

**MINUTES
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
 REORGANIZATION MEETING
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, WORCESTER, PA
 MONDAY, JANUARY 6, 2003 11 A.M.**

CALL TO ORDER

The 2003 Organization Meeting of the Worcester Township Board of Supervisors was called to order by Mr. Davey at 11:00 A.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance

ATTENDANCE

PRESENT:

FRANK L. DAVEY	<input checked="" type="checkbox"/>
JOHN H. GRAHAM	<input checked="" type="checkbox"/>
CHASE E. KNEELAND	<input checked="" type="checkbox"/>

INFORMATIONAL ITEMS

No informational items were offered.

PUBLIC COMMENTS

- Maryellen Shore, 3214 Stump Hall Road, questioned if the Township Engineer was available for consultation regarding sewage issues. Mr. Davey responded by advising her that Mr. Nolan was available at the Township Office on Wednesday afternoons each week.
- Kim David, 1704 Berks Road, requested an update on the Township's Open Space Program. Mr. Davey advised him that in terms of pursuing new acquisitions the program is in a state of temporary abeyance, but that the Township is currently negotiating partnering with the State and County for the purchase of development rights on the Scarlett Farm, and that this action has been ongoing for some time now. Mr. Davey also mentioned the recent \$50,000 gift to the Township's Open Space Program from a gracious resident.
- Mrs. Shore requested to know which Montgomery County representative works with the Township's Open Space Program. She was advised that it is Elizabeth Emlen, Administrator of the Montgomery County Farm Preservation Board.

**1. REORGANIZATION OF THE BOARD OF SUPERVISORS
 A MOTION TO APPOINT A TEMPORARY CHAIRMAN**

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to appoint Frank L. Davey as Temporary Chairman.

A MOTION TO APPOINT A TEMPORARY SECRETARY

A motion by Mr. Davey, seconded by Mr. Graham and passed unanimously to appoint Chase E. Kneeland as Temporary Secretary.

A MOTION TO APPOINT THE CHAIRMAN

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to appoint Frank L. Davey to the position of Chairman of the Board of Supervisors.

A MOTION TO APPOINT THE VICE CHAIRMAN

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to appoint John H. Graham to the position of Vice Chairman of the Board of Supervisors.

A MOTION TO APPOINT THE SECRETARY

A motion by Mr. Davey, seconded by Mr. Graham and passed unanimously to appoint Chase E. Kneeland to the position of Secretary of the Board of Supervisors.

2. READING AND APPROVAL OF THE MINUTES OF DECEMBER 18, 2002

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to dispense with the reading of, and approve, the minutes of December 18, 2002.
(Copies were available for review)

3. THE FOLLOWING APPOINTMENTS TO BE MADE BY ONE MOTION:

TOWNSHIP MANAGER	CHARLES A. SARDO, SR.
ASSISTANT TOWNSHIP MANAGER	EUNICE C. KRIEBEL
ROADMASTER	CHARLES A. SARDO, SR.
TREASURER	EUNICE C. KRIEBEL
ASSISTANT SECRETARY	EUNICE C. KRIEBEL
TOWNSHIP ENGINEER	JOSEPH J. NOLAN
SANITARY ENGINEER	JOSEPH J. NOLAN
ZONING OFFICER	CHARLES A. SARDO, SR.
BUILDING INSPECTORS	GEORGE S. GARDNER
	CKS ENGINEERS
ZONING HEARING BOARD	MICHAEL MALONE/3 YEAR TERM
	EXPIRING 1/06
	GEORGE STAUFFER/3 YEAR TERM
	EXPIRING 1/06 (Alternate position)

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the above appointments.

4. A MOTION TO APPOINT JAMES J. GARRITY TO THE POSITION OF TOWNSHIP SOLICITOR

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to appoint James J. Garrity to the position of Township Solicitor.

608246

5. A MOTION TO APPOINT ROBERT L. BRANT TO THE POSITION OF ZONING HEARING BOARD SOLICITOR

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the appointment of Robert L. Brant to the position of Zoning Hearing Board Solicitor.

6. A MOTION TO APPOINT A TOWNSHIP ELECTOR TO THE POSITION OF VACANCY BOARD CHAIRMAN

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the appointment of Fred Reichert to the position of Vacancy Board Chairman.

7. A MOTION TO APPOINT THE BOARD OF SUPERVISORS & TOWNSHIP MANAGER AS DELEGATES TO THE STATE CONVENTION

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the appointment of the Board of Supervisors and the Township Manager as delegates to the State Convention.

8. A MOTION TO APPOINT A VOTING DELEGATE TO THE STATE CONVENTION

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the appointment of Frank L. Davey as a voting delegate to the State Convention.

9. A MOTION TO APPROVE THE PROPOSED BOARD OF SUPERVISORS MEETING DATES FOR 2003

JANUARY	06 (Monday)
FEBRUARY	19
MARCH	19
APRIL	16
MAY	21
JUNE	18
JULY	16
AUGUST	20
SEPTEMBER	17
OCTOBER	15
NOVEMBER	19
DECEMBER	17

ALL MEETINGS WILL BE HELD ON THE THIRD WEDNESDAY OF EACH MONTH (UNLESS OTHERWISE NOTED) AT 7:30 P.M. IN THE TOWNSHIP COMMUNITY HALL.

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the above meeting dates for the Board of Supervisors.

10. A MOTION TO APPROVE THE STAFF HOLIDAYS FOR 2003

FEBRUARY	17	MONDAY	PRESIDENTS DAY
APRIL	18	FRIDAY	GOOD FRIDAY
MAY	26	MONDAY	MEMORIAL DAY
JULY	4	FRIDAY	INDEPENDENCE DAY
SEPTEMBER	01	MONDAY	LABOR DAY
NOVEMBER	27,28	THUR. & FRIDAY	THANKSGIVING

DECEMBER 25,26 THUR. & FRIDAY CHRISTMAS
 JANUARY 01,02 THUR. & FRIDAY NEW YEAR'S
 4 PERSONAL DAYS

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the above staff holidays for the year 2003 & January 2004.

11. A MOTION TO APPOINT THE DEPOSITORIES FOR TOWNSHIP MONIES

HARLEYSVILLE NATIONAL BANK

UNION NATIONAL BANK

PLGIT

MELLON/CITIZENS BANK

SOVEREIGN BANK

PROGRESS FEDERAL BANK

PNC BANK

COMMERCE BANK

FIRST UNION BANK

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve the appointment of the above depositories for Township monies.

12. A MOTION TO APPROVE WORCESTER TOWNSHIP AS A ONE ROAD DISTRICT

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to approve Worcester Township as a One Road District.

13. PAYMENT OF THE BILLS OF THE TOWNSHIP

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to pay the bills of the Township.

14. A MOTION TO ADOPT THE OPEN RECORDS POLICY

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to adopt the Open Records Policy. Mr. Davey elaborated on the meaning and intent of the Open Records Policy.

15. RESOLUTION NO. 03-01 FIXING THE TAX RATE FOR FISCAL YEAR 2003

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to fix the Tax Rate for Fiscal Year 2003 at .05 Mills.

16. RESOLUTION NO. 03-02 ADJUSTING THE FEE SCHEDULE FOR YEAR 2003

A motion by Mr. Kneeland, seconded by Mr. Graham and passed unanimously to adopt Resolution No. 03-02 adjusting the portion of the Worcester Township Fee Schedule as indicated in Exhibit "A" (attached). Mr. Davey explained the various adjustments in the Fee Schedule for 2003.

608246

PUBLIC COMMENTS

- Ronald Shore, 3214 Stump Hall Road, requested the definition of a One Road District. Mr. Sardo explained the terminology with additional input from Mr. Davey.
- Lawrence Rahmer, 1012 Valley Forge Road, questioned the status of the proposed Fairview Village sewer project. Mr. Davey advised him that the Township is still awaiting final approval from DEP.
- Maryellen Shore requested an overview of the Fairview Village sewer project, including the locations of the sewer connections. Mr. Davey gave a brief overview.
- Chris David, 1704 Berks Road, inquired about the staff holidays and the absence of Martin Luther King Day on the schedule. Mr. Davey stated that the current number of holidays is sufficient, along with the addition of 4 Personal Days.
- Maryellen Shore questioned if the residents have input on the staff holidays.
- William Kazimer, 3121 Germantown Pike, requested the origin of the term "Road Master". Mr. Kazimer also complimented the road crew's efforts during the past storms.
- Mr. Shore questioned if the a public hearing will be held regarding the proposed Smith Tract/Willow Creek Orchard subdivision and Conditional Use submissions. He also requested a verbal description of the review procedure, encompassing the Township Planning Commission, the Zoning Hearing Board and the Board of Supervisors, was interested in how these boards interrelated, and what the term lengths were on the various boards. Mr. Davey gave a brief overview responding to the questions.

17. ADJOURNMENT

There being no further business to come before this Board, the public organizational meeting of the Worcester Township Board of Supervisors was adjourned by Mr. Davey at 11:31 A.M.

FUTURE MEETINGS

BOARD OF AUDITORS	JANUARY 07, 2003	W.T. COMMUNITY HALL	11:00 A.M.
PLANNING COMMISSION	JANUARY 16, 2003	W.T. COMMUNITY HALL	7:30 P.M.
ZONING HEARING BOARD	JANUARY 28, 2003	W.T. COMMUNITY HALL	6:30 P.M.
BOARD OF SUPERVISORS	FEBRUARY 19, 2003	W.T. COMMUNITY HALL	7:30 P.M.

Respectfully submitted,

Chase E. Kneeland

 CHASE E. KNEELAND, Secretary

EXHIBIT "A"

FEE SCHEDULE ADJUSTMENT
1/6/03

CONSULTANTS' FEES		2002	2003	
Township Engineer		\$83.00	\$87.00	
Assistant Engineer		\$73.00	\$76.00	
Design Engineer		\$63.00	\$65.00	
Bldg. Inspector/Tech		\$55.00	\$56.00	
Draftsman		\$46.00	\$48.00	
Admin. Assistant		\$27.00	\$28.00	
Survey 3-Man Crew		\$850.00/day	\$875.00/day	½ day min.
Survey 2-Man Crew		\$750.00/day	\$775.00/day	½ day min.
Auto Charge		\$Per.IRS	\$0.34/mile	
Out-of Pocket	At Cost		At Cost	
Expense				
Postage, Reprod.,	At Cost		At Cost	
Toll, Telephone				

608246

WORCESTER TOWNSHIP
WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
WORCESTER TOWNSHIP COMMUNITY HALL
FAIRVIEW VILLAGE, PA
WEDNESDAY FEBRUARY 19, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the regularly scheduled meeting of the Worcester Township Board of Supervisors to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY
CHASE E. KNEELAND

1. RECOGNITION OF THE PASSING OF SUPERVISOR JOHN H. GRAHAM

A motion by Mr. Davey, seconded by Mr. Kneeland and passed unanimously to adopt Resolution No. 03-08 recognizing the life and passing of Supervisor John H. Graham. Mr. Davey read the resolution, of which he was the author, and Mr. Kneeland offered comments about the life and contributions of Mr. Graham.

2. MOTION TO SET ASIDE A PAGE IN THE MINUTE BOOK IN RECOGNITION OF JOHN H. GRAHAM

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to set aside a page in the Minute Book in recognition of John H. Graham's dedicated Service as a Worcester Township Supervisor from January 1, 1987 through February 12, 2003.

PUBLIC COMMENTS

No public comments were offered at this time.

INFORMATIONAL ITEMS

- Mr. Kneeland and Mr. Davey will appoint someone to fill the unexpired term of John H. Graham within three weeks.
- Seats are still available for the bus trip to Les Miserables.
- Mr. Davey expressed his gratitude to the Township Road Crew for their excellent plowing during a very hazardous snow storm.

- 3. **READING AND APPROVAL OF THE MINUTES OF JANUARY 6, 2003**
 A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to dispense with the reading of, and approve as written, the minutes of January 6, 2003.
 (Copies were available for review.)

- 4. **TREASURER’S REPORT**

The Treasurer’s reports for December 2002, and the year 2003 to January, net change:

January Report:

General Fund	124,529.92
State Fund	(4,599.44)
Capital Reserve	101.77

A motion by Mr. Davey, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Reports for December 2002, and year 2003 to January, net change.

- 5. **PAYMENT OF THE BILLS OF THE TOWNSHIP**

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to pay the bills of the Township in the amount of \$198,228.02.

- 6. **RESOLUTION NO. 03-03 AUTHORIZING A SHUT-OFF AGREEMENT WITH SUPERIOR WATER COMPANY**

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-03 authorizing a Shut-off Agreement with Superior Water Company.

