

Incorporated March 12, 1738

# TINICUM TOWNSHIP

*Bucks County*

## BOARD OF SUPERVISORS

163 Municipal Road  
Pipersville, Pennsylvania 18947

ELEANOR BRESLIN  
JOHN COLE  
TODD QUINBY

**TINICUM TOWNSHIP BOARD OF SUPERVISORS  
EXECUTIVE SESSION MARCH 3, 2026  
AT 6:00 PM – Personnel - Litigation**

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**TINICUM TOWNSHIP BOARD OF SUPERVISORS  
BUSINESS MEETING  
March 3, 2026  
7:00 PM**

*{In the event of inclement weather, please check the Township website for the most current update.}*

**Call to Order**

**Pledge of Allegiance**

**Role Call:** EB YES, JC YES, TQ YES, JD YES, SH YES, CG NO

Rules of Engagement & Community Engagement Standards Apply at all Meetings. All Public Comment should be reserved for Public Comment portion of the meeting. Please come up to the microphone and write your name on the sign-in sheet.

In attendance: Eleanor Breslin, John Cole, Todd Quinby, Judith Danko (remotely), Township Manager, and Scott Holbert, Township Solicitor, were present at the meeting. Curt Genner, Engineer, as absent as not needed.

Chairperson Breslin called the public meeting of the Tinicum Township Board of Supervisors to order at 7:00 PM, followed by the Pledge of Allegiance. The meeting, held in the Tinicum Township building meeting room, was live-streamed on Zoom and recorded. There were approximately 11 people present, and 6 people viewed it online.

**A. Announcements**

1. The Board of Supervisors held an Executive Session on 2/3, 2/5, 2/10, 2/12, 2/19, 2/25, 2/26.

2. Volunteer Appreciation Reception: The Tincum Township will hold a Volunteer Appreciation Reception on May 5, 2026, at 6:00 PM at the Township Building. The entire community is invited to join us in recognizing and celebrating our volunteers.
3. Parks and Recreation Committee will present information regarding their proposal to rename the Tincum Township Community Park, including the supporting reasons for the proposed renaming.

James Blayden, Chair of Parks & Recreation, presented a proposal to rename Tincum Township Community Park. The township currently has two similarly named parks—Tincum Park (county-owned) and Tincum Township Community Park (township-owned)—which often causes confusion for community members as well as vendors. The committee recommended giving the township park a historically meaningful name connected to the Lenape people, given that the name “Tincum” means “close to the water” or “surrounded by water”.

The preferred name is **Lappawinzoe Community Park (or Lappawinsoe Park)**, honoring Chief Lapawinzo, a Lenape chief whose tribe lived in the region. Blayden explained the historical context of the 1737 Walking Purchase, a disputed land agreement orchestrated by William Penn’s sons that resulted in the Lenape losing significant territory. Naming the park after Lappawinsoe would acknowledge this history, recognize the Lenape, whose name means “original people,” and highlight the township’s heritage. Mr. Blayden said the committee’s next step would be to contact the Lenape Nation of Pennsylvania (based in Easton) to involve them in the naming process, then hold a naming ceremony at which they would be present along with representatives of our community, and invite them to place a monument or host cultural events such as a powwow at the park.

Ms. Breslin supported public input and emphasized consulting the Lenape before finalizing any name. She suggested including the question on the May primary-day survey at township polling locations, accompanied by informational materials. She noted that if residents do not see the current name as confusing, the township may choose not to change it.

Mr. Quinby suggested “Walking Treaty Park” as an alternative, but Mr. Blayden noted the Lenape would likely object, as the Walking Purchase was not a fair agreement.

The BOS discussed the next steps: gathering community feedback, consulting the Lenape Nation, and allowing Mr. Quinby, the Parks & Rec liaison, to coordinate communication with the township manager.

Overall, the proposal aims to reduce confusion between the two parks, honor local indigenous history, and strengthen community awareness of the Lenape heritage connected to Tincum Township.

**B. Public Hearing**

N/A

**C. Public Comment**

Kathryn Auerbach, resident, thanked Mr. Blayden for his presentation and expressed support for the proposed park name, noting that its pronunciation would become easier as people grow familiar with it. She appreciated the effort to highlight local heritage.

She raised a concern about increasing outdoor lighting in the area at night. She suggested educating residents about low-impact lighting options and exploring ways to monitor or reduce unnecessary nighttime lighting.

