

Sellersville Borough Council's  
Public Management Committee  
140 East Church Street  
Sellersville, PA 18960

April 26, 2023  
7:00 p.m.

The April 26, 2023 Meeting of Sellersville Borough Council's Public Management Committee (PMC) was called to order by Chair Lois Dodson at Borough Hall, 140 E. Church Street at 7:05 p.m.

**ROLL CALL:**

Councilpersons: Mayor Thomas Hufnagle  
Lois A. Dodson, Chair  
Alexander Potoczny, Vice-Chair  
James G. Hull, First Alternate  
Donald Crouthamel  
Kathleen Hallman  
Lynne Saylor

Manager: Eileen M. Bradley

Absent: Marie Howells  
Av'a Morgan, Junior Council Person

**PUBLIC COMMENT ON NON-AGENDA ITEMS:**

There was no public comment at this time.

**OLD BUSINESS:**

**Proposed Brewery:**

By way of delivering information only, Ms. Bradley noted that a new company had expressed interest in leasing the first floor of 35 Maple Avenue as a brewery and tasting room. If this entity would consider developing this business inside the Borough, they would be required to complete a Sewage Facilities Planning Module for review by DEP and the Borough. Ms. Bradley noted that pre-treatment of any discharge would be required by Sellersville and PWTA. The number of EDUs needed was in question.

**NEW BUSINESS:**

**Authorization to Advertise Bid for Ninth Street Culvert Repairs Project:**

Ms. Bradley stated that bid specifications for repairs to the Ninth Street Culvert, Sidewalk and Roadway had been completed, and asked for authorization to put the project out to bid. The damages were the result of TS Ida in 2021, and the cost was budgeted at \$57,000.

**A motion was made by Mr. Crouthamel, seconded by Ms. Saylor, and unanimously approved, to authorize advertisement for bids for the Ninth Street Culvert Repair Project.**

**Adult Bookstores:**

While conducting research for a separate issue, Ms. Bradley noted that the current Chapter 160 Zoning Ordinance allowed Adult Bookstores and Theaters by Special Exception within the BC Borough Core Zoning District. Ms. Bradley suggested that, while the Borough needed to provide for this specific use by State law, placing that use within the Borough Core worked against the Borough's efforts at revitalization. She suggested moving the use to the I Industrial District. Council concurred, and Ms. Bradley would place a discussion of the topic on an upcoming Planning Commission Agenda.

**Sterling Act:**

Ms. Bradley stated that the Bucks County Tax Collection Committee, of which Sellersville is a member, was asking its members to consider passing a resolution in support of amending the Sterling Act of 1932. The Sterling Act requires non-residents working in Philadelphia to pay an earned income tax to Philadelphia at a rate of 3.448%. Most Bucks County communities collect earned income taxes (EIT), with Sellersville collecting 0.5% of a 1.5% rate (1% goes to Pennridge School District). However, the Sterling Act allows a credit that essentially wipes out any taxes to the home municipality. This resolution would urge the General Assembly to require the City of Philadelphia to return up to 1% of the earned income paid by non-residents of Philadelphia to their home municipality. For Sellersville, this amount would be upwards of \$13,000.00. Council requested the Manager prepare a resolution for a future meeting.

**OTHER BUSINESS:**

Mrs. Hallman stated that thirty-two people had attended the Sellebrate Sellersville Cleanup Day on April 22. Mrs. Hallman would write letters thanking those organizations that assisted in the cleanup.

Mr. Crouthamel expressed concern over the number of rental properties that had not complied with required inspections. He requested that they be turned over to the Solicitor for legal action.

**PUBLIC COMMENT:**

There was no public comment at this time.

**EXECUTIVE SESSION:**

At 8:05, Council convened in Executive Session to discuss personnel issues. No decisions were made. Council reconvened the Regular Meeting at 8:10 p.m.

**ADJOURNMENT:**

There being no further business or discussion, Ms. Dodson declared the meeting duly adjourned at 8:10 p.m. The next regular Public Management Committee Meeting was scheduled for Wednesday, May 24, 2023 at 7:00 p.m.

Attest:

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Eileen M. Bradley, Secretary  
Sellersville Borough