

## WRIGHTSTOWN TOWNSHIP BOARD OF SUPERVISORS

### REGULAR MEETING SEPTEMBER 16, 2024

The Wrightstown Township Board of Supervisors met on Monday, September 16, 2024, in the Meeting Room of the Wrightstown Township Municipal Building, 2203 Second Street Pike, Wrightstown, PA. Chair Chester S. Pogonowski called the meeting to order at 7:30 PM. Present were Vice Chair Jane B. Magne, Treasurer Robert S. Lloyd, Solicitor Vicki Kushto, Township Engineer George DiPersio, and Interim Township Manager Gregg Schuster.

#### **PUBLIC COMMENT:**

There was none.

#### **ANNOUNCEMENTS:**

Vice Chair Magne announced several upcoming events at the Village Library. Miss Marilyn will perform from 10:00 to 11:00 AM on September 18. On Monday, September 23 from 7:00 to 8:15 PM. Bill Monaghan will present an evening of the "Magical Music of the Beatles". There will also be a showing of "Inside Out: Two" at 6:00 PM and "Kingdom of Planet of the Apes" at 8:00 PM on Friday September 27. Vice Chair Magne announced that the upcoming Harvest Festival will be held on Saturday, October 19 from 4:00 to 7:00 PM.

#### **SOLICITOR'S REPORT:**

- A. LI/OLI Overlay Ordinance – JMZO No. 2024-01A.** Solicitor Kushto presented the LI/OLI Overlay District Ordinance that is being proposed by the Jointure, which had originally allowed certain uses by right, but has been revised to permit those uses by conditional use. The revised draft has been reviewed by the Bucks County Planning Commission and is now being circulated for approval by all three municipalities. Treasurer Lloyd made a motion, with a second from Vice Chair Magne, to approve the ordinance for advertisement. The motion was unanimously approved.
- B. Sign Ordinance – JMZO No. 2022-03.** Solicitor Kushto presented a proposed Sign Ordinance that has been circulated through the Jointure with suggested edits for the Board to review. The Planning Commission and Chair Pogonowski proposed some minor changes. A motion by Chair Pogonowski, seconded by Vice Chair Magne, directing Solicitor Kushto to send a letter to the Jointure with the proposed changes was made. It was unanimously approved.
- C. Electric Vehicle Charging Station Ordinance – JMZO No 2022-02.** Solicitor Kushto presented the proposed Wireless Charging Station Ordinance from the Jointure. Comments from the Planning Commission and the Board were discussed. A motion was made by Chair Pogonowski, and seconded by Vice Chair Magne, to authorize the Solicitor to send a letter to the Jointure with the proposed changes. It was unanimously approved.

#### **ENGINEER'S REPORT:**

- A. 2272 Second Street Pike, Escrow Release #2.** Engineer DiPersio outlined a request from Twining Construction, 2272 Second Street Pike for the release of \$94,309.05 from the project's escrow. It was recommended that the Board approve the full release of this amount. On a motion by Treasurer Lloyd, seconded by Vice Chair Magne, the motion was unanimously approved. Release attached.
- B. 2272 Second Street Pike, Escrow Release #3.** Engineer DiPersio reported a request from Twining Construction, 2272 Second Street Pike for the release of \$60,300.68 from the project's escrow. It was recommended that the Board approve the full release of this amount. On a motion by Treasurer Lloyd, seconded by Vice Chair Magne, the motion was unanimously approved. Release attached.
- C. Octagonal Schoolhouse Roof Replacement Payment.** Engineer DiPersio reported on the roof replacement of the Octagonal Schoolhouse. The total cost of the work, including the original estimate plus \$2262.00 for additional work, was \$72,043.25 to be paid to Advanced Logistics Partners. On a motion by Treasurer Lloyd, seconded by Vice Chair Magne, the motion was

unanimously approved.

#### **SUPERVISORS' COMMENTS:**

There were none.

