

Sellersville Borough Council  
140 East Church Street  
Sellersville, PA 18960

June 13, 2022  
7:00 P.M.

The Regular June 13, 2022 Meeting of Sellersville Borough Council was called to order at 7:00 p.m. by President Lois Dodson.

All present joined in offering our National Pledge of Allegiance.

**I. ROLL CALL:**

Mayor: Thomas C. Hufnagle, Mayor

Councilpersons: Lois A. Dodson, President  
Alexander M. Potoczny, Jr., Vice-President  
James G. Hull, President Pro Tem  
Donald Crouthamel  
Kathleen Hallman  
Lynne Saylor

Absent: Marie Howells

Borough Manager: Eileen M. Bradley, Borough Manager

Solicitor: Randal S. White, Esq.

Perkasie Police: Chief Robert Schurr

**II. CHANGES, ADDITIONS, DELETIONS TO THE AGENDA:**

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

**III. PUBLIC COMMENT NON-AGENDA ITEMS:**

Mr. Daniel Shaw of E. Church Street thanked Council for allowing residents to use the Ninth Street Dump in the past; however, he had concerns about why the Dump was closed.

Ms. Bradley stated that the Dump was full to capacity and the Borough was still seeking another location. Mr. Hull suggested that Mr. Shaw put his clippings in the trash.

**IV. PRESENTATIONS AND HEARINGS:**

There were no Presentations or Hearings at this time.

**V. DEVELOPER ITEMS:**

There were no Developer Items at this time.

**VI. BOROUGH BUSINESS ITEMS:**

**A. CONSENT CALENDAR:**

1. Minutes of May 9, 2022 Council Meeting

2. May 2022 Treasurer's Reports: See Treasurer's Report on file.
3. May 2022 Tax Collector's Reports: See Tax Collector's Report on file.
4. May 2022 Mayor Hufnagle's Report: See PPD Report on file.
5. May 2022 Reports from Operating Departments:
6. May 2022 Solicitor's Report: See Solicitor's Report on file.
7. May 2022 Engineer's Report: No Report Received.
8. May 2022 Reports from Commissions and Boards:
  - a. Public Management Committee
  - b. Parks and Recreation Board Minutes of 05/03/22
  - c. Planning Commission Minutes
  - d. Zoning Hearing Board: No business.
  - e. Emergency Management Agency: No business.

**A motion was made by Mr. Potoczny and seconded by Mr. Hull, to approve the Consent Calendar as presented. The motion carried unanimously.**

**B. Resolution #2022-11, Authorizing Application to DCED Greenways, Trails, and Recreation Grant Program**

Ms. Bradley noted that a resolution from Council was needed as part of a draft application to DCED's Trails, Greenways and Recreation Grant Program on behalf of Holiday House Recreation Center for a Feasibility Study. The grant required a 15% match.

**A motion was made by Mr. Potoczny and seconded by Mr. Hull, to adopt Resolution #2022-11, authorizing application to DCED's Trails, Greenways and Recreation Grant Program on behalf of Holiday House Recreation Center for a Feasibility Study. The motion carried unanimously.**

**C. Resolution #2022-12, Authorizing Disability Parking Signage at 95 N. Main Street**

Ms. Bradley noted that a prior request for Disability Parking had been submitted to and approved by the Borough. However, that approval was issued for an incorrect address. The requested signage needed to be placed at 95 N. Main Street and not at 105 N. Main Street. The proposed resolution would correct this error.

**A motion was made by Mr. Hull and seconded by Mr. Potoczny, to approve removal of Disability Parking at 105 N. Main Street, and placement of same at 95 N. Main Street. The motion carried unanimously.**

**D. Sale of EDUs to Hilltown Township**

Ms. Bradley was in receipt of a letter from the Pennridge Wastewater Treatment Authority inquiring if the Borough wished to sell fifty EDUs to Hilltown Township. Ms. Bradley felt that there were sufficient EDUs for future development. She recommended authorizing sale of up to fifty EDUs at \$5,000.00 each.

**A motion was made by Mr. Hull and seconded by Mr. Potoczny, to authorize the sale of up to fifty EDUs to Hilltown Township at \$5,000 each. The motion carried unanimously.**

**E. Sellersville Senior Apartments Escrow Release #2**

Ms. Bradley was in possession of Escrow Release Request #2 for the Sellersville Senior Apartments Project for \$472,001.36, leaving \$274,901.25 remaining in escrow.

**A motion was made by Mr. Potoczny and seconded by Mr. Hull, to authorize Escrow Release #2 for the Sellersville Senior Apartments Project for \$472,001.36, leaving \$274,901.25 remaining. The motion carried unanimously.**

Ms. Saylor noted that there was no exterior lighting around the perimeter of the building, making the sidewalks dark at night. Would it be possible to add sidewalk lighting? Ms. Bradley would inquire.

Mrs. Hallman asked if it were possible to still get a tour of the facility. Ms. Bradley would set it up.

Mr. Crouthamel was concerned that there was not a mountable curb along Diamond Street, and current explanations were not acceptable. Ms. Bradley would continue to press the issue.

**VII. MAYOR, COUNCIL AND STAFF BUSINESS AND COMMENTS:**

**H. Manager**

1. Sellersville Fire Department

**A motion was made by Ms. Dodson and seconded by Mr. Potoczny, to table this item for a future meeting. The motion carried unanimously.**

2. 342 N. Main Street Sewer Connection

Ms. Bradley noted that the property at 342 N. Main Street was not hooked into the public sanitary sewer system. With the impending rehabilitation of the Main Street sewer main, now was the time to enforce the ordinance and require that the system be connected.

