



# Borough of Ivyland

991 Pennsylvania Avenue, Ivyland, PA 18974 • 215-675-0110 • FAX: 215-675-8553

## Ivyland Borough Council Meeting Agenda JULY 12, 2023

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 06/14/23
6. Treasurer's Report
7. Correspondence
8. Bills list
9. Geff Rapp- 150<sup>th</sup> Update
10. Public Comment
11. Code Enforcement/Zoning Report June
12. Report of President
13. Engineer
14. Solicitor
15. Unfinished Business
16. Mayor
17. Committee Reports
  - Parks and Recreation
  - Finance
  - Public Safety
  - Borough Property
  - Streets and Walks
  - Planning Commission
  - Fire Company
18. Emergency Management
19. New Business
20. Public Comment
21. Personnel
22. Adjournment

**IVYLAND BOROUGH COUNCIL MEETING**

**July 12, 2023**

**CALL TO ORDER:** 7:30PM

**PRESENT:** Christina Finello, Vice President, Bill Linwood, Matthew Piotrowski, Chuck Bristow, Todd Savarese, Chris Branchide  
**ABSENT:** Sal DiPaolo

**OTHERS PRESENT AT MEETING:** Greg Sturn, Borough Solicitor, Chris Peterson, Borough Engineer, Janet Pacchioli, Treasurer/Secretary, Danielle Turner, Recording Secretary  
**ABSENT:** Anthony Judice, Mayor

**PUBLIC COMMENT/VISITORS:** Brian and Jill Wenstrup

**ESTABLISHMENT OF QUORUM**

**PLEDGE OF ALLEGIANCE WAS FOLLOWED BY A MOMENT OF SILENCE**

**MINUTES of July 12, 2023**

*Motion to approve the June minutes was made by Mr. Bristow and seconded by Mr. Linwood.  
Motion approved 5-0. Abstention by Mr. Savarese.*

**TREASURER'S REPORT/BILLS LIST/CORRESPONDENCE**

Mr. Savarese is requesting the CD's purchased last month to be broken out in the monthly accounting reports.

Mrs. Pacchioli read the June Treasurer's report into the record. The General Fund sits at \$668,838.14, the Capital Reserve is \$440,209.70, Liquid Fuel is \$106,351.48 and the Fire Company account balance is \$82,623.44. Total funds are \$1,298,022.76.

The report was accepted and subject to audit.

Mrs. Pacchioli reported that the prepaid bills listed totaled \$59,861.40. Unpaid bills list are \$6,1153.19, including \$1155.00 from Harris was added after the report was made.

*A motion to pay all outstanding invoices was made by Mr. Bristow and seconded by Mr. Linwood. Motion approved 6-0.*

A permit was requested by a resident for use of a part of the park. A permit is usually approved by Council when any use of the public grounds is requested for use.

*Motion to approve the permit by Mr. Linwood and seconded by Mr. Branchide. Motion approved 6-0.*

John Merrick wrote a beautiful letter about the 150<sup>th</sup> Anniversary and spoke about the fond memories he had of Ivyland. He commended the Borough for all the efforts for the event.

PA ACT 72 all government funds have been placed into a collateral account.

#### **Geff Rapp: 150<sup>th</sup> Anniversary**

Mr. Rapp provided the Council with a summary of the event. Overall, over 600 people attended the event, even with the weather forecast and storm initially, the event was a huge success. The Heritage Society will be providing a detailed report for the Council. Photos are now available on the Facebook. The videographer sent a sample of event video and the drone video is also fantastic. Mr. Rapp commented on the quick clean up and reported most bills for the event have been paid. Mr. Rapp thanks everyone involved, from the volunteers, vendors, community, council.

On Friday, August 4, 2023, the concert in the park will be held that was canceled due to weather. All the vendors and volunteers are available.

Some of the items for sale at the event are still available. Please go to the website to purchase. There are tiles, calendars, some T-shirts, 100<sup>th</sup> Booklets, ornaments.

Mr. Bristow commended Mr. Rapp for his leadership efforts with coordinating such a huge successful event. Mr. Bristow asked if there would be any extra funds available. Mr. Rapp stated that there may be close to \$10,000 but they need to cover the event in the park and the Heritage Association needs. The Heritage Association will provide a report. Mr. Bristow requested a possible hard copy of the event pictures. Dr. Finello asked if there was going to be a 150th book of Ivyland created. Mr. Rapp stated that the association is looking into an addendum or another book possibly next year.

