

Sellersville Borough Council
140 East Church Street
Sellersville, PA 18960

August 12, 2024
7:00 P.M.

The Regular August 12, 2024 Meeting of Sellersville Borough Council was called to order at 7:00 p.m. by President Pro Tempore, Donald Crouthamel. All present joined in offering our National Pledge of Allegiance.

I. ROLL CALL:

Mayor: Thomas C. Hufnagle

Councilpersons: Donald Crouthamel, President Pro Tempore
Kathleen J. Hallman
Lynne A. Saylor
David A. O'Donnell

Assistant to the Manager: Brenda Detweiler, Borough Assistant to the Manager
Solicitor: Vicki Kushto, Esq., Borough Solicitor
Engineer: Scott McMackin, P.E., Cowan Associates
Perkasie Police: Chief Robert Schurr

Absent: Lois A. Dodson, President
James G. Hull, Vice-President
Marie G. Howells
Eileen M. Bradley, Borough Manager

II. CHANGES, ADDITIONS, DELETIONS TO THE AGENDA:

There were no changes, additions, or deletions to the agenda.

III. PUBLIC COMMENT NON-AGENDA ITEMS:

There was no Public Comment at this time.

IV. PRESENTATIONS AND HEARINGS:

There were no presentations or hearings at this time.

V. DEVELOPER ITEMS:

A. Resolution #2024-14 Clymer Hughes Preliminary/Final Plan Approval:

Resolution #2024-14 was prepared for the Clymer Hughes Preliminary/Final Approval that outlines the conditions of approval for the subdivision. .

A motion was made by Ms. Saylor, seconded by Mr. O'Donnell, and unanimously approved by all present, to approve Resolution #2024-14, setting the conditions for and approval of the Preliminary/Final Land Development Plans of Clymer Hughes Property LLC, Tax Map Parcel #39-8-166 and #39-8-195.

B. Resolution #2024-15 Equity Boost Preliminary/Final Plan Approval:

Mr. Crouthamel stated that while he had concerns at the previous meeting that the proposed plan was out of character for the neighborhood, he had a chance to visit the area and now felt the plans were acceptable. Resolution #2024-15 was prepared for the Equity Boost 49 West Clymer Avenue Preliminary/Final Approval that outlines the conditions of approval for the subdivision.

A motion was made by Mrs. Hallman, seconded by Mr. O'Donnell, and all unanimously approved by all present, to approve Resolution #2024-15, setting the conditions for and approval of the Preliminary/Final Land Development Plans of Equity Boost Partnership LLC, Tax Map Parcel #39-007-015

VI. BOROUGH BUSINESS ITEMS:

A. CONSENT AGENDA:

1. Minutes of July 8, 2024 Council Meeting.
2. July 2024 Treasurer's Reports: See Treasurer's Report on file.
3. July 2024 Tax Collector's Reports: See Tax Collector's Report on file.
4. July 2024 Mayor Hufnagle's Report: See PPD Report on file.
5. July 2024 Reports from Operating Departments:
6. July 2024 Solicitor's Report: See Solicitor's Report on file.
7. July 2024 Engineer's Report: See Engineer's Report on file.
8. July 2024 Reports from Commissions and Boards:
 - a. Public Management Committee Minutes of July 24, 2024.
 - b. Parks and Recreation Board Minutes
 - c. Planning Commission Minutes of July 18, 2024.
 - d. Zoning Hearing Board
 - e. Emergency Management Agency

A motion was made by Ms. Saylor and seconded by Mr. O'Donnell, to approve the Consent Calendar items 1 through 8. The motion carried unanimously.

VII. MAYOR, COUNCIL AND STAFF BUSINESS AND COMMENTS:

B. Council:

Mrs. Hallman announced that the Tree Naming Contest through Parks and Recreation had started and encouraged participation.

Mr. Crouthamel reminded everyone of the upcoming Holiday House Pool Appreciation Picnic on August 14, the Sesquicentennial Community Picnic on August 17, the Old Tyme Baseball Game, and the Pennridge Gallery of the Arts, both on September 15.

E. Police:

Chief Schurr stated that the Department had received formal Accreditation from the Pennsylvania Chiefs Association on July 23, 2024. He reported that the newly appointed Crime Victim Specialist had already met with twenty-four people. He also reported that they selected someone for a co-responder position who had an added benefit of being bilingual.

H. Manager

1. Authorization to Advertise Project Bids:

Mr. McMackin of Cowan Associates advised Council that the bid estimate for Noble Street Alley Stormwater Repair was outdated, and he would like to revise the cost estimate and bring it back to Council at an upcoming meeting. Meanwhile, the North Branch and West Walnut Street project had a more recent estimate, and the bid was ready to go. He did remind Council that they could receive bids, but they did not have to accept them if they would rather move forward with the Noble Street Alley bidding process.

A motion was made by Ms. Saylor, seconded by Mr. O'Donnell, and unanimously approved by all present, to authorize advertisement for North Branch Street and West Walnut Street Storm Sewer Repair.