**A motion was made by Mr. Potoczny and seconded by Mr. Hull, to begin the process of enforcing connection to the sanitary sewer. The motion carried unanimously.**

Ms. Bradley would investigate whether the property had been connected to public water through NPWA.

3. Changes to Letterhead

In an effort to continue with branding the Borough's correspondence and social media, Ms. Bradley provided samples of new letterhead to Council. If approved, the new letterhead would be purchased once current stock was depleted.

**A motion was made by Mr. Potoczny and seconded by Ms. Saylor, to approve new letterhead and associated stationery in the new format. The motion carried unanimously.**

4. Upper Bucks Public Transportation Feasibility Study

Ms. Bradley stated that the Bucks County Draft Upper Bucks Public Transportation Feasibility Study had been issued and was scheduled to be presented at a virtual Public Meeting on Tuesday, June 14 at 6:30 p.m. The Study suggested a fixed micro-transit route that included Main Street in Sellersville. Once presented to the public, funding would need to be found to implement a trial program.

5. EMS Update

Ms. Bradley stated that Grand View Health EMS had forwarded additional information after its recent appearance before Council. Mr. Crouthamel requested the Manager to seek additional information from Bucks County Emergency Health.

Ms. Bradley noted that she was in receipt of a request for a meeting with Chal-Brit Regional EMS to discuss working together to improve response times through a substation agreement. Council would consider.

**IX. OTHER BUSINESS:**

Mr. Hull expressed an interest in changing dates for the monthly Public Management Committee meetings currently held the third Monday of each month, as he had a conflict with another meeting. Ms. Bradley would send out potential dates to Council.

Mr. Potoczny stated that plans were nearly complete for the July 4 National Bell Ringing Ceremony. Places were still available for ringing one of the thirteen bells.

Mrs. Hallman stated that she believed that the SEPTA Train Station was not connected to the public sanitary sewer system. Ms. Bradley would investigate.

Mrs. Hallman announced that the Sellersville Fire Department Carnival would be held July 12 through 16 at Poppa Joe's Grove.

Mrs. Hallman stated that the Park and Recreation Board was working on purchasing four memorial trees to honor recently deceased members of that Board. She would keep Council informed on plans.

Mrs. Hallman noted that there was some type of modular house on S. Main Street near Five Points and asked the Manager to investigate.

Mr. Crouthamel asked if a date had been set for a pre-construction meeting for the Lenape Park Trail Rehabilitation Project. Ms. Bradley stated that the date was not set but would most likely be within two weeks.

Mr. Crouthamel inquired what the status was regarding the Rental Property Inspection Program. Ms. Bradley stated that the new vendor was ready to start effective July 1.

**A motion was made by Mr. Crouthamel and seconded by Ms. Saylor, to sever the relationship with Barry Isett & Associates, Inc. and contract with Keystone Municipal Services, Inc. for the Rental Property Inspection Program, effective July 1, 2022. The motion carried unanimously.**

Mr. Crouthamel expressed concern over the proposed new schedule for mowing at Holiday House Recreation Center. Ms. Bradley would coordinate with the Joint Recreation Authority and the contractor to produce an acceptable schedule.

Mr. Crouthamel had received a list of grant opportunities from Penn Strategies of Harrisburg with which they could assist the Borough. Ms. Bradley would attempt to set up a virtual meeting with Penn Strategies.

Mr. Crouthamel stated that State Senator Steve Santarsiero had recently proposed Senate Bill 1300 calling for a ban on over 150 types of assault weapons and high-capacity magazines. In the near future, he would be proposing a resolution in support of this Bill for Council to consider.

Mayor Hufnagle expressed thanks for all the kind words and the condolence gift sent by Council on the passing of his wife, Linda.

Mayor Hufnagle also asked about weeds along the Firehouse bridge fence. Ms. Bradley stated that the contractor that recently sprayed weeds along Borough curb lines had also sprayed the weeds along that fence. There should be an improvement shortly.

Ms. Dodson inquired about Cyber Insurance and whether the Borough should have a policy. Ms. Bradley noted that the comprehensive coverages held by the Borough included significant Cyber Insurance. The carrier had recently done an analysis of risk on the Borough systems in which the Borough fared well. She would forward the study to Council.

Chief Schurr noted that the remaining traffic study along Pine Street had been completed, with about zero percent enforceable violations detected. There was no evidence that traffic was rerouting to this neighborhood to avoid the Five Points traffic light. He saw no benefit to making Pine Street or Hughes Avenue into one-way streets.

**IX. PUBLIC COMMENT:**

There was no public comment at this time.

**X. AUTHORIZATION FOR PAYMENT OF INVOICES:**

The monthly invoices were presented for payment authorization, with General and Sewer Fund Check Numbers 30103 through 30160 totaling \$256,753.62.

**A motion was made by Mr. Potoczny and seconded by Mr. Hull to authorize payment of Bills for the month of April 2022 totaling \$256,753.62. The motion carried unanimously.**

**XI. EXECUTIVE SESSION:**

At 8:25 p.m., Council again convened into Executive Session to discuss Litigation, Property Disposition and Personnel issues. No decisions were made.

**XII. ADJOURNMENT:**

There being no additional matters to come before this meeting of Borough Council, President Lois Dodson declared the meeting duly adjourned at 8:55 p.m. The next Regular Meeting was scheduled for Monday, July 11, 2022 at 7:00 p.m.

Attest: \_\_\_\_\_  
Eileen M. Bradley, Secretary  
Sellersville Borough Council