

TOWNSHIP OF LOWER MAKEFIELD
BOARD OF SUPERVISORS
MINUTES – AUGUST 21, 2024

The regular meeting of the Board of Supervisors of the Township of Lower Makefield was held in the Municipal Building on August 21, 2024. Mr. Lewis called the meeting to order and called the Roll.

Those present:

Board of Supervisors: John B. Lewis, Chair
 Daniel Grenier, Vice Chair
 Suzanne Blundi, Secretary
 Matt Ross, Treasurer
 James McCartney, Supervisor

Others: David W. Kratzer, Jr., Township Manager
 Maureen Burke-Carlton, Township Solicitor
 Isaac Kessler, Township Engineer
 Kenneth Coluzzi, Chief of Police

COMMUNITY ANNOUNCEMENTS

Mr. Lewis stated those with an announcement for a youth organization or an event may contact the Township at admin@lmt.org to request a special announcement be added to the Agenda.

Mr. Lewis stated on October 26 the 11th Annual Slay Sarcoma 5K Walk/Run will be held at Core Creek Park in Langhorne.

Mr. Lewis stated if you have free time on the weekends, you can volunteer your time and join the Friends of the Five Mile Woods Clean-Up days. They are held the second Saturday of the month at the Five Mile Woods starting at 8:30 a.m. Please come in comfortable clothes that you do not mind getting dirty and bring along your work gloves to help with clean-up, trail lining, pruning, and boardwalk repairs. If you have any questions you can email Monica Tierney at monicat@lmt.org.

Ms. Blundi congratulated the Pennsbury Athletic Association U12 who made it to the World Series.

PUBLIC COMMENT ON NON-AGENDA ITEMS

Mr. Lee Pedowicz, 247 Truman Way, stated at the August 7, 2021 Board of Supervisors meeting he commented that the Regency at Yardley development was designed and approved not complying with Township Ordinance 178-38K1 and the 2000 International Fire Code both in effect at the time of its design and construction. He stated for over ten years the residents of the Villa Section of the Regency Development lived with no Fire Department apparatus access to the Renaissance Boulevard entrance because of the gate installations which includes the islands, which is an obvious, serious safety concern and an obvious violation of the Ordinance and Fire Code. He stated it was proven that fire apparatus could not enter at this access.

Mr. Pedowicz stated he had requested letters from the Township explaining why this serious condition was approved and how the gate installations met the requirements of the Ordinance and the Fire Code. He stated on Monday he e-mailed Mr. Kratzer about his request who replied that the letter the Township solicitor, Ms. Carlton, sent on July 31, 2024 was the only letter he would be receiving. Mr. Pedowicz stated the letter does not address the information he requested at the August 7 meeting. He stated the letter referred to the Lower Makefield Subdivision and Land Development process Ordinance (SALDO) as having been vigorously reviewed and that the Toll Bros. Application withstood that examination.

Mr. Pedowicz stated he is repeating his request for a written explanation as to how the Plan could have gone through the SALDO process and been approved since it did not allow Fire Department vehicle access. He stated if the Development had been designed according to Ordinances and standards, there would be no gates and their necessary islands. He read from Ordinance 178-38.K1 with regard to private streets which require "safe and convenient access for emergency vehicles." Mr. Pedowicz stated he has driven fire apparatus and ambulances as a volunteer fireman and EMT, and he does not feel an access with gates provides convenient access for emergency vehicles. Mr. Pedowicz stated the gates have never been operational and were not operational when the Fire Department vehicles were brought over. He stated the Carriage House part of the Development off of Big Oak Road has the obstructing islands in place but not the gate mechanisms. He stated having the fire vehicle enter without the gates in service is not a true test of convenient access.

Mr. Pedowicz stated he has been keeping the residents of Regency informed about this matter and will continue to do so. He asked that a copy of his prepared remarks be attached to the Minutes. Mr. Lewis noted that Mr. Pedowicz' comments will be transcribed and included in the Minutes as will comments made by the Board.

Mr. Lewis stated with regard to the Renaissance entrance and the islands, those issues were addressed and fixed as Mr. Pedowicz had requested. He stated with regard to the other entrance the Mr. Pedowicz discussed at the last meeting, they demonstrated that the largest fire apparatus could enter quickly. He stated this particular Development has more entrances than required by Law. He stated the reason why we did not follow up with an additional letter to Mr. Pedowicz is because that would be a cost to the Township residents. He added this particular Land Use decision was involved in litigation and potentially we would have to reach out to prior counsel, Applicants, and litigants involved which would also cost taxpayers money; and there was no compelling need for that.

