

Incorporated March 12, 1738

TINICUM TOWNSHIP

Bucks County

BOARD OF SUPERVISORS

163 Municipal Road
Pipersville, Pennsylvania 18947

**Tinicum Township Board of Supervisors
Meeting Agenda 7:30 PM
November 21, 2023**

Call to order:

A. Emergency Services

1. Oath of Office: Tyler Long, Del Val Fire Police
2. Fire Police Request: Request from Dublin Borough for authorization of any available fire police to assist Dublin Borough for traffic control duties at the Dublin Holiday Gathering scheduled for 5-9 pm, Friday, December 1, 2023.

B. Announcements

1. 2nd Annual Trunk and Treat at Tinicum Park: Thank you to everyone who supported the event.
2. 2024 Proposed Budget: The proposed budget is available for inspection and will be considered for adoption at the regular meeting of December 5.

C. Old Business

1. Headquarters Road Bridge Update
2. Crypto Currency / Intensive Digital Computer Operations Ordinance
3. Subdivision Ordinance Amendment
4. Speed Limits Ordinance
5. Hankin/VanLuvanee Request to Present to the Board – postponed to Dec. 5th meeting

D. New Business

1. Agricultural Security Application: Richard and Kimberly Rosamilia
2. Lower Delaware River Wild and Scenic Mini Grant Application
3. Request from Dr. Marion Kyde: Removal of invasive tree species at Tinicum Community Park

4. Tax Assessment Settlement of Dierking No 2022-0623 – Steve Harris

5. Haines/ Rendezvous Farm Planning Modules

E. Regular Business

1. Minutes

October 17, 2023

2. Treasurer’s Report & Budget Recap

3. Payroll Report

Report for period ending 10/20/23 in the amount of \$33,714.96 & 11/3/23 in the amount of \$34,692.35.

4. Appointment of Hutchinson, Gillahan and Freeh, PC to examine the accounts of the Township for the fiscal year 2023.

5. Disbursements *Items may be added as needed*

General Fund	Amount	Memo
VISA	\$4,015.88	Printing Zoning Books/ Portalets
H.A. Thomson, Risk Management	\$1,006.00	Treasurer’s Bond
Verizonwireless	\$247.46	Police Wireless
Gary Bickel's Garage	\$73.00	Police Fleet vehicle service
Keystone Municipal Services Inc	\$3,916.50	Bldg and Zoning Services
Grim, Biehn and Thatcher	\$1,472.50	Zoning Hearing Board Legal Services
Merry Maids	\$169.00	Janitorial Service
B. Jeannie Kauffman	\$270.00	Stenography Services
Wynn Associates Inc.	\$3,129.93	Wynn Associates Inc.
Centric Business Systems	\$126.51	Copier Lease
Keystone Municipal Services Inc	\$4,392.50	Keystone Municipal Services Inc 36654
Met-Ed	\$654.83	Electricity Police and Admin
Met-Ed	\$416.04	Electricity Garage
Met-Ed	\$32.17	Electricity Park
Met-Ed	\$48.55	Electricity Traffic Light
CODY Systems	\$4,527.00	CODY Systems
Kind Earth Growers	\$2,237.50	Wetland Plant Plugs
Grim, Biehn and Thatcher	\$2,147.77	ZHB Legal Services
ReadyRefresh	\$84.92	Bottled Water All Depts
Allied Administrators for Delta Dental	\$766.24	Dental Insurance
Earth Link	\$43.82	Webhosting
Cooper Mechanical	\$477.00	HVAC Maintenance Contract
Bucks County Planning Commission	\$672.18	Household Hazardous Waste
Central Bucks Special Response Team	\$3,200.00	CSRT Team
Shammy Shine	\$140.00	Police Car Wash
Kennedy, Karl	\$13.18	Tax refund
Yacko, Katherine	\$107.27	Tax refund
Service Electric Cable TV	\$238.39	Telephone Service
Delguericco's Disposal Service	\$155.00	Trash and Recycling Service
Keystone Municipal Services Inc	\$3,495.50	Bldg and Zoning Services
Gatehouse Media (Intelligencer)	\$1,339.54	Advertising
Leaf	\$73.31	Police Copier lease
Help Now	\$75.00	Police IT
Cunningham's Automotive Repair	\$1,342.31	Police Fleet Tires
Bode Technology	\$800.00	DNA Membership
WhenToWork, Inc.	\$150.00	Police Software subscription
Merry Maids	\$169.00	Janitorial Service
Harris and Harris	\$5,172.50	Legal Services October
De Lage Landen Financial Services Inc	\$1,135.22	Final Payout old copier lease closure
Aflac	\$47.64	Employee Supplemental Insurance
Payroll Fund	Amo47.64unt	Memo
Account Edge Payroll	\$33,119.57	Pay period end 10-6-23
Account Edge Payroll	\$34,087.99	Pay period end 10-27-23
Escrow Fund	Amount	Memo
Medvic, Joseph Jr and Jennie	\$5,000.00	refund of Septic Escrow

Hall, Gregory and Carolyn Escrow Fees	\$500.00	Hall, Gregory and Carolyn refund of ZHB Escrow Fee
Wynn Associates, Inc	\$525.00	Engineering Services October 2023
Bedminster Bldg Group	\$1,183.78	Refund of unused construction escrow 113
	\$3,507.96	
Open Space Fund	Amount	Memo
Del Val Regional Finance	\$10,638.60	Open Space Bond

F. Public Works

1. The Tankhannen Dirt and Road Grant Project has been completed. This project improves the roadway and drainage while also protecting our streams. Thank you to Doug Skelton and his public works crew and Morgan Shuster of the Bucks County Conservation District.

