

Board of Supervisors Regular Meeting

Monday, October 16, 2023 | 7:00 p.m.

Agenda

1) Call to Order, Pledge of Allegiance

Ms. Payne called the meeting to order at 7:05 p.m.

2) Roll Call

After the Pledge of Allegiance Ms. Payne called roll. Supervisors Payne, Ksiazek, Quirple, and Kane attended the meeting along with the Township Manager Stephanie Teoli Kuhls, Assistant Township Manager Nick Valla, Solicitor James Esposito, and Township Engineer Isaac Kessler. Supervisor Hannah was absent.

Ms. Payne announced that Chief Joseph Bartorilla, Director of Finance Mega Bhandary, Chief of Fire and Emergency Services, Mark Antozzeski, Fire Marshal, Don Harris, Superintendent of Public Works, Eric Gartenmayer and Director of Parks & Recreation Paul Kopera.

3) Upcoming Meetings

- a) Budget Workshop #2 – Monday, October 23rd at 6:00 p.m.
- b) Next Board of Supervisors Meeting scheduled for Monday, November 13, 2023, at 7:00 p.m.

4) Moment of Silence for those impacted by war in Israel

Ms. Payne, fellow Board members, staff and the public in the audience paused for a moment of silence.

5) Special Items

- a) Fire Prevention Month Proclamation
- b) Disability Employment Awareness Month Proclamation
- c) Indigenous Peoples' Day Proclamation

Ms. Quirple, Ms. Kane, and Mr. Ksiazek each took turns reading the Proclamations out loud.

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

None.

7) Consent Agenda Items

- a) Consideration of authorizing payment of October 16, 2023, Bills List in the amount of \$2,929,344.30.
- b) Consideration of approving the September 19, 2023, Minutes of the Public Meeting of Middletown Township Board of Supervisors, and the Budget Work Session Minutes for October 9, 2023.
- c) Consideration of approving Payment Release #6 for the DPW Phase 1 Fueling Station Project to Scott Contractors, Inc. in the amount of \$11,574.48.
- d) Consideration of approving Payment Release #3 for the 2023 Road Program to James D. Morrissey in the amount of \$406,752.06.
- e) Consideration of approving Payment Release #2 for the 2023 ADA Ramp Program to Scott Building Corporation in the amount of \$211,675.59.
- f) Consideration of approving Change Order #1 for the 2023 ADA Ramp Program in the amount of – \$725.04 for reduced quantities.
- g) Consideration of approving Payment Release #3 for the 2023 ADA Ramp Program to Scott Building Corporation in the amount of \$15,197.92.
- h) Consideration of approving Financial Security Release #1 (Final) for 900-Wheeler Way (Warehouse Expansion) in the amount of \$ 2,833,075.30.

Action: Ms. Quirple made a motion to approve consent agenda items A-H, seconded by Mr. Ksiazek. Motion carried by a vote of 4-0.

8) Consideration to purchase three firefighting apparatus.

Mark Antozzeski, Chief of Fire and Emergency Services explained that after successfully hiring Dynamix to conduct a Fire Services Study, a report was provided with many recommendations including evaluation and replacement of fire apparatus.

Chief Antozzeski along with the four volunteer fire chiefs represented from Langhorne- Middletown, Parkland, Penndel, and William Penn Fire Companies considered the apparatus needs of the department, as the current apparatus inventory, expected service life of each vehicle, etc. He noted that the Chiefs worked together to establish a standardized fire engine specification. The proposed three fire engines will provide fire protection services to our residents and business owners for at least 15 years.

Chief Antozzeski proposed that Middletown Township authorize the purchase of three fire engines to protect the citizens of our Township. Said fire engines will be owned, maintained, and insured by the Township. One fire engine will be used by each of the following sections of our Department: Langhorne-Middletown Fire Company, William Penn Fire Company, and the career staff of Middletown Township Fire and Emergency Services. He noted that this purchase would not exceed \$3,772,000.00, and the newly created fire apparatus fund will be utilized for this purchase.

Ms. Payne and Ms. Kane thanked Chief Antozzeski, along with the Chiefs and Presidents for their hard work, time, compromising, and agreement on this proposed purchase.

Mr. Ksiazek echoed their comments and recognized everyone for their dedication, commitment, and efforts to support and strengthen Middletown's Fire and Emergency Services. He also recognized Ms. Kane for her time and dedication.

Action: Ms. Quirple made a motion to authorize the purchase of three Pierce fire engines using COSTAR pricing from Glick Fire Equipment of Bird In Hand, PA, seconded by Ms. Kane. Motion carried by a vote of 4-0.

