

**SOLEBURY TOWNSHIP BOARD OF SUPERVISORS**

**August 18, 2015 – 7:00 P.M.**

**Solebury Township Hall**

**MINUTES**

Attendance: Paul Cosdon, Chair, James Searing, Vice-chair, Robert Heath, Jr., Edward McGahan, Jr. and Helen Tai. Dennis H. Carney, Manager, Gretchen K. Rice, Assistant Manager, Michele Blood, Finance Director and Jonathan J. Reiss, Township Solicitor were also present.

The meeting was called to order followed by the Pledge of Allegiance.

Approval of Bills Payable – July 30, 2015 & August 13, 2015

**Res. 2015-103 – Upon a motion by Mr. Heath, seconded by Mr. Searing, the list of Bills Payable dated July 30, 2015 and August 13, 2015 were unanimously approved as prepared and posted.**

Approval of Minutes - July 21, 2015

**Res. 2015-104 – Upon a motion by Mr. Searing, seconded by Mr. Heath, the Minutes of July 21, 2015 were approved as written and posted.**

**Abstaining: Ms. Tai due to absence from meeting**

Approval of Minutes – July 28, 2015

Ms. Tai suggested revisions to the Minutes related to comments made about the cost of the public works facility. Ms. Brillman, a resident of Solebury, addressed the Board concerning her comments reflected in the draft Minutes.

**Res. 2015-105 – Upon a motion by Ms. Tai, seconded by Mr. McGahan, the Minutes of July 28, 2015 were unanimously approved with revisions.**

Announcements/Resignations/Appointments – None

Supervisor Comment

- Mr. Searing commented on the success of the auto show recently held;
- Mr. Cosdon reminded everyone of the first annual Solebury Day scheduled for September 19<sup>th</sup> at Laurel Park;
- Mr. Cosdon announced a executive session held prior to the meeting related to personnel and litigation;
- Mr. Cosdon reminded everyone that the annual meeting with DEP was scheduled for 10 a.m. on August 19<sup>th</sup>.

Public Comment

**In Favor: Mr. Cosdon, Mr. Searing, Mr. Heath and Ms. Tai**  
**Opposed: Mr. McGahan**  
**Motion passes.**

HARB – Ruddle, Jerry & Nancy, 6170 Stovers Mill Road, TMP 41-002-042-002 – The applicant to build a 22'8" x 43' addition and a 10'8" x 18'6" foyer connecting to the north side of an existing cottage was reviewed by the Historical Architectural Review Board who recommended issuance of a Certificate of Appropriateness with specific materials and colors.

**Res. 2015-108 – Upon a motion by Mr. McGahan, seconded by Mr. Heath, it was unanimously agreed to issue a Certificate of Appropriateness to TMP 41-002-042-002, for the construction of a 22'8" x 43' addition and a 10'8" x 18'6" foyer connecting to the north side of an existing cottage with materials and colors as recommended by the Solebury Township Historical Architectural Review Board, a copy of which is attached. Issuance of this Certificate of Appropriateness does not relieve the applicant from obtaining any and all other applicable permits.**

HARB – Stiefel, Marc & Ellen, 6168 Stovers Mill Road, TMP 41-002-042 – The applicant proposed to install a firebrick termination cap on his residence on Stovers Mill Road. The Historical Architectural Review Board has recommended issuance of a Certificate of Appropriateness.

**Res. 2015-109 – Upon a motion by Ms. Tai, seconded by Mr. McGahan, it was unanimously agreed to issue a Certificate of Appropriateness to TMP 41-002-042 for installation of a firebrick termination cap as recommended by the Solebury Township Historical Architectural Review Board. Issuance of this Certificate of Appropriateness does not relieve the applicant from obtaining any and all other applicable permits.**

#### OLD BUSINESS

Ms. Tai encouraged the Board to formally send the issue of fracking on to the Township Planning Commission and Environmental Advisory Council for recommendation as to how the issue should be addressed.

Ms. Tai motioned and Mr. McGahan seconded a motion to that effect, however following further discussion no vote was taken.

David Benner noted that the Delaware Riverkeeper has a great deal of information on the subject.