- 7. **RESOLUTION NO. 03-04 GRANTING PRELIMINARY/FINAL APPROVAL TO THE TRIER TRACT 2-LOT SUBDIVISION**

Applicant is Russell S. Trier, Kulpsville, PA, proposing a 2-lot subdivision on approximately 7 acres fronting on Hollis Road with access to Bustard Road. This tract is located in the AGR Zoning District and existing dwelling will be demolished. The lots will be served by public water (North Penn Water Authority) and public sewer (Upper Gwynedd-Towamencin Sewer Authority).

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant Preliminary/Final approval to the Trier Tract 2-Lot subdivision.

8. RESOLUTION NO. 03-05 GRANTING FINAL APPROVAL TO THE RIEGER TRACT 4-LOT SUBDIVISION

Applicants are Daniel and Lauren Rieger of Hedwig Lane, Collegetown, PA., proposing a 4-lot subdivision on approximately 33.8 acres of land situated at Hollow Road and Water Street Road. This tract is located in the AGR Zoning District and on-site water and on-site sewage management are also proposed for these residential lots.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant Final approval to the Rieger Tract 4-Lot subdivision.

9. RESOLUTION NO. 03-06 GRANTING APPROVAL FOR WORCESTER TOWNSHIP VOLUNTEER FIRE DEPARTMENT ACTIVITIES FOR YEAR 2003

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-06 granting approval for Worcester Township Volunteer Fire Department Activities for Year 2003.

10. RESOLUTION NO. 03-07 GRANTING FINAL APPROVAL TO THE VOLPE ROOFING LAND DEVELOPMENT PLAN

Applicant is Gary Volpe proposing to develop the commercial piece of property located at 3230 Germantown Pike, formerly the March Lumber Company. This property contains 3.25 acres with four-hundred feet of frontage on the southwest side of Germantown Pike, between Kriebel Mill Road and Adair Drive. On April 23, 2002, the Zoning Hearing Board granted the applicant a special exception to develop the site for the proposed roofing business as a continuation of the nonconforming status in the AGR Residential zoning district. On November 20, 2002, the Board of Supervisors granted Preliminary Land Development approval.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-07 granting Final approval to the Volpe Roofing Land Development Plan.

11. FAIRVIEW VILLAGE SEWER DISTRICT UPDATE

- Mr. Davey stated that the Township has received approval from the Pennsylvania Department of Environmental Protection for sewer expansion into the Fairview Village district. The Township will seek bids for this project within four weeks. Mr. Davey further advised that the issuance of a construction permit will take place following the bid process.

12. PUBLIC HEARING – ORDINANCE NO. 03-186 *SOLID WASTE MANAGEMENT AND RECYCLING*

PUBLIC HEARING OPENED :

Mr. Davey opened the public hearing at 7:43 P.M.

Mr. James J. Garrity, Township Solicitor, made a short presentation on the need for a recycling ordinance as a result of the 2000 Census reflecting the increase in Worcester Township's population. As mandated by the state, the trash collectors must now expand their operations to include recycling collections with strict adherence to particular recycling regulations. The ordinance elaborates on these regulations and the responsibilities of the trash haulers.

- Mr. William Kazimer inquired if this Ordinance addresses the proper handling of leaf disposal. Mr. Garrity referred him to §116.12, stating that it is illegal for leaves to be mixed with trash. Mr. Kazimer then asked if this Ordinance will affect open burning in Worcester Township. Mr. Garrity assured Mr. Kazimer that open burning is a separate issue.
- Mr. Joseph Rieger questioned the population number that requires mandatory recycling.
- Chris Campbell asked if the collection will be done by just one hauler. He was responded to by the Township Solicitor to the negative.

CLOSE THE PUBLIC HEARING:

The public hearing was closed at 7:50 P.M.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to adopt Ordinance No. 03-186 *Solid Waste Management and Recycling*.

13. PUBLIC HEARING – ORDINANCE NO. 03-187 *PSAB MASTER RETIREMENT TRUST & JOINDER AGREEMENT FOR THE TOWNSHIP OF WORCESTER NON-UNIFORMED PENSION PLAN*

OPEN PUBLIC HEARING:

Mr. Davey opened the public hearing at 7:51 P.M.

Mr. James J. Garrity, Township Solicitor, gave a brief introduction regarding the need for Ordinance No. 03-187. He explained that some changes took place in Pennsylvania Law which affected municipal government pension plans. This Ordinance will bring the Worcester Township Non-Uniformed Pension Plan into compliance.

No questions were offered by the public.

608246

CLOSE PUBLIC HEARING:

Mr. Davey closed the public hearing at 7:52 P.M.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to adopt Ordinance No. 03-187 *PSAB Master Retirement Trust & Joinder Agreement for the Township of Worcester Non-Uniformed Pension Plan*

**14. PUBLIC HEARING – ORDINANCE NO. 03-188 CENTER POINT VILLAGE
SEWER DISTRICT WATER SHUT-OFF ORDINANCE**

OPEN PUBLIC HEARING:

Mr. Davey opened the public hearing at 7:53 P.M.

Mr. James J. Garrity, Township Solicitor, made a brief introductory statement regarding Ordinance No. 03-188. He explained that this Ordinance provides a remedy for the Township to collect sewer payments from the residents and businesses in which payment is not forthcoming and many attempts to do so have failed. He further explained that state law permits the Township to proceed with water shut-off procedures for non-payment, following the procedures defined in this Ordinance.

There were no comments from the public.

CLOSE PUBLIC HEARING:

Mr. Davey closed the public hearing at 7:55 P.M.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to adopt Ordinance No. 03-188 *Center Point Village Sewer District Water Shut-off Ordinance*

The Board of Supervisors adjourned for a one-minute recess.

15. PUBLIC HEARING – KUMPF/BELL CONDITIONAL USE APPLICATION

OPEN PUBLIC HEARING:

Mr. Davey opened the public hearing at 7:59 P.M.

Applicant is Gambone Brothers, Fairview Village, Worcester, proposing a 49-lot subdivision on two contiguous tracts of land (the Kumpf tract and the Bell tract), comprising approximately 95.8 acres situated on Trooper Road and Woodlyn Avenue. The tracts are located in the AGR zoning district and the applicants are proposing a subdivision using the RPD standards as a Conditional Use.

Mr. Garrity explained the Conditional Use process and introduced the Exhibits. Mr. Garrity also recognized Mr. Ron Silverman, Esquire, as present to represent Dr. Michael Silverman.

Mr. Frank Bartle, Esquire, presented the Plan, noting that the existing farmhouse will be preserved on 4 acres, along with an additional 10 acres of woodlands in order to preserve the character of the farm.

Rolf Graff, engineer for the applicant, was accepted as an expert for testimony. Mr. Graff gave a summary of the intent of the Conditional Use application and Plan. He noted that the plan was now calling for a development of 47 lots, preservation of 36 acres of open space, use of on-site sewage management for each lot, and per-lot basis evaluation of buffering application following construction.

608246

Residents' Questions for the Expert:

- Ron Silverman wanted to know which plan was being presented tonight. He noted that what was being presented tonight was not completely present for inspection at the Township Office. Mr. Graff clarified that what was being presented tonight was both an initial iteration of the project and also the version the developer is now committed to. The initial version proposed 49 lots; the version presented now includes 47 lots. Mr. Silverman got clarification on a plan detail he thought said "existing free right-of-way", while in fact the detail said "existing tree row". Mr. Silverman completed his questioning by noting his objection to the plan presented due to confusion over what iteration of the project was actually under presentation this evening.
- George Hiltner, 2980 Township Line Road, questioned the current zoning on the properties and questioned the wisdom of two accesses onto Trooper Road.
- Randall Craven asked about details regarding emergency vehicle access for the project.
- Suzanne Rotondo, 2932 Woodlyn Avenue, asked about how much tree row preservation between the properties the developer was proposing. She also asked about details regarding the stormwater management facilities.
- Mike Brick, 1412 Valley Forge Road, questioned the wisdom of vehicle access onto Valley Forge Road so near to Township Line Road.
- William Kazimer, 3121 Germantown Pike, asked for clarification regarding legal notices and if it is legitimate to identify parcels of land by parcel numbers, noted that the Worcester Planning Commission gave a positive review to this proposal, and clarified that the project would be served by public water.
- Mr. Kneeland asked about preservation of existing buildings on the Kumpf property, restoration of the current Kumpf residence, and the distance from the Valley Forge egress to Township Line Road.

Dr. William Palkovic, soils scientist from DeVal Soils Inc., in Doylestown, presented a soils studies and classification summary after being accepted as an expert for testimony. This study had to do with determining suitability of the soil for on-site sewage management.

Residents' Questions for the Expert:

- Mary Tyler, 1516 N. Trooper Road, asked what a "standard in-ground system" was.
- Ron Silverman, 2990 Mohill Drive, asked about runoff issues and impact on the septic systems.
- Jerry Potter, 1408 Valley Forge Road, asked for clarification between in-ground systems and elevated sand mounds, which are what is primarily being considered for this project, noting many of the surrounding homes utilize elevated sand mounds; he questioned the ability of "standard in-ground systems" to effectively manage the sewage.
- John Ciabattoni, 1427 N. Trooper Road, asked if all the lots would be served by on-lot septic systems. He also questioned whether or not these systems produced methane gas and thus posed an environmental contamination possibility.
- Jerry Yaccarino, 1360 Trooper Road, asked if the developer was proposing two different systems or just one, and might such a system be installed in front of the home.

Mark Roth, traffic planner with McMahan Associates, presented his traffic study after being accepted as an expert for testimony. Due to the lateness of the hour questions to this expert were postponed until the next meeting.

Mr. Garrity announced that the public hearing would be continued on March 19, 2003 at 7:30 P.M.

Mr. Davey closed the public hearing at 10:42 P.M.

PUBLIC COMMENTS:

There were no further public comments at this time.

16. ADJOURNMENT

There being no further business brought before this Board, the regularly scheduled meeting was adjourned at 10:50 P.M. by Mr. Davey.

FUTURE MEETINGS:

ZONING HEARING BOARD	FEBRUARY 25, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	FEBRUARY 27, 2003	7:30 P.M.	W.T.COMMUNITY HALL
JOINT MEETING	MARCH 10, 2003	9:30 A.M.	ADMINISTRATION
BOARD OF SUPERVISORS	MARCH 19, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,

Chase E. Kneeland

CHASE E. KNEELAND, Secretary

IN HONOR
OF
JOHN H. GRAHAM III

FOR
RECOGNITION OF
DEDICATED SERVICE

AS

SUPERVISOR OF WORCESTER TOWNSHIP
FROM JANUARY 1, 1987 – FEBRUARY 12, 2003

608246

Minutes of 3-19-03

WORCESTER TOWNSHIP
WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
WORCESTER TOWNSHIP COMMUNITY HALL
FAIRVIEW VILLAGE, PA
WEDNESDAY MARCH 19, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the regularly scheduled meeting of the Worcester Township Board of Supervisors to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance

ATTENDANCE

PRESENT:

FRANK L. DAVEY
 CHASE E. KNEELAND

INFORMATIONAL ITEMS

- Mr. Davey explained the mechanism involved in filling the vacancy on the Board of Supervisors, due to the death of John H. Graham. At this time the Board is choosing not to appoint a successor as the Primary Elections in May 2003 are so near. Three candidates are registered to run in the May 2003 Primary Election. The winner of this election will be appointed to the Board of Supervisors.
- The Township has received DEP approval for the Fairview Village Sewer Expansion Project. Bids are being received and will be opened on April 9, 2003 at 10:00 A.M. in the Administration Office.
- The Grange Avenue Bridge Replacement Bid opening will take place on April 2, 2003 at 1:00 P.M. in the Administration Office.
- Mr. Davey clarified that the CVS proposal is at the preliminary land development stage and noted their appearances before the Township Planning Commission and their need to apply to the Zoning Hearing Board for waivers.
- Mr. Davey stated that due to the fullness of tonight's agenda, no new experts for testimony would be sworn in after 10:00 P.M.

PUBLIC COMMENTS

No public comments were offered at this time.

1. **READING AND APPROVAL OF THE MINUTES OF FEBRUARY 19, 2003**
 A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to dispense with the reading of, and approve as written, the minutes of February 19, 2003.
 (Copies were available for review.)

2. TREASURER'S REPORT

The Treasurer's reports for the year 2003 to February, net change:

February Report:

General Fund	246,424.47
State Fund	(8,712.13)
Capital Reserve	188.21

A motion by Mr. Davey, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Reports for 2003 to February, net change.

3. PAYMENT OF THE BILLS OF THE TOWNSHIP

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to pay the bills of the Township in the amount of \$190,039.61.

4. PENNSYLVANIA STATE POLICE REPRESENTATIVE *LT. THOMAS WALSH*

Due to other state business, Lt. Walsh has postponed his presentation until the April 16, 2003 meeting.

5. MONTGOMERY COUNTY LIBRARY EXECUTIVE DIRECTOR, KATHLEEN ARNOLD-YERGER

Mr. Davey introduced Ms. Arnold-Yerger from the County Library.

