

The meeting of the Douglass Township Board of Supervisors was called to order at 7:04 P.M. Attending were Chairman Tony Kuklinski, Supervisor Alan Keiser, Supervisor Joshua Stouch, Solicitor Robert Brant, Josh Hagadorn of G&A, Chief Templin, Pete Hiryak, Andrew Duncan, Mike Heydt, and approximately 24 residents.

Mr. Kuklinski led in the Pledge of Allegiance. A reporter from Town & Country was present at this evenings meeting.

Mr. Kuklinski asked if there were any additions, corrections, or comments to the minutes of the November 19th, 2018 Board of Supervisors Meeting, none were given.

A motion was made by Mr. Stouch, seconded by Mr. Keiser to approve the minutes of the November 19th, 2018 Board of Supervisors Meeting. Keiser-Aye, Kuklinski-Aye, Stouch-Aye. Motion passed.

Mr. Kuklinski asked if there were any questions, comments, or corrections to the December 3rd, 2018 Board of Supervisors Agenda, none were given.

Engineer's Report – Josh Hagadorn, Gilmore & Associates

Mr. Hagadorn stated that there was a staff meeting last week concerning the Danny Jake/Hallowell Development. The Douglass Park Improvements are near completion with some landscaping work to be completed at the park next year, Mr. Hagadorn suggested to submit for additional grant money from DCNR, the Manager will write the letter. No questions were given.

A motion was made by Mr. Kuklinski, seconded by Mr. Stouch to accept the Engineer's Report as presented. Keiser-Aye, Kuklinski-Aye, Stouch-Aye. Motion passed.

Danny Jake/Hallowell Tract – Engineer Rick Mast stated that preliminary approval was given for 92 lots on 117 acres with dedicated open space that would be directly across from existing open space on Congo Road. There are major costs for Congo Road improvements and for extensions of water and sewer to this development so they are proposing an alternate option for this development, Mr. Jeff Rutt of Keystone Homes stated that he would be the builder for this development. Mr. Rutt said that he is a former dairy farmer so he is focused on customer satisfaction, and he would like to clean up the property, changing to narrower building envelopes for additional home sites because of the added costs involved with the levelling and milling courses for the improvements to Congo Road, he would also like to directional drill the sewer line, use RCP pipe for drainage, and make narrower streets to be more cost effective. They would like to change to a 28' wide cart way with one side parking or to a 26' wide cart way with no parking. They are looking for direction from the Board of Supervisors. Mr. Kuklinski asked if the streets would be HOA maintained or dedicated to the Township, Mr. Rutt stated that the streets would be dedicated to the Township. Mr. Kuklinski stated that we just received this plan since the staff meeting last week and we want time for review by staff. Mr. Brant stated that he and Mr. Hagadorn did some research and they are entitled to build more than 92 lots, however modifications to that plan are another issue that needs to be reviewed. Mr. Brant stated that if you want narrower lots and streets that is a policy change from a planning aspect. It could be a simple text change or, more likely, start back at ground zero. Mr. Rutt stated that they are asking for narrower lots at 75' wide, it is currently approved at 100' wide. Mr. Kuklinski stated that the BOS will take a good hard look at this. No questions were given.

Mr. Kuklinski stated that an Executive Session was held this evening from 6:55pm – 7:00pm on personnel issues no decisions or votes were taken.

Solicitor's Report – Robert Brant

Master Traffic Ordinance – An Ordinance Repealing and Replacing and Amending Chapter 15 of the Douglass Township, Montgomery County, Pennsylvania Code of Ordinances Relating to Motor Vehicles and Traffic. Mr.

Brant opened the hearing on the Master Traffic Ordinance at 7:20pm stating that the Board Exhibit List is as follows: B-1 Motion to Advertise – BOS Minutes of Meeting of October 15, 2018, B-2 Legal Notice – request to advertise emailed to The Mercury on November 14, 2018, B-3 Correspondence to the Montgomery County Law Library on November 16, 2018, B-4 Proof of Publication – Publication date November 23, 2018, and B-5 Ordinance No. 2018-04 An Ordinance Repealing and Replacing, and Amending Chapter 15 of the Douglass Township, Montgomery County, Pennsylvania Code of Ordinances relating to motor Vehicles and Traffic. Mr. Brant stated that Chief Templin and Staff worked on this ordinance which includes every street, updates speed limits and stop signs, updates bridge limits, and red lights. Organizes and consolidates various provisions and allows for enforcement authority through the BOS. The Ordinance is 36 pages long. Mr. Brant closed the proceedings at 7:25pm. No questions were given. Mr. Brant instructed the Board that they could act on this ordinance if they choose to do so.

A motion was made by Mr. Kuklinski, seconded by Mr. Keiser for Adoption of the Master Traffic Ordinance #2018-04. Keiser-Aye, Kuklinski-Aye, Stouch-Aye. Motion passed.

Applications which are pending but inactive:

Danny Jake – Hallowell - inactive 2 years

A motion was made by Mr. Kuklinski, seconded by Mr. Keiser to accept the Solicitor Report as given. Keiser-Aye, Kuklinski-Aye, Stouch. Motion passed.

Manager's Report - Pete Hiryak

1. The Manager reviewed the upcoming meetings as follows: Thursday, December 13th P/A Workshop @ 6pm (Act 209 and discussions on possible Mixed Use Overlay/Text Amendments for 650 Englesville Road proposal), P/A Meeting @ 7pm, Monday, December 17th, 2018 Open Space/Rec @ 6pm, BOS Agenda Meeting @ 6:30pm, BOS Meeting @ 7pm.
2. Pottstown Area Regional Recreation Program – Resolution for Douglass Township to Participate (BOS Approval Required).

