

**BOARD OF SUPERVISORS
MEETING MINUTES
February 7, 2022**

A Workshop Meeting of the New Britain Township Board of Supervisors was held on Monday, February 7, 2022, at the Township Administration Building, 207 Park Avenue, New Britain Township, PA, beginning at 7:00 p.m. Present were Supervisors: Chair Gregory T. Hood, Vice-Chair William B. Jones, III, Members Cynthia M. Jones, MaryBeth McCabe, Esq, and Stephanie Shortall, Esq. Also present were Township Manager Matt West, Assistant Manager Michael Walsh, Police Chief Richard Clowser, Township Finance Director, John Bates, Township Assistant Planning & Zoning Officer, Ryan Gehman, Township Engineer Craig Kennard, P.E., and Township Solicitor Peter Nelson, Esq.

1. **Call to Order:** Mr. Hood called the meeting to order.
2. **Pledge of Allegiance:** Mr. Hood led the Board and audience in the Pledge of Allegiance.
3. **Chair Comments:**

A. Parks & Recreation Advisory Board – Interviews:

Mr. West stated the Board had asked to meet with potential candidates for appointment to the Parks & Recreation Advisory Board and four of the candidates were present this evening. He introduced Margaret Briggs, Kathleen Dutil, Brooke Newborn, & Renee Steskal.

4. **Subdivision/Land Development Projects:** (Information only. Possible action to be taken by the Board at the next Business meeting.)

A. County Line Road & W Butler Avenue, behind Wawa and Creamery Tire – Toll Brothers – 2 Potential Concept Plans:

Appearing on behalf of the applicant was Nate Fox, Esq. of Obermayer Rebmann Maxwell & Hippel LLP, and Buzz Hadzor & Brian Thierrin from Toll Brothers. The Board was present the details of two potential conceptual plans for the property located in the C-1 zoning district. Both conceptual plans represented allowable residential uses in the J31 (Planned Community Center Mixed-Use) use, the first a B5 (Single Family Attached) use and the second a B6 (Multi-Family) use. The Board discussed both plans with Township Professionals and the applicant.

The applicant was advised to submit a formal application based on the feedback provided.

The Board took no action at this time.

5. **Zoning Hearing Board Applications:**

A. 122 Upper State Road / Pileggi:

Mr. Gehman stated the Township had received one application for the February 17, 2022, Zoning Hearing Board meeting for 122 Upper State Road. He presented the Board with the details of the application and the variances being requested. Mr. Kennard and Mr. Nelson advised the board the applicant was asking for multiple variances and advised the Board to oppose the application. The

Board discussed the 122 Upper State Road application and agreed to send the Township Solicitor to oppose the application.

MOTION: Upon motion by Mr. Jones, seconded by Mrs. Jones and unanimously carried, the Board authorized the Township Solicitor to oppose the Zoning Hearing Board application for 122 Upper State Road.

6. Presentation Items: (Information only. Possible action to be taken by the Board at the next Business meeting.)

A. Neshaminy Creek Trail – Coleman Property – Chris Stanford, Michael Baker, Inc.:

Chris Stanford, PE of Michael Baker, Inc. introduced himself and provided the Board with details of the conceptual plan for the Neshaminy Greenway Trail. He presented the Board with design and construction costs for the project. The Board discussed the project and additional improvements to the property owned by the Township at 1606 upper State Road.

Mr. West stated the Board would be voting to approve moving forward with preliminary design at the February 28th Business Meeting.

7. Information Items:

A. Departmental Reports:

i. Administration:

1. Walters Road Culvert:

Mr. West provided updates on the Walters Road culvert, meeting technology, the North Branch Park RFP, and the Capital Planning process.

ii. Police: Chief Clowser provided an update on hiring a policy consultant and the hiring of a new police officer.

iii. Public Works: Mr. West provided an update on the repair of the damaged dugout on Field 4.

B. Solicitor's Report: There was no Solicitor's Report at this time.

C. Engineer's Report: Mr. Kennard provided the Engineer's report to the Board.

D. Board Comments: Mrs. Jones brought up two items for the Board to discuss the first was the appointments resolution and the second was snow removal on Township sidewalks. Ms. McCabe asked about PennDOT reducing the speed limit on Park Avenue as part of the Bristol Road Extension project. The Board discussed.

8. Committee Reports:

A. Parks & Recreation Committee: Mr. West stated the Board received a memo for a memorial plaque for consideration at the February 28th Business Meeting. The Board discussed.

9. Public Comment: Margaret Briggs of Forest Park Drive asked about the traffic study conducted on Park Avenue and how the Bristol Road Extension would affect the outcome of a new study.

10. Announcements: Mr. Hood announced the Board would be meeting in Executive Session following the meeting. He announced the Board's next meeting was on Monday, February 28, 2022, at 7:00 p.m. and called for a motion to adjourn.

11. Adjournment:

MOTION: There being no further business or comment, a motion was made by Mrs. Jones, seconded by Mrs. Shortall, and unanimously carried, to adjourn the meeting at 9:00 p.m.

NEW BRITAIN TOWNSHIP BOARD OF SUPERVISORS

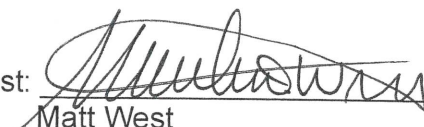
Gregory T. Hood, Chair

William B. Jones, III, Vice Chair

Cynthia Jones, Member

MaryBeth McCabe, Esq., Member

Stephanie Shortall, Esq., Member

Attest: 

Matt West
Secretary/Township Manager