

Incorporated March 12, 1738

TINICUM TOWNSHIP

Bucks County

BOARD OF SUPERVISORS

163 Municipal Road
Pipersville, Pennsylvania 18947

GARY PEARSON, CHAIRPERSON
NICHOLAS C. FORTE, VICE-CHAIRPERSON
VINCENT J. DOTTI, SUPERVISOR

TINICUM TOWNSHIP BOARD OF SUPERVISORS MINUTES OF THE MEETING FEBRUARY 7, 2012

Vice Chairperson Nick Forte called the meeting to order at 7:30 p.m. Supervisor Vincent Dotti was present with Manager Linda McNeill and about 5 audience members including Elizabeth Bowman with the Bucks County Herald and Christopher Ruvo, of the Intelligencer. Chairperson Gary Pearson was absent.

PLEDGE OF ALLEGIANCE: Forte led those present in reciting the Pledge.

PUBLIC SESSION:

Forte invited comments from the audience for any matter that was not on the agenda.

Ann Ballantine of Ervin Road said that for the last two years, she and her neighbors had been plagued by noise from ATVs and dirt bikes. She said that the kids know how long they can run them and avoid prosecution. She said that she was getting a copy of Hilltown's ordinance for us to review and requested that the Township consider enacting an ATV ordinance. She presented the Supervisors with a written suggestion sheet.

Forte thanked Ballantine and said that she had approached this issue in the correct way. He said that the Township could re-visit its noise ordinance and consider whether an ATV ordinance might be appropriate. He said that the Board might want Chief Sabath to take a look at this too.

Bill Ballantine said that he hoped an ordinance could make it easier for the police to enforce. He said that currently, the police have to go to the property line, and calibrate their sound meter and that by the time they go to read it, the ATV can drive away. He said that he would like to see a requirement for mufflers and regulations to keep ATVs out of the streambeds and the wetlands. Bill Ballantine said that the Township's current noise ordinance requires too much enforcement time from the police. He said that he was concerned that enforcing the noise ordinance takes them away from their more critical work. He recommended that the Township consider Hilltown's ordinance since it is much simpler to administer.

Forte said that the Township would look at Hilltown's and other ordinances and give this consideration.

A. Old Business:

B. Reports from Police & Public Works:

C. New Business:

Bensalem Township requests a letter of support to the Bucks County Commissioners for its Riverfront Grant application:

The Bucks County Open Space Review Board recommended a \$2.2 million dollar grant to develop riverfront access in Bensalem Township.

Forte said that historically, Tinicum Township had been at the forefront of open space activities and had been a proponent of public Riverfront access, be it Marshall Island or other parks. He asked Norm MacArthur to explain the grant application.

Norm MacArthur said that this application came to the Open Space Review Board (OSRB) in January. He said that the OSRB received a presentation from Bensalem and the developers who were partners in this application that would create parkland and riverfront access in Bensalem. He said that the proposal

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extended Street Road to the River, and involved the acquisition of riverfront property and acquisition of easements for access. He said that there would be a public marina and open space next to the River.

Forte said that this proposal fit right into the County's riverfront planning tool.

Dotti asked if it would be possible to take a boat from Tinicum Township to the public marina.

MacArthur said that the marina would be public and was one of the great features of this riverfront link.

Motion by Forte, seconded by Dotti to forward a letter of support to the Bucks County Commissioners noting that Tinicum Township supports this riverfront project in Bensalem. Voted upon and passed.

1) MINUTES:

Review of the Minutes of the Meeting of January 17, 2012 was tabled until the February 21st meeting.

2) TREASURER'S REPORT & BUDGET RECAP:

The Treasurer's Report and Budget Recap for January 2012 will be presented on February 21, 2012.

3) PAYROLL REPORT:

Motion by Forte, seconded by Dotti, to approve the Payroll Report for the period of January 14, 2012 through January 27, 2012. Voted upon and passed.

4) DISBURSEMENTS:

Motion by Forte, seconded by Dotti, to approve the below-listed Disbursements:

Voted upon and passed.

General Fund: N. Forte \$137.54; G. Pearson \$275.08; Valero \$1,284.24; Frontier \$715.92; Exxon Fleet Services \$82.79; McNamara, Bolla, Williams & Panzer \$2,197.00; Ricoh \$11.50; Farm & Home Oil Co. \$1,204.14; Blum-Moore Reporting Services \$350.00; Staples \$131.69; Ricoh Cust Finance Corp \$210.34; PA Unemployment Compensation Fund \$126.89; Witmer Public Safety Group, Inc. \$368.49; Bucks County Police Association \$300.00; Gall's Inc. \$437.95; Bucks County Association of Township Officials \$50.00; Verizonwireless \$257.22; Bucks County Association \$300.00; Hartford Life Insurance \$188.55; Keystone Municipal Services Inc \$3,960.00; Brandt, Jeremy R. \$307.08; Tinicum Township Board of Supv Open Space Fund \$10,000.00; DVHIT-W7090 \$19,667.17; McNamara, Bolla, Williams & Panzer \$845.00; Plumstead Materials \$5,443.51; Delguericco's Disposal Service \$125.00; Keystone Municipal Engineering \$2,511.60; United Inspection Agency, Inc. \$275.00; Selective Insurance \$10,403.00; eftsps \$2012.88 & 2116.10.