Mr. Pedowicz stated the Ordinance was in place when Regency at Yardley was developed, is still in effect, and has never been amended since it went into service in 1997 as well as the 2000 IFC Fire Code which mandates that the width of a Fire Department access road has to be at least 20', and does not mention gates. He stated while he knows that there other accesses, the unnecessary delay is unacceptable. He stated if he is given a good reason why the design was approved through the SALDO process and why the gates and islands did not have to conform to the 2000 International Fire Code, he would evaluate that.

Mr. Lewis asked Mr. Pedowicz if he would be willing to pay the cost to generate that letter; and Mr. Pedowicz stated he is a taxpaying resident of the Township, and that is up to the Board of Supervisors and the Township. He stated he is bringing up a legitimate concern, and the responsibility falls on the Township. Mr. Lewis stated the Township demonstrated with a video the ability of fire apparatus to enter the entrance Mr Pedowicz had concerns with. Mr. Pedowicz stated the Ordinance indicates "convenient access," and he does not feel it is convenient for a fire truck to have to go up to a gated installation and wait for the gates to open or not have the gates open before proceeding. He stated if the Plans were approved per SALDO there would not be any gates, and they would not be having this conversation tonight.

Mr. Lewis stated this is an interpretation of the term “convenience.” Mr. Lewis stated as he is not an attorney, he would have to rely on others to provide a legal definition of “convenience,” and getting that opinion costs the taxpayers money. Mr. Lewis stated when Mr. Pedowicz raised his concerns about safety, the Township made sure that the islands issue was addressed as well as validating that it could be seen that the fire apparatus could enter the second entrance. Mr. Lewis stated when there was an issue about mold at Regency, the Township spent over \$30,000 because Toll Bros. would not solve the problem; and even though the Law did not require the Township to address that issue, they made sure that it was addressed. Mr. Lewis stated he does not believe a majority of the Board is willing to spend money to go back and review the process Mr. Pedowicz is referring to that pre-dates the current Board.

Mr. Pedowicz stated the Board is still responsible for this as it is a violation of several Township Ordinances. He stated when the fire apparatus was brought in, the gates were not operational. He stated at the Carriage Houses, the gate installations are not there, and it is just the obstructing islands. He stated the 2000 International Fire Code indicates that major Fire Department access roads are to be 20’6” wide with no obstructions; and the gates are an obstruction. He stated he would like to know why the Toll Bros. Application went through the extensive SALDO process, but no one picked up that they could not get a fire truck in on Renaissance Boulevard.

Mr. Lewis stated the Board has shown that they can enter through Renaissance Boulevard, fixed the island, tested the others, and there is a third entrance that is not required. Mr. Lewis stated the Decision was a subject of litigation, and there are other Parties involved; and Mr. Pedowicz has the legal right to seek Injunctive Relief although he is not advocating for that. He stated he feels the Board has addressed Mr. Pedowicz’ concerns in an honest, open manner and did safety analyses. He added that the HOA did not have an issue with the work that the Township did.

Mr. Pedowicz stated he is still not going to deviate from his position, and he asked that they ask the Township engineer what they would do if they were looking at a Plan and there was an obvious violation of the Ordinances and Codes that were in effect at that time.

APPROVAL OF CONSENT AGENDA ITEMS

Mr. McCartney moved, Ms. Blundi seconded and it was unanimously carried to approve the following Consent Agenda Items:

- Approval of the Minutes for the August 7, 2024 Meeting
- Approval of the Warrant List dated August 21, 2024 (as attached to the Minutes)
- Approval of the July, 2024 Treasurer's Report
- Approval of the July, 2024 Interfund Transfers (as attached to the Minutes)
- Authorize Advertisement of a Bid for 2024 Leaf Season Contractors
- Authorize Advertisement of a Bid for 2024-25 Snowplow Contractors
- Authorize the Purchase of a Heavy Equipment Trailer (Budgeted purchase)
- Authorize Advertisement for Sale via Municibid of Surplus Tables and Chairs from the Pool at LMT

COMMUNITY DEVELOPMENT

Discussion Regarding Tree City USA Designation

Mr. Jim Bray and Ms. Soumya Dharmavaram, residents and members of the Environmental Advisory Council, were present. Mr. Bray stated he had a discussion earlier this year with Mr. Kratzer who advised that Lower Makefield does a great job planting trees and asked why the Township was not a member of Tree City USA. Mr. Bray stated being a member would give the community pride in the community. He stated Ms. Dharmavaram analyzed all of the various tree programs and reviewed this with the EAC which then came to the conclusion that the Tree City USA program was the most superior tree program in the United States.