#### **DEPARTMENT REPORTS:**

- A. Code/Building.** During August the Code/Building Department reported 28 permits issued, 37 building and zoning inspections (3 failed), and 21 commercial fire inspections for a total of \$20,173.37 collected, of which \$2,000 was for escrows. The report was accepted as read.
- B. Boards and Commissions.** Vice Chair Magne commented on the minutes of the various Boards and Commissions.
  - a. Planning Commission.** Minutes were provided detailing the latest discussion of various projects in the Township.
  - b. Historical Commission.** The Historical Commission provided minutes describing the work being done on the roof of the Octagonal Schoolhouse, as well as open house events at the school and other projects.
  - c. Park and Recreation Board.** The Park and Recreation Board is currently planning the annual Harvest Festival for Saturday, October 19 from 4:00 to 7:00 PM.
- C. Police Report.** Chief John Hearn reported 550 calls for service, including 6 arrests, 24 traffic citations and 28 warnings, and 16 traffic crashes issued for August. Newtown Police will be adding two new officers in September. On September 21, from 8:30 to 11:30 AM, a classic car show will be held at Veterans Park. Residents were also reminded to be cautious of fraud targeting the elderly and to use inside post office mailboxes for important mail. Chair Pogonowski asked Chief Hearn to alert his patrol squads to suspicious activity and various reports of criminal activity reported in the Penns Park area.
- D. Public Works Report.** Foreman Dave James reported that during the month of August, Public Works removed roadside vegetation for sign clearing and did repair work to the walkway to prevent tripping hazards at the Village Library. Milling and paving was completed on Cedar Lane and Williams Avenue in the areas of the crossover pipe work in both locations. Knox Boxes were installed at both sewer plant locations, so the Fire Company now has full access in the event of an emergency
- E. Lingohocken Fire Company.** Chief Dave James gave the August report from the Lingohocken Fire Company. There were 20 calls for service, 119 man-hours for responses, 105 man-hours for training and 432 man-hours for work detail, for a total of 656 man-hours of service to the community. The Fire Company also requested permission to use the Township parking lot for its annual physicals on September 22. The Board expressed no objections to the request.

#### **INTERIM MANAGER'S REPORT:**

- A. Right-To-Know Policy.** The Right-to-Know policy, discussed previously at the last work session, was presented. The policy outlines the procedures for handling Right-to-Know requests. Minor adjustments had been made, including additional language specifying that requests involving the Newtown Police Department will be directed accordingly. Importantly, the policy now states that there will not be responses to anonymous requests. These updates do not alter current operations but codify the existing practices. On a motion by Vice Chair Magne, seconded by Treasurer Lloyd, the motion was unanimously approved.
- B. 2025 MMO.** Interim Manager Schuster reported on the status of the municipal pension plan for 2025. The calculation worksheet for the MMO was provided to the Board. No action was required of the Board.
- C. 805 Township Line Road (TMP # 53-003-029).** Patrick Korogodsky, 805 Township Line Road,

discussed his need for a variance from the Zoning Hearing Board related to a side yard setback. His proposed plan includes demolition of his garage and rebuilding, while adding a second floor for storage, but keeping the same footprint for the building. The Board also asked the applicant to amend the application to include the present impervious surface coverage so that there will be a record of it. On a motion by Chair Pogonowski, seconded by Treasurer Lloyd, the Board unanimously approved informing the Zoning Hearing Board that they support the application and approve changing the application to include the impervious surface ratio as well as a reduced setback.

**APPROVAL OF MINUTES:**

**Board of Supervisors Meeting, September 9, 2024.** On a motion by Treasurer Lloyd and seconded by Vice Chair Magne, the Board of Supervisors minutes of September 9, with edits, were approved unanimously.

**UNFINISHED BUSINESS:**

There was none.

**NEW BUSINESS:**

There was none.

**PUBLIC COMMENT:**

There was none.

**EXECUTIVE SESSION:**

There will be an executive session to discuss personnel issues following the meeting.

**ADJOURNMENT:**

On a motion by Treasure Lloyd, seconded by Vice Chair Magne, all voted to adjourn. The meeting was adjourned at 7:53 PM.

Respectfully submitted,

Gregg Schuster, Interim Manager

**Wrightstown Township**  
2203 Second Street Pike  
Wrightstown, PA 18940

**CERTIFICATE OF COMPLETION**


August 19, 2024

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Subject: 2272 Second Street Pike  
Escrow Release No. 2

We, the undersigned, hereby certify that the improvements required in connection with the Plans and this Agreement for 2272 Second Street Pike project have been completed, as identified on the Summary of Escrow Account spreadsheet dated August 19, 2024.

Balance Prior to Payments Approved Hereunder	\$647,841.58
<b>Amount of Approved Payments Hereunder</b>	<b><u>\$ 94,309.05</u></b>
Current Undrawn Balance	\$553,532.53

  
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Cindy VanHise, P.E.  
Township Engineer

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Wrightstown Township Manager

**Wrightstown Township**  
2203 Second Street Pike  
Wrightstown, PA 18940

**CERTIFICATE OF COMPLETION**


September 4, 2024

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Subject: 2272 Second Street Pike  
Escrow Release No. 3

We, the undersigned, hereby certify that the improvements required in connection with the Plans and this Agreement for 2272 Second Street Pike project have been completed, as identified on the Summary of Escrow Account spreadsheet dated September 4, 2024.

Balance Prior to Payments Approved Hereunder	\$553,532.53
<b>Amount of Approved Payments Hereunder</b>	<b><u>\$ 60,368.00</u></b>
Current Undrawn Balance	\$493,164.53

  
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Cindy VanHise, P.E.  
Township Engineer

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Wrightstown Township Manager