#### **PUBLIC COMMENT:**

Mr. and Mrs. Wenstrup of 58 Brewster Drive wanted to talk about the 911 building and the lighting affecting his property and his home. It's like a baseball stadium. The fixture lights up the outside of the house inside the house. An engineer was sent over and there has not been anything done to rectify the issue. In May, George Hut, director of operations for County, agreed to install some infusers to the lights. Mr. Sturn's advice is to go to a commissioner directly or go to a Commission's meeting. Mr. Bristow asked if the diffusers were put up and Mr. Sturn reported that have not been installed yet. Mr. Savarese stated that Ivyland granted them a land development permit for the landscaping. Mr. Savarese stated that Ivyland will address this with Mr. Hut and the County and report back to Mr. Wenstrup.

Lighting may be a violation of the lighting ordinance. The zoning officer could give an enforcement notice. Mr. Sturn will have Mr. Ware read the ordinance and advise the Council on this issue. Mr. Piotrowski will also speak to the 911 center about addressing the issue.

Mr. Wenstrup stated that the water is bubbling up at 17 Valentine that is constantly flowing in the street. It appears it is the homeowner's issue. Mr. Wenstrup asked if anyone could



investigate the builder and if this is a chronic issue as there has been a few neighbors with the same issue. Mr. Piotrowski stated that this could be a homeowner's issue, if it's the shut off valve it could be municipality. The Borough will send a letter to make the homeowners aware of the situation.

Mr. Rapp reported an unmarked white van digging up to find survey monuments or something unknown on Mr. Rapp's property and Mr. Seecof's property. Mrs. Pacchioli reported that she called the water authority to ask if anyone had been in the Borough for any reason over the last two weeks. There were no PA1 Calls made for any of these spots. Mayor Judice did inspect the hole. The Borough will be investigating this and following up and Mrs. Pacchioli will be asking Chief Carey to follow up.

#### **CODE ENFORCEMENT/ZONING REPORT:**

*A motion to accept Code Enforcement Report by Mr. Linwood and seconded by Mr. Bristow.  
Motion approved 6-0.*

#### **REPORT OF THE PRESIDENT:**

Dr. Finello reported that there was a social at the Recorder of Deeds and at the event they had the Borough's booklet. Mr. Bristow reported that Mr. Phillip's provided him with some historic information on some of the homes that he is providing to the Borough.

#### **ENGINEER:**

Greenways Trails Grant received feedback on July 5 and we provided the requested items. We are hopeful that this is a positive step toward the grant.

The sink hole was caused due to storms. Bucks Mount Asphalt completed the repair for \$11,050. The recommendation is to pay this invoice.

Village Basin Update: Outflow structure was tested, and the basin flow seems to be working properly at this time after clearing out some of the brush. All brush should be cleared from the basin and this service should be added to the mowing service. There are also two trees that have been authorized to be taken down and will be replaced in the fall.

#### **SOLICITOR:**

Litigation will be discussed in the executive session.

Zoning hearing was held for 50 Wilson Avenue regarding in law-suite in the residence that they purchased. A variance or a special exception was needed. Natalie and Eugene, a young couple came in and they are taking care of their mother in the suite. Zoning hearing board approved the request with it being family members only and only two more family members in the future.

Mr. Savarese asked that Council review all zoning hearing board applications prior to the approval of any application by the Zoning Hearing Board. Mr. Savarese is requesting this so that



the solicitor can weigh in and provide us with oversight. Mr. Savarese is concerned that the Council is not prepared if they cannot view the application prior to approval. Viewing the application will allow the proper oversight by the Council and will allow the Council to weigh in on any possible issues.

#### **UNFINISHED BUSINESS:**

Mr. Bristow reported on the broadcasting and audio-visual system. A third quote was received. The lowest bid is also the best fitting bid at \$12, 413.03 from Haverford System's Inc. They were providing the equipment, but the Borough will need to get a computer and some other costs we will need to incur past the cost from the company. Mr. Bristow detailed how the new system will work and its capabilities as well as how it will improve our current streaming of meetings.

*A motion to approve hiring Haverford System's Inc for the broadcast and audio system for Borough Hall was made by Mr. Savarese and seconded by Mr. Linwood. Motion approved 6-0.*

Mr. Bristow stated that the railroad issues are still being investigated and a solution could be forthcoming. We are actively working with the senators and other government officials to address this issue.