Ms. Arnold-Yerger presented handouts to the Board regarding the varied services of the Montgomery County Library System. She made particular mention of the free computer services the County is currently offering and the four Bookmobiles which routinely visit Worcester. She indicated that 35% of the population of Worcester Township own Library cards and Ms. Arnold-Yerger is looking for input to increase this usage. Mr. Davey granted permission for the Book Mobile to utilize the Township parking lot for higher visibility and convenience of Township residents.

6. A MOTION TO APPOINT CHASE E. KNEELAND, SECRETARY, TO REPLACE FRANK L. DAVEY, CHAIRMAN, AS VOTING DELEGATE AT THE PSATS CONVENTION

A motion by Mr. Davey, seconded by Mr. Kneeland and passed unanimously to appoint Chase E. Kneeland, Secretary, to replace Frank L. Davey, Chairman, as voting delegate at the PSATS Convention.

7. A MOTION TO GRANT A NINETY-DAY EXTENSION TO RECORD/FUND THE HUGANIR SUBDIVISION

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant a 90-day extension (from March 18 to June 16, 2003) to record/fund the Huganir subdivision.

Minutes of 3-19-03

8. A MOTION TO APPOINT A FIVE-MEMBER *GREENWAY STUDY COMMITTEE*

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to appoint Anthony R. Sherr, Reichenbach Road; Melissa Miles-Wallace, Fisher Road; Paul Felton, Meadowood; Barbara M. Andorn, Deer Creek Road and Mark Rothenberger, Valley Forge Road; as members of the ad hoc, Greenway Study Committee, to provide input to the project awarded to the landscape architecture consultants from the firm, Simone Jaffe Collins.

Mr. Davey added that an article was placed in the *Worcester Crier* requesting residents who were interested in serving the community as a volunteer on a committee to contact the Township Administration Office. The Board reviewed the applicants and selected the above individuals to represent the various areas of the Township.

9. A MOTION TO AWARD THE *2003 ROAD MATERIALS BID*

1. STONE M&M STONE COMPANY TELFORD PA				
Item	Description	Quantity	FOB-Plant	Unit Price Deliv.
a	No. 10 Aggregate	approximately 200 tons	\$5.00	\$ 8.00
b	No. 8 Aggregate	approximately 300 tons	\$8.00	\$11.00
c	No. 2-A Modified Aggregate	approximately 400 tons	\$5.25	\$ 8.25
d	No. 57 Aggregate	approximately 300 tons	\$7.00	\$10.00
e	No. 3 Aggregate	approximately 300 tons	\$5.85	\$ 8.85
f	No. 3-A Modified Aggregate	approximately 600 tons	\$5.25	\$ 8.25
g	No. 1 Aggregate	approximately 200 tons	\$5.85	\$ 8.85
2. PAVING MATERIAL – INDEPENDENCE CONSTRUCTION MATERIALS MALVERN PA				
a	ID-2 Base	approximately 400 tons	\$23.50	\$28.27
b	ID-2 Top (H Aggregate)	approximately 400 tons	\$25.75	\$30.52
c	2-A Modified Bituminous Mix	approximately 400 tons	\$23.50	\$28.27
d	BCBC	approximately 400 tons	\$22.00	\$26.77
e	PSP Cold Patch	approximately 200 tons	\$45.00	\$49.77
f	ID-3 Airport Mix Modified Base	approximately 400 tons	\$24.75	\$29.52
3. EQUIPMENT SUPPLIES HARRIS GRAMM CONTRACTORS, INC. COLLEGEVILLE PA				
a	580 E Backhoe or Equivalent with Operator		\$50.00 HOUR	
b	480 E LL Loader-Wheel – 1 C.Y. or Equivalent with Operator		\$45.00 HOUR	
c	755 Loader-Crawler – 2 ¼ C.Y. or Equivalent with Operator		\$74.00 HOUR	
d	450 Crawler Dozer with Operator		\$58.00 HOUR	
e	10-12 Ton 3-Wheel Roller with Operator		\$45.00 HOUR	
f	10 Ton Tandem Roller with Operator		\$45.00 HOUR	
g	252 Vibratory Roller with Operator		\$58.00 HOUR	
h	Blaw Knox Paver – PF 35 or Equivalent with Operator		N.B.	
i	300 Mauldin Paver or Equivalent with Operator		\$55.00 HOUR	
j	Air Compressor Package		\$40.00 HOUR	
k	Tandem Axle Truck and Trailer – 20 Ton with Operator		\$56.00 HOUR	
l	Single Axle Dump – 9 Ton with Operator		N.B.	
m	Tandem Axle Dump – 18 Ton with Operator		\$48.00 HOUR	
n	Tri Axle Dump – 22 Ton with Operator		\$50.00 HOUR	

1.A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to award the **Stone Materials** bid in the above amounts to M & M Stone Company of Telford, PA.

Minutes of 3-19-03

2. A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to award the **Paving Material** bid in the above amounts to Independence Construction Materials of Malvern PA.

10. A MOTION TO AWARD THE 2003 ROAD EQUIPMENT RENTAL BID

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to award the Road **Equipment Rental** Bid in the above amounts to Harris Gramm Contractors, Inc. of Collegeville, PA.

11. RESOLUTION NO. 03-09 GRANTING PRELIMINARY APPROVAL TO THE BETHEL KNOLL 9-LOT SUBDIVISION

Applicant is W.B. Homes proposing a 9-lot subdivision located at Bethel Road east, Morris Road, south, with access from a proposed cul-de-sac off Bethel Road. Public water and sewer are proposed on this 15.45 ± acre tract in the R-175 and R-100 Residential Districts.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant Preliminary approval to the Bethel Knoll 9-lot subdivision.

12. PUBLIC HEARING FOR CONDITIONAL USE APPLICATION (CONTINUED) – KUMPF/BELL

OPEN PUBLIC HEARING:

Mr. Davey opened the continued Public Hearing at 7:45 P.M.

Opening remarks were made by James J. Garrity, Solicitor for Worcester Township, and by applicant's attorney, Mr. Frank Bartle. Mr. Bartle updated the Board on revisions the proposal had undergone due to comments made at the last Board of Supervisors' meeting in February. Mr. Rolf Graf, engineer for applicant, gave additional testimony that the planned egress onto Valley Forge Road had been abandoned, main access proposed to be on Trooper Road, emergency access via 50 foot right-of-way onto Township Line Road, and the development would utilize a loop road configuration internally. Mr. Graf was followed by Mark Roth, traffic engineer for applicant, who gave additional testimony detailing how the proposed development would not negatively impact existing road structures and intersections above their current levels of inefficiency.

The following residents directed questions to the experts:

Questions to Mr. Graf:

- Ronald Shore asked if the Worcester Volunteer Fire Department had been consulted about the efficacy of proposed emergency accessway.
- Larry Smith asked as to size of properties in proposal.
- Mr. Heller asked how non-emergency traffic would be kept off emergency accessways.
- Ron Silverman asked about rear yard setbacks.
- Gerald Yaccarino asked why the Valley Forge Road egress had been abandoned.
- Jean Wernersbach asked who would be maintaining Trooper Road in light of additional traffic.
- Susan Coughlin asked about the amount of open space to be preserved by the project.
- David Plager asked about the minimum width of lots in the proposal.

Minutes of 3-19-03

- Jim Fines asked about additional buffering between the project and Mohill Drive residents.
- Nancy Cwienk asked about public sewers serving the project.

Questions to Mr. Roth:

- John Ciabatonni asked about PADot approving egress onto Trooper Road.
- Jean Wernersbach asked about traffic volume data being collected at what times during the day.
- Ronald Shore asked about state studies of traffic on roads in question and the state review mechanisms.
- Mrs. Ciabatonni asked about the dangerous intersections surrounding the project.
- Gerald Yaccarino asked about accidents at the intersections surrounding the project.
- Mary Tyler asked about intersection classifications, noting Mr. Roth's testimony to the deficient status of Valley Forge Road/Woodlyn Avenue, the acceptable status of Trooper Road/Woodlyn Avenue, and the deficient status of Trooper Road/Township Line Road. She questioned how Mr. Roth could testify that the additional traffic the project would generate would not further degrade already deficient intersections. Mr. Roth indicated that the additional traffic burden would not degrade the intersections above their current classification levels of impairment.
- Jean Wernersbach asked about who would be maintaining Trooper Road.
- Mr. Ron Silverman objected to the admission of the plan detailing revisions to last month's presentations. Mr. Garrity denied the objection.

The following residents made statements:

- Susan Rotondo, 2932 Woodlyn Avenue, cited traffic concerns and noted disapproval of the proposal.
- Nancy Straup, 2969 Artmar Road, noted sewage management concerns, loss of open space, and traffic congestion concerns.
- Todd Parker, 2934 Township Line Road, noted emergency accessway concerns, stormwater runoff erosion concerns, and sewage management concerns.
- Gerald Yaccarino, 1360 Trooper Road, cited the dangerous traffic conditions already existing on Trooper Road.
- David Plager, 2971 Fieldcrest Way, noted his preference for larger lots and by-right development.
- Mary Tyler, 1516 N. Trooper Road, noted her preference for larger lots and by-right development.
- Ron Silverman, Esquire, representing Dr. Michael Silverman, 2990 Mohill Drive, noted the confusion over what plan is under consideration, correct advertisement prior to hearing, noted the appeal exposure applicant is under, and suggested applicant should start over with hearing.
- James Boswell, 1704 Kriebel Mill Road, noted issues surrounding open space management.
- Gordon Todd, 2116 Bustard Road, cited the positives of the proposal and noted both the Worcester Planning Commission and Montgomery County Planning Commission gave favorable reviews for the proposal.
- Kathy Collins, 1447 Kriebel Mill Road, cited sewage management concerns due to size of proposed lots.

Minutes of 3-19-03

Mr. Bartle gave a summation supporting the application.

CLOSE THE PUBLIC HEARING

Mr. Davey closed the Public Hearing at 9:08 P.M. No vote being taken, decision of the Board postponed until a later meeting.

13. PUBLIC HEARING FOR CONDITIONAL USE APPLICATION– *WILLOW CREEK ORCHARD*

OPEN THE PUBLIC HEARING

Mr. Davey opened the Public Hearing at 9:17 P.M.

James J. Garrity, Township Solicitor, presented opening remarks, explained the ordinance and hearing procedures, introduced exhibits, including residents' petitions.

Mr. Zuckerman, attorney for applicant, introduced the project, a Farm Market with egress on Stump Hall Road. Additional testimony later to be given by applicant's Traffic engineer, Mr. David Horner, and by applicant's land development expert, Mr. Van Reiker. Mr. Drew Smith, applicant, gave a detailed presentation about the particulars of the project:

- property contains 138 acres, 108 acres to be farmed.
- on-site market needed to sell products at competitive prices without wholesaler as middleman.
- 2400 fruit trees to be planted.
- 3000 fruit bushes to be planted.
- 30 acres vegetable plants.
- balance of property to be planted in hay and similar crops.
- 3/5 years to get fruit trees into full production.
- building would be barn-type, 3900 square feet, two stories.
- second floor for storage of baskets, etc.
- no rides, amusements, tools to be sold at market.
- proposed egress onto Stump Hall Road to be relocated approximately 150' to West.

Questions to Mr. Smith:

- Ronald Shore, 3214 Stump Hall, asked about cows and sheep on the property, milk production and sale, agricultural products like hay for sale, straw hats, questioned need for such a large building, questioned Stump Hall Road placement.
- James Boswell, 1704 Kriebel Mill, asked about employees.
- Robert Cannon, 3240 Mill Road, asked about sale of ice cream, parking issues, bathrooms, a berm to hide parking areas, buses transporting children for educational events, senior citizens and handicapped access, herb gardens and walking tours, self-picking of products, open from May to November.
- Don Farris, 1446 Hollow Road, asked about water usage, irrigation from pond, possible neighborhood well degradation.
- Susan Angellucci, 1400 Hollow Road, asked about buses and traffic issues.
- Bill Harris, Kriebel Mill Road, asked about batting cages and other amusements.
- Kevin Flanagan, 1430 Hollow Road, asked about distance from Hollow Road/Stump Hall Road intersection.
- James Gimpel, 3207 Hogarth Lane, asked about restrictions on items for sale, questioned definition of "farm products".

608246

Minutes of 3-19-03

- Mary Ellen Shore, 3214 Stump Hall Road, questioned the size of the building.
- Susan Williams, 1494 Hollow Road, questioned exterior lighting issues.

Mr. Smith responded to all questions with amplification on particulars.

CLOSE THE PUBLIC HEARING:

Mr. Davey closed the public hearing at 10:35 P.M. Mr. Davey noted this hearing would be continued at the May 21 meeting of the Board of Supervisors.

14. ADJOURNMENT

There being no further business to come before this Board, the meeting adjourned at 10:40 P.M.

