

**BOARD OF SUPERVISORS
MEETING MINUTES**

May 5, 2014

A Regular Meeting of the New Britain Township Board of Supervisors was held on Monday, May 5, 2014 at the Township Administration Building, 207 Park Avenue, New Britain Township, PA, beginning at 7:00 p.m. Present were Supervisors: Chair John A. Bodden, Sr., Vice Chair Robert V. Cotton, Members A. James Scanzillo, William B. Jones, III and Helen B. Haun. Also present were Township Manager Eileen M. Bradley, Township Solicitor Peter Nelson, and Township Engineer Craig Kennard.

- 1. Call to Order:** Mr. Bodden called the Meeting to order.
- 2. Pledge of Allegiance:** Mr. Bodden led the Board and audience in the Pledge of Allegiance.
- 3. Announcements:** Mr. Bodden announced that the Board had met prior to this meeting in Executive Session to discuss litigation.
- 4. Public Comment on Non-Agenda Items:** There was no Public Comment at this time.
- 5. Approval of Minutes:**

5.1. Minutes of April 21, 2014 Board of Supervisors' Regular Meeting:

MOTION: A motion was made by Mr. Cotton, seconded by Mr. Jones, and unanimously approved to accept the April 21, 2014 Minutes as written.

- 6. Departmental Reports:** There were no Departmental Reports at this time.

7. Consideration of Old Business:

7.1. Resolution #2014-12: Final Subdivision/Land Development Plan Approval of the Barclay Road Subdivision: Appearing for the Applicant, Select Properties, was Mr. Michael Carr, Esquire, and Mr. Brian Grant. The proposed resolution granting final Subdivision and Land Development approval subdivision of Tax Map Parcels #26-001-038, 26-001-039, and 26-001-040-002 to create 28 residential lots, four open space lots and one lot containing a sewage pumping station, all lots to be served by public sewer and water.

Ms. Bradley provided some background of the project, stating that the plan originally proposed on-lot septic and wells. It was then proposed to divert public sewer to Hatfield due to a lack of capacity at the Chalfont-New Britain Township Joint Sewer Authority (CNBTJSA). In the intervening time, CNBTJSA had acquired capacity, so sewage would go directly to CNBTJSA. There were multiple trees to be removed, requiring a fee-in-lieu of planting trees in excess of what is allowed to be removed.

Mr. Carr stated that the Applicant would comply with all conditions of the Gilmore and Associates review letter dated April 22, 2014 and with all the terms of Resolution #2014-12.

Mr. Nelson stated that approval of Resolution #2014-12 does not require an amendment to the current stipulated agreement.

MOTION: Upon motion by Mr. Jones, seconded by Mr. Scanzillo, the Board unanimously approved Resolution #2014-12, granting Final Subdivision and Land Development Approval and setting the terms and conditions thereof for the Select Properties/Barclay Road Subdivision.

8. Consideration of New Business: There was no new business at this time.

9. Consent Agenda: There were no Consent Agenda items at this time.

10. Board of Supervisors Comments: Mrs. Haun shared with the Board and residents her grandson had returned home from Afghanistan and would be awarded an accommodation in Special Operations.

11. Township Administration Comments:

11.1. ZHB Application for 16 Ferry Road: Ms. Bradley stated that the Zoning Hearing Board would consider the application of Jeffrey Harris, 16 Ferry Road, TMP #26-011-100, for a Special Exception to conduct a Use H15a Professional Office (architect) in the WS Watershed District. The Applicant was also requesting a dimensional variance for the Use H15a, which requires a minimum 2-acre lot where 1.27 acres exist. The applicant has stated that he would be the only employee with a possibility of one additional employee in the future. Ms. Bradley recommended that the decision be left up to the Zoning Hearing Board. The Board agreed that the Township should request the Zoning Hearing Board place the following conditions: no more than one additional employee would work at this location; no more than one client would be seen during a month; and should the property be sold or leased in any capacity, any granted relief would be then extinguished.

12. Solicitor and Engineer Comments: There were no comments at this time.

13. Other Business: There was no other business at this time.

14. Public Comment: Mrs. Dolan of Indian Creek Drive inquired if the Township intended on replacing trees that were removed in front of the Township Building. Ms. Bradley stated that money had been budgeted to replace them; however, the Township needed to find plantings that would survive the conditions of that area. Previous plants died due to road salt from Park Avenue and the Township parking lot. Flowering pear trees split and became dangerous. Mrs. Haun asked Mrs. Dolan if she would be interested in serving on a beautification committee and the Mrs. Dolan said she would.

15. Payment of Bills:

15.1. Bills List dated April 28, 2014 for \$17,164.12:

MOTION: Upon motion by Mr. Jones, seconded by Mrs. Haun, the Board unanimously approved the Bills List dated April 28, 2014 for \$17,164.12.

15.2. Bills List dated April 30, 2014 for \$31,803.68:

MOTION: Upon motion by Mr. Jones, seconded by Mr. Scanzillo, the Board unanimously approved the Bills List dated April 30, 2014 for \$31,803.68.

16. Adjournment:

MOTION: There being no further business or comment, a motion was made by Mrs. Haun, seconded by Mr. Scanzillo, and unanimously carried, to adjourn the meeting at 7:25 p.m.

NEW BRITAIN TOWNSHIP BOARD OF SUPERVISORS

John A. Bodden, Sr., Chair

Robert V. Cotton, Vice Chair

A. James Scanzillo, Member

Helen B. Haun, Member

William B. Jones, III, Member

Attest: _____

Eileen M. Bradley
Secretary/Manager