

Board of Supervisors Regular Meeting

Monday, November 14, 2022 | 7:00 p.m.

1) Call to Order.

Mr. Ksiazek called the meeting to order at 7:00 p.m.

2) Pledge of Allegiance led by Arrow of Light Cub Scouts (Langhorne – Pack 19).

Mr. Ksiazek welcomed the Arrow of Light Cub Scouts (Langhorne – Pack 19) to led the Pledge of Allegiance.

3) National Anthem performed by Becca Guitierrez.

Mr. Ksiazek introduced Rebecca Gutierrez, a tenth-grade student at Neshaminy High School who sung our National Anthem.

4) Maple Point Middle School Veteran's Presentation:

Mr. Ksiazek introduced Mia DeAngelis who read "In Flanders Field" and Andrew Pirollo who played the "Taps" on the trumpet.

5) Roll Call.

Ms. Quirple called roll. Supervisors Ksiazek, Quirple, Hannah, and Kane attended the meeting along with the Township Manager Stephanie Teoli Kuhls, Solicitor James Esposito, and Township Engineer, Isaac Kessler. Supervisors Payne attended virtually.

6) Announcements.

- Next Board of Supervisors Meeting – Monday, December 12, 2022 at 7:00 p.m.
- Upcoming Events:
 - i) Tree Planting– Saturday November 19th – 9:30 a.m. – 11:30 a.m.
 - ii) Holiday Open House – Thursday, December 8th @ 5:30 p.m. – 8:30 p.m. at Middletown Municipal Center
 - iii) Shop with a Cop – Saturday, December 10th – 8:30 a.m. – 3 p.m. at Target Oxford-Valley
- Swearing in of Officer Kaylee Plisinski.

Joseph Bartorilla, Chief of Police, provided a brief introduction of Officer Kaylee Plisinski. Chief Bartorilla welcomed Officer Plisinski to Middletown Township Police Department. Officer Plisinski was sworn in as a Middletown Township Police Officer by Mr. Ksiazek.

7) Special Items.

- Small Business Saturday Proclamation
- Native American Heritage Month Proclamation

Mr. Ksiazek read each of the Proclamations into the record.

8) Public Comment. *Non-Agenda Items only.*

None.

9) Consent Agenda Items

- Consideration of authorizing Payment of November 14, 2022 Bills List in the Amount of \$1,785,920.95
- Consideration of approving the October 3, 2022 Minutes of the Public Meeting of Middletown Township Board of Supervisors and the Budget Work Session Minutes for October 17, and October 24, 2022.
- Consideration of Financial Security Release #2 (final release) for Carin University Land Development in the amount of \$176,823.60.
- 2022 Road Program Payments:
 - i) Consideration of approving Payment Certificate #2 for the 2022 Road Program to James D. Morrissey, Inc. in the amount \$456,820.24.
 - ii) Consideration of approving Payment Certificate #2 for the 2022 Road Program to James D. Morrissey, Inc. in the amount of \$716,370.29.
 - iii) Consideration of approving Change Order #3 for the 2022 Road Program in the amount of \$3,307.90.
- Grant Resolutions:
 - i) Consideration of approving Resolution #22-29R authorizing application to Pennsylvania Department of Transportation (PennDOT) Multimodal Transportation Fund Grant Program.
 - ii) Consideration of approving Resolution #22-30R authorizing application to Pennsylvania Department of Community & Economic Development (DCED) COVID-19 ARPA PA Small Water & Sewer Program.
 - iii) Consideration of approving Resolution #22-31R authorizing application to Pennsylvania Department of Community and Economic Development (DCED) COVID-19 ARPA H2O PA Water Supply, Sanitary Sewer and Stormwater Projects Program.
- Consideration of approving Resolution #22-32R authorizing 2240 Durham Road Subdivision Sewer Facilities Planning Module.
- Consideration of authorizing a Cooperation Agreement with the Redevelopment Authority of Bucks County and Woods Services, Inc. in support of a \$1,000,000 Redevelopment Assistance Capital Program for the Woods Services Education and Training Project.

Action: Ms. Quirple made a motion to approve consent agenda items as listed above, seconded by Ms. Kane.

Isaac Kessler, Township Engineer noted that the value amount listed in Change Order #3 for the 2022 Road Program is incorrect and should be listed as \$35,567.70, for the new work completed by the Public Works Department at Twin Oaks Park.

Action: Ms. Quirple made a motion to approve consent agenda items as listed above as amended by the Township Engineer, seconded by Ms. Kane. Motion carried by a vote of 5-0.

10) Consideration of Lot Line Change Waiver Request for 727 Linden Avenue.

Ryan Gallagher, Applicant's Attorney, explained that the applicant proposes to consolidate three (3) existing lots into two (2) proposed equally sized lots.

Mr. Gallagher noted that the property owners and professionals related to the project are present at tonight's meeting and available for questions.

Action: Ms. Quirple made a motion to grant approval for the 727 Linden Avenue Lot Line Change Plan, S/LD #22-08, with the following conditions:

- 1. Applicant shall comply in full with all requirements of the Middletown Township subdivision and land development ordinance and the Middletown Township zoning ordinance, unless relief was granted by the body having jurisdiction.***
- 2. All comments still outstanding in review letters shall be fully addressed for plans to be considered final.***

Seconded by Ms. Kane. Motion carried by a vote of 5-0.