Mr. Piotrowski stated that Matt Hallowell is coming on as our new zoning officer. A meeting will be held to discuss transition and possibly some protocols being revised regarding zoning issues and timelines. Mr. Piotrowski asked if his position could be titled "Zone Officer/Code Administrator" to help facilitate Borough issues. Mr. Savarese asked if the job description for this position has been updated and Mr. Piotrowski reported that it has been updated and reviewed. Mr. Sturn recommended a formal appointment of Mr. Hallowell should be made. He added that he will need full authority to initiate and enforce some action and be the non-building code ordinance enforcement person we need to designate him as that so he can issue non traffic minor infraction situations. Dr. Finello asked for clarification on motions.

*A motion was made by Mr. Savarese and seconded by Mr. Bristow to appoint Mr. Matt Hollowell as the new Ivyland Borough Zoning Officer and Code Administrator with the full power and authority to enforce all laws, regulations and ordinances that he is vested with eh power to enforce by ordinances and by law. Motion approved 6-0.*

The owner of the Mill would like to come in and speak to the Code Officials and make sure the correct permits are filed to complete the work. Current permits are: Fire Alarm, Use for growing non-marijuana agriculture plants, roofing, sheathing. A meeting will be scheduled with Mr. Sturn to review all permits and provide an update to the Borough prior to renovating the inside.

Dr. Finello reported that an extensive search was performed with Mr. Savarese and Mr. Piotrowski of the Ad-Hoc Committee where research and interviews of six attorneys representing six firms regarding the replacement of Mr. Sturn as Borough Solicitor. The recommendation, which is unanimous, is to appoint Mr. Mark Freed, Esquire from Curtin and

Heefner. Mr. Freed has experience as Solebury and Uwchlan Township Solicitor, back up Board Solicitor and Building Code Solicitor to Warrington Township, NASA Council to Middletown Township and Supervisor in Tredyffrin Township. Mr. Freed has extensive environmental experience and will make the resources of his firm available to the Borough. The transition will take place over the next month and Mr. Freed will attend the next meeting.

Mr. Savarese commended Mr. Sturn and Harris and Harris for their contribution and service to the Borough.

*Mr. Savarese made the motion based on the recommendation of the Ad-Hoc committee, to search and identify the replacement of the current solicitor to retain the services of Curtin and Heefner and the services of Mr. Mark X Esquire at the rates listed with the letter written on the June 29, 2024 which are of \$175 per hour for attorney fees and \$95 for paralegals. Motion seconded by Mr. Bristow and motion approved 6-0. .*

Mr. Sturn commented fondly on the first time he came to the Borough years ago. He stated that Ivyland is a wonderful spot and he fell in love when they were meeting at the basement to the church and it was snowing and it looked like it should be a Christmas Card. He has enjoyed his time as Solicitor for the Borough and thanks everyone for the relationships he has made during his tenure.

## **MAYOR**

Police report for the month of June 2023: There were fifty-eight calls, thirty four traffic citations, seven parking tickets and three written warnings. There were no reportable accidents and three nonreportable accidents investigated. There were two borough violations for opening burning and signs. The court check from Warminster was \$511.82.

## **COMMITTEE REPORTS**

**Parks and Recreation:** Ivyland 5K will be occurring in August.

**Finance:** No report

**Public Safety:** No report

**Borough Property:** Leak in Borough Hall basement and it was addressed for \$75. Front Porch board will be repaired by Mr. Piotrowski.

**Streets and Walks:** No Report

**Planning Commission:** No Report

**Fire Company:**



There were five calls to the Fire company in the last thirty days. There forty-five calls on file year to date. There was only one fire and one open burning. The 5K run and the pancake breakfast will be hosted by the Fire Company. Training some new members for driving and insurance has been precured. Two new applications were received last month. There will be a next coin toss in September. The fire company is requesting the Borough to continue conversations regarding grants as we may need a new fire truck in the future because it's 30 years old and starting to see some issues with the engine.

**EMERGENCY MANAGEMENT: No Report**

**NEW BUSINESS:**

Mr. Bristow reported that on August 15, 2023 from 9-11am, Senator Farry is putting together a grant workshop at Northampton County Club and Mr. Bristow wanted to make the fire company aware.