A slide presentation was shown which included the history of Tree City which started in 1872 and the formalization of the Arbor Day Foundation in 1976 with Arbor Day becoming a National Holiday on the last Friday of April. He stated a State can hold Arbor Day whenever it wants, and Pennsylvania adheres to the National date; but various communities throughout Pennsylvania can select whatever they feel is appropriate for Arbor Day.

Mr. Bray stated the value of trees to the community was discussed in detail at the last Board of Supervisors meeting when the Board passed the 2024 Long-Range Master Tree Plan. He stated the Tree City Program is the main arm of the Arbor Day Foundation, adding as of today there are 163 million people who are covered by Tree City USA membership in 3,600 communities. He stated the Tree City designation is a badge of honor for a community. Mr. Bray stated if the Township decides to be a member on Arbor Day we could have a representative present the Proclamation and discuss the long-term benefits of being a member of Tree City USA.

Mr. Bray stated there are four standards that need to be met in order for a community to become a Tree City including having a Tree Board or a Department, and this could be the Public Works Department or the EAC. He stated the second standard is a Tree Care Ordinance; and the EAC has reviewed the SALDO Ordinance which includes extensive areas that deal with tree maintenance, tree coverage, tree planting, and tree protection standards; and that should suffice for that standard. Mr. Bray stated the third one is a Community Forest Program with an annual Budget of at least \$2 per capita. He stated Lower Makefield has the Tree Bank Ordinance, and currently there is over \$350,000 in the Tree Bank. He stated the Township has also spent money over the years to maintain trees, and that would also count as far as this standard.

Mr. Bray stated the last requirement for membership is the signing and reading of a Proclamation for Arbor Day and holding a brief ceremony. He stated he suggested to Mr. Kratzer that if the Board were to pass this request, Mr. Lewis, Mr. Kratzer, or members of the EAC or Township Administration attend one of the upcoming fall plantings and read the Proclamation and provide publicity photos to the press. He stated in subsequent years the suggestion is to select a specific organization or a class of Pennsbury students who have performed some beneficial work for the environment and plant a tree in their honor and have a commemorative plaque with a Proclamation to be read. He stated the idea behind Tree City is community involvement.

Mr. Bray stated the Application process starts on September 1 and ends on December 31. Once submitted, Arbor Day holds the Applications; and early in 2025, they approve them. He stated once the Arbor Day Foundation receives it, it is pro-forma, and they will mail the Township the approval.

Mr. Grenier moved and Mr. Ross seconded to authorize to submit an Application for consideration as a Tree City.

Mr. Ross stated the requirement is for an Annual Budget of at least \$2 per capita which would be close to \$70,000 a year for Lower Makefield with our population that we would have to fund, and Mr. Bray agreed. Mr. Kratzer stated looking at the component parts of what constitutes qualifying expenses, from a tree care and maintenance perspective, we well exceed that amount already with current expenses given the extent of trees that are on public property and the activity that goes into maintaining those trees; and Mr. Fuller agreed.

Mr. Grenier asked if we are at the point where the only effort needed is to submit the Application to meet the requirements other than the Arbor Day Proclamation. Ms. Dharmavaram stated the whole purpose is to get the community involved with trees and tree planting, and with Ms. Tierney's help we have done that in the past. She stated she feels we should have some type of volunteer activity organized once a year that could be tree planting or some other activity to get the community involved and be made aware. Mr. Grenier stated it does not seem that additional resources of time, money, etc. will be required to be part of this.

Mr. Grenier stated benefits include the potential for funding. Mr. Bray stated there are significant Grants available under the Arbor Day Foundation that are available to Tree City members. Mr. Bray noted a number of surrounding communities which are Tree City members; and seeing a sign indicating that they are a Tree City member shows that it is a green community that cares about its residents and the environment. Mr. Bray stated you also get a flag that can be flown below the American flag.