A motion was made by Mr. Stouch, seconded by Mr. Keiser to approve a Resolution for Douglass Township to Participate in the Pottstown Area Regional Recreation Program. Keiser-Aye, Kuklinski-Aye, Stouch-Aye. Motion passed.

3. 2019 Meetings and Holiday Dates (BOS Approval & Advertisement Required)

A motion was made by Mr. Kuklinski, seconded by Mr. Keiser to Approve and Authorize Advertisement of the 2019 Meeting Dates and Holiday Dates. Keiser-Aye, Kuklinski-Aye, Stouch-Aye. Motion passed.

4. 2019 Budget & Tax Resolution – BOS Monday 12/17/18
5. ESB Meeting 12/10/18@ 6pm.
6. Curbside Leaf Pickup – Last scheduled day Friday 12/7/18.
7. Christmas Tree Lighting Ceremony Friday December 7th @ 6:30pm, Santa will arrive around 7pm.

A motion was made by Mr. Kuklinski, seconded by Mr. Stouch to accept the Manager's Report as given. Keiser-Aye, Kuklinski-Aye, Stouch-Aye. Motion passed.

Public Comment

Mr. Brumwell stated that flooding caused a full size truck to get stuck on Middle Creek Road. A resident said she had pictures of the flooding on Sassamansville Road/Kulp Road. She stated that the water went over the bridge and at the pumping station on Kulp Road she also said the bridge will soon wash away. Mr. Heydt stated that the problem is the creek needs to be dredged. Mr. Kuklinski told the resident to bring her pictures into the next meeting on December 17th. Mr. Brumwell stated that this Township needs to do water management, he also mentioned some chemical residue that he found on Middle Creek. Mr. Kuklinski said that the Soil Conservation District needs to look into it. Manager Hiryak said that he tried to back track the sediment, however it cleared up, and the origin of the residue could not be found. Mr. Duncan stated that Mr. Brumwell gave him a sample of the material and he left it sit on his desk for a day and he found sediment at the bottom of the container and water at the top, it did not appear to contain any chemical. Mr. Keiser said that the new bridge might help these issues.

Mr. Brumwell stated that you need a plan, Mr. Kuklinski stated we have an MS4 Plan - Pollutant Reduction Plan. Mr. Brumwell stated that the water backs up on Sassamansville Road, Mr. Kuklinski replied it falls under property management if its private property, we are trying to resolve water issues, we have done a pretty good job holding developers to task. Mr. Link asked if the Danny Jake/Hallowell Tract is in Act 209. The manager replied yes the fees amount to approximately \$267,000. Mr. Link stated that he would like the Township to hold them to the 92 lots and don't let them narrow the road at the Hallowell Tract. Mr. Sell added if you let them do it others will try it. Ms. Bauer said that people are not anticipating 50-100 year floods that are coming every few years. A resident stated that she would like the Township to purchase more open space property. Mr. Link wanted to remind everyone that previous Boards made some mistakes however they did make a good decision in making 2 acre zoning in the back end of the Township. No other comments were given

Old Business/New Business

Mr. Sell asked if he is correct in saying that we are ½ million over in the 2019 Budget. Mr. Kuklinski commented that we can only use estimated costs for the budget process, the last tax increase was for the Emergency Services, and healthcare costs are up \$150,000 alone and then factoring in the police retiree costs. We are spending money for the same things as last year however the costs are higher. Mr. Sell commented that Mr. Kuklinski stated that there will be no tax increase while he is on the Board. Mr. Sell also stated that we did not need a Taj Mahal for a highway building, Mr. Heydt replied that it is no way a Taj Mahal it is built for the present and future needs. Mr. Hunter asked Mr. Kuklinski if he was shocked when he saw the deficit, Mr. Kuklinski replied yes but we had nowhere to cut in the budget, other than services or personnel, we could easily pay out of the reserves however that is just kicking the can down the road. Small tax increases are better, we have been using our capital reserves. Mr. Sell asked if any raises will be given, the manager replied that a 3% increase has been budgeted, Mr. Sell remarked that he is retired and does not get an increase, Mr. Kuklinski replied that the cost for working in Government vs the private sector is offset by 1/3. Mr. Brumwell said that police retirees cost us a lot of money every year. Mr. Kolb asked if we have maps of the 100 year flood plan for Kulp Road and Middle Creek Road, Mr. Hagadorn that the Township has floodplain maps, revisions to the maps were made in 2016. The manager stated that he can stop in at the office to see the maps if he would like. The manager stated that the Police Retirees cost the Township \$300,000 every year for 5 retired police officers and their families. Mr. Link commented that as we develop the area the budget increases every development increases our services so budget wise more funds are going out than coming in. A resident asked about the budget for purchasing more open space, Mr. Kuklinski commented that we do have money for open space purchases and the County adds money for purchasing open space property, we also have developers that dedicate open space to the Township. The resident asked if we must put play equipment on open space, Mr. Kuklinski stated we do not have to put play equipment on open space it is called passive open space. Mr. Sell asked what New Hanover is doing that we are not doing, Mr. Kuklinski replied look at all the housing development in New Hanover, which helps the tax base in addition they have no police post-retirement benefits. No other comments were given.

A motion was made by Mr. Kuklinski, seconded by Mr. Keiser to adjourn the meeting at 7:58pm. Keiser-Aye, Kuklinski-Aye, Stouch-Aye.

The next Board of Supervisor's Meeting will be held on Monday, December 17th, 2018 @ 7 pm.

Respectfully submitted by,
Marcy Meitzler