Dave Sharp is asking why there were two open burning reported in the Mayor's report but not called into the department. Can we follow up on this?

**PUBLIC COMMENT:**

Scott Alden, of Wilson Avenue reported a lot of people go through the stop sign at the fire house and it's been happening more and more. Mr. Alden is requesting that a possibly LED flashing light be put on the stop sign. The two-speed tables on Wilson Ave are wearing down and he is asking for them to be looked at. Carroll Engineering will look at and assess if they need to be repaired. The drain tube on Dubois by the church is starting to lift and the Borough may want to look at it. The park down Chase Ave is in disrepair and trees are down. This is a possible issue for Park and Recreation.

Mr. David Sharp echoed Mr. Alden's concern. He stated he was almost hit the other day. He encouraged the stop improvements and offered some alternative suggestions for Council with signage.

**PERSONNEL & EXECUTIVE SESSION BEGAN AT 9:41pm to discuss litigation and they will not resume public session.**

**ADJOURNMENT: Meeting ended at 10:07pm.**

Respectfully Submitted,

Danielle Turner, Minutes Secretary



Minutes Approved by Borough Council September 13, 2023.

*As presented.*



# Borough of Ivyland

991 Pennsylvania Avenue, Ivyland, PA 18974 • 215-675-0110 • FAX: 215-675-8553

## Ivyland Borough Council Meeting Agenda AUGUST 09, 2023

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 07/12/23
6. Treasurer's Report
7. Bills List
8. Correspondence
9. Matthew Hallowell/ New Zoning and Code Enforcement Officer/ Building Code Administrator
10. Public Comment
11. Code Enforcement/Zoning Report July
12. Report of President
13. Engineer
14. Solicitor
15. Unfinished Business
16. Mayor
17. Committee Reports
  - Parks and Recreation
  - Finance
  - Public Safety
  - Borough Property
  - Streets and Walks
  - Planning Commission
  - Fire Company
18. Emergency Management
19. New Business
20. Public Comment
21. Personnel
22. Adjournment

## IVYLAND BOROUGH COUNCIL MEETING

August 9, 2023

**CALL TO ORDER:** 7:30PM

**PRESENT:** Chris Finello, Vice President, Bill Linwood, Todd Savarese, Matthew Piotrowski, Chuck Bristow, Chris Branchide

**Absent:** Sal DiPaolo, President

**OTHERS PRESENT AT MEETING:** Anthony Judice, Mayor, Greg Sturn, Borough Solicitor, Chris Peterson, Borough Engineer, Matthew Hallowell  
Borough Solicitor, Matthew Hallowell, New Zoning and Code Enforcement Officer, Danielle Turner, Recording Secretary

**PUBLIC COMMENT/VISITORS:** James Cantore, 1 Valentine Road.

### **ESTABLISHMENT OF QUORUM**

### **PLEDGE OF ALLEGIANCE WAS FOLLOWED BY A MOMENT OF SILENCE**

### **MINUTES FOR July 12, 2023**

*Motion to table the July 12, 2023 minutes was made by Dr. Finello and seconded by Mr. Branchide. Motion passes 6-0.*

### **TREASURER'S REPORT**

Dr. Finello read the July treasurer's report into the record.

- General Fund:
  - Balance on Hand: \$440,085.11
  - CD: \$250,000.00
- Capital Reserve Fund:
  - Balance on hand: \$121,434.45
  - CD: \$300,000.00
- Liquid Fuel Account:
  - Balance on hand: 20,038.11
  - CD: \$75,000.00
- Fire Company Account:
  - Balance on hand: 25,464.85
  - CD: \$50,000.00
  - The report was accepted and subject to audit.
  - Dr. Finello reported that the prepaid bills listed totaled \$26,171.23.



- Unpaid bills list needs to have Harris and Harris added to it in the amount of \$2100 for a total of \$12,852.05.

*Motion made by Mr. Branchide and seconded by Mr. Linwood to pay the outstanding bills.  
Motion passes 6-0.*

## **CORRESPONDANCE**

The borough has received the Armor and Sons proposal for lighting repair on the Borough Hall Light fixture and three options were given for LED lighting. Mr. Branchide will review the proposals.

