

**BEDMINSTER TOWNSHIP SUPERVISORS
MONTHLY MEETING
WEDNESDAY, JULY 14, 2010**

SUPERVISORS PRESENT: Eric P. Schaffhausen, Chairman
Morgan Cowperthwaite, Jr., Vice Chairman
Glenn A. Wismer, Member

STAFF: John T. Terry, Manager
Jean Herstine, Secretary/Treasurer
Peter Nelson, Township Solicitor
Thomas Fountain, Township Engineer
Mark R. Ofner, Chief

Call to Order and Pledge of Allegiance:

The Chairman called the meeting to order at 7:30 p.m. in the Municipal Township Building in the Village of Bedminster, leading those in attendance in the pledge of allegiance to the Flag.

Public Comments:

Kim Gasper a representative for the Eastern Upper Bucks Senior Center thanked the township for posting activities available to seniors in the community.

Approval of Agenda Work Session & Meeting Minutes:

On a motion made by Glenn Wismer, seconded by Morgan Cowperthwaite the Board approved the minutes of the agenda work session held June 8, 2010. The motion carried unanimously.

On a motion made by Morgan Cowperthwaite, seconded by Glenn Wismer the Board approved the minutes of the monthly meeting held June 9, 2010. The motion carried unanimously.

Approval of the July Invoices:

On a motion made by Morgan Cowperthwaite, seconded by Eric Schaffhausen the Board approved the July invoices totaling \$678,409.53. The motion carried unanimously.

Subdivision and Land Development

Escrow Release No. 13: Briar Way Subdivision

Escrow Release No.13 for Briar Way Subdivision was presented by the Township Engineer in the amount of \$11,500.00 to ASV Builders, Inc. for Invoice No. 61510 based on the reconstruction of the swale and connection to the stream-inlet. On a motion made by Eric Schaffhausen, seconded by Morgan Cowperthwaite the Board approved Escrow Release No. 13 held by the Township for the Briar Way Subdivision. The motion carried unanimously.

Escrow Release No. 5: Jaster Associates Land Development

Escrow Release No.5 for Jaster Associates Land Development was presented by the Township Engineer in the amount of \$174,400.76 based on the construction and installation of certain improvements. On a motion made by Eric Schaffhausen, seconded by Glenn Wismer the Board approved Escrow Release No. 5 for Jaster Associates. The motion carried unanimously.

Extension Request for Preliminary Plan Approval: TH Properties – Cliffside Manor Phase II

A letter was received from TH Properties requesting a three-year extension for Cliffside Manor - Phase II preliminary plan approval for the ten units remaining. TH Properties is in the process of obtaining the additional EDU's needed. Based on the advice of the Township Solicitor Peter Nelson and the Township Engineer Tom Fountain both recommended a one-year extension for the construction of Phase II.

Paul Futchko, 434 Buchanan Road was informed that TH Properties would be required to complete all remaining work before final approval is granted and that the extension request is to protect the plan from the requirements of any new ordinances.

Bert Vazquez, 439 Buchanan Road was informed that TH Properties would be required to maintain that portion of the development.

On a motion made by Eric Schaffhausen, seconded by Morgan Cowperthwaite the Board granted Cliffside Manor - Phase II preliminary plan approval extension for one-year. The motion carried unanimously.

Manager's Report

Resolution No. 2010-13: Anita Meyers Conservation Easement

Resolution No. 2010-13 authorizing the purchase of the Anita D. Meyers Conservation Easement, 108 Smith School Road, TMP# 1-18-2 and 1-18-2-1 was presented. The Meyers easement consists of approximately 25.7 acres. The conservation easement cost for the Township is \$6,000.00 per acre for a total of \$154,437.60.

On a motion made by Eric Schaffhausen, seconded by Glenn Wismer the Board approved Resolution No. 2010-13 for the purchase of the Meyers Conservation Easement. The motion carried unanimously.

Resolution No. 2010-14: Katherine Lokay Conservation Easement

Resolution No. 2010-14 authorizing the purchase of the Katherine G. Lokay Conservation Easement, Ridge and Elephant Road, TMP# 1-1-64 was presented. The Lokay easement consists of approximately 18.5 acres. The conservation easement cost for the Township is \$6,000.00 per acre for a total of \$111,240.00.

On a motion made by Morgan Cowperthwaite, seconded by Glenn Wismer the Board approved Resolution No. 2010-14 for the purchase of the Lokay Conservation Easement. The motion carried unanimously.

