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
BUSINESS MEETING AGENDA
December 1, 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 ___, JC ___, TQ___, JD ___, SH ___, CG___

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.

A. Announcements

1. The Board of Supervisors held an Executive Session on 11/19, 11/23, 11/30.
2. The Board of Supervisors invites the entire community to come together to celebrate the re-opening of the Headquarters Road Bridge on December 30, 2026 from 2-5PM. Additional details will be posted on the Township's website.
3. The Bridgeton/Nockamixon/Tinicum (BNT) Groundwater Management Committee will be providing a presentation regarding the newly presented Ground Water Ordinance.

B. Public Hearing

1. N/A

C. Public Comment

D. Police Chief's Report

E. Manager's Report

a. Public Work's Report

F. Engineer's Report

G. Solicitor's Report

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 Minutes from November 17, 2026.
2. Treasurer's Report for October 2026.
3. Payroll Report for November 2026 in the amount of $ 73,588.13.
4. Disbursements for November 2026: General Fund $ 42,874.74, State Fund $ 2,025.54 and Escrow Fund $ 9,877.90 .
5. Loftus Construction, Inc. Contractors application for Payment #11 in the amount of: $ 114,768.19 and Payment #12 (retainage release to date) with a conditionally recommended payment in the amount of $ 251,048.69. Conditions are listed on the pay app as (Bridge opening, satisfaction of any punch list items, funder authorization, township manager approval), regarding Headquarters Road Bridge rehabilitation project.
6. Authorize an expenditure up to $2,000. for the 12/30/26 Headquarters Road Bridge Ribbon Cutting Ceremony/Celebration.

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

1. Consideration of a Motion to Enact an Ordinance replacing section 820 and related references of the Tinicum Township zoning ordinance with new sections 820a through 820e to regulate groundwater withdrawal within the Township to ensure the sustainable availability of reliable, safe, and adequate water.
2. Consideration of a Motion to Enact an Ordinance Restricting Truck Traffic on Certain Roads in Tinicum Township that Provide Access to the Headquarters Road Bridge.
3. Consideration of a Motion to Enact an Ordinance for Temporary Event Permits.
4. Consideration a Motion to Enact an Ordinance Amending the Tinicum Township Zoning Ordinance to Regulate Data Center Use.
5. Consideration of a Motion to adopt Resolution No. 2026-15 setting the 2027 Tinicum Township Fee Schedule.
6. Consideration of a Motion to adopt Resolution No. 2026-16 setting the 2027 Real Estate Tax Millage Rates (remaining the same).
7. Consideration of a Motion to adopt Resolution No. 2026-17 adopting the 2027 annual budget in the amount of $3,136,483.00 and authorizing a transfer of $95,124.00 from the reserve account to the general fund to balance the budget.
8. Consideration of a Motion to approve and advertise the 2027 Public Meeting Schedule dates and times for Tinicum Township's Board of Supervisors, Committees, and Boards.

9. Consideration of a Motion to authorize the Township Solicitor and/ or Zoning Officer to appear before the Zoning Hearing Board for Application Z2026-9 pertaining to 23 Twin Lear Road, TMP No. 44-022-065 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.
10. Consideration of a Motion to direct the Planning Commission and the Historical Commission to review all historic preservation ordinances and other related regulations and plans (i.e.. sections §163, §703A, §704, §1104, and Comprehensive Plan of 2015 and Maps) to determine whether designated resources are appropriate for designation and adequately protected, and to make recommendations to clarify the Township's regulation of historic structures.
11. Consideration of a Motion to approve promotion of Officer David Fleishman to Corporal.
12. Consideration of a Motion to approve execution of a Hold Harmless and Indemnification Agreement with Cooper Family Realty, LLC regarding the use of the parking lot at 7696 Easton Rd, Ottsville, PA 18942 for overflow parking at the Tinicum Township Holiday Tree Lighting Event on 12/4/26 rain date 12/6/26.
13. Consideration of a Motion to approve and execute the PSM Waste Oil Combustion, LLC proposal dated 11/4/26 for a Clean Energy heater and installation for the public works building in the amount of $13,650.00.
14. Consideration of a Motion to Adopt Resolution No. 2026-18 A Resolution establishing Code of Conduct for Appointed Boards, Commissions, and Committees.

J. Public Comment

K. Supervisor Comments

L. Adjournment

Motion to Adjourn at _____ p.m.

The next meeting of the Board of Supervisors and Re-Organization meeting is scheduled for ***Monday, January 4, 2027 at 7:00 pm*** *at the Township Building.*