the Patterson Agriculture and Heritage Center, and she was curious why she had not heard anything from the Board since. She stated she has watched Mr. Steadman's meetings and understands that he said the first priority was to "use agricultural reasons for the purposes of buildings." She stated she is in Newtown "but she is a Bucks County person;" and Patterson Farm Preservation is the largest non-profit group that she is aware of that has been affiliated with Patterson Farm. She stated they are making a proposal offering to help redo a building that is deteriorating. She stated she understands there "must be friction and there is a history going on." She stated there are over 6,200 people "making a petition saying they are concerned about this, and this is a community group." She stated it looks like ten years ago AOY was given access to be able to be at the Janney

House and “have wonderful terms – six years with no rent,” and they just re-negotiated a Lease. She stated she feels that is “great that they are supporting the arts, but that must have been done so quickly and so easily.” She stated here is a proposal for someone wanting to keep the nature of the farm as a farm, giving a purpose to a building that would facilitate the general public to be aware of programs and what is going on at the farm. She stated it is encouraging community involvement which she feels seems like a good fit.

Ms. Tarantino stated she “can feel the tension in the room against the group for whatever reason.” She stated it makes her angry to see these buildings deteriorate. She stated she understands doing a plan, but “if this person doing the plan is not aware that this has been made as a proposal it worries her.” She stated it worries her if anybody is going to know about the status of the “Pennsylvania National Register.” She stated she called them today to see what the status was of any changes that have been made, and there was nothing. She asked if the 39 acres that are not part of any Easement or Conservation protection will be part of this Plan that this firm will look at. She asked that Ms. Doan and Patterson Farm Preservation “be given a seat at the table at least to be heard and realize that they represent a portion of the community.”

Mr. McCartney stated the Board’s intention is to make sure the Patterson Farm is preserved, the buildings are restored the way that they should be restored, and that there be the highest and best use of that space.

Mr. McCartney stated he understands that Patterson Farm Preservation made a presentation regarding rehabilitation of one of the buildings, and he asked if part of that negotiation was that the Township should transfer the house to Patterson Farm Preservation for \$1. Ms. Doan stated this goes back to 2015, and at that time the Satterthwaite sale “was off.” Ms. Blundi stated she was at a meeting when Ms. Doan and her attorney stated that they wanted to buy it for \$1. Ms. Doan stated they did not have an attorney. Mr. McCartney stated his question was whether they were asking to buy the Satterthwaite House for \$1 under the terms. Ms. Doan stated they submitted an Agreement of Sale. She stated they formed the 501C3 when Mr. Garton was the attorney for the Township on April 1, 2015. Mr. McCartney again asked Ms. Doan if they offered to buy the property for \$1; and Ms. Doan stated they did as a 501C3 volunteer group. Mr. McCartney stated he wanted Ms. Tarantino to understand that the “intentions of Patterson Farm Preservation were not pure,” because they were asking to buy a building from the Township for

\$1, and the Board protected the taxpayers and this asset of Lower Makefield Township by not selling it for \$1. Ms. Doan stated the reason they submitted the Application for \$1 was because the Board did to have “any funds whatsoever to spend on Satterthwaite.” She stated one year they only spent \$50 to maintain it.

Dr. Weiss stated there has been twenty-four years of “dilapidation and neglect.” Ms. Doan stated the management of the farm has not been appropriate. Dr. Weiss stated he is referring to the farm structures. He stated our Lease with Charlann Farms has been very good over the years. Ms. Doan stated Charlann Farms offered to paint one of the barns, and that offer was not taken up by the Township Manager, Terry Fedorchak. Ms. Doan stated there are community members who are willing to go in and do work at no cost to the Township. Dr. Weiss stated he is talking about what this Board has done and what Ms. Doan’s group specifically has tried to “sabotage.” Ms. Doan disagreed adding they are trying to preserve the house. Mr. McCartney asked Ms. Doan to allow the Board to do so. Ms. Doan stated the community supports preservation, and Mr. McCartney stated the Board agrees.