*Motion to approve up to \$1295 for the LED lightening made by Mr. Branchide and seconded by Mr. Linwood. Motion passes 6-0.*

**PUBLIC COMMENT:** None

## **CODE ENFORCEMENT/ZONING REPORT FOR JULY**

Following up on 58 Brewster regarding the light pollution on the property, this issue was addressed by installing different lighting and the owners may be provided with a shield as well. The homeowner is happy with the solution.

Justin Winters has not provided a response yet regarding the home-based business. The Borough will need to address and act on this. Mr. Savarese is asking if the council is required to make a motion to issue zoning enforcement notices or if this should be a delegated activity for the Zoning Officer. Mr. Savarese stated that these notices should be reviewed by council but not necessarily voted on by council, as it appears in the purview of the new Code Enforcement and Zoning officer's job description. Mr. Piotrowski is requested to table this issue and revisit it in a few months. The borough will operate without formal motion being needed and the issue is tabled at this time.

Matthew Halloway, the new zoning officer, has been going around and closing out many permits that have never been closed out for the Borough.

Mr. Piotrowski has reviewed the file for 40 Valentine Road. A permit was issued for 40 Valentine on a sketch that was probably lacking in nature. The homeowner had several meetings set up with Mr. Ware, in which he never showed up. Mr. Ware later revoked the permit, and he gave the homeowner a copy from the subdivision plan showing you need the sight triangle in place for fencing. The homeowner does understand the physical location of the fence is incorrect in two places. Mike Mathers flipped out on Matt Hallowell and the office staff, stating that Mr. Hallowell does not have the right to give away Borough property regarding this fence. Mr. Sturn is asking Council to include a comprehensive review of the fence ordinance when reviewing this issue. The Council is tabling this issue and going to executive session.

*Motion to accept the code enforcement report made by Mr. Linwood and seconded by Dr. Finello. Motion passes 6-0.*

## **INTRODUCTION OF NEW SOLICITOR**

### **REPORT OF THE PRESIDENT:**

Congratulate the Mayor on his first granddaughter!

Dr. Finello introduced Mr. Mark Freed and welcomed him to the position as Borough Solicitor. Mr. Freed thanked Mr. Sturn for all his assistance in the transition.

Dr. Finello thanked Mr. Sturn again for his many years of good service to Ivyland Borough.

### **ENGINEER:**

Mr. Peterson reported on the survey conducted on the speed tables. An aerial plan and condition assessment was provided to the Council. There are two speed tables on Wilson, Gough and Greeley Avenue and one speed table on Lincoln and Chase Ave. Buxmont Asphalt Sealing will review the defects and develop a plan for required repairs and obtain pricing. Two other quotes will be procured.

Annual MS4 report is due at the end of September and a draft will be provided to the Council in September.

### **SOLICITOR:**

Mr. Sturn reported that it would be appropriate to discuss the MTWS Situation in executive session.

### **UNFINISHED BUSINESS:**

Mr. Bristow reported that he will have the IT installed prior to the meeting. There was \$2,000 for miscellaneous expenses which was included in the 15K threshold.

Mr. Bristow wanted to bring the railroad back up and keep that conversation going.

Judy Hoover wanted to remind Ivyland Borough residents that Senator Brian Monroe has office hours here on the second Tuesday of the month from 10am- 1pm.

### **MAYOR**

The 150th event was this past Friday for the Concert in the Village. It was a great night! Thank you to all the vendors and volunteers involved in making the event a success.

Mayor Judice provided the police report for the month of July. There was one physical arrest for public drunkenness resulting in a traffic citation, thirty-seven traffic citations, two written warnings issued, two parking tickets and two accidents. The check received from the District Court was \$540.64.

## COMMITTEE REPORTS

**Parks and Recreation:** The playground is out for bid currently but the area is looking pretty shabby. This may need to be looked at prior to construction.

**Finance:** It's budget time of year. Dr. Finello provided the budget preparation guidelines and timelines for the preparation for the budget.

- Thursday, August 31, 2023 is the deadline for all submissions for the budget. All committee chairmen must provide a budget. The Finance Committee will meet on September 5<sup>th</sup> to review.
- Revisions and Final Budgets due to the Borough Office no later than Monday October 2, 2023.
- Final budget will be presented to council by the Finance Chairman at the Wednesday, Oct 11, 2023 meeting for all last minute considerations.
- Vote to advertise the 2024 Borough of Ivyland Budget on Wednesday, November 8, 2023.
- Advertise budget begins on Monday, November 20, 2023.
- Vote to adopt 2024 budget at the Borough Council meeting on Wednesday, December 13, 2023.