Ms. Auerbach also mentioned a recent Bucks County Herald article about the Upper Bucks County Lutheran Church and noted that the Lenape Chamber Ensemble will hold a concert there this coming weekend, with another scheduled in April.

Finally, she reminded the Board that Upper Bucks Heritage Day will take place on Saturday, May 16, from 10AM–5PM at Tincum Park. She suggested adding information to the township website to invite residents with deep local roots to contact the township so they can be included in a list of founding families, which she and Mr. Ethan Perry of the Historic Commission are compiling.

Mr. Dan Albee, formerly with UBREMS and now Operations Manager for Upper Bucks under St. Luke's, reported that the merger with St. Luke's was fully completed on February 2. All systems have transitioned, and vehicle rebranding has begun—each truck takes about six weeks, and all four will be completed.

He now oversees primarily stations 142 and 141, but also 108 (Quakertown), and 151 (Grandview), and invited questions from the Board.

In response to Mr. Cole, Mr. Albee said employee relations during the transition were very positive. St. Luke's offered jobs to all UBREMS employees; only three chose not to join. Seniority and PTO carried over, and all staff received salary increases—some significant. While the process was fast and occasionally challenging, he said the outcome was

beneficial for everyone. Both full-time and part-time staff now receive PTO and retirement benefits through the St. Luke's network.

Ms. Breslin thanked him for his leadership. Mr. Albee noted that staffing expanded from 33 to 237 employees across the region. Recent in-service rates were 100% for Station 142 and 99.2% for Station 141, and both stations are fully staffed 24/7. Mr. Albee added that January response times were slightly slower due to weather.

He provided the BOS with his personal contact information and encouraged them to reach out with any questions.

#### **D. Police Chief's Report**

Chief Madden reported 179 incident reports for the month of February for the Tincum Township Police Department; 38 were service related, 54 were criminal or investigative including one arrest for aggravated assault and related charges following a domestic dispute, two theft arrests stemming from a stolen dirt bike, and one active warrant for recklessly endangering another person after a resident was struck by a in their driveway and fled the scene. 74 were traffic related, and 13 were for training and court.

There were three reportable traffic reportable accidents in February 2026. A two-vehicle crash at the intersection of Easton Road and Hollow Horn Road occurred after a motorist proceeded through a red light. One person was transported to the hospital, and both vehicles were towed from the scene single. A tractor trailer struck the Golden Pheasant bridge, resulting in disabling damage to the trailer. And a two-vehicle accident occurred on River Road at East Dark Hollow Road after the vehicle proceeded through a stop sign without clearance.

The average was 2.8 reportable crashes for February over the last five years.

18 truck details were conducted on River Road in February; two bridge strikes were reported, one driver was cited and the other left the scene. Six truck violations were reported. Three drivers were cited, two were unfounded, and one warning was issued.

The Golden Pheasant bridge was also struck in the overnight hours last night. Chief Madden said she reached back out to PennDOT to inform them and asked if we can get any more signage, since there have been three incidents in the last month.

Ice cream with the cops is scheduled for April 1 from 2-4PM at O wow cow in Ottsville. The event will be sponsored by the Police Foundation with a free small cup or scone for kids. It's a half day for Palisades schools, so it should be a good day to bring the kids out after school.

The spring drug take back is scheduled for April 25, from 10AM-2PM at Wehrungs.

Ms. Breslin asked what a sample truck detail looks like. Chief Madded said it is typically a stationary patrol on River Road, with most trucks coming from the North. They are stationed before the bridge and try to catch them before they get too far down River Road and get them turned around. A truck detail can take 20 minutes or 1 hour, it depends on how much time the officer has available.

#### **E. Manager's Report**

The manager's report has been included in the package. Ms. Breslin asked if there were any additional questions or comments; none were offered. Mr. Cole then announced that Ms. Danko successfully secured a \$48,000 grant for DelVal Fire Company to fund a new generator system and fire alarm system. Ms. Breslin noted the excellent outcome and the unusually fast turnaround on the grant application.

Mr. Cole said Ms. Danko wanted to thank the police department for assisting with snow removal around the township building.

- a. Public Work's Report  
N/A

#### **F. Engineer's Report**

Ms. Breslin said the engineer's report was included in the package, there were no questions or comments.

#### **G. Solicitor's Report**

Mr. Holbert said he had no update this evening.