Payroll Fund: payroll for pay period ending 1/27/12; eftsps Fed \$5074.58 & State \$814.22. Payroll for pay period Federal \$5395.40 & eftsps State \$849.21.

5) A. PLANNING:

B. SUBDIVISION & LAND DEVELOPMENT:

Request for Waiver from the Requirements for Land Development by Property Owner/Applicant 90 Cafferty Road, L.P. for the construction of an approximate 317 square foot addition and interior alterations and renovations to the Patient Care Facility. This property is identified as Tax Parcel No. 44-32-3-1 with an address of 102 Cafferty Road, Pipersville, PA and is a 2.52 acre +/- tract located in the Residential Agriculture (RA) Zoning District.

Mike Burns, the CEO for Pediatric Specialty Care was present to request a waiver from land development requirements for applicant 90 Cafferty Road, L.P. He said that Pediatric Specialty Care had assumed ownership and was making improvements as the buildings when purchased, were in a state of disrepair. He said that there had been a tree on the roof, shingles that were falling off, and an HVAC system that was in disrepair. He said that they took the deck off and decided to create more living space for the kids and for their activities and programs. Burns said that the proposal was to extend the living area with a three-season room going right out over the former deck.

Burns said that their license from the State was for 15 beds and that the prior owner flexed between 9 and 12 beds. He said that the work order had been for 12 beds but that they currently had 9 beds and would stay at 9 beds. He said that the proposal was for improvements to the space and wasn't for expansion.

Dotti said that they had received a Special Exception from the Zoning Hearing Board and that they were currently asking to waive the land development review process. He said that this would be conditioned that the building permit be restricted to 9 beds. Burns agreed to the 9 bed limit.

Mike Burns said that the main house had 40 children with medically complex conditions that required specialty care including IVs, feeding tubes and ventilators. He said that children ranged in age from 2 months to 21 years. He said that they bought a depressed property that had a depressed staff and that they had subsequently hired a high caliber staff to lift the standard of care and provide more services.

Burns said that they looked forward to working hand in hand with the Township.

Motion by Dotti, seconded by Forte to waive the requirements for land development conditioned on the beds in this facility, known as Deer Run be limited to 9 beds. Voted upon and passed.

6) ZONING:

Delaware Valley Volunteer Fire Company Requests a waiver of the \$250. Zoning permit fee to install an 8'x10' shed where clothing can be dropped off.

Motion by Forte, seconded by Dotti, to waive the \$250 zoning permit fee for Delaware Valley Volunteer Fire Company. Voted upon and passed.

7) POLICE:

8) PUBLIC WORKS:

9) ZONING HEARING BOARD APPLICATIONS:

Hearing scheduled for February 23, 2012 at 7:00 p.m. #2-2012 Property Owner/Applicant River Road Quarry, LLC, requests a Special Exception for storage and/or sale of tree crops and processing into landscape mulch. Present use of property listed as sale and storage of firewood, woodfiber, landscape mulch, top soil and stone products. The Special Exception is requested under Article XI, Section 1107, subsection a, b, c of the Tinicum Township Zoning Ordinance. Request is from the 5 acre minimum lot size, Section 704 Table of Use Regulations. This property is identified as Tax Parcel No. 44-7-48-3 and is a 3 acre +/- tract located in the Extraction (E) Zoning District.

10) MISCELLANEOUS:

11) ADJOURNMENT:

Motion by Forte, seconded by Dotti, to adjourn the meeting at 7:52 p.m. The next regularly scheduled Supervisors' meeting is February 21, 2012 at 7:30 p.m. in the Township Building. Voted upon and passed

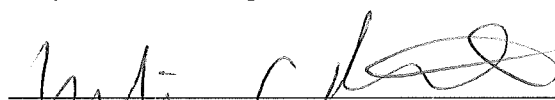
TINICUM TOWNSHIP SUPERVISORS

Attest:




Linda McNeill, Township Manager

Gary Pearson, Chairperson



Nicholas C. Forte, Vice Chairperson



Vincent J. Dotti, Supervisor