Agreement of Sale Conservation Easement: Bedminster Associates L.P. – Paul Ventresca

An Agreement of Sale to purchase the Conservation Easement for Bedminster Associates L.P. - Paul Ventresca, TMP# 1-15-18, 1-15-18-1, 1-15-18-2, 1-15-18-3 and 1-12-122 was presented. The property is located at 7364 Easton Road and 3519 Spruce Hill Road consisting of approximately 147.08 acres. The conservation easement cost to the Township is \$6,000.00 per acre for a total of \$882,498.00.

On a motion made by Eric Schaffhausen, seconded by Morgan Cowperthwaite the Board authorized the approval of the Agreement of Sale for the Bedminster Associates L.P. - Paul Ventresca Conservation Easement. The motion carried unanimously.

Authorization Bedminster Regional Land Conservancy: Harrison Stewardship Endowment

The Bedminster Regional Land Conservancy Stewardship Endowment for the Theodore Harrison Conservation Easement, 486 Deep Run Road, and TMP # 1-11-110 was presented for authorization at the one-time cost of \$9,295. On a motion made by Eric Schaffhausen, seconded by Morgan Cowperthwaite the Board approved the Harrison Easement Stewardship Endowment. The motion carried unanimously.

Resolution No. 2010-15: Township Tax Collectors Certification and Duplicate Tax Bill Fees

Resolution No. 2010-15 authorizes as compensation for the Township Tax Collector a fee of \$35.00 for each requested tax certification and a charge of \$10.00 for each requested duplicate tax bill.

On a motion made by Glenn Wismer, seconded by Morgan Cowperthwaite the Board approved Resolution No. 2010-15 amending the compensation to the township tax collector for tax certifications and duplicate tax bills. The motion carried unanimously.

Award 2010 Road Paving Bid for Sections of Smith School and Bucks Road: Bray Bros., Inc.

Five sealed bid contract proposals were received and opened at 10:00 a.m. on July 12, 2010 for the Road Paving Project on portions of Smith School and Bucks Road for approximately 4,312 square yards. Bray Bros., Inc. of Fallsington, PA was the low bidder with a unit price of \$ 10.25 per square yard for a total contract of \$44,198.

Jack Valente, 340 Pennington Way was advised that the Smith School Road paving starts at Deep Run Road and ends at the 2nd entrance of Pennington Way, work to begin in September.

Bert Vazquez, 439 Buchanan Road was advised that the Bucks Road paving starts at Blue School Road and ends approximately 1,000 feet towards Route 113.

On a motion made by Morgan Cowperthwaite, seconded by Glenn Wismer the Board awarded the 2010 Road Paving Project bid to Bray Bros., Inc. The motion carried unanimously.

Authorization for Township Manager: 2011 Electricity Rates

Township Manager John Terry has requested authorization to act on the Township behalf in the approval and accepting proposals for electricity rate for up to a 3-years term beginning in 2011.

On a motion made by Glenn Wismer, seconded by Morgan Cowperthwaite the Board authorized the Township Manager to act on behalf of the Township. The motion carried unanimously.

Police Department Activity:

The Police Department's Activity Report for June is on file. Chief Ofner reported an increase in medical emergencies; a reduction in the request for assistance from other agencies; an increase in small theft's mostly relating to people seeking drug money; a reduction of traffic related incidents; with a decrease in other service calls category.

Public Comments:

Joe Bauer, 6810 Old Easton Road, Pipersville, was informed that the handicap crosswalks and traffic control device is out for bids with seven proposals received to date. The bids will be opened on July 23rd and awarded on July 27th. Mr. Bauer also raised various concerns he had with a number if past Board decisions and administrative actions. He urged prompt action on permit applications and restraint on

enforcement actions by the Township's Land Use Office.

Jack Valente, 340 Pennington Way, Wickham Place was informed that the Claim Officer for the bonding company is disputing the punch list items prepared by the Township's Engineer Tom Fountain in order to reduce the amount needed for repairs to the development.

Scott Wilson, 823 Kellers Church Road, was informed that the results from the speed study conducted by the township's police department will be available next month and a request was sent to PennDOT requesting a speed study for Route 113 and Kellers Church Road in addition to the replacement of speed limit signs on Kellers Church Road.

Bert Vazquez, 439 Buchanan Road, Cliffside Manor was informed that the revised quotes have been received; speed limit and no parking signage on Buchanan Road would require an ordinance; a grading permit would be required in order to widen the alley ways in the development; and TH Properties would be responsible for the maintenance of the vacant lots.

Adjournment:

There being no further business before the Board, Eric Schaffhausen made a motion, seconded by Glenn Wismer, to adjourn the meeting at 9:29 p.m. The motion carried unanimously.

Respectfully submitted,

Jean L. Herstine
Office Administrator
Secretary/Treasurer