Dr. Weiss stated the duly-elected officials of the Township are responsible for what happens at the farm. He stated they understand what Ms. Doan would like and what Patterson Farm Preservation would like, and public input is invited and will be part of the process. Ms. Doan stated the problem is that there have been so many changes of Board members with progress made and then progress lost. Dr. Weiss stated this is the first time that major dollars will hopefully be invested in a plan that will see the buildings restored and used and maintained properly forever, and he asked that Ms. Doan allow them to do their work. Ms. Doan stated they have 6,000 signatures in support of preservation of the farm.

Ms. Tracy Schrader, 22 Everett Drive, Newtown, stated she is very interested in preserving historical buildings. She stated she knows Ms. Stark personally and has a lot of faith in her. She added that \$20,000 is a “very good deal.” She stated her only question is whether there will be public involvement in the Master Plan process. Mr. McCartney stated there will be project development meetings and public comment. He stated Mr. Steadman welcomes public input at the Ad Hoc Committee, and they are looking to do that moving forward; and Mr. Steadman agreed.

Mr. Grenier stated this will always be a farm, and he believes that the Board agrees with him that anything we do with the structures may not be a farm use per se, but it will complement and not in any way deter or hinder future agricultural activity at the farm; and this should be everyone's first priority for Patterson Farm that it stay as a farm. He stated there are different ideas and methods as to how to get there. He stated this is why there are stakeholder meetings, Supervisors meetings, and the Ad Hoc Committee.

Mr. Grenier stated for the Macclesfield Study, they are trying to bring in stakeholders from across the board to better understand Macclesfield and how we use it in the future including people who are users of Macclesfield "as sports leagues and others that are interested in something else or interested in where that goes and the effect that may have on other properties in the Township with Snipes being the main one that people are talking about."

Mr. Grenier stated with regard to this proposal, there is a lot of discussion about stakeholders meetings, but there is not a number or a definition of what that means. He stated we need to make sure going through this process that it does not have the appearance of "checking a box to have a meeting." Dr. Weiss stated they could add language to the Contract to have regular meetings since they all want healthy, public, transparent input. Mr. Grenier stated he wants to make sure that the proposal itself reflects that. He stated he wants Avison Young to understand what we want so that their costs reflect that. Dr. Weiss stated there is always the opportunity to reconsider and make modifications or reject. Mr. Grenier stated he feels that once we go through this, Avison Young is going to review it and probably increase their price. Dr. Weiss asked that we let the process being.

Motion carried with Mr. Grenier opposed.

Mr. McCartney thanked Mr. Steadman and the rest of the Committee for all the time and effort they have put into this, adding the Board looks forward to regular updates.

#### PUBLIC COMMENT

There was no one from the public wishing to speak at this time.



## DISCUSSION ITEMS

### Morrisville Municipal Authority Update

Dr. Weiss asked for an update with regard to the Morrisville Municipal Authority. Mr. Truelove stated there was discussion about the ongoing litigation. He stated they have not supplied the Discovery despite numerous requests and motions. Mr. Truelove stated we just sent them a Default Notice the other day. He stated we are trying to bring this to a close as quickly as we can, and the Default Notice will allow us to proceed, perhaps to a Court Hearing, to determine if there is any responsibility on the part of Lower Makefield for any obligations. He stated at this point, despite our numerous informal requests over the years, no information was supplied that was helpful or responsive. He stated we are now in the litigation process, and the same requests have been made and are still outstanding.

Dr. Weiss stated this will be discussed during the Budget presentation as there is a significant amount of money involved. Mr. Truelove stated it is possible that we may not owe as much as has been set aside based upon the fact that they have not adequately responded in any form.