Ms. Blundi noted the e-mail received from Ms. Linda Salvati, and thanked Ms. Salvati for the work she has done for the Township by serving on the EAC.

Ms. Blundi stated she is excited about the Grants; but she wants to see volunteer projects, and we need the EAC to push on that. She stated the EAC was also asked to look into the single-hauler issue for sanitation, and she asked if there is progress on that. Mr. Bray stated while they discussed this, there is a "checkered history" about having a single trash hauler in Lower Makefield Township. Ms. Blundi stated while the Board is aware of that, the Board has asked the EAC to look into it since the Board is hearing from residents if there is something that could be done so that there are not so many trash companies on the streets. She stated this issue may not be an

issue since more and more haulers are leaving the industry. She asked that the EAC come back to the Board with their suggestions. Mr. Bray stated they will probably come back to the Board with some information in one or two months. He stated they would also like to check with the surrounding communities.

Mr. McCartney asked if the \$2 per capita required will be a new Tax or will it be existing out of the General Fund. Mr. Kratzer stated this would be existing expenses that are already being incurred. Mr. McCartney asked if there is an opportunity to look at the Tree Bank Ordinance to see if there could be a language change so that the Tree Bank money could be used for maintenance of existing trees. Mr. Lewis stated that would be a separate issue from what is being considered this evening.

Mr. McCartney asked where the \$2 per capita will come from. Mr. Kratzer asked Mr. Fuller to speak to the amount of money spent on an annual basis to maintain trees on Township property between the Park & Rec Department and Public Works. Mr. Fuller stated they need to provide proof that the Township spends at least \$70,000 on trees as a whole which includes maintenance, planting, etc. He stated the Township spends close to \$150,000 a year in tree maintenance, and tree plantings would count toward the requirement as well. Mr. Fuller stated we are surpassing the per capita required to be part of this Foundation.

Mr. Kratzer stated the Application includes the component parts that go toward the \$2 per capita; and just from a tree maintenance/removal/management perspective, we are already spending \$150,000 a year. He stated the component parts can be tree planting and initial care, tree maintenance, tree removal, management, utility line clearance, and volunteer time which can be quantified as an in-kind contribution. Mr. Kratzer stated the Township has made a commitment to trees in terms of the installation of trees and codifying requirements related to trees; and this is an opportunity to be recognized.

Ms. Dharmavaram stated the Proclamation has to be done in order to apply, and that will need to be done in the next few months. Mr. Bray stated there are sample Proclamations, and the one offered by Arbor Day is superb.

Motion carried unanimously.

ENGINEERS

General Project Updates

Mr. Kessler stated the permitting with DEP was completed for the Highland Drive Drainage Project. The GP3 for the streambank work was updated following a site meeting with the property owner at 1 Highland Drive where the upstream comes into the culvert. There was a follow-up meeting on August 5, and they are looking to have the updated Plan for the embankment verified and confirmed with DEP, and that is the last piece of the Permitting side. He stated once Permitting is completed, they will provide an updated Drainage Project Schedule; and they hope to have that soon. He stated it is taking the DEP some time to respond to the updated Plan.

Mr. Grenier asked if a modification is going to be required for the GP3 embankment. Mr. Kessler stated they confirmed that all they needed was the updated Plan for that stretch of embankment, and that the Permit that they issued is still valid. They just need to concur that what has been provided as the update is fine to have as the latest Plan. Mr. Grenier stated this would be considered a minor Administrative Modification, and Mr. Kessler agreed that is what they indicated.

Mr. Kessler stated with regard to the Road Program, the ramp work started August 13, and they are looking to complete that within the next week; and they will then start milling and paving the roads that have had the ramp work completed. He stated the contractor has indicated that they are still on target to complete their work prior to the start of the School year. Mr. Kessler stated there are two locations that date back to the 2022 Road Program that need to be addressed; and since they are the same contractor that we had in 2022, they are looking to address those two areas as they complete the work for this year as well.

Mr. Kessler stated with regard to the Woodside Road Bike Path Project, the Comcast relocation work to the new poles is almost complete; and they are looking to complete their work by next week which will allow Verizon to complete their relocation and remove the old poles. Mr. Kessler stated the contractor submitted pricing for the items that remain to complete the project. Mr. Kessler stated his office is reviewing those, and they hope to provide something to the Board at the next meeting. Mr. Kessler stated

with regard to the trail connection that would connect to the Joint Toll Bridge Commission trail, there will be a meeting with staff on August 27 for final coordination before the working meeting with PennDOT which will be held in September.