#### **H. Consent Agenda Items for Consideration by the Board of Supervisors:**

*[Items of business and matters listed under the Consent Agenda are considered to be routine and non-controversial and will be enacted by one motion and one vote. There will be no separate discussion of these items. IF discussion is desired by Board Members, that item will be identified and removed from the Consent Agenda and will be considered separately at the appropriate place on the agenda.]*

1. Board of Supervisors Monthly Business Meeting from February 3, 2026.
2. Treasurer's Report for January 2026.
3. Payroll Report for February 2026 in the amount of \$ 70,351.56.
4. Disbursements for February 2026: General Fund \$ 35,143.93, State Fund \$ 9,893.95.
5. Loftus Construction, Inc. Contractors Change Order No. 2 in the amount of \$ 94,310.58 regarding Headquarters Road Bridge rehabilitation.
6. Consideration to approve participation in the annual mosquito control program and grant permission for the Bucks County Department of Health (BCDH) to treat municipal for properties mosquito borne disease.

**Motion to approve the consent agenda items was made by John Cole and seconded by Todd Quinby. (All in favor, 3).**

**I. Action Items for Consideration by the Board of Supervisors:**

1. Consideration of a motion to authorize and execute the contract with Cardinal Security, and undertake the purchase of surveillance and communications equipment, with all associated costs to be paid from the Wood Tiger Fund.

Mr. Jason Flax, resident, asked about the nature of the equipment. Ms. Breslin explained the equipment will be electric power, telephone connection, and video cameras for to the construction site area. It will not be a mobile security trailer, just be components of that.

**Motion to authorize and execute the contract with Cardinal Security, and undertake the purchase of surveillance and communications equipment, with all associated costs to be paid from the Wood Tiger Fund, was made by John Cole and seconded by Todd Quinby. (All in favor, 3).**

2. Consideration of a motion to appoint an individual to fill the unexpired term of a Township Auditor who has resigned, to serve until the next municipal election, in accordance with the Pennsylvania Second Class Township Code.

Ms. Breslin added the person in question is Adriana Comprelli, whose application was received last week. There had been an application of another person a few weeks ago.

**Motion to appoint Adriana Comprelli to fill the unexpired term of a Township Auditor who has resigned, to serve until the next municipal election, in accordance with the Pennsylvania Second Class Township Code, was made by Eleanor Breslin and seconded by John Cole. (All in favor, 3).**

3. Consideration of a motion to appoint an individual to fill the Alternate position as a Zoning Hearing Board Member.

There was one applicant for this position.

**Motion to appoint Lawrence Hafetz to fill the Alternate position as a Zoning Hearing Board Member, was made by Eleanor Breslin and seconded by John Cole. (All in favor, 3).**

4. Consideration of a motion to approve and execute the Township Manager's employment contract, with an effective date retroactive to January 1, 2026.

**Motion to approve and execute the Township Manager's employment contract, with an effective date retroactive to January 1, 2026, was made by John Cole and seconded by Todd Quinby. (All in favor, 3).**

5. Consideration of a motion to approve the BNT Groundwater Management Committee's request for \$500.00 in Township support as matching funds for its Bucks County Conservation District Water Quality Fund mini-grant application.

Mr. Tom Eckhoff, chairman of the BNT Groundwater Management Committee. They plan to apply for a grant from the Bucks County Conservation district up to \$10,000. At this stage of the application process, they are securing buy-in from their prospective partners, which they hope will be all three of the townships (Tinicum, Nockamixon, and Bridgeton). They made requests to all of them. The full scope of the project is still in development as the grant application does not have to be submitted until June 15. They plan to purchase in situ well loggers with remote data telemetry on their website and the purchase of additional loggers to replace their aging fleet of transducer type well loggers. They are 10-15 years old. Loggers will be placed in certain wells in the alluvium portion of the Delaware River within the BNT well monitoring network, as residents do obtain water from the alluvium adjacent to the river. They will continue to do their study of water quality that may be affected by river-groundwater interaction. They also propose limited water quality testing, and providing educational outreach to the community in the form of a public presentation like they had done previously at different event places. At the public presentation they will present the value of real time monitoring of the groundwater in our region, and also the results of the water quality testing.

Ms. Breslin added that at the first Earth Day Fair in 2022, the Groundwater Committee had a table and said that every community member asked about water quality. She thanked the committee for doing this work for our residents.

