

**SOLEBURY TOWNSHIP BOARD OF SUPERVISORS**  
**March 7, 2017 - 7:00 P.M.**  
**Solebury Township Hall**

**MINUTES**

Attendance: Kevin Morrissey, Chair, Helen Tai, Vice-chair, Noel Barrett, Paul Cosdon and James Searing. Dennis H. Carney, Manager, Gretchen K. Rice, Assistant Manager, Michele Blood, Finance Director and Jordan B. Yeager, Solicitor, were also in attendance.

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

Approval of Bills Payable

**Res. 2017-39 - Upon a motion by Mr. Cosdon, seconded by Mr. Searing, the list of Bills Payable dated March 2, 2017, was unanimously approved as prepared and posted.**

Approval of Minutes - February 7, 2017

**Res. 2017-40 - Upon a motion by Ms. Tai, seconded by Mr. Searing, the Minutes of February 7, 2017 were approved as written and posted.**  
**Abstaining: Mr. Cosdon due to absence from meeting**

Announcements/Resignations/Appointments

- Mr. Morrissey announced that a public work session involving a presentation by Princeton Hydro related to Aquetong Spring Park was held earlier in the day.

Supervisor Comment

- Ms. Tai noted that Lumberville will hold an Earth Day cleanup on April 9<sup>th</sup>. Anyone interested in participating should report to Tinsman Brothers at 9 a.m.

- Ms. Tai also announced that Aquetong Watershed Association will hold an Earth Day cleanup on April 22<sup>nd</sup>. More information will be available on their website.

- Mr. Cosdon welcomed Ron and Judith Ewer back.

- Mr. Searing commented on the positive financial condition of the Township indicating a larger general fund reserve than anticipated as the result of various things, including increased EIT collections and real estate transfer taxes, lower expenses, unexpected one-time revenue from escrow funds, etc. He also noted that as a result of the Board's decision to increase the police pension funding payments, the deficit in that line item has been reduced from \$1.5 million to \$800,000.

## Public Comment

- Ardith Talbott of Deerfield Court encouraged the Board to pass a resolution in support of Senate Bill 22 which proposes to create an independent commission to establish transparent procedures and eliminate potential for conflict of interest and manipulation of district lines during redistricting of congressional districts.
- John Blevins of School Lane also encouraged the Board to support Senate Bill 22.
- Barbara Zietchick, on behalf of the Fox Run Preserve HOA Directors, submitted a letter objecting to any proposed use of North Point Park for a dog park.
- Martha Sperling of Great Oaks Road addressed the Board urging support of Senate Bill 22.
- Richard Oneal of Bobwhite Road also expressed opposition to any consideration of a dog park at North Pointe Park.

## PRESENTATION

Jamie Schlesinger, PFM - Mr. Schlesinger reviewed the results of the RFP for the proposed bank loan and reviewed PFM's recommendation, including an amortization schedule. The proposed Ordinance authorizing incurrence of debt had been advertised as required.

**Res. 2017-41 - Upon a motion by Mr. Morrissey, seconded by Mr. Searing, it was unanimously agreed to adopt AN ORDINANCE AUTHORIZING THE INCURRENCE OF DEBT OF THE TOWNSHIP OF SOLEBURY BY THE ISSUANCE OF THE GENERAL OBLIGATION NOTE, SERIES OF 2017 IN THE PRINCIPAL AMOUNT OF \$1,060,000 FOR THE PURPOSE OF PROVIDING FUNDS FOR AND TOWARDS FINANCING CAPITAL PROJECTS AND TO PAY THE COSTS OF ISSUING THE NOTE; AUTHORIZING THE PREPARATION AND FILING OF A DEBT STATEMENT AND OTHER DOCUMENTATION; COVENANTING TO CREATE A SINKING FUND AND TO BUDGET, APPROPRIATE AND PAY DEBT SERVICE ON THE NOTE AND PLEDGING THE FULL FAITH, CREDIT AND TAXING POWER OF THE TOWNSHIP FOR THE NOTE; SETTING FORTH THE MATURITY AMOUNTS AND DATES, INTEREST RATE AND INTEREST PAYMENT DATES AND OTHER DETAILS OF THE NOTE; FINDING THAT A PRIVATE INVITED SALE OF THE NOTE IS IN THE BEST FINANCIAL INTEREST OF THE TOWNSHIP AND ACCEPTING A PROPOSAL FOR THE PURCHASE OF THE NOTE; APPOINTING A SINKING FUND DEPOSITORY; DESIGNATING THE NOTE AS A QUALIFIED TAX EXEMPT OBLIGATOIN; STATING AUTHORITY FOR ENACTMENT OF ORDINANCE; STATING THAT THE ORDINANCE IS A CONTRACT WITH THE REGISTERED OWNER OF THE NOTE; SETTING FORTH A SEVERABILITY CLAUSE; CANCELLING AND ANNULLING INCONSISTENT ORDINANCE; AND AUTHORIZING OTHER NECESSARY ACTION, as advertised.**

Andy Kelly, P&R Vice-chair – Mr. Kelly, Vice-chair and Kevin Campbell, P&R Chair, reviewed the Athletic Field Use analysis documenting the need for additional

multipurpose fields in the Township, exclusive of baseball fields. A copy of the analysis will be posted on the Township website.