Mr. Kessler stated with regard to Taylorsville, while the Grant Application is being reviewed nothing has been heard from DCED as to the timeline; but the preliminary design plan set will be progressed, and they will look to have that ready as the next phase of the project in the fall.

Mr. Kessler stated paving at the basketball courts at Memorial Park has been completed. There is a thirty-day rest period before the surfacing/stripping can be done.

MANAGER'S REPORT

Approval of Reauthorizing Advertisement of an Ordinance Amending the Requirements in the Zoning Ordinance Relating to Wireless Facilities

Mr. Kratzer stated at a prior meeting the Board authorized advertising this Ordinance Amendment. Ms. Sue Fawcett, resident, advised the Board that she had reviewed the Ordinance based on her professional background, and her comments were provided to the Cohen Law Group. Mr. Kratzer stated where appropriate based on Pennsylvania Statute and existing relevant Case Law, Cohen incorporated some changes into the Ordinance. He stated the Ordinance was never advertised given the fact that the review was ongoing; and now that the Ordinance is in its final form, the Board is being asked to reauthorize advertisement.

Mr. Grenier moved and Mr. Ross seconded to reauthorize advertisement of an Ordinance Amendment amending the requirements in the Zoning Ordinance relating to wireless facilities.

Mr. Lewis stated residents who come up for Public Comment do have the ability to help provide updates and changes into actual Legislation which becomes a Township Ordinance.

Motion carried unanimously.

Discussion Regarding Potential Amendments to the Township's Existing Responsible Contractors Ordinance

Mr. Kratzer stated the staff has reviewed this Ordinance and other model Responsible Contractor Ordinances which are pointed to as standard as it relates to best practice. He stated there are some differences between what is currently legislated in the Township and what is put forth as a best practice, and the Board received a memo highlighting some of those differences in its packet. Mr. Kratzer stated he is asking the Board if they have any interest in revisiting the existing Ordinance and considering if we should incorporate some of these best practices.

Mr. Lewis suggested that the Board be provided with some language to review at some point in the future and have the Board consider if they want to advertise that language. Mr. Lewis stated the Board could also suggest language they would like to consider to be included in a draft. Ms. Blundi stated she is in favor of changing the threshold amount as she feels that it is artificially low given today's environment. Mr. Kratzer agreed and added that there is some enhancement of the standards and obligations being placed on contractors under the model Ordinance versus what the Township Ordinance has currently. He stated we want to make sure that we get more respondents so that we can insure that we are getting competitive pricing.

Ms. Carlton stated the Ordinance as presently written hamstrings the Township, and by re-evaluating the threshold involved, it would open us up for projects to get done appropriately.

Mr. Grenier stated he feels that the requirements for training are important in terms of safety and quality and an apprenticeship program would cover that.

It was agreed that the Township will continue with the drafting process.

General Updates (Chief Financial Officer Position, RFP for Managed IT Services)

Mr. Kratzer stated Mr. Luber, who served as Chief Financial Officer, has accepted a position in Delaware County as a Municipal Manager, so we are back to market for this position. The position has been advertised and Applications are due September 13 at 4 p.m. The information has been posted on the Township

Website, and there has been direct outreach to those in the public finance space. Mr. Kratzer stated all applicants who previously applied for the position have been notified that the position is available again.

Mr. Kratzer stated the Request for Proposals for Managed IT Services has been issued, and those responses are due on September 27 at 4 p.m. There are a number of Applicants who have expressed interest in providing this service to the Township, and the staff is working to schedule on-site visits for potential respondents so that they can see the existing infrastructure and the scope of services needed.

Mr. Kratzer stated efforts related to the implementation of the Master Plan for Patterson Farm that was adopted by the Board of Supervisors continue, and progress has been made in terms of community conversations and looking for additional champions. He stated part of that process includes a meeting scheduled with State Senator Steve Santarsiero to brief him on the master planning and implementation efforts to date. Mr. Kratzer stated they will also discuss a funding opportunity available called the Statewide Local Share Grant, which is a non-matching Grant with a maximum amount of \$1 million.