**Motion to approve the BNT Groundwater Management Committee's request for \$500.00 in Township support as matching funds for its Bucks County Conservation District Water Quality Fund mini-grant application, was made by Eleanor Breslin and seconded by John Cole. (All in favor, 3).**

6. Consideration of a motion to authorize the Township Solicitor and or Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-01-Nine Bridge Five Road (TMP# 44-025-013) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code.

Mr. Holbert added that the property owners are seeking to put in an addition to their house, there are some issues regarding setback and the calculation of the setback. In his view, the Zoning Officer should attend and provide some information because there is a question whether the front or rear yard setback should be used due to the way the property is oriented. There are some concerns regarding the size of the lot.

**Motion to authorize the Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-01-Nine Bridge Five Road (TMP# 44-025-013) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code, was made by John Cole and seconded by Todd Quinby. (All in favor, 3).**

7. Consideration of a motion to authorize the Township Solicitor and or Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-02 -- 755 River Rd (Sandcastle) (TMP# 44-015-071 and 44-015-072) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code.

See next item

8. Consideration of a motion to authorize the Township Solicitor and or Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-03 -- 755 River Rd (Sandcastle) (TMP# 44-015-071 and 44-015-072) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code.

Ms. Breslin added that the township has retained special counsel for all zoning matters relating to the winery, and she added, in this instance, both the solicitor and the zoning officer should attend. Mr. Holbert concurred, and added that for both items 7 and 8, special counsel along with the zoning officer present the case of the violations, in this case there are two violations regarding doing work without the proper permits

**Motion to authorize the Township Solicitor and or Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-02 and Z2026-03 -- 755 River Rd**

**(Sandcastle) (TMP# 44-015-071 and 44-015-072) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code, was made by John Cole and seconded by Todd Quinby. (All in favor, 3).**

9. Consideration of a motion to authorize the Township Solicitor and or Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-04 - 37 Byram Rd (TMP#44-031-006) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code.

Mr. Holbert added the property owner had a previously granted variance from 2020, seeking a use variance to prevent the construction of a single-family home on the property, and they are seeking either an extension of that, and they are also asking for a variance from the impervious.

**Motion to authorize the Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-04 - 37 Byram Rd (TMP#44-031-006) to present the Township's position to the relief requested, and to protect the Township's interests in accordance with the Pennsylvania Municipal Planning Code, was made by John Cole and seconded by Eleanor Breslin. (All in favor, 3).**

10. Consideration of a motion to meet with the Zoning Hearing Board. The purpose of this meeting is to review the procedures currently in place under the Pennsylvania Municipalities Planning Code and applicable zoning regulations, and to explore opportunities for improved coordination. The goal of this collaborative effort is to determine whether formalizing the process in a resolution would enhance clarity, efficiency, and overall service to the public.

**Motion to meet with the Zoning Hearing Board to review the procedures currently in place under the Pennsylvania Municipalities Planning Code and applicable zoning regulations, and to explore opportunities for improved coordination. The goal of this collaborative effort is to determine whether formalizing the process in a resolution would enhance clarity, efficiency, and overall service to the public, was made by Todd Quinby and seconded by John Cole. (All in favor, 3).**

**J. Public Comment**

N/A

**K. Supervisor Comments**

Mr. Cole addressed the lighting issue raised earlier, noting that the township has a lighting ordinance limiting light spillover measured in lumens. He encouraged anyone noticing violations to report them to the office. He agreed that excessive, bright white lighting is a problem, as it can blind people and animals and harm wildlife. He urged residents to be mindful of lighting choices to help protect the night sky. He mentioned that much of the excessive lighting appears to come from Tractor Supply and the autobody shop on Route 611. While he understands concerns about burglaries, he noted there have been none in the area and suggested motion-activated lights as an alternative.

Mr. Quinby added that the loss of ash trees has opened up views that didn't exist before, which may contribute to the issue.

**L. Adjournment**

**Motion to continue the meeting to meet with the Zoning Hearing Board on March 10<sup>th</sup> at 4:30PM Adjourn at 8:05 p.m.**

*The next meeting of the Board of Supervisors is scheduled for Tuesday, April 7, 2026 at 7:00 pm at the Township Building.*

DATE: 4/07/2026

ATTEST TO:

  
\_\_\_\_\_  
Judith Danko, Township Manager/Secretary

**TINICUM TOWNSHIP BOARD OF SUPERVISORS**

\_\_\_\_\_  
Eleanor Breslin,

  
\_\_\_\_\_  
John Cole,

  
\_\_\_\_\_  
Todd Quinby,