- 9) Consideration to authorize advertisement of an Ordinance to add Stop Signs on Tall Tree Lane and Meadowview Court.

Nick Valla, Assistant Township Manager, shared that the Citizens Traffic Commission (CTC) is advising the Board of Supervisors to add stop signs to both Tall Tree Lane (off of Zimmerman Lane, a state road) and Meadowview Court (in the Summit Trace Development), which are currently cul-de-sacs that do not have stop signs.

Mr. Valla explained that Tall Tree Lane had a stop sign prior to its development when it was known previously as Access Road. He added that at some point since this area was developed, the stop sign was removed and not currently listed in the Township's ordinance.

He also explained that a resident raised a concern that the "T" intersection of Meadowview Ct. and Oakridge Dr. is confusing to drivers. He added that the CTC felt that adding a stop sign would create a safer condition for pedestrians at this intersection, as Meadowview Ct. is the only cul-de-sac in Summit Trace that does not have a stop sign.

Motion: Ms. Kane move to authorize the Township Solicitor to draft and advertise an ordinance amending Chapter 470 of the Middletown Township Code of Ordinances to add stop signs to Tall Tree Lane at Zimmerman Lane, and to Meadowview Court at Oakridge Drive, seconded by Ms. Quirple. Motion carried by a vote of 4-0.

10) Presentation of the Solar Feasibility Study.

Mr. Valla presented the Solar Feasibility Study which reviewed Township locations that have been assessed for solarization: Municipal Center (Rooftop), Municipal Center (Ground Mount), Public Works (Admin Building), Community/Senior Center, North Fire Station on Langhorne-Yardley Road, Middletown Community Park Barn, Styers Market Building and Styers Rear Buildings (Barn/Pavilions).

He reviewed each location in detail providing an overview of the location and the key considerations and challenges of installation of solarization.

Mr. Valla reviewed slides in detail regarding Energy Efficiency and Conservation Block Grant (EECBG), as well as various finance options for the project.

The full presentation is attached.

Ms. Kane questioned the average life expectancy of a solar panel. Mr. Valla responded that the life expectancy is approximately 25 years.

Mr. Ksiazek confirmed that there is an option with no upfront capital cost for this project. He also asked if the proposed cost included the cost of a new roof at the Municipal Center. Ms. Teoli Kuhls and Mr. Valla commented that a new roof would have to be replaced prior to the installation of solar panels.

Ms. Kane questioned if this project is included in the 2024 budget. Ms. Teoli Kuhls commented that this project will be discussed at next week's budget workshop.

11) Consideration of accepting the resignation of Chris Fullan from the Historic Commission Board.

Action: Ms. Payne moved to accept the resignation of Chris Fullan from the Historic Commission Board, seconded by Mr. Ksiazek. Motion carried by a vote of 4-0.

- 12) Consideration of opposition to ZHB Appeal #23-42 of Zafar and Arshad Inc. related to 9 variances for the property at 1301 Frosty Hollow Road, Levittown, PA 19056, tax parcel #'s 22-053-286 and 22-053-287.

Mr. Esposito reviewed ZHB Appeal #23-42 with the Board of Supervisors and noted that this application will appear in front of the Zoning Hearing Board.

Mr. Esposito wanted to bring this application to the Board's attention, as they may want to send Mr. Esposito in opposition.

Action: Ms. Quirple made a motion to send Mr. Esposito the Zoning Hearing Board meeting, seconded by Mr. Ksiazek. Motion carried by a vote of 4-0.

- 13) Other Business.

Mr. Esposito announced that the Board of Supervisors held an executive session prior to this meeting to discuss ongoing litigation and personnel matters.

Ms. Kane thanked the Langhorne-Middletown Fire Company for their Open House. She expressed that it was a wonderful community event.

Ms. Kane also encouraged residents who are interested in fire services, there is a current recruitment process going on.

Ms. Quirple thanked Chief Antozzeski and all four fire companies that worked together on the apparatus agreement and attended tonight's meeting.

Mr. Ksiazek noted that even though the Groovin' at the Gates event was unfortunately cancelled due to weather, he wanted to thank Paul Kopera, Director of Parks & Recreation, and his staff for all their hard work that went into planning the event.

Ms. Payne noted positive feedback and excitement that was received by residents for Groovin' at the Gates and hopes they look forward to the event next year.

- 14) Adjournment.

Mr. Ksiazek moved to adjourn the public meeting of the Middletown Township Board of Supervisors public meeting at 7:33 p.m., seconded by Ms. Quirple. Motion carried by a vote of 4-0.