Mr. Kelly and Mr. Campbell expressed that the Parks & Recreation Board supports turning the area of the current pole barn into a multipurpose field, noting that this area must be returned to grass under the existing permits issued, the infrastructure is already in place, it is already in a Township active recreation park, and there would be no cost to acquire property for the use.

Many residents expressed support for the recommendation.

Frank Lawson of Sugan Road submitted a letter of support.

Residents Kathy Feehan, Ralph DiZio, Patricia Tangradi, Sandi Weisbrot, Scott Kelly, Keith Duessing, Kimberly Moore, and Mr. Patel spoke in support of the recommendation.

The P&R Board was asked to provide baseball numbers to incorporate into a capacity analysis.

Mr. Cosdon will speak with the NHS School District regarding a \$60 hourly fee being considered for use of its field facilities.

P&R Director Dudley Rice mentioned that part of the reason our fields are in such poor condition at the end of the season is the Township policy prohibiting watering of fields. Mr. Morrissey as Supervisor Liaison to the P&R Board will work with the P&R Director to evaluate irrigation options for existing fields.

The Township Manager will continue to pursue use of the Township's allotted Bucks County Open Space Grant moneys.

After discussion, the following action was taken.

**Res. 2017-42 - Upon a motion by Mr. Searing, seconded by Mr. Cosdon, it was unanimously agreed to authorize the Township Engineer to develop the formal plan for construction of a multipurpose field at the site of the current pole barn, including bid documents and cost estimates.**

#### PUBLIC HEARING

Agricultural Security Area Application - Temple Partners - The Chair opened the hearing.

The applicant, Temple Partners, LP has submitted an application for TMP 41-001-029; 41-001-029-002; 41-013-025-003 and 41-002-076-003 to be added into the Township's Agricultural Security area. The Township Solicitor noted that all applicable requirements have been met.

**Res. 2017-43 - Upon a motion by Ms. Tai, seconded by Mr. Cosdon, it was unanimously agreed to authorize the addition of TMP 41-001-029; 41-001-**

**029-002; 41-013-025-003 and 41-002-076-003 into the Solebury Township Agricultural Security Area.**

Codification of Ordinances – For the past two plus years the administration has been working toward adopting an all-inclusive Code of Ordinances. An Ordinance has been advertised that would codify all Ordinances of any kind adopted by the Township.

**Res. 2017-44 - Upon a motion by Mr. Searing, seconded by Ms. Tai, it was unanimously agreed to adopt the Solebury Township Code of Ordinances and adopt AN ORDINANCE ADOPTING THE CODE OF ORDINANCES OF THE TOWNSHIP OF SOLEBURY, BUCKS COUNTY, PENNSYLVANIA; CONSOLIDATING, REVISING, AMENDING AND REPLACING CERTAIN ORDINANCES; ENACTING CERTAIN NEW PROVISIONS; PROVIDING PROCEDURE FOR AMENDING THE CODE AND FOR THE CITATION OF THE CODE AND THE EFFECTIVE DATE THEREOF; ESTABLISHING RESPONSIBILITY FOR MAINTENANCE OF THE CODE; SAVING CERTAIN PROVISIONS FROM REPEAL; AND PRESCRIBING PENALTIES FOR VIOLATION, as advertised.**

OLD BUSINESS – No old business came before the Board.

NEW BUSINESS

Land Preservation – Eligibility of Property #147 - A letter of interest in preserving a ten acre property has been submitted to the Township.

**Res. 2017-45 - Upon a motion by Mr. Cosdon, seconded by Ms. Tai, it was unanimously agreed to acknowledge the eligibility of Property #147 into the Solebury Township Land Preservation Program.**

Revision to Fee Schedule – The administration has recommended the 2017 Fee Schedule be amended to provide as follows:

Cost to purchase a hard copy of the Township’s Code of Ordinances: \$200  
Cost for each supplement: \$25.00

**Res. 2017-46 - Upon a motion by Ms. Tai, seconded by Mr. Searing, it was unanimously agreed to amend the 2017 Fee Schedule to provide as follows:**

**Cost to purchase a hard copy of the Solebury Township Code of Ordinances: \$200  
Cost for each supplement: \$25.00**

Highway Material Bid – Bids for black top and miscellaneous stone and aggregate have been received by the Bucks County Consortium and reviewed by Solebury Township administration.

**Res. 2017-47 - Upon a motion by Mr. Searing, seconded by Mr. Cosdon, it was unanimously agreed to award the bid for black top to Eureka Stone Quarry, Inc. and to award the bid for miscellaneous stone and aggregate**

**to Plumstead Materials as reflected in their respective bids submitted to the Bucks County Consortium.**

Chiller Replacement – The bid specifications and documents are near completion and the administration has requested authorization to bid the project.

**Res. 2017-48 - Upon a motion by Ms. Tai, seconded by Mr. Barrett, it was unanimously agreed to authorize the Township Administration to move forward with advertising the bid for the replacement of the chiller.**

Public Comment

- Ron Ewer of Solebury encouraged the Board to provide additional funding to the Central Bucks medical unit housed at the Eagle Fire Company.

Adjournment

**Res. 2017-49 - Upon a motion by Mr. Cosdon, seconded by Mr. Barrett, the meeting adjourned at 9:15 p.m.**

Respectfully submitted  
Gretchen K. Rice  
Assistant Manager  
Secretary/Treasurer