Mr. Grenier asked if the Finance Director position has been advertised on ICMA, and Mr. Kratzer stated it is through the Government Finance Officers Association for PA as well as through the Suburban Philadelphia Consortium. He stated there was direct outreach to approximately 60 individuals who work in the public finance space as well as those who had previously expressed an interest in the position. Mr. McCartney asked about external, corporate resources such as LinkedIn, etc. Mr. Lewis stated there are a number of job aggregator boards that automatically pick up jobs like this. He stated this job would also qualify for the Ladders which is for people who make over six figures, but there are fees associated with some of those companies. Mr. Kratzer stated it was on LinkedIn previously, and he could look into broadening their outreach.

PARK & RECREATION

General Project Updates

Mr. Fuller stated the base paving was done at the basketball courts at Memorial Park, and the wearing course will be done by the end of the week. He stated with regard to the rubberized surface project at Memorial Park, Ms. Tierney had a discussion with the contractor, and it will be done in October.

PUBLIC WORKS

Approve the Proposal (\$40,000.00) from Landis Bonfitto Mechanical Group, Inc. (COSTARS Contract #008-E23-1067) for a Replacement of HVAC Unit at the Lower Makefield Township Municipal Building

Mr. Fuller stated this unit services the Detective's area and the Tax Collector's office. He stated this is an emergency repair and is a non- Budgeted expense. The unit went down in May/June, and temporary A/C units were being used. He stated he appreciates everyone's understanding. Landis Group was one of two contractors who came in, and they are well versed as to what needs to be done.

Mr. Ross moved, Mr. McCartney seconded and it was unanimously carried to approve the Proposal from Landis Bonfitto Mechanical Group, Inc. for a replacement of HVAC Unit at the Lower Makefield Township Municipal Building.

SOLICITORS REPORT

Approval of Ordinance Amending the Requirements in the Zoning Ordinance Relating to Zoning Hearing Board Notice and Uses by Special Exception and Conditional Use Within the Office/Research (O-R) District

Ms. Carlton stated the Board was provided the proposed Ordinance in their packet. She stated this was properly advertised for a vote this evening.

Ms. Blundi moved, Mr. Ross seconded and it was unanimously carried to approve the Ordinance amending the requirements in the Zoning Ordinance relating to Zoning Hearing Board Notice and Uses by Special Exception and Conditional Use within the Office/Research (O-R) District.

Approval of an Ordinance Amending the Regulations in the Zoning Ordinance Governing the Placement of and Setbacks Relating to Accessory Buildings and Structures

Ms. Carlton stated the Board was provided a copy of the proposed Ordinance in their packet. She stated this was properly advertised and been discussed by the Planning Commission and the Board of Supervisors at prior meetings.

Mr. Grenier moved, Mr. Ross seconded and it was unanimously carried to approve the Ordinance amending the regulations in the Zoning Ordinance governing the placement of and setbacks relating to accessory buildings and structures.

Discussion Regarding a Demolition Ordinance for Historic Resources

Ms. Carlton stated for the past month her office has been working on a draft Ordinance related to demolition for historic resources. She stated to date they have identified at least five Sections of the Township Ordinances which would be effected. She stated by the next meeting, she hopes to have a draft before the Board. She stated like the Sign Ordinance which is being considered, this Ordinance will require a lot of discussion at future meetings. Ms. Carlton stated her office has received some feedback on this, and she asked that the Board provide her with any comments they may have.

Mr. Kratzer stated one of the fundamental decisions is applicability and thresholds related to which structures are governed by the provisions of an Ordinance like this. Mr. Grenier stated oftentimes the first threshold to determine if something is historic is if it is 50 years old or greater, and there are a large percentage of homes and structures in the Township that are older than 50 years but they have no historic significance. He stated he feels that it is important that for residents who have much older homes which could be historically significant in some way, that we do not put too much on them so that can live in their home and do what they want with it. He stated there is criteria in the National Historic Preservation Act for determining whether a home or structure is historically significant. He stated forcing a resident to go through the process to further study something that has been determined to be ineligible or has not been studied previously can be quite onerous and expensive; and he feels there should be a balance of protecting historic resources, but not put too much on our residents.