FUTURE MEETINGS:

ZONING HEARING BOARD	MARCH 25, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	MARCH 27, 2003	7:30 P.M.	W.T.COMMUNITY HALL
BOARD OF SUPERVISORS	APRIL 16, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,

CHASE E. KNEELAND, Secretary

Minutes of 4-16-03

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY APRIL 16, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the regularly scheduled, public meeting to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY
 CHASE E. KNEELAND

INFORMATIONAL ITEMS

- Mr. Davey announced that at least 150 children attended the Worcester Township Heebner Park Easter Egg Hunt.
- Mr. Davey announced that the Fairview Village Sewer Project bid opening took place on April 9, 2003 at 10:00 A.M. The results indicate the price to be within 2% of the estimated cost. Additionally, all necessary permits have been received. The bid will be awarded at the May 21, 2003 Board meeting. Mr. Davey also advised that the residents of Fairview Village will be receiving updated information soon, having to do with particulars regarding payments for their part of the sewer installation, hookup procedure information, and construction schedule information.

PUBLIC COMMENTS

No public comments were offered at this time.

1. **READING AND APPROVAL OF THE MINUTES OF MARCH 19, 2003**
 A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to dispense with the reading of, and approve as written, the minutes of March 19, 2003.
 (Copies were available for review.)

608246

2. TREASURER'S REPORT

The Treasurer's reports for the year 2003 to March, net change:

March Report:

General Fund	311,807.36
State Fund	140,468.39
Capital Reserve	11,275.49

A motion by Mr. Davey, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Reports for 2003 to March, net change.

3. PAYMENT OF THE BILLS OF THE TOWNSHIP

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to pay the bills of the Township in the amount \$158,184.58.

4 A MOTION TO GRANT PERMISSION FOR WORCESTER TOWNSHIP FIRE POLICE ACTIVITIES AT PARADES

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant permission for the Worcester Township Volunteer Fire Police to participate in traffic control on April 5, 2003 at the Lower Perkiomen Little League Parade and on April 26, 2003 at the Methacton Baseball Association Parade.

WORCESTER TOWNSHIP GRANGE AVENUE BRIDGE REPLACEMENT PROJECT BID OPENING APRIL 2, 2003

BIDDER	AMOUNT	DETAIL	
N. Abbonizio Contractors, Inc. 1250 Conshohocken Road Conshohocken, PA 19428	\$268,697.00	Details on Exhibit "A"	AWARD CONTRACT
Anrich, Inc. 1271 S. Gulph Road Wayne, PA 19087	\$361,240.75	Details on Exhibit "A"	
Loftus Construction 1903 Taylor's Lane Cinnaminson, NJ 08077	\$298,235.00	Details on Exhibit "A"	
Road-Con, Inc. 917 Old Fern Hill Road West Chester, PA 19380	\$291,680.00	Details on Exhibit "A"	

5. A MOTION TO AWARD THE GRANGE AVENUE BRIDGE REPLACEMENT BID

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to award the Grange Avenue Bridge Replacement Bid to N. Abbonizio Contractors,

Inc., of Conshohocken, PA, in the amount of \$268,697.00 (Two hundred sixty eight thousand, six hundred ninety seven dollars).

6. A MOTION TO GRANT THE KUMPF-BELL CONDITIONAL USE REQUEST
A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant the Kumpf-Bell Conditional Use request pursuant to the Decision and Order aloud read by Mr. Davey:

ORDER

AND NOW, this 16th day of April, 2003, the application of Gambone Development Company for a conditional use to permit a cluster development on the property known as the Kumpf/Bell Tract with frontage on Trooper Road, as proposed in accordance with the plans prepared by Stout, Tacconelli & Associates, Inc. dated March 18, 2003 and labeled as Sketch Plan #8 (Exhibit A-5) is hereby approved, subject to the following conditions:

The plan ultimately submitted for preliminary and final subdivision approval shall be substantially in accordance with the Sketch Plan #8 dated March 18, 2003 prepared by Stout, Tacconelli & Associates, Inc. depicting 47 residential lots. Access to the development shall be limited to the proposed access from Trooper Road as depicted on Sketch Plan #8. There shall be no road access to the development from Woodlyn Avenue, Valley Forge Road or Township Line Road. There shall be emergency access to the development as proposed on Sketch Plan #8, between Lots 16 and 17 extending from the proposed street to Township Line Road. This accessway shall be limited to emergency access only and the developer shall install stanchions and breakaway chains (or such other methods as shall be approved by the Board of Supervisors) and post signage acceptable to Township to prohibit regular vehicle access. Developer shall plant, to the satisfaction of the Worcester Township Board of Supervisors, supplemental buffer plantings along the rear property lines of lots depicted on Sketch Plan #8. Supplemental buffer plantings may include both required landscaping buffer plantings and such additional plantings as are deemed necessary by the Worcester Township Board of Supervisors to adequately screen existing homes surrounding the proposed development.

The number of lots depicted on Sketch Plan #8 are not guaranteed by virtue of this approval and shall be permitted only if the fully-engineered subdivision plans in conjunction with on-site sewage percolation test results for the Tract can demonstrate compliance with all the applicable zoning and subdivision regulations of the Township as well as relevant statutes or regulations of any other governmental entity having jurisdiction over the development.

Open Space Areas A and B, which border the proposed building lots, shall be subject to conservancy easements to prevent private use and removal of trees and shall be marked by monuments acceptable to the Worcester Township Board of Supervisors.

Open Space Areas A and B shall be owned and maintained by a homeowners association.

All 47 units shall be connected to public water.

WORCESTER TOWNSHIP
BOARD OF SUPERVISORS

7. RESOLUTION NO. 03-10 NAMING THE TOWNSHIP MANAGER AS THE AGENT OF DESIGNATION FOR PEMA STORM ASSISTANCE

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-10 naming the Township Manager as the Agent of Designation for the purpose of obtaining financial assistance under the Robert T. Stafford Disaster Relief and Emergency Assistance Act for storm cost reimbursement.

8. RESOLUTION NO. 03-11 AUTHORIZING THE BOARD OF SUPERVISORS TO APPLY FOR A MONTGOMERY COUNTY DEPARTMENT OF HOUSING AND COMMUNITY DEVELOPMENT GRANT

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-11 authorizing the filing of a Community Development Block Grant Project application to the County of Montgomery, under the Montgomery County Department of Housing and Community Development Program, to request funding for Housing Rehabilitation Activity for the Fairview Village Sewer Project resident construction costs for low/moderate income households.

9. RESOLUTION NO. 03-12 ACCEPTING THE DEED OF DEDICATION FOR THE RIGHT OF WAY FOR BUSTARD ROAD AND THE RIGHT OF WAY & ROAD BED FOR SADDLE WOOD COURT IN THE SADDLE WOOD ESTATES SUBDIVISION

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to accept the Deed of Dedication for the right-of-way for Bustard Road and the right-of-way & road bed for Saddle Wood Court in the Saddle Wood Estates subdivision.

10. PUBLIC HEARING – ORDINANCE NO. 03-189 A. ROSS MYERS
REZONING REQUEST
OPEN THE PUBLIC HEARING

Mr. Davey opened the public hearing to consider the request of A. Ross Myers to rezone the 14.46 acre parcel identified on the Montgomery Tax Map as Parcel No. 6700-04052-507; Block 021, Unit 013; 1606 Whitehall Road, from AGR Agricultural zoning to ACRC Age Qualified Residential Community zoning.

Mark A. Hosterman, Township Assistant Solicitor, introduced the Ordinance. J. Edmund Mullin, Esquire, introduced the project on behalf of A. Ross Myers, applicant. E. Van Reiker, consultant for the applicant, explained the rezoning request, noting that the parcel was intended to be included with the adjoining

AQRC parcels in a restricted age community the applicant was intending to construct in the future, with a total of 209 units proposed for the entire project.

Public Comments:

- Kim McClintock, 1515 North Wales Road, questioned why the proposed project would not have access to Whitehall Road.
- Florence Young, 1616 Berks Road, questioned the 70% open space contribution and wanted assurance that the arm of the property extending out onto Whitehall Road would never become an accessway.
- R. Kimber David, 1704 Berks Road, questioned the number of additional units proposed for the project.
- Kim McClintock questioned the current ownership of the parcel.

Mr. Davey closed the public hearing at 8:07 P.M.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to adopt Ordinance No. 03-189.

Public Comments:

- Florence Young asked what assurances the public has that Whitehall Road will not become an access road for the proposed development of the A. Ross Myers rezoning parcel.
- R. Kimber David expressed his generally negative feelings about the proposed Age Qualified Community project.

11. ADJOURNMENT

There being no further business to come before this Board, the regularly scheduled public meeting of the Worcester Township Board of Supervisors was adjourned by Mr. Davey at 8:09 P.M.

FUTURE MEETINGS:

ZONING HEARING BOARD	April 22, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	April 24, 2003	7:30 P.M.	W.T.COMMUNITY HALL
BOARD OF SUPERVISORS	May 21, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



Chase E. Kneeland, Secretary

608246

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY MAY 21, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the May 21, 2003 meeting of the Worcester Township Board of Supervisors to order at 7:35 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY
 CHASE E. KNEELAND

INFORMATIONAL ITEMS

No informational items were offered at this time.

PUBLIC COMMENTS

No public comments were offered at this time.

1. **READING AND APPROVAL OF THE MINUTES OF APRIL 16, 2003**
 A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to dispense with the reading of, and approve as written, the minutes of April 16, 2003.
 (Copies were available for review.)

2. **TREASURER'S REPORT**

The Treasurer's reports for the year 2003 to April, net change:

March Report:

General Fund	477,497.20
State Fund	140,471.84
Capital Reserve	25,863.19

A motion by Mr. Davey, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Reports for 2003 to April, net change.

3. PAYMENT OF THE BILLS OF THE TOWNSHIP

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to pay the bills of the Township.

4. PRESENTATION – LT. THOMAS WALSH – STATE POLICE

Lt. Walsh, the current Station Commander at Skippack Barracks, gave a short synopsis of State Police activities in Worcester Township over the past month and invited questions from the residents. Mr. Davey thanked Lt. Walsh for his presentation and encouraged communication with the Township whenever necessary.

5. A MOTION TO DENY A ONE-HUNDRED TWENTY DAY EXTENSION REQUEST TO RECORD/FUND THE HUGANIR 18-LOT SUBDIVISION

A motion by Mr. Kneeland, seconded by Mr. Davey and denied unanimously to grant a 120-day extension, from June 16, 2003 until October 15, 2003, to fund and record the Haganir 18-lot subdivision.

6. A MOTION TO GRANT WAIVER APPROVAL TO WORCESTER TOWNSHIP CODE §130-26B.2.(c) LOCATED AT 2947 HICKORY HILL DRIVE

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to grant waiver approval to Worcester Township Code §130-26B.2.(c) for the location at 2947 Hickory Hill Drive, pursuant the diagram submitted by *Seth Bacon Soil & Wetland Consulting*, on May 12, 2003.

7. ACCEPT THE ROADWAY SUFFICIENCY ANALYSIS REPORT FOR TOWNSHIP REVIEW

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to accept for review the Roadway Sufficiency Analysis Report dated March 2003 as prepared by the Worcester Township Impact Fee Advisory Committee in conjunction with McMahon Associates, Inc., Transportation Engineers and Planners. Mr. Davey thanked the residents who gave their time and energy to serve on the Impact Fee Advisory Committee.

8. RESOLUTION NO. 03-14 ADOPTING A FEE SCHEDULE FOR SOLID WASTE MANAGEMENT AND RECYCLING

The Solid Waste Management & Recycling Ordinance, approved by the Board of Supervisors on February 19, 2003, requires municipal waste collectors to pay an annual registration fee and a transportation vehicle fee in order to serve as solid waste & recycling collectors in Worcester Township.

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to adopt a Fee Schedule for Solid Waste Management and Recycling.

9. RESOLUTION NO. 03-15 GRANTING PRELIMINARY APPROVAL FOR THE METHACTON HIGH SCHOOL ADDITION

Applicant is I. William Jacobe, Supervisor of Facilities, Methacton School District, proposing a Land Development Plan on one parcel of land consisting of 62.83 acres located in the AGR District, on the Northwest side of Kriebel Mill Road at Germantown Pike (Methacton High School).

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-15 granting Preliminary Approval for the Methacton High School Addition.

10. RESOLUTION NO. 03-16 AUTHORIZING THE CONSTRUCTION OF AN EXTENSION TO THE SEWER SYSTEM IN THE FAIRVIEW VILLAGE AREA OF WORCESTER TOWNSHIP

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to authorize the construction of an extension to the sewer system in the Fairview Village Area of Worcester Township and authorizing the publication of this Resolution and attachments in a Newspaper of General Circulation.