### Electricity Reliability Committee Request

Mr. Grenier stated the Electricity Reliability Committee has “strongly” requested as they have requested previously that the Board consider having PECO come to a public meeting to discuss their future work in the Township and some of the work that they have done. Mr. McCartney asked if the Electricity Reliability Committee meets regularly, and Mr. Grenier stated they have not been meeting because “in their opinion, they feel that there is not much for them to do if the Board is not going to invite PECO to a meeting.” Mr. McCartney asked if they would be open to hosting PECO at their own meeting, and Mr. Grenier stated they have done that previously. Mr. McCartney asked if PECO did not come; and Mr. Grenier stated PECO did attend an ERC meeting some time ago, and it was a positive meeting although there is a lot PECO indicated that would still be done. Mr. Grenier stated PECO did take into account some of the recommendations that the Committee made in terms of better communication and upgrading their systems for notifications to customers. Mr. Grenier stated the ERC still feels very strongly that they would like the Board of Supervisors to invite PECO to a future meeting.

Mr. McCartney asked what would be the purpose of that meeting. Mr. Grenier stated PECO has several projects planned in the Township that residents do not often hear about, and they would like to hear about some of those projects. Mr. Grenier stated he understands that Yardley Hunt just had a large project done. Mr. McCartney asked if Mr. Pockl was aware of these, and Mr. Pockl stated he was aware of the Yardley Hunt project as there was a meeting about that work. Mr. McCartney asked Mr. Pockl to include these in his Engineer's Report for the next meeting, and Mr. Pockl agreed to do so.

Mr. Grenier stated he assumes that Mr. McCartney is not interested in bringing in PECO, and Mr. McCartney stated he is not and would like to get project updates from Mr. Pockl. Mr. Grenier stated he will let the ERC know. Mr. McCartney stated if the ERC is having good communication with PECO at their open meetings, he questions why they would want a meeting with the Board of Supervisors.

Ms. Blundi stated if the ERC met with them last year, possibly PECO could go back to the ERC this year; and if there were outstanding items that may bridge the gap along with the updates from Mr. Pockl. Mr. Grenier stated while we could get project updates from Mr. Pockl that would just be the immediate work that is going on, but they might have a five-year plan for the Township that we would not know about. Mr. McCartney asked if the ERC could bridge that gap by presenting something with regard to what PECO will be doing. Mr. Grenier stated he will speak to the ERC about this. Mr. McCartney stated he would not have a problem having the ERC come before the Board with a plan and project updates.

#### Human Relations Commission

Mr. Grenier stated he previously brought up the issue of having a discussion about forming a Human Relations Commission, and a number of people have indicated that they are very interested in this because of "things going on in the Township and Nationwide." Mr. Grenier stated the "concern level has gone way up" since he brought this up previously. He stated he would be in support of this if it were set up properly. He stated he would like to have this discussion at a future meeting and possibly bring in people from the Bucks County Human Relations Commission as they have reached out to him as have people at the State level and people from other nearby towns. Mr. Grenier stated almost every town around us has something similar.

Ms. Blundi stated she understands that while they have them, they cannot get volunteers to serve on them. Mr. Grenier stated that is why he would like to have the discussion to get more information about that.

#### SUPERVISORS REPORTS

Mr. McCartney stated Makefield Highlands will be hosting the Folds of Honor Fundraiser this Friday as well as a 5K and 10K race at the Course. Mr. McCartney stated the Park & Recreation Board will be having a presentation called “Pathway to Zero Waste Plan” which they are currently reviewing, and at some point he feels they will present this to the Board of Supervisors.

Ms. Blundi stated the EAC is working on a number of recycling projects. She stated on Saturday we collected a significant amount of Styrofoam. She stated the next one of these events will be held in January. She stated they were able to connect with “Stray Cats” and give them a lot of the larger Styrofoam coolers that they re-purpose into homes for the feral cat community. She thanked the EAC for their work.

#### APPOINTMENTS TO BOARD AND COMMISSIONS

Mr. McCartney stated Barbara Nuzzolo has resigned from the Historical Commission, and he asked those interested in serving on this Commission to reach out to the Township.

Mr. Grenier moved, Ms. Blundi seconded and it was unanimously carried to accept the resignation of Barbara Nuzzolo from the Historical Commission.

Mr. Grenier thanked Ms. Nuzzolo for all of her hard work.

There being no further business, Mr. Grenier moved, Ms. Blundi seconded and it was unanimously carried to adjourn the meeting at 9:20 p.m.

Respectfully Submitted,



Daniel Grenier, Secretary