

**HILLTOWN TOWNSHIP BOARD OF SUPERVISOR'S
REGULARLY SCHEDULED MEETING
Monday, December 23, 2002
7:30PM**

The regularly scheduled meeting of the Hilltown Township Board of Supervisors was called to order by Chairperson John S. Bender at 7:35PM and opened with the Pledge of Allegiance.

Also present were: Kenneth B. Bennington, Vice-Chairperson
Betty P. Snyder, Supervisor
Gregory J. Lippincott, Township Manager
Francis X. Grahowski, Township Solicitor
C. Robert Wynn, Township Engineer
Lynda S. Scimes, Township Secretary

Chairperson Bender announced that the Board met in Executive Session prior to this meeting in order to discuss real estate matters.

A. PUBLIC COMMENT ON AGENDA ITEMS ONLY: None.

B. APPROVAL OF MINUTES – Action on the minutes of the November 25, 2002 AT&T Conditional Use Hearing – Motion was made by Supervisor Snyder, seconded by Supervisor Bennington, and carried unanimously to approve the minutes of the November 25, 2002 AT&T Conditional Use Hearing, as written. There was no public comment.

Action on the minutes of the November 25, 2002 Supervisor's Meeting – Motion was made by Supervisor Snyder, seconded by Supervisor Bennington, and carried unanimously to approve the minutes of the November 25, 2002 Supervisor's Meeting, as written. There was no public comment.

Action on the minutes of the December 9, 2002 Worksession Meeting – Motion was made by Supervisor Snyder, seconded by Supervisor Bennington, and carried unanimously to approve the minutes of the December 9, 2002 Worksession Meeting, as written. There was no public comment.

C. APPROVAL OF CURRENT BILLING: Chairperson Bender presented the Bills List dated December 24, 2002, with General Fund payments in the amount of \$68,717.66 and State Highway Aid Fund payments in the amount of \$11,901.39; for a grand total of all payments in the amount of \$80,619.05.

Motion was made by Supervisor Snyder, seconded by Supervisor Bennington, and carried unanimously to approve the Bills List dated December 24, 2002. There was no public comment.

D. TREASURER'S REPORT – Chairperson Bender presented the Treasurer's Report dated November 30, 2002, with the following balances:

General Fund Checking	\$ 15,083.53
Payroll Fund Checking	\$ 106.83
General Reserve Fund	\$ 118,130.44
Open Space Fund	\$ 513,812.40
Fire Fund Checking	\$ 58,013.83
Debt Service Checking	\$ 181,286.90
State Highway Aid Fund Checking	\$ 198,987.24
Escrow Fund Checking	\$ 899,366.08
Capital Projects Fund	\$1,158,779.82

Motion was made by Supervisor Snyder, seconded by Supervisor Bennington, and carried unanimously to approve the Treasurer's Report dated November 30, 2002, subject to audit. There was no public comment.

E. CONFIRMED APPOINTMENTS: None.

F. MANAGER'S REPORT – Mr. Gregory J. Lippincott, Township Manager –

1. The Deep Run lease for the property at the intersection of Fairhill Road and Rt. 152 is available for the Board's signature following this meeting.

2. Mr. Lippincott requested authorization to put the 1987 Dump Truck out for bid.

Motion was made by Supervisor Bennington, seconded by Supervisor Snyder, and carried unanimously to authorize advertisement of the 1987 Dump Truck. There was no public comment.

3. High Real Estate Group has requested a meeting with Mr. Lippincott and the Township staff, including the Township Engineer, to discuss the Zoning Ordinance, and the possibility of the opportunity to explore residential rental development in Hilltown. The applicant has provided the \$500.00 escrow as required.

Motion was made by Supervisor Bennington, seconded by Supervisor Snyder, and carried unanimously to authorize a meeting with High Real Estate Group and the Township staff, as noted above. There was no public comment.

4. The Police Department has signed a new three-year contract, which will be available for the Board's signature following this meeting.

5. Two proposals have been received for codification. The Township budgeted \$40,000.00 in 2003 to complete this project. General Code's price is \$15,000.00 and Penn Valley Publisher's price is \$13,500.00. Representatives for both companies were interviewed by Mr. Lippincott and Mrs. Seimes. Since codification is a Professional Service, it is not required to be put out to bid per the Second Class Township Code, and the Board is also not bound to accept the lowest bidder. General Code offers an extra service to keep the Township Code constantly updated on Hilltown's website, along with a full complement of staff attorneys at their disposal. With this extra service and the quality of their product, Mr. Lippincott recommended that the Board approve the quote from General Code in the amount of \$15,000.00. Solicitor Grabowski has also reviewed both proposals and agrees with the staff to recommend General Code.