11. A MOTION TO AWARD THE FAIRVIEW VILLAGE SEWER DISTRICT CONTRACT

SUMMARY OF BIDS

WORCESTER TOWNSHIP
FAIRVIEW VILLAGE
SANITARY SEWER PROJECT

BID OPENING APRIL 9, 2003

NO.	CONTRACTOR	AMOUNT BID	AMOUNT TABULATED BY CKS
1	Doli Construction Co., Inc. 120 Independence Lane Chalfont, PA 18914	\$1,588,822.00	Same
2	Pact Construction, Inc. PO Box 74 Ringoos, NJ 08551	\$1,654,642.00	Same
3	Anrich, Inc. 1271 South Gulph Road Wayne, PA 19087	\$1,736,434.50	Same
4	N. Abbonizio Contractors, Inc. 1250 Conshohocken Road	\$2,181,402.00	\$2,177,802.00

- William Kazimer, 3121 Germantown Pike, asked for clarification about the year of projection, 2007, and what this meant in terms of traffic volume, noted the importance of having plans displayed on front table prior to starting the hearing.

Mr. Zuckerman then introduced Mr. Van Reiker, applicant's land development expert. Mr. Van Reiker admitted as expert, then testified to project particulars such as 108 utilizable for farming, market area to utilize 5.4 acres, building set back 250'+ from Stump Hall Road, parking setbacks of 170'+, septic management and well on-site, ownership particulars of farm market, impervious surface and total building coverage issues, and lighting particulars.

Residents' Questions for the Expert:

- Mr. Shore questioned driveway entrance and buffering issues.
- Mrs. Shore challenged 5.4 acres of market area, types of sales on-site, and lighting height issues.
- Arlene Vattimo, 1473 Hollow Road, questioned the driveway location.
- Carol Roop, 3206 Stump Hall Road, wanted to know if this market would be like MerryMead Farms.
- Jim Boswell 1702 Kriebel Mill Rd, mentioned that Governor Thornburg's Right to Work legislation previously enacted to assist farmers made all these deliberations unnecessary except ones directly related to public safety and health.

Mr. Garrity reminded the residents that this is only the Conditional Use stage of this project and that if approved, the project still has to go through full land development criteria, and that is the next stage of these procedures.

Residents' Statements Regarding the Project:

- Jim Boswell elaborated on Right-To-Work legislation considerations.
- Kim David, 1704 Berks Road, said the Friends of Worcester support the project, saves open space and minimizes building on the property.
- Bill Harris, 3270 Heebner Road, supported the project.
- Arlene Vattimo supported the project.
- Mrs. Shore objected to driveway placement, worried about future expansion, thinks it will become the equivalent of CVS Pharmacy.
- Mr. Shore compared project with MerryMead Farms, thinks it will become the equivalent of Peddler's Village, challenged safety issues, location of market, expansion fears, intersection issues, not in support of issues, read from many pages of notes for quite some time.
- Gordon Todd, 2116 Bustard Road, disagreed with the Shores' conclusions, is positive and supportive of the project, meets with the Comprehensive Plan, saves open space,

keeps land from becoming a development of 60 or more houses, and noted that only periodically is the traffic heavy at MerryMead Farms.

- Wilson Allebach, 1637 Landis Road, supported the project and preserving the land.
- Kim Roop supported the project, the open land preservation, and the new iteration of the driveway placement.

CLOSE THE PUBLIC HEARING

Mr. Davey closed the public hearing at 10:18 P.M.

Mr. Kneeland moved that the matter be tabled for further consideration.

13. A MOTION TO APPOINT A SUPERVISOR TO FILL THE UNEXPIRED TERM OF JOHN H. GRAHAM

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to appoint John R. Harris to fill the unexpired term of John H. Graham, for a term ending December 31, 2003.

14. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 10:25 P.M.

FUTURE MEETINGS:

PLANNING COMMISSION	May 22, 2003	7:30 P.M.	W.T.COMMUNITY HALL
ZONING HEARING BOARD	May 27, 2003	6:30 P.M.	W.T. COMMUNITY HALL
JOINT MEETING	June 9, 2003	9:30 A.M.	W.T. ADMIN. BUILDING
BOARD OF SUPERVISORS	June 18, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



CHASE E. KNEELAND, Secretary

Minutes of 6/18/03

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY JUNE 18, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the regularly scheduled meeting to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY	<input checked="" type="checkbox"/>
CHASE E. KNEELAND	<input checked="" type="checkbox"/>
JOHN R. HARRIS	<input checked="" type="checkbox"/>

INFORMATIONAL ITEMS

Mr. John Harris made introductory remarks regarding his election to the position of Supervisor. He praised the campaigns against him as dignified. He expressed gratitude to Mr. Art Bustard of the Republican Party and the representatives of Friends of Worcester for their support. Mr. Harris further expressed his desires to preserve the status of the quality of life in Worcester Township.

Mr. Davey announced that the Fairview Village Sewer Project is moving forward. He stated that, within approximately thirty days, residents will receive a letter indicating the start date and lateral locations, as well as a request for information relating to the connection site for each home.

PUBLIC COMMENTS

- William Romano, 2131 Methacton Avenue, requested a cost breakdown for the Fairview Village Sewer Project. He expressed some misunderstanding of the Township's cost portion, as well as the need to understand the tapping fee, the contribution to the original sewer plant developer and the connection fee. Both Mr. Nolan, Township Engineer, and Mr. Davey re-identified the costs involved in this project.
- Amy Goodin, 1149 Valley Forge Road, questioned the location of the water lines.
- Martin Chiazese, 1030 Valley Forge Road, questioned the location of his neighbor's connection.

608246

- Kimber David, 1704 Berks Road, requested an update on the Township's Open Space Program. Mr. Davey stated that with the renewed three-person Board, reviews of the consultant's open space proposals will resume.
- John Lynch, 262 Center Point Lane, expressed his concern about a swale/detention basin that is apparently not draining properly. Mr. Nolan advised that he created a revised punch list for that development, in which he addressed that issue. However, at present, with the large amount of rainfall, the ground is too wet to repair.
- Mr. Lynch also requested the Board's help in inspecting the sprinkler systems in the Center Point Farm townhomes.
- Mr. Dale McClain, 314 Silo Mill Lane, added his comments to the sprinkler issue. He stated that he spoke with a representative from the Gambone Development Co., and that this representative quoted a cost of \$42,000.00 to conduct an annual sprinkler inspection for the 173 townhomes. Mr. McClain explained that two water lines exist in that development; one to the homes and one to the sprinkler systems. This generates an annual water bill of \$24,000.00. Mr. Davey advised that the Board attempted to prevent Superior Water from conducting business in that development through litigation. Mr. McClain stated that Center Point Farm is currently in litigation with Superior Water.
- Barbara McMonagle, 2242 Berks Road, questioned if the Board had made any decisions regarding the Roadway Sufficiency Analysis Report and Transportation Capital Improvement Plan. She stated her concern about the report. Mr. Davey advised that the Board is still studying the reports.
- Ronald Shore, 3214 Stump Hall Road, requested a copy of the Decision pertaining to the Willow Creek Farm Market Conditional Use application & hearings. Mr. Shore questioned the sale of ice cream and other non-grown products. Mr. Garrity advised that he will discuss this issue at a later time.
- Phyllis O'Connor, 237 Center Point Lane, stated that the costs of fire sprinkler systems would be \$250.00 per home, per year. She requested that the Township provide the inspections. Mr. Sardo advised that Berwick Place town home owners don't seem to have any problems with their sprinklers and inspections. Mr. Davey advised that he will get the Center Point Homeowners Association to intervene for assistance with the sprinkler system issues.
- Susan Coughlin, 2686 Overhill Drive, suggested that the Township would be liable to complete the work described in the Impact Fee Traffic Report, if the Township collected the Impact Fees from the developers. If the Township did not complete the roadway development, as defined in the traffic study, then it would be liable for suit.
- Mr. Chiazzese asked if the Township had a list of plumbers to recommend for the sewer connections. Mr. Davey advised that the Township may prepare a general list of plumbers in the area, however, the Township cannot make recommendations.
- Mr. David questioned if the future of the traffic study would be heard at public meetings. Mr. Davey advised that the Impact Fee Advisory Committee will make the recommendation for the traffic impact study.

- Beth Stearns, 1614 Hollow Road, objected to the lack of availability for public input.

1. **READING AND APPROVAL OF THE MINUTES OF MAY 21, 2003**

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to dispense with the reading of, and approve as written, the minutes of May 21, 2003.

(Copies were available for review.)

2. **TREASURER'S REPORT**

The Treasurer's report for the year 2003 to May, net change:

May Report:

General Fund	700,546.54
State Fund	140,475.11
Capital Reserve	25,921.71

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to accept the Treasurer's Reports for 2003 to May, net change.

3. **PAYMENT OF THE BILLS OF THE TOWNSHIP**

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to pay the bills of the Township in the amount of \$126,810.81.

4. **A MOTION TO AUTHORIZE THE TOWNSHIP SOLICITOR TO OPPOSE ZONING HEARING APPLICATIONS 03-06 AND 03-07**

Application No. 03-06 is submitted by the Evangelical Lutheran Church of the Trinity, Fairview Village, requesting a variance from §150-148D to permit a 40 sq. ft. entry sign rather than 15 sq. ft. as permitted by the Ordinance.

Application No 03-07 is submitted by Arcadia Estates, LLC of Cedars, PA, requesting zoning relief to permit the construction of a single family residence on Lot No. 5 with a net building lot area which is undersized by 15.2%.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to authorize the Township Solicitor to oppose Zoning Hearing Applications 03-06 and 03-07.

5. **WILLOW CREEK FARM MARKET CONDITIONAL USE DECISION**

A motion by Mr. Kneeland, seconded by Mr. Davey and passed to approve the Willow Creek Farm Market Conditional Use Application (Mr. Harris withdrew from the vote) with the conditions as stated in the Decision and Order dated June 18, 2003, as read aloud by Mr. Davey.

6. RESOLUTION NO. 03-17 GRANTING FINAL LAND DEVELOPMENT APPROVAL FOR THE METHACTON HIGH SCHOOL EXPANSION
 Applicant is I. William Jacobe, Supervisor of Facilities, Methacton School District, proposing a Land Development Plan on one parcel of land consisting of 62.83 acres located in the AGR District, on the Northwest side of Kriebel Mill Road at Germantown Pike (Methacton High School).

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-17 granting Final Land Development Approval for the Methacton High School Expansion.

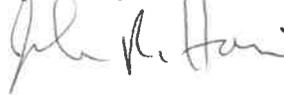
7. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 8:14 P.M.

FUTURE MEETINGS:

ZONING HEARING BOARD	June 24, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	June 26, 2003	7:30 P.M.	W.T.COMMUNITY HALL
BOARD OF SUPERVISORS	July 16, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



JOHN R. HARRIS, Secretary
 Board of Supervisors

WORCESTER TOWNSHIP
WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
WORCESTER TOWNSHIP COMMUNITY HALL
FAIRVIEW VILLAGE, PA
WEDNESDAY JULY 16, 2003 7:30 P.M.

608246

CALL TO ORDER

The regularly scheduled meeting of the Board of Supervisors was called to order by Frank L. Davey at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY
CHASE E. KNEELAND
JOHN R. HARRIS

INFORMATIONAL ITEMS

Mr. Davey announced that a public meeting was held by the Department of Housing to discuss their grant awards. He indicated that the voting date to award Worcester Township \$190,000 to assist low/moderate income residents with connection fees to the Fairview Village sewer, will be August 7, 2003.

Mr. Davey announced that, with the appointment of John R. Harris to the Board of Supervisors, Mr. Harris' position as Worcester Township Open Space Coordinator will be filled by Susan G. Caughlan, Esquire.

PUBLIC COMMENTS

- Andrea Reiss, 3161 Methacton Avenue, expressed gratitude to the Board for seeking out additional grant funding for the Fairview Village Sewer Project. Additionally, Ms. Reiss questioned the status of Pennsylvania American Water lines to Fairview Village residents. Mr. Davey advised that they will install water lines on Adair Drive and Methacton Avenue. Mr. Davey also noted that PA American Water Company will hold a public meeting to inform the Fairview Village residents fully about the water line installations.
- John Lynch, 262 Center Point Lane, reported that there is a swale located at Center Point Farm, in which there remains standing water, without rainfall. Mr. Nolan responded by stating that a "punch list" has been prepared, and the swale is identified on this list.
- Amy Goodin, 1149 Valley Forge Road, questioned if the Lutheran Trinity Church is scheduled for the July Zoning Hearing Meeting.

- William Kazimer, 3121 Germantown Pike, inquired about the requirements for receiving grant money for the Fairview Village Sewer connection. Mr. Sardo explained that the recipients must meet HUD guidelines. When the Township receives specific information from HUD, a letter will be mailed to the Fairview Village residents affected by the new sewer connections.
- Karen Mahlenbrock, 25 W. Adair Drive, questioned when the Township must receive the fees from the residents involved in the sewer hook up. She was advised that a Notice to Proceed was issued on July 16, 2003. The monies must be received before they tie into the sewer.
- Michael Organsky, 3350 Skippack Pike, requested to meet with the Board. A Board member will be available on Monday, July 21, 2003 between the hours of 3:30 P.M. and 4:00 P.M.