Carolyn Brillman noted that there should be total transparency between the Board and the community when discussing the subject of fracking, adding that there are experts available to assist the Board.

The Township Manager and Township Engineer are pulling together all the environmental information the Township has on file. Once the Board has that information in hand, it will continue to consider strategy and how to move forward on the issue.

#### NEW BUSINESS

2015 Budget Amendment – The item was tabled until the September 1, 2015 Budget Meeting.

Chief Bellizzie provided the Board and audience with an update on the recent burglaries in the Township as well surrounding communities.

Communications – website/Facebook/email – The Board continued to discuss various forms of communications, whether to use individual email addresses, two-way Facebook communications, who would be tasked with the responsibility for the postings, etc. Ms. Brillman reminded the Board that there are older residents, as well as deaf, blind and handicapped residents who may not have email or Facebook and consideration must be given to them as well.

SUBDIVISIONS/CONDITIONAL USES/LAND DEVELOPMENTS – No applications were reviewed.

Public Comment

- Nancy Albence, reporter for the Bucks County Herald, addressed the Board about using a regional approach in addressing the issues related to fracking.

Adjournment

**Res. 2015-110 – Upon a motion by Mr. McGahan, seconded by Mr. Heath, the meeting adjourned at 9:45 p.m.**

Respectfully submitted  
Gretchen K. Rice  
Assistant Manager  
Secretary/Treasurer

**HISTORICAL ARCHITECTURAL REVIEW BOARD  
03AUGUST2015MEETING MINUTES**

In attendance was Larry Peseski (Chair), Nancy Ruddle (Vice Chair), Moira McClintock, John Colton, Betsy Muzina, Marnie Newman, Scott Minnucci, Christine Terranova (HARB Administrator) and Ed McGahan (Liaison).

**Action on Jerry and Nancy Ruddle  
6170 Stovers Mill Road, Carversville, PA  
(Carversville Historic District)  
HARB Plan Number 2015-07-G**

Upon a Motion by Moira McClintock, seconded by Marnie Newman, it was unanimously agreed to recommend issuance of a Certificate of Appropriateness to TMP#41-002-042-003 for a 22' 8" x 43' addition and a 10' 8" x 18' 6" foyer connecting to the north side of the existing cottage. The siding, roofing, window and door trim, gable dormers, chimney, shutters, shutter hardware and the utility enclosure and its hardware will all match the existing. The corner boards, fascia, rakes and soffits will match the existing. The front door, storm/screen door, door hardware and the electric meter enclosure will be reused. All windows will be either Pella Architect Series or Marvin Ultimate wood windows with simulated divided lites with 7/8-inch wide muntins, painted white. The door on the North side porch will be a Simpson #37512 wood door, painted Black Forrest Green with simulated divided lites with 7/8-inch wide muntins and will have a storm/screen combination door to match existing and also painted Black Forrest Green. The North side air conditioner screen will be random width vertical board painted Copley Gray with reused antique black strap hinges and latch from the North face of existing structure. The new A-dormers on the North and West elevations will have cedar shake shingles like existing A-dormers and be painted with white siding to match existing (Benjamin Moore #543-01). The metal roofs of the shed dormer (not visible) and the porches will be field crimped standing seam metal, 1-inch high seams, medium bronze by Drexel Metals. The porches will have 6 x 6, Benjamin Moore #543-01 painted cedar posts with 1 x 4 base trim. The porch railings on the North side porch will be 1 x 1 balusters, 2-1/4-inch diameter top rail and 2 x 2 bottom rail, all painted Benjamin Moore #543-01. The porch floors will be flagstone paving in color and pattern to match the bluestone on the existing terrace. The exposed edges of the bluestone will have a thermal finish, minimum 1-1/2-inch thickness. The foundations will be finished with Drivit #106, Pearl Ash in a sandblast texture. Lanterns flanking the front door will be Suffolk Lanterns by Northeast Lantern, finish will be dark antique copper. Shutter dogs will be painted black as per cut sheet. Gutters and downspouts will be Berger aluminum, 6-inch white half-round gutters and 4-inch, plain round downspouts. The k-style gutters and rectangular downspouts on the existing house will be replaced to match the new. The driveway expansion shall be red stone shale.