Motion was made by Supervisor Bennington, seconded by Supervisor Snyder, and carried unanimously to award the codification project to General Code in the amount of \$15,000.00. There was no public comment.

G. CORRESPONDENCE – Mr. Gregory J. Lippincott, Township Manager –

1. The Township received a copy of a Notice of Violation that was sent to Bunny's Animal Shelter by the Bucks County Health Department.

2. Correspondence was received from the engineer for the Berry Brow Farms Subdivision, regarding the names for the development. It is Mr. McBride's desire to name the larger lot development off Keystone Drive and Mill Road "The Reserve at Hilltown" and to name the smaller portion of the project between Hilltown Pike and Township Line Road "Hilltown Ridge." The applicant is seeking approval of these proposed development names.

The Supervisors directed Mr. Lippincott to advise the developer that the proposed subdivision names are acceptable, however if another subdivision plan is formally submitted with a duplication of either of those names prior to the Berry Brow Subdivision preliminary plan submission, a new name will have to be determined.

H. SOLICITOR'S REPORT – Mr. Francis X. Grabowski, Township Solicitor –

1. Solicitor Grabowski presented the Land Development and Financial Security Agreements for the Car Sense Land Development. A Letter of Credit in the amount of \$1,166,781.64 has been secured through National Penn Bank for the development.

Motion was made by Supervisor Bennington, seconded by Supervisor Snyder, and carried unanimously to approve the Land Development and Financial Security Agreements for the Car Sense Land Development. There was no public comment.

2. Solicitor Grabowski was pleased to announce that the Township, through the Open Space Program, has been fortunate to procure an Agricultural Conservation Easement for a 34.5-acre tract of land located at Blooming Glen Road/Rickert Road/Longview Road from Mr. and Mrs. Wister Baisch. On behalf of the Board of Supervisors, Solicitor Grabowski thanked Mr. and Mrs. Baisch for their cooperation and assistance in executing this matter.

Motion was made by Supervisor Bennington, seconded by Supervisor Snyder, and carried unanimously to **adopt Resolution #2002-39 to accept the Declaration of Conservation Easement for the Baisch property located at Blooming Glen Road/Rickert Road/Longview Road**, as noted above. There was no public comment.

I. PLANNING – Mr. C. Robert Wynn, Township Engineer –

1. Village at Dorchester -- Mr. Mike McCloskey, the applicant's representative, was in attendance to present the plan. At their meeting of December 16, 2002, the Planning Commission unanimously recommended conditional final plan approval of the Village at Dorchester Subdivision located at Keystone Drive/Orchard Road/Bethlehem Pike. The recommendation is conditional upon completion of the remaining items as contained within the November 18, 2002 engineering review with the following revisions/notes:

- Under Item 3.a., the Planning Commission notes that the Township Police Department cannot enforce parking restrictions on private streets and therefore, the condition should be removed.
- Concrete monuments required pursuant to Section 522 of the Subdivision Ordinance may be reduced to the satisfaction of the Township Engineer.

Motion was made by Supervisor Bennington, seconded by Supervisor Snyder, and carried unanimously to grant conditional final plan approval to the Village at Dorchester Subdivision, pending completion of all outstanding items as noted in Mr. Wynn's November 18, 2002 engineering review, with the revisions/notes as outlined above. There was no public comment.

J. ENGINEERING -- None.

K. MYLARS FOR SIGNATURE: None.

L. PUBLIC COMMENT:

1. Mr. Harry Mason of Morgan Lane asked if the updated Ordinances via the codification process will be viewed on the Township's website through Acrobat Reader, and Mr. Lippincott replied that it would.

M. SUPERVISOR'S COMMENTS:

1. Supervisor Snyder wished everyone a Merry Christmas.


2. Supervisor Bennington advised that the Supervisor's Reorganization meeting will be held on Monday, January 6, 2003 at 7:30PM.

3. Chairperson Bender wished everyone a happy, healthy New Year.

N. PRESS CONFERENCE: A conference was held to answer questions of those reporters present.

O. ADJOURNMENT: Upon motion by Supervisor Snyder, seconded by Supervisor Bennington, and carried unanimously, the December 23, 2002 Hilltown Township Board of Supervisor's Meeting was adjourned at 7:59PM.

Respectfully submitted,


Lynda Scimes
Township Secretary