1. **READING AND APPROVAL OF THE MINUTES OF JUNE 18, 2003**

A motion by Mr. Harris, seconded by Mr. Kneeland, and passed unanimously to dispense with the reading of, and approve as written, the minutes of June 18, 2003.

(Copies were available for review.)

2. **TREASURER'S REPORT**

The Treasurer's report for the year 2003 to June, net change:

June Report:

General Fund	\$815,530.91
State Fund	\$141,333.12
Capital Reserve	\$25,974.77

A motion by Mr. Kneeland, seconded by Mr. Davey and passed unanimously to accept the Treasurer's Report for 2003 to June, net change.

3. **PAYMENT OF THE BILLS OF THE TOWNSHIP**

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to pay the bills of the Township in the amount of \$150,582.11.

4. **A MOTION TO INCLUDE A BOARD SUPERVISOR IN THE TOWNSHIP-PAID BENEFITS PLAN**

A motion by Mr. Kneeland, seconded by Mr. Davey and passed to include a Board Supervisor in the Township-Paid benefits plan. Mr. Harris recused himself from the vote.

5. A MOTION TO AWARD THE 2003 ROAD RECONSTRUCTION
CONTRACT(S)

WORCESTER TOWNSHIP
2003 ROADWAY RECONSTRUCTION PROJECT
BID OPENING
JULY 9, 2003

COMPANY NAME: E. J. BRENEMAN L.P.

ITEM NO	APPROXIMATE QUANTITIES	UNIT	DESCRIPTION	UNIT	TOTAL
1	40,052	SY	Cold Recycled Bituminous Base Course	\$3.36	\$134,574.72
2	11,502	SY	Full Depth Reclamation	\$2.25	\$25,879.50
3	106,600	GAL	Emulsified Asphalt (E-8C)	\$1.00	\$106,600.00
4	2,480	TON	RAP Material	\$5.00	\$12,400.00
5	100	CY	Remove & Replace Unsuitable Base Material	\$85.00	\$8,500.00
6	5,158	GAL	Fog Seal	\$0.15	\$773.70
7	1,000	LF	Standard Curb Replacement	\$28.00	\$28,000.00
8	1,500	GAL	Crack Sealing	\$12.95	\$19,425.00
9	17,317	SY	Microsurfacing – Double Application	\$1.70	\$29,438.90
10	250	SY	Pavement Repair	\$24.50	\$6,125.00
11	518	TON	ID-3 Leveling Course	NB	\$0.00
12	4,692	TON	Id-2 Wearing Course	NB	\$0.00
			ITEMS 1 – 10	SUBTOTAL	\$371,716.82
			ITEMS 11 & 12	NB	\$0.00
TOTAL AMOUNT OF BID					\$371,716.82

608246

COMPANY NAME: ASPHALT PAVING SYSTEMS, INC.

ITEM NO	APPROXIMATE QUANTITIES	UNIT	DESCRIPTION	UNIT	TOTAL
1	40,052	SY	Cold Recycled Bituminous Base Course	\$4.00	\$160,208.00
2	11,502	SY	Full Depth Reclamation	\$4.25	\$48,883.50
3	106,600	GAL	Emulsified Asphalt (E-8C)	\$0.80	\$85,280.00
4	2,480	TON	RAP Material	\$1.00	\$2,480.00
5	100	CY	Remove & Replace Unsuitable Base Material	\$41.00	\$4,100.00
6	5,158	GAL	Fog Seal	\$1.00	\$5,158.00
7	1,000	LF	Standard Curb Replacement	\$31.00	\$31,000.00
8	1,500	GAL	Crack Sealing	\$8.00	\$12,000.00
9	17,317	SY	Microsurfacing – Double Application	\$1.60	\$27,707.20
10	250	SY	Pavement Repair	\$40.00	\$10,000.00
11	518	TON	ID-3 Leveling Course	NB	\$0.00
12	4,692	TON	Id-2 Wearing Course	NB	\$0.00
			ITEMS 1-10	SUBTOTAL	\$386,816.70
			ITEMS 11 & 12	NB	\$0.00
TOTAL AMOUNT OF BID					\$386,816.70

COMPANY NAME: ALLAN A. MYERS, L.P.

ITEM NO	APPROXIMATE QUANTITIES	UNIT	DESCRIPTION	UNIT	TOTAL
1	40,052	SY	Cold Recycled Bituminous Base Course	NB	\$0.00
2	11,502	SY	Full Depth Reclamation	NB	\$0.00
3	106,600	GAL	Emulsified Asphalt (E-8C)	NB	\$0.00
4	2,480	TON	RAP Material	NB	\$0.00
5	100	CY	Remove & Replace Unsuitable Base Material	NB	\$0.00
6	5,158	GAL	Fog Seal	NB	\$0.00
7	1,000	LF	Standard Curb Replacement	NB	\$0.00
8	1,500	GAL	Crack Sealing	NB	\$0.00
9	17,317	SY	Microsurfacing – Double Application	NB	\$0.00
10	250	SY	Pavement Repair	NB	\$0.00
11	518	TON	ID-3 Leveling Course	\$40.23	\$20,839.14
12	4,692	TON	Id-2 Wearing Course	\$40.23	\$188,759.16
			ITEMS 1 – 10	NB	\$0.00
			ITEMS 11 & 12	Subtotal	\$209,598.30
			TOTAL AMOUNT OF BID		<u>\$209,598.30</u>

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to award the 2003 Roadway Reconstruction Contract for Items 1 through 10 of the Contract Documents to E.J. Breneman, L.P. of West Lawn, PA, in the amount of \$371,716.82.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to award the 2003 Roadway Reconstruction Contract for Items 11 and 12 of the Contract Documents to Allan A. Myers, L.P., of Worcester, PA, in the amount of \$209,598.30.

6. A MOTION TO GRANT AN EXTENSION OF TIME FOR THE APPROVAL PROCESS FOR THE THOMPSON-SCOTT SUBDIVISION APPLICATION
Applicant is requesting an extension of time until August 31, 2003, pursuant to correspondence dated July 16, 2003.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to grant an extension of time until August 31, 2003, for the approval process for the Thompson-Scott subdivision application.

7. A MOTION TO GRANT WAIVER APPROVAL TO WORCESTER TOWNSHIP CODE §130-17 B (6) FOR 2112 COUNTRY VIEW LANE
Applicant is Joseph R. Fox, requesting a waiver to Township Code Section 130-17B (6) for a second driveway access point located at 2112 Country View Lane. A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to grant waiver approval to Worcester Township Code §130-17B (6) for a second driveway access point located at 2112 Country View Lane.

8. A MOTION TO GRANT WAIVER APPROVAL TO WORCESTER TOWNSHIP CODE §130-26-b.2.(C) LOCATED AT 2543 TOWNSHIP LINE ROAD, CITING A HARDSHIP PURSUANT TO THE EXHIBIT ATTACHED.
Applicant is Perna Wastewater Management, requesting waiver approval to Worcester Township Code §130-26-B.2.(C), located at 2543 Township Line Road, citing a septic location hardship.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to grant waiver approval to Worcester Township Code §130-26-B.2.(C), located at 2543 Township Line Road, citing a septic location hardship pursuant to the exhibit attached dated July 14, 2003.
9. RESOLUTION NO. 03-18 IDENTIFYING THE RECYCLABLE MATERIALS TO BE SEPARATED BY INDIVIDUALS AND ENTITIES, AND COLLECTED BY THE MUNICIPAL WASTE COLLECTORS
Pursuant to Ordinance No. 03-186, adopted February 19, 2003, the Township shall identify the recyclable materials to be separated by a person or entity and collected by the municipal waste collector.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to identify the recyclable materials to be separated by individuals and entities and collected by a municipal waste collector.
Mr. Davey added that the Township will be mailing an August newsletter in which an explanation of the recycling program will be inserted.
10. RESOLUTION NO. 03-19 GRANTING PRELIMINARY APPROVAL FOR THE CANE 15-LOT SUBDIVISION
Applicant is Vincent Cane, Trooper, PA, proposing a 15-lot subdivision (13 building lots) on 9.97 +/- acres situated on Artmar Road (south, Ethel Avenue (west). These proposed lots are to be served by public water and public sewer. The project is located in the R-75 Residential District.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to grant preliminary approval for the Cane 15-lot subdivision.
11. RESOLUTION NO. 03-20 GRANTING PRELIMINARY/FINAL APPROVAL FOR THE KNEELAND 3-LOT SUBDIVISION
Applicant is Marilyn Kneeland, Berks Road, Worcester, PA, proposing a 3-lot subdivision on 9.71 +/- acres. This tract is situated on the northwest side of Berks Road, northeast of Skippack Pike. The existing dwelling will be retained, and the two new lots are not building lots. This property is located in the AGR Residential District.
A motion by Mr. Harris, seconded by Mr. Davey and passed to grant preliminary/final approval for the Kneeland 3-lot subdivision. Mr. Kneeland recused himself.

- 12. PUBLIC HEARING – ORDINANCE NO. 03-190 – AMENDING CHAPTER 135 OF WORCESTER TOWNSHIP ORDINANCES (TAXATION), DEFINITIONS OF “EARNED INCOME” AND “NET INCOME”
Mr. Davey opened the public hearing at 7:52 P.M.

Mr. Bagley made a brief presentation of the Ordinance, indicating the newly revised definitions for “earned income” and “net income” by state statute.

CLOSE THE PUBLIC HEARING

Mr. Davey closed the public hearing at 7:54 P.M.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to adopt Ordinance No. 03-190 amending Chapter 135 of Worcester Township Ordinances (Taxation), definitions of “Earned Income” and “Net Income”.

PUBLIC COMMENTS

- Mr. Bagley was asked to clarify the definition of earned income tax.

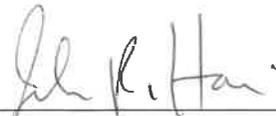
13. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 7:55 P.M.

FUTURE MEETINGS:

ZONING HEARING BOARD	July 22, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	July 24, 2003	7:30 P.M.	W.T.COMMUNITY HALL
BOARD OF SUPERVISORS	August 20, 20003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



 JOHN R. HARRIS, Secretary
 Board of Supervisors

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY AUGUST 20, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the regularly scheduled meeting of the Worcester Township Board of Supervisors to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY	<input checked="" type="checkbox"/>
CHASE E. KNEELAND	<input type="checkbox"/>
JOHN R. HARRIS	<input checked="" type="checkbox"/>

INFORMATIONAL ITEMS

- Mr. Davey announced that all residents should have received the most recent newsletter which contained an insert regarding the recycling program now mandated in Worcester Township.
- Mr. Davey presented a brief list of the Park & Recreation Director's upcoming activities. They include a bus trip to New York City, a pet parade, an ice cream social and fall tennis, among other activities.
- The Fairview Village sewer project has begun with the marking of roadways to indicate sewer installations.
- The Montgomery County Commissioners approved the Block Grant to fund sewer connections for low/moderate income households. The next step is HUD review for approval, which will take place in October. If approved, the Township will be awarded \$190,000 to assist qualified residents.

PUBLIC COMMENTS

No public comments were offered at this time.

1. READING AND APPROVAL OF THE MINUTES OF JULY 16, 2003

A motion by Mr. Harris, seconded by Mr. Davey to dispense with the reading of, and approve as written, the minutes of July 16, 2003.

(Copies were available for review.)

608246

2. **TREASURER'S REPORT**

The Treasurer's report for the year 2003 to July, net change:

July Report:

General Fund	887,992.07
State Fund	141,335.60
Capital Reserve	36,680.36

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to accept the Treasurer's Report for 2003 to July, net change.

3. **PAYMENT OF THE BILLS OF THE TOWNSHIP**

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to pay the bills of the Township in the amount of \$177,823.26.

4. **A MOTION TO GRANT AN EXTENSION OF TIME FOR THE APPROVAL PROCESS FOR THE THOMPSON-SCOTT APPLICATION**

Applicant is requesting an extension of time until September 30, 2003 to complete their submittal.

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to grant the applicant of the Thompson-Scott subdivision an extension of time, until September 30, 2003, to complete their submittal.

5. **RESOLUTION NO. 03-21 - ACT 537 REVISION-NORTH PENN US ARMY RESERVE CENTER**

The US Army Reserve has proposed the development of a community on-lot replacement sewage system on their land identified as the North Penn US Army Reserve Center located at 1625 Berks Road, including the neighboring adult day care center.

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to approve Resolution No. 03-21 revising the Worcester Township Act 537 Plan to include the development of a community on-lot replacement sewage system on the land identified as the North Penn US Army Reserve Center, located at 1625 Berks Road, including the neighboring adult day care center.