11) Consideration of Middletown Country Club Golf Cart Path Project.

Isaac Kessler, Township Engineer note that the Middletown Country Club Golf Cart Path Project bid package consists of the repaving, reconstruction, and extension of cart pathway throughout areas of the Country Club, as well as drainage improvements at a few locations associated with the cart pathways. Mr. Kessler added that the bids were opened on November 7, 2022 and reviewed per the Township's Responsible Contractor Ordinance (RCO).

Mr. Kessler noted that it has been determined that neither bidder is qualified for award of this contract per the Township's Responsible Contractor Ordinance. In addition, the low bidder cost for the project is well above the anticipated budget for this project.

Mr. Kessler recommends that the Board reject the two bids received and that he will work with Township Staff Country Club Staff to move forward with the project.

Ms. Kane questioned what was allotted for the base project and which RCO requirements were not met.

Action: Ms. Quirple made a motion to reject all bids opened on November 7, 2022 for the Middletown Country Club Pathway Improvement project due to no qualified bids received and sufficient funds not available; seconded by Ms. Payne. Motion carried by a vote of 5-0.

12) Consideration of accepting the resignation of Sally Miller from the Citizens Traffic Commission.

Action: Ms. Kane moved to accept Sally Miller's resignation from the Citizens Traffic Commission; seconded by Ms. Quirple. Motion carried by a vote of 5-0.

Mr. Ksiazek thanked Ms. Miller for her service to the Township.

13) Consideration of accepting the resignation of Charles Alfonso from the Human Relations Commission.

Action: Ms. Hannah moved to accept Charles Alfonso's resignation from the Human Relations Commission, seconded by Ms. Payne. Motion carried by a vote of 5-0.

Mr. Ksiazek thanked Mr. Alfonso for his service to the Township.

14) Consideration of Settlement of Zoning Appeal of Richard Coleman from March 23, 2022 Decision of the Middletown Township Zoning Hearing Board.

James Esposito, Township Solicitor explained that Richard Coleman applied for four (4) variances from the Middletown Township Zoning Ordinance to building a single-family residence on an existing undersize lot, along Ralph Avenue. Mr. Esposito added that the Zoning Hearing Board (ZHB) voted to deny the application, stating that no hardship existed to warrant the variances requested and indicating that a lot line adjustment with the adjoining property could either reduce or eliminate the non-conformities on the Property.

Mr. Esposito explained that the Applicant appealed the Decision to the Court of Common Pleas of Bucks County. He added that the Applicant sent revised Zoning Plans which reduced the size of the proposed single-family residence and related improvements the project.

The Solicitor for the ZHB indicated that he supported settlement of the appeal through the approval of the revised plans, if the Board of Supervisors of Middletown Township was in support of the same. The revised plans were also provided to the Zoning Officer of Middletown Township, who did not raise any issues to the revised plans.

Action: Mr. Ksiazek made a motion to authorize the settlement of the appeal filed by Richard C Coleman at Bucks County Docket No. 2022-01794 through the Middletown Township Zoning Hearing Board's approval of the Plans prepared by Kelly & Close Engineers on September 28, 2022 for a two-story single-family residence of 1,170 square feet and granting of the variances to Section 500-903.A (allowing a lot area of 6,250 square when a minimum of 10,000 square feet is required) and Section 500-903.B. (allowing a lot width of 50 feet when a minimum of 80 feet is required), second by Mr. Quirple. A motion carried by a vote of 5-0.

15) 2023 Budget Presentation.

Stephanie Teoli Kuhls, Township Manager reviewed a Power Point presentation that provided details of the 2023 Proposed Budget. (attached)

Ms. Teoli Kuhls noted to the Public that tonight through December 12th begins the Public Input period. She added that the proposed budget does not have any proposed tax increase.

Ms. Teoli Kuhls concluded by thanking the Board of Supervisors, Department Directors, and staff for their efforts in the budgeting process. She thanked Assistant Township Manager Nick Valla and Mega Bhandary,

Director of Finance. Ms. Teoli Kuhls added that the entire budget is already available on the Township website.

Mr. Ksiazek noted that a municipal budget is a collaborative effort and a lot of work. Mr. Ksiazek thanks Ms. Teoli Kuhls, Mr. Valla, Ms. Bhandary, all Department Directors, Board of Supervisors, and the members of the public who participated in the budget process.

Mr. Ksiazek added that he is please to present a balanced budget without tax increase for the residents of this Township.

Action: Ms. Kane authorizes advertisements of the 2023 Annual Budget, seconded by Ms. Quirple.

Ms. Kane reiterated how much of an effort went and effort was put into the Annual Budget and informing the Board of Supervisors.

A motion carried by a vote of 5-0.

16) Other Business.

Ms. Hannah, Ms. Kane, Ms. Quirple thanked Mia DeAngelis, Andrew Pirollo and the Arrow of Light Cub Scouts (Langhorne – Pack for their participation in tonight’s meeting.

Ms. Quirple congratulated Officer Plisinski and welcomed her to Middletown Township.

Ms. Quirple and Ms. Payne wished everyone a Happy Thanksgiving.

17) Adjournment.

*Action: Ms. Quirple moved to adjourn the public meeting of the Middletown Township Board of Supervisors public meeting at 7:50 p.m., seconded by Ms. Hannah.
Motion carried by a vote of 5-0.*