G. Conditional Use/Zoning

1. Conditional Use Application CU 2023-3: April Vergara
27 Swamp Creek Road, Erwinna. TMP 44-006-095. Zoned Residential Agriculture. 1.46 AC. Applicant requests Conditional Use approval for a new drip micro-mound septic system, previously installed without Township permit, in the rear yard setback.
 - Board of Supervisors Hearing: 10/3/23 Granted with conditions
 - Conditional Use Decision and Operation and Maintenance Agreement Vergara signatures needed
2. Zoning Hearing Board Application ZHB 2023-10: Brian Dougherty
58 Bridge Four Lane, Pipersville. TMP 44-025-020. Zoned Residential Agriculture. .22 AC. The applicant requests relief from floodplain regulations requiring an HVAC system, installed by the previous owner without a Township permit, to be elevated above Base Flood Elevation (BFE).
 - Completed Application Received: 10/10/23
 - Planning Commission Review: 11/28/23
 - Board of Supervisors to send Solicitor to Zoning Hearing: 12/5/23
 - **Zoning Hearing Board Hearing: ~~12/14/23~~ rescheduled to 12/6/23**
3. Zoning Hearing Board Application ZHB 2023-11: Jamie Reedy & Steven Andreassen
21 Tettermer Road, UBE. TMP 44-015-006. Zoned Residential Agriculture. 88.85 AC. The applicant requests relief to construct a new single-family dwelling and 3-car garage with an in-law suite on a property with an existing dwelling, without land development, permit impervious surface of 9.27%, allow disturbance of steep slope, steep slope buffer, and riparian buffer zone.
 - Application Received: 10/27/23
 - Extension Request Letter Received: 10/27/23
 - Planning Commission Review: 11/28/23
 - Board of Supervisors to send Solicitor to Zoning Hearing: 12/5/23
 - **Zoning Hearing Board Hearing: 12/14/23**
4. Zoning Hearing Board Application ZHB 2023-9: Paul Wieand
196 Red Hill Road, Ottsville. TMP 44-014-021-001. Zoned Residential Agriculture. 17.1 AC. The applicant appeals the decision of the Zoning Officer and in the alternate requests a use variance to allow rental of a cottage and rental of an undisclosed number of barn units.
 - Application Received: 9/29/23
 - Planning Commission Review: 10/24/23
 - Extension request letter received: 10/25/23

- Board of Supervisors Decision to send Solicitor to Zoning Hearing: 11/21/23
 - **Zoning Hearing Board Hearing: 11/30/23 was continued to 1/11/2024**
5. Zoning Hearing Board Application ZHB 2023-5: Mark Calloway
 1247 River Road, UBE. TMP 44-009-004. Zoned Residential Conservation. 1.93 AC.
 The applicant requests relief to construct a pole barn in setbacks and floodplain.
- Application Received: 7/17/23
 - Extension Request Letter Received: 7/19/23
 - Planning Commission Review: 9/26/23
 - Board of Supervisors Decision to send Solicitor to Zoning Hearing: 10/3/23
 - **Zoning Hearing Board Hearing: 10/26/23 was continued to 2/8/24**
6. Zoning Hearing Board Application ZHB 2023-12: Jonathan Weiss & Abigail Wolf
 112 River Road, Point Pleasant. TMP 44-033-001. Zoned Village Center. 1.022 AC.
 The applicant requests relief to construct a private swimming pool and related improvements within the front yard and side yard setbacks, and exceeds impervious coverage.
- Application Received: 11/6/23
 - Planning Commission Review: 12/12/23
 - Extension request letter received: 11/6/23
 - Board of Supervisors Decision to send Solicitor to Zoning Hearing: 12/19/23
 - **Zoning Hearing Board Hearing: 2/22/24**
7. Zoning Hearing Board Application ZHB 2023-7: Scott Solazzo & Jessica Smith - Completed
 140 Mount Airy Road, Pipersville. TMP 44-022-060-006. Zoned Residential Agriculture. 6.1 AC.
 The applicant requests relief to allow a 6-foot fence, previously installed without Township permit, in the front yard setback where a maximum height of 4-foot is permitted.
- Zoning Hearing Board Hearing was held Wednesday, 10/25/23 – Partial relief was granted with conditions.

H. Public Comment Session

- I. Adjournment:** *The next regularly scheduled meeting of the Board of Supervisors is scheduled for December 5, at 7:30 pm.*