6. **RESOLUTION NO. 03-22 - AUTHORIZING THE TREASURER TO UTILIZE UNIVEST NATIONAL BANK & TRUST COMPANY OF SOUDERTON *ANYTIME BANKING ON-LINE OR ANYTIME BANKING BY PHONE SERVICE***

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously, solely authorizing the Township Treasurer to utilize Univest National Bank & Trust Company of Souderton *Anytime Banking on-Line or Anytime Banking By Phone Service*.

7. RESOLUTION NO 03-23 - DEFERRED COMPENSATION PROGRAM

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to adopt the Deferred Compensation Program for Township employees and elected officials, and authorizing the Township Treasurer as the Administrator of the Plan representing Worcester Township.

8. RESOLUTION NO. 03-24 - ACCEPTING THE ROADWAY SUFFICIENCY ANALYSIS AND CAPITAL IMPROVEMENT PLAN

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to accept the Roadway Sufficiency Analysis and Capital Improvement Plan dated March 2003 (Pennsylvania Act 209 Transportation Impact Fee Study) prepared by the Worcester Township Impact Fee Advisory Committee and McMahon Associates, Inc.

9. PUBLIC HEARING – ORDINANCE NO. 03-191 - NO PARKING ON MILL ROAD BETWEEN MERRYBROOK ROAD AND GRANGE AVENUE; AND KRIEBEL MILL ROAD BETWEEN GERMANTOWN PIKE AND MILL ROAD

OPEN THE PUBLIC HEARING:

Mr. Davey opened the Public Hearing at 7:43 P.M.

Mr. Davey gave a brief overview of the Ordinance.

Public Comments:

- Mary Tyler, 1516 North Trooper Road, stated that school bus service poses a problem. She prefers that students should be allowed to drive and states that roads should be improved due to development in the Township.
- Elmer Quay, 3122 Methacton Avenue, questioned if something could be done to improve the appearance of the empty Exxon station on Germantown Pike.

CLOSE THE PUBLIC HEARING:

Mr. Davey closed the Hearing at 7:47 P.M.

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to adopt Ordinance No. 03-191 authorizing no parking on Mill Road between Merrybrook Road and Grange Avenue; and no parking on Kriebel Mill Road between Germantown Pike and Mill Road.

PUBLIC COMMENTS

- Mary Tyler stated her public objection to the adoption of Ordinance No. 03-191.

10. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 7:49 P.M.

FUTURE MEETINGS:

ZONING HEARING BOARD	August 26, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	August 28, 2003	7:30 P.M.	W.T.COMMUNITY HALL
JOINT JMEETING	September 08, 2003	9:30 A.M.	ADMIN. BUILDING
BOARD OF SUPERVISORS	September 17, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



JOHN R. HARRIS, Secretary

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY SEPTEMBER 17, 2003 7:30 P.M.

CALL TO ORDER by Frank Davey at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance

ATTENDANCE

PRESENT:

FRANK L. DAVEY	<input checked="" type="checkbox"/>
CHASE E. KNEELAND	<input checked="" type="checkbox"/>
JOHN R. HARRIS	<input checked="" type="checkbox"/>

INFORMATIONAL ITEMS

- Mr. Davey announced that it is the Board's intention to publish the Board of Supervisors meeting agenda on the Township website prior to the meeting.

PUBLIC COMMENTS

No public comments were offered.

- 1. READING AND APPROVAL OF THE MINUTES OF AUGUST 20, 2003**
 A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to dispense with the reading of, and approve as written, the minutes of August 20, 2003.
 (Copies were available for review.)

2. TREASURER'S REPORT

The Treasurer's report for the year 2003 to August, net change:

August Report:

General Fund	1,070,267.56.
State Fund	141,338.07
Capital Reserve	36,734.75

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Report for 2003 to August, net change.

608246

3. **PAYMENT OF THE BILLS OF THE TOWNSHIP**
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to pay the bills of the Township in the amount of \$504,574.80.

4. **A MOTION TO GRANT WAIVER APPROVAL TO WORCESTER TOWNSHIP CODE § 130-17B (6) FOR 1628 WHITEHALL ROAD**
Applicant is EarthCare/Paul R. Rosone, SEO, for Shari Tooley, former property owner; and Mark Schindewolf, current property owner of 1628 Whitehall Road, citing a hardship for a replacement septic system.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to grant waiver approval to Worcester Township Code § 130-17B (6) for 1628 Whitehall Road pursuant to the diagram made a part of these minutes.

5. **RESOLUTION NO. 03-30 GRANTING PRELIMINARY APPROVAL TO THE THOMPSON-SCOTT 23-LOT SUBDIVISION**
Applicant is Pat Sparango proposing a 23-lot subdivision (21 new building lots) on 51.04 acres on 2 noncontiguous parcels located on the south side of Skippack Pike and the west side of Berks Road. The applicant proposes a cluster subdivision (RPD) in the AGR Agricultural district. This Rural Preservation District clustering request was approved by the Board of Supervisors following a Conditional Use hearing held on June 19, 2002. Public water and a community on-lot sewer system are proposed.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to grant Resolution No. 03-30 granting Preliminary approval to the Thompson-Scott 23-Lot subdivision.

6. **RESOLUTION NO. 03-25 SUPPORTING THE MONTGOMERY COUNTY REFERENDUM FOR OPEN SPACE.**
The Montgomery County Ten-Year Open Space Plan, from 1993 to 2003, benefited the 62 townships by assisting in the preservation of more than 9,000 acres of open space & 69 tree planting projects. In particular, Worcester Township benefited from that program's assistance by obtaining 283 acres of open space. The County is requesting \$150 million dollars over the next ten-year period to continue its successful Open Space Program.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-25 supporting the Montgomery County Referendum for Open Space.

7. **RESOLUTION NO. 03-26 GRANTING PRELIMINARY/FINAL APPROVAL TO THE STAUROWSKY 2-LOT SUBDIVISION**
Applicants are Franklin & Elizabeth Staurowsky proposing a 2-Lot subdivision located at 39 W. Adair Drive. The proposed plan would create a 1,463 square-foot lot to be conveyed to the Township to contain a pumping station for the currently proposed expansion of the Township's public sewage system within the Fairview Village area.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-26 granting preliminary/final approval to the Staurowsky 2-lot subdivision.

8. RESOLUTION NO. 03-27 GRANTING PRELIMINARY APPROVAL TO THE ARCADIA (BRAUN TRACT) 4-LOT SUBDIVISION

Applicant is Arcadia Estates, LLC proposing a 5-Lot subdivision on approximately 10.6 acres located on Skippack Pike southwest, east of Bustard Road. Lot No. 1 will contain the existing house and garage; Lots No. 2, 3 & 4 will be building lots; and Lot No. 5/Parcel "A" will be joined in common deed with Block 11, Unit 22. This tract is located in the AGR Zoning District with private water and on-lot sewer systems.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-27 granting preliminary approval to the Arcadia (Braun Tract) 4-Lot subdivision.

9. RESOLUTION NO. 03-28 GRANTING PRELIMINARY/FINAL APPROVAL TO THE RAQUET 2-LOT SUBDIVISION

Applicants are Robert and Janet Raquet, 3071 Water Street Road, proposing a 2-lot subdivision of a 1.13 acre tract located on the northeast side of Water Street Road opposite Quarry Hall Road. Both resulting lots will not be building lots, but will be joined in common deed to adjacent parcels.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-28 granting preliminary/final approval to the Raquet 2-Lot subdivision.

10. RESOLUTION NO. 03-29 GRANTING PRELIMINARY APPROVAL TO THE FROG HOLLOW TENNIS CLUB LAND DEVELOPMENT

Applicant is Country Tennis Associates, L.P., 2109 Weber Road, proposing a 21,600 square-foot building to house three indoor tennis courts on an existing 11.63 acre parcel located on the northwest side of Weber Road between Skippack Pike and Curtis Lane.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-29 granting preliminary approval to the Frog Hollow Tennis Club/Country Tennis Associates, L.P. land development.

11. PUBLIC HEARING – ORDINANCE NO. 03-192 ADOPTING THE TRAFFIC IMPACT FEE ORDINANCE

OPEN THE PUBLIC HEARING:

Mr. Davey opened the Public Hearing for Ordinance No. 03-192 at 7:40 P.M.

Mr. Garrity gave a brief overview of the intention of this Ordinance.

608246

PUBLIC COMMENTS/DISCUSSION:

- Dr. Hansell Stedman, 1907 Berks Road, stated his desire to have a copy of the Ordinance available for public review. Mr. Davey advised that the intent of the Ordinance was published and the full text available for review at the Township Building or the Times Herald Newspaper or the Montgomery County Law Library. Dr. Stedman wanted to utilize this comment period to discuss the Thompson-Scott Subdivision. Mr. Davey advised that he should use the general comment periods to state his opinions.
- Mr. Kimber David, 1704 Berks Road, questioned the applied uses for the Traffic Impact fees. Mr. Davey responded.
- Mr. William Kazimer, 3121 Germantown Pike, questioned how the Committee arrived at the final fees. Mr. Garrity responded.
- Ms. Chris David 1704 Berks Road, questioned if the fees are restricted to traffic expenses exclusively.
- Mr. Gerald McDonnell, 1527 N. Trooper Road, questioned how these Impact Fees compare to those in other surrounding Townships.
- Mr. David Plager, 2971 Fieldcrest Way, questioned if a time limit existed for fee spending. Mr. Davey explained the escrowing and spending process.
- Ms. Chris David questioned if the fees must be applied to improvements or may they be allocated to routine maintenance.

CLOSE THE PUBLIC HEARING:

Mr. Davey closed the Public Hearing at 7:55 P.M.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed to adopt Ordinance No. 03-192.

12. PUBLIC HEARING – STUMP HALL ROAD ASSOCIATES, LP/*THE RESERVE 23-LOT SUBDIVISION* CONDITIONAL USE FOR A RURAL PRESERVATION DISTRICT (RPD) APPLICATION

OPEN THE PUBLIC HEARING

Mr. Davey opened the Public Hearing at 7:55 P.M.

Mr. Garrity gave a brief overview of the proposal.

PUBLIC COMMENT/DISCUSSION:

No public comments were forthcoming.

Mr. Davey announced that the Public Hearing for the Stump Hall Road Associates, LP application for a Conditional Use application would be continued until the next public Board of Supervisors meeting scheduled for October 15, 2003 at 7:30 P.M

GENERAL PUBLIC COMMENTS:

- Dr. Hansell Stedman voiced his concerns regarding the agenda and changes to the agenda prior to public availability to afford the maximum number of

public comments on a topic, such as the Thompson-Scott proposed 23-lot subdivision.

- Mr. William Kazimer inquired if the HUD grant had been approved to assist low-moderate income residents with sewer hook-up costs in the Fairview Village area.

13. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 10:21 P.M.

FUTURE MEETINGS:

ZONING HEARING BOARD	September 23, 2003	6:30 P.M.	W.T. COMMUNITY HALL
PLANNING COMMISSION	September 25, 2003	7:30 P.M.	W.T.COMMUNITY HALL
BOARD OF SUPERVISORS	October 15, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,

JOHN R. HARRIS, Secretary
Board of Supervisors

608246

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY OCTOBER 15, 2003 7:30 P.M.

CALL TO ORDER

The regularly scheduled meeting of the Board of Supervisors was called to order by Mr. Davey at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY	<input checked="" type="checkbox"/>
CHASE E. KNEELAND	<input type="checkbox"/>
JOHN R. HARRIS	<input checked="" type="checkbox"/>

INFORMATIONAL ITEMS

No informational items were offered.

PUBLIC COMMENTS

- George Rogers, Methacton Avenue, inquired about updated information regarding the HUD grant award for financial assistance to qualified homeowners for their connection to the sewer laterals in the Fairview Village Sewer area. Mr. Davey advised that the Township has not yet been notified of the outcome of the grant application.

1. READING AND APPROVAL OF THE MINUTES OF SEPTEMBER 17, 2003

A motion by Mr. Harris and seconded by Mr. Davey to dispense with the reading of, and approve as written, the minutes of September 17, 2003.
(Copies are available for review.)

2. TREASURER'S REPORT

The Treasurer's report for the year 2003 to September, net change:

September Report:

General Fund	774,983.28
State Fund	142,028.36
Capital Reserve	36,779.72

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to accept the Treasurer's Report for 2003 to September, net change.

3. PAYMENT OF THE BILLS OF THE TOWNSHIP

A motion by Mr. Harris, seconded by Mr. Davey and passed unanimously to pay the bills of the Township in the amount of \$541,205.48.