2. Parks and Recreation Board Vacancy Candidate:

Mrs. Detweiler informed Council that Parks and Recreation had recommended appointing Sellersville Borough resident Francis Seal to the Parks and Recreation Board, filling an unexpired term ending on 12/31/2025. Council requested Mr. Seal attend the next Council meeting to meet him before they would consider an appointment.

3. PennVest Application for Lawn Avenue Sewer Replacement:

a. Letter of Financial Responsibility:

Mrs. Detweiler stated that as part of the application process for the PennVest Loan in the amount of \$2.2 million to finance construction of the Lawn Avenue Sanitary Sewer Main Replacement Project, a Letter of Financial Responsibility was required to be submitted with the application.

A motion was made by Ms. Saylor, seconded by Mr. O'Donnell, and unanimously approved by all present, to authorize a Letter of Financial Responsibility be completed and signed to attach to the PennVest Application for the Lawn Avenue Sewer Replacement in the amount of \$2.2 million.

b. Resolution #2024-16, Approving Application for \$2.2 Million:

Mrs. Detweiler stated that as part of the application process for the same PennVest Loan, a resolution authorizing submission of a financial assistance application to the Pennsylvania Infrastructure Investment Authority (PennVest) to finance construction of the Lawn Avenue Sanitary Sewer Main Replacement Project was also required to be submitted with the application.

A motion was made by Mr. O'Donnell, seconded by Mrs. Hallman, and unanimously approved by all present, to approve Resolution #2024-16, authorizing submission of a financial assistance application to the Pennsylvania Infrastructure Investment Authority (PennVest) to finance construction of the Lawn Avenue Sewer Replacement in the amount of \$2.2 million.

4. 60 Noble Street:

a. Authorization for Taking of Property:

Mrs. Detweiler stated that the Bucks County Redevelopment Authority (BCRDA) had requested a letter authorizing the taking of the property located at 60 Noble Street, Tax Map Parcel #39-003-256.

A motion was made by Ms. Saylor, seconded by Mr. O'Donnell, and unanimously approved by all present, to direct Ms. Bradley to issue a letter to the BCRDA authorizing them to proceed with the taking of the property located at 60 Noble Street, Tax Map Parcel #39-003-256.

b. Authorization for Payment of Appraisal:

Mrs. Detweiler stated that Council approval was also needed to authorize payment of the cost of appraisal for the property located at 60 Noble Street, Tax Map Parcel #39-003-256.

A motion was made by Ms. Saylor, seconded by Mrs. Hallman, and unanimously approved by all present, to approve payment of \$750.00 from the General Fund for payment of the appraisal of the property located at 60 Noble Street, Tax Map Parcel #39-003-256.

VIII. OTHER BUSINESS:

A. Coolidge Avenue Parking:

Mrs. Detweiler noted that there had been complaints regarding parking on Coolidge Avenue. Upon Ms. Bradley's research, it was discovered there was an ordinance passed back in 2000 for no parking on the south side of Coolidge Avenue; however, no signs were erected since the passing of the ordinance. Council agreed to keep the existing ordinance of no parking on the south side of Coolidge Avenue and to place proper signage to enforce the ordinance.

B. HEC-RAS Study:

Mrs. Detweiler stated that the final HEC-RAS study had been submitted by Gilmore & Associates. Ms. Bradley included the study in the Council packet for their review for discussion at a future meeting. Council requested that a representative from Gilmore & Associates be present at the next meeting to discuss the study.

C. Five Points Initial Cost Estimate:

Mrs. Detweiler stated that an initial estimate for the Five Points Stormwater Repair was also included in their packet for review at this time. Council requested Ms. Bradley to schedule a meeting with Shelby Labs since PennDOT is not claiming any responsibility for the failure of their pipes. Council had further discussion with Mr. McMackin regarding pipe replacement within the intersection, versus additional pipes that were just replaced by PennDOT during the bridge reconstruction. They requested Mr. McMackin televise the additional approximately one hundred feet towards the bridge area.

IX. PUBLIC COMMENT:

There was no public comment at this time.

X. AUTHORIZATION FOR PAYMENT OF INVOICES:

The July invoices were presented for payment authorization, with General and Sewer Fund Check Numbers 40569 through 40613 totaling \$418,272.50.

A motion was made by Ms. Saylor, seconded by Mr. O'Donnell, and unanimously approved by all present, to authorize payment of Bills for the month of July 2024 totaling \$418,272.50.

XI. EXECUTIVE SESSION:

There was no Executive Session at this time.

XII. ADJOURNMENT:

There being no additional matters to come before this meeting of Council, President Pro Tempore Donald Crouthamel declared the meeting duly adjourned at 7:54 p.m.

The next Regular Business Meeting of Borough Council was scheduled for Monday, September 9, 2024 at 7:00 p.m.

Attest: _____
Eileen M. Bradley, Secretary
Sellersville Borough Council