Mr. Kratzer stated that has been the general approach of the Historical Commission as well. He stated the e-mail received outlined some potential approaches. He stated as part of a slide presentation that the Historical Commission used to discuss this issue, it was noted that in 1798, Lower Makefield had 137 dwellings; and as of December, 2023, only 31 of those dwellings remain. He stated of those structures that would fall in that age range, a Demolition Permit was approved or proposed for 5 of those structures in the last five years. He stated we have no local standards governing the demolition of these structures; and this is proposed to provide some

standards around this issue. Ms. Carlton stated they want to balance including those structures that should be protected but not encompass too much as it would be too restrictive on property owners.

General Updates

Ms. Carlton asked if the Board has any comments with regard to the draft Sign Ordinance, they should provide them to her for discussion in the future.

Ms. Carlton stated with regard to the Open Space Referendum, the Board needs to decide how they want to present it to the Township residents. She stated options include putting something on the Township Website, FAQs on the Website, and open session meetings with the residents. She stated the Referendum has been approved by the Bucks County Board of Electors. It will require advertising which will be done the end of September/October.

Mr. Kratzer stated the reason this is not yet on the Website is because we were working on the language of the advertisement to make sure that there was clarity; and now that that has been done, it will be put on the Township Website. He stated it will also be put out on our social media channels as well. He stated we are also looking at some relatively low-cost tools that may be available to do video-based FAQ responses, and he is talking to a company with a video-messaging platform that would integrate with Zencity to be able to provide short, informational videos.

Mr. Lewis stated it had been discussed previously about the role of the Supervisors and whether they would be allowed to speak as advocates or opponents of the Referendum, and Ms. Carlton had indicated that they should not; and Ms. Carlton stated that is correct, and the Board should remain neutral. She stated if they are going to hold public sessions, her office would suggest that the Board refrain from attending; but if they are going to attend, that they refrain from speaking. She stated any public session on this should be run by the Township staff.

Mr. Grenier asked if the Advisory Boards and Commissions could participate at these public sessions; and Ms. Carlton stated while she is not positive about that, she would lean on the side of not having them participate since it should be a net-neutral presentation and more a fact-based presentation. She stated she feels they should refrain from having the Committee participate with a certain stance either for or against.

Ms. Carlton stated the Board met in Executive Session prior to the public meeting to discuss a litigation matter, an employment matter, and a Real Estate matter.

SUPERVISORS REPORTS

Mr. Lewis stated the Planning Commission met and discussed in detail the Sign Ordinance, and there will be further discussion about that in the future.

Ms. Blundi stated people had been asked in the past to consider following Slate Hill Cemetery on Instagram as one of the measures for things they were working on was how much public engagement there was for different projects. She stated the Historical Commission has since received two awards and will be holding a celebration of that on September 14 around 4:30 p.m.

APPOINTMENTS/REAPPOINTMENTS TO BOARDS AND COMMISSIONS

Christopher Greeley – Resignation from Historical Commission


Mr. Lewis stated the Board has accepted the resignation of Mr. Greeley from the Historical Commission. He asked those interested in serving on this Commission to apply at admin@lmt.org.

ADDITIONAL PUBLIC COMMENT ON NON-AGENDA ITEMS

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


There being no further business, the meeting was adjourned.

Respectfully Submitted,

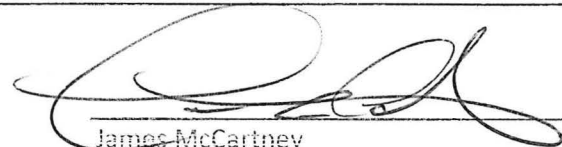

Suzanne Blundi, Secretary

LOWER MAKEFIELD TOWNSHIP
 BOS MEETING - 08/21/2024
 INTERFUND TRANSFERS


July 2024 PAYROLL AND INTERFUND TRANSFERS	
Fund	
01- GENERAL FUND CHECKING TO PAYROLL ACCOUNT	1,044,242.28
GENERAL FUND TO DEFINED CONTRIBUTION PENSION PLAN ACCOUNT	47,479.13
03- GENERAL FUND TO DEFINED CONTRIBUTION PENSION PLAN ACCOUNT	1,775.00
05- PARKS AND RECREATION FUND TO DEFINED CONTRIBUTION PENSION PLAN ACCOUNT	9,726.93
09- POOL FUND TO DEFINED CONTRIBUTION PENSION PLAN ACCOUNT	1,955.58
	1,105,178.92



 John B. Lewis




 James McCartney



 Matthew Ross

 Suzanne S. Biundi



 Daniel R. Grenier