4. PUBLIC HEARING

OPEN THE PUBLIC HEARING – ORDINANCE NO. 03-193-SOLID WASTE MANAGEMENT & RECYCLING (revised)

This Ordinance was previously adopted on February 19, 2003, Ordinance No. 03-186. This revised Ordinance pre-empts Worcester Township from creating and implementing their own licensing program for its solid waste management and recycling services, pursuant to the Waste Transportation Safety Act contained in Chapter 62 of Act 90.

The Public Hearing

Mr. Davey opened the hearing at 7:35 P.M.

Mr. Davey presented an overview of the Ordinance.

DISCUSSION:

No discussion took place.

CLOSE THE PUBLIC HEARING:

Mr. Davey closed the hearing at 7:38 P.M.

A motion by Mr. Davey, seconded by Mr. Harris and passed unanimously to adopt Ordinance No. 03-193 – Solid Waste Management & Recycling (revised).

PUBLIC COMMENTS

Art Bustard inquired about the feasibility of installing a traffic light at the intersection of Route 73 and Bustard Road. Mr. Davey advised him that the Board would be pleased to discuss this request with Joseph Nolan, P.E., Township Engineer, to determine the need for the light. The results will be forwarded to Mr. Bustard.

5. ADJOURNMENT

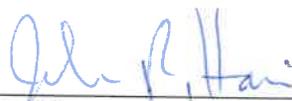
608246

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 7:42 P.M.

FUTURE MEETINGS:

PLANNING COMMISSION	October 23, 2003	7:30 P.M.	W.T.COMMUNITY HALL
ZONING HEARING BOARD	October 28, 2003	6:30 P.M.	W.T. COMMUNITY HALL
BOARD OF SUPERVISORS	November 19, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



JOHN R. HARRIS, Secretary

WORCESTER TOWNSHIP
WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
WORCESTER TOWNSHIP COMMUNITY HALL
FAIRVIEW VILLAGE, PA
WEDNESDAY NOVEMBER 19, 2003 7:30 P.M.

608246

CALL TO ORDER

Mr. Davey called the meeting to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

- FRANK L. DAVEY
- CHASE E. KNEELAND
- JOHN R. HARRIS

INFORMATIONAL ITEMS

- The Montgomery County HUD office informed the Township that the block grant to connect to the sewer lateral has been approved for those who qualify financially. The details are not yet available to the Township. When they are received, all 112 property owners will be notified.
- The Greenway Committee will meet on Monday, November 24, 2003

PUBLIC COMMENTS

- Dr. Hansell Stedman of Berks Road, questioned if the Township received a letter from Dr. Stedman's engineer responding to the Thompson-Scott Planning Module. He was assured that it was received. Dr. Stedman questioned the next step in the process of approving or denying this module.
- Mr. George Rogers of Methacton Avenue requested that the Zoning Hearing Board post their agenda on the Township web site. Also, he asked if *Heyser's Field* can be considered in the Open Space Plan.

1. READING AND APPROVAL OF THE MINUTES OF OCTOBER 15, 2003

A motion by Mr. Harris, seconded by Kneeland and passed unanimously to dispense with the reading of, and approve as written, the minutes of October 15, 2003.

(Copies were available for review.)

2. **TREASURER'S REPORT**

The Treasurer's report for the year 2003 to October, net change:

Report:

General Fund	558,950.00
State Fund	142,030.98
Capital Reserve	36,830.92

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Report for 2003 to October, net change.

3. **PAYMENT OF THE BILLS OF THE TOWNSHIP**

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to pay the bills of the Township in the amount of \$733,585.20.

4. **A MOTION TO ACCEPT FOR REVIEW THE WORCESTER TOWNSHIP PRELIMINARY BUDGET FOR FISCAL YEAR 2004**

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to accept for review the Worcester Township Preliminary Budget for fiscal year 2004.

5. **A MOTION TO APPROVE THE BOY SCOUT TROOP 133 CHRISTMAS TREE SALE**

Boy Scout Troop 133 has requested permission to hold their annual Christmas tree sale at the Worcester Township Community Hall parking area on December 12; December 13 and December 14, 2003.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve the Boy Scout Troop 133 Annual Christmas Tree Sale for December 12; December 13 and December 14, 2003.

6. **A MOTION TO CONSIDER A REZONING AMENDMENT REQUEST FROM JOHN WESTRUM FOR A PORTION OF THE LAND PROPOSED AS *THE RESERVE AT CENTER POINTE* CONDITIONAL USE SUBDIVISION**

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to take under future consideration a rezoning amendment request from John Westrum for a portion of the land proposed as *The Reserve At Center Pointe* Conditional Use subdivision.

7. **RESOLUTION NO. 03-31 ADOPTING THE THOMPSON-SCOTT 23-LOT SUBDIVISION PLANNING MODULE**

Applicant is Sparango Construction Company proposing a community drip irrigation disposal system Sewage Facilities Planning Module for, PA DEP Code No. 1-46962-119-3KL, for their proposed 23-lot subdivision. The Township officials & engineer have reviewed this Module for its completeness and the Board of Supervisors adopts the

Module as conforming to applicable sewage related zoning and Municipal ordinances and plans, and agrees to forward this module to PA DEP for their approval or denial.
A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-31 adopting the Thompson-Scott 23-Lot Subdivision Planning Module.

8. RESOLUTION NO. 03-32 GRANTING PRELIMINARY APPROVAL TO THE COCCIO 2-LOT SUBDIVISION

Applicant is Ernest Coccio proposing a 2-lot subdivision on 6.48 acres± on the west side of Quarry Hall Road, opposite Dell Road. One existing dwelling lot and one new building lot are proposed in the R-175 Zoning District and they will be served by on-lot water and on-lot sewer.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-32 granting Preliminary approval to the Coccio 2-Lot Subdivision.

9. RESOLUTION NO. 03-33 GRANTING PRELIMINARY APPROVAL TO THE GUARDINO 3-LOT SUBDIVISION

Applicant is Frank S. Guardino proposing a 3-lot subdivision on the northeast side of Methacton Avenue, between Plumlyn and Markley Avenues. This parcel is 2.5 acres ± located in the R-100 Zoning District. The Plan depicts 2 new building lots, with Lot No. 1 containing the existing dwelling. On-lot water and public sewer are also proposed.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-33 granting Preliminary approval to the Guardino 3-Lot Subdivision.

10. RESOLUTION NO. 03-34 GRANTING FINAL APPROVAL TO THE BETHEL KNOLL 9-LOT SUBDIVISION

Applicant is W.B. Homes, Inc., proposing a 9-lot subdivision off of Bethel Road, on 15.45± acres in the R-175 and R-100 Zoning Districts. Public water and public sewer are also proposed.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-34 granting Final Approval to the Bethel Knoll 9-Lot Subdivision.

PUBLIC COMMENTS:

- Dr. Hansell Stedman, Berks Road, questioned the management of a proposed drip irrigation system to satisfy the on-lot sewage systems for a subdivision application. He expressed his concern that the Township establish a substantial escrow for any future repairs of that system. He offered outside input to enhance the longevity of the system.
- Ms. Chris David of Berks Road questioned if the 2004 preliminary budget was available for review.
- Brett Stephens of Methacton Avenue questioned the status of public water installation in Fairview Village, as well as road repairs.

11. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 7:50 P.M.

FUTURE MEETINGS:

PLANNING COMMISSION	November 20, 2003	7:30 P.M.	W.T.COMMUNITY HALL
ZONING HEARING BOARD	November 25, 2003	6:30 P.M.	W.T. COMMUNITY HALL
JOINT MEETING	December 8, 2003	9:30 A.M.	ADMINISTRATION BLDG
ZONING HEARING BOARD	December 16, 2003	6:30 P.M.	W.T. COMMUNITY HALL
BOARD OF SUPERVISORS	December 17, 2003	7:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



JOHN R. HARRIS, Secretary

WORCESTER TOWNSHIP
 WORCESTER TOWNSHIP BOARD OF SUPERVISORS
MINUTES
 WORCESTER TOWNSHIP COMMUNITY HALL
 FAIRVIEW VILLAGE, PA
 WEDNESDAY DECEMBER 17, 2003 7:30 P.M.

CALL TO ORDER

Mr. Davey called the December 17, 2003 meeting of the Worcester Township Board of Supervisors to order at 7:30 P.M.

PLEDGE OF ALLEGIANCE

Mr. Davey led the recitation of the Pledge of Allegiance.

ATTENDANCE

PRESENT:

FRANK L. DAVEY	<input checked="" type="checkbox"/>
CHASE E. KNEELAND	<input checked="" type="checkbox"/>
JOHN R. HARRIS	<input checked="" type="checkbox"/>

INFORMATIONAL ITEMS

- Beginning February 2004, the Board of Supervisors will hold monthly work sessions.
- The Park and Recreation department will begin activities in the Worcester Township Community Hall in 2004.
- Santa and the Worcester Township Volunteer Fire Company will visit the Township neighborhoods on December 20, 2003 between 9 A.M. and 12 o'clock noon.
- No further information has been received by the Township regarding the HUD grant.
- John Harris advised that the Township received \$50,000.00 toward the purchase of open space, from a Township resident

PUBLIC COMMENTS

- Mrs. Chris David requested copies of the 2004 detailed budget. She was advised that it will be available at the Township Administration Office on December 18, 2003.

1. READING AND APPROVAL OF THE MINUTES OF NOVEMBER 19, 2003

A motion by Mr. Harris, seconded by Mr. Kneeland and approved unanimously to dispense with the reading of, and approve as written, the minutes of November 19, 2003.

(Copies were available for review.)

608246

2. TREASURER'S REPORT

The Treasurer's report for the year 2003 to November, net change:

Report:

General Fund	155,614.50
State	39,983.79
Capital Reserve	45,189.37

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to accept the Treasurer's Report for 2003 to November, net change.

3. PAYMENT OF THE BILLS OF THE TOWNSHIP

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to pay the bills of the Township in the amount of \$703,303.46.

4. A MOTION TO ADOPT THE WORCESTER TOWNSHIP BUDGET FOR FISCAL YEAR 2004

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to adopt the Worcester Township Budget for fiscal year 2004.

5. A MOTION TO APPROVE THE TREASURER'S BOND IN THE AMOUNT OF TEN-MILLION DOLLARS

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve the Treasurer's Bond in the amount of Ten-Million dollars.

6. RESOLUTION NO. 03-35 FIXING THE TAX RATE FOR FISCAL YEAR 2004

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to approve Resolution No. 03-35 fixing the Tax Rate for Fiscal Year 2004 at .05 Mills.

7. PUBLIC HEARING – ORDINANCE NO. 03-194 FAIRVIEW VILLAGE SEWER DISTRICT OPEN THE PUBLIC HEARING

Mr. Garrity presented a brief overview of this Ordinance. He explained the three geographic sections of the Fairview Village Sewer District; Fairview Village East, Fairview Village West, and Valley Forge Road. Mr. Garrity explained that the Ordinance establishes the sewer rates.

DISCUSSION:

- Mr. Kazimer questioned if any increase in sewer fees would take place.

CLOSE PUBLIC HEARING

Mr. Davey closed the Public Hearing at 7:40 P.M.

A motion by Mr. Harris, seconded by Mr. Kneeland and passed unanimously to table Ordinance No. 03-194 Fairview Village Sewer District to seek advisement.

8. PUBLIC HEARING – THE RESERVE AT CENTER POINTE CONDITIONAL USE APPLICATION

Applicant is Stump Hall Road Associates, L.P. of Ft. Washington proposing a 25-lot subdivision located on approximately 55.8 acres (51.53 in the AGR Zoning District and 4.31 in the LI Zoning District), located at 1545 Trooper Road. The Sketch Plan presents an on-site community sewage treatment plant and on-site water.

OPEN PUBLIC HEARING

Mr. Davey opened the hearing at 7:40 P.M.

PRESENTATION OF THE FACTS

Mr. Garrity presented an overview of the application.

DISCUSSION

Mr. Garrity closed the hearing to undertake off-record discussions. The hearing was reopened.

CLOSE THE PUBLIC HEARING

Mr. Davey closed the hearing at 9:31 P.M.

PUBLIC COMMENTS

- Mr. Kazimer requested the status of the HUD grant; the results of the zoning variance request for the proposed Eckerd Drug Store; and the variances granted for the proposed restaurant for the age-qualified 209-unit proposed subdivision.

9. ADJOURNMENT

There being no further business to come before this Board, Mr. Davey adjourned the regularly scheduled, public meeting at 9:36 P.M.

FUTURE MEETINGS:

PLANNING COMMISSION	December 18, 2003	7:30 P.M.	W.T.COMMUNITY HALL
BOARD OF SUPERVISORS	January 5, 2004	11:00 A.M.	W.T. COMMUNITY HALL
BOARD OF AUDITORS	January 6, 2004	11:00 A.M.	W.T. ADMIN. BLDG.
ZONING HEARING BOARD	January 27, 2004	6:30 P.M.	W.T. COMMUNITY HALL

Respectfully submitted,



 JOHN R. HARRIS, Secretary