**Public Safety:** A meeting was held and there was a discussion about the "opposing traffic doesn't stop" sign. We are in the process of getting these signs made smaller. New officer has started and will be in next month to introduce himself.

**Borough Property:** No Report

**Streets and Walks:** No Report

**Planning Commission:** No Report

### **Fire Company:**

- The Fire Company reported that in the last 30 days they received eleven calls; two fire department and nine EMS. Fifty six calls year to date.
- Support for the runners and participants will be provided for the Annual 5K Run on August 19, 2023.
- Pancake Breakfast will be held on December 3, 2023 from 8am-12pm.
- KnoXBOXES containing keys and emergency contact are available now at Ivybrook and various other sites.
- We have had three applications for the fire department for new volunteers.



- Both vehicles are in service, and the fire company is in the process of installing a playmoevent system to remove the diesel fumes from the building. A grant will be used in the amount of \$15,000 from the state and the remainder will be paid by the fire account.
- Mr. Hoffman has been working hard at the new sign and brick work at the firehouse.

**EMERGENCY MANAGEMENT:** No Report

**NEW BUSINESS:** None

**PUBLIC COMMENT:** *James Cantore suggested that council look at ordinances regarding parking and line of sight on Freedom Way.*

**PERSONNEL:**

**COUNCIL ENTERED INTO EXECUTIVE SESSION** to discuss some legal issue at 8:40pm.

**ADJOURNMENT:** Motion to adjourn by Mr. Savarese and seconded by Mr. Bristow at 9:30pm.

Respectfully Submitted,

Danielle Turner, Minutes Secretary

Minutes Approved by Borough Council September 13, 2023.

*As presented -*



# **Borough of Ivyland**

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## **Ivyland Borough Council Meeting Agenda September 13, 2023**

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 07/12/23 and 8/9/23
6. Treasurer's Report
7. Bills List
8. Correspondence
9. Public Comment
10. Code Enforcement/Zoning Report August
11. Report of President
12. Engineer
13. Solicitor
14. Unfinished Business
15. Mayor
16. Committee Reports
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  - Public Safety
  - Borough Property
  - Streets and Walks
  - Planning Commission
  - Fire Company
17. Emergency Management
18. New Business
19. Public Comment
20. Personnel
21. Adjournment

## **IVYLAND BOROUGH COUNCIL MEETING**

**September 13, 2023**

**CALL TO ORDER:** 7:30PM

**PRESENT:** Sal DiPaolo, President, Bill Linwood, Todd Savarese,  
Matthew Piotrowski, Chris Branchide

Virtually Present: Christina Finello

**OTHERS PRESENT AT MEETING:** Mark Freed, Borough Solicitor Greg Sturn, Former  
Borough Solicitor, Chris Peterson, Borough Engineer, Janet  
Pacchioli, Secretary/Treasurer Danielle Turner, Recording  
Secretary

**PUBLIC COMMENT/VISITORS:** None

### **ESTABLISHMENT OF QUORUM**

### **PLEDGE OF ALLEGIANCE WAS FOLLOWED BY A MOMENT OF SILENCE**

### **MINUTES FOR JULY 12, 2023 and AUGUST 9, 2023**

*Motion to approve the July 12, 2023 and August 9, 2023 minutes was made by Mr. Linwood and seconded by Mr. Branchide. Motion passes 4-0. Abstention by Sal DiPaolo.*

### **TREASURER'S REPORT**

Mrs. Pacchioli read the July treasurer's report into the record.

- General Fund: \$663,513.14
  - Balance on Hand: \$413,513.14
  - CD: \$250,000.00
- Capital Reserve Fund: \$419,969.89
  - Balance on hand: \$119,969.89
  - CD: \$300,000.00
- Liquid Fuel Account: \$95,070.39
  - Balance on hand: \$20,070.39
  - CD: \$75,000.00
- Fire Company Account: \$74,724.72
  - Balance on hand: \$24,724.72
  - CD: \$50,000.00
- TOTAL FUNDS ON HAND: \$1,253,278.14

- The report was accepted and subject to audit.



## **BILLS LIST**

Mrs. Pacchioli reported that the prepaid bills listed totaled \$54,487.46

- Unpaid bills are \$5,107.91

*Motion made by Mr. Linwood and seconded by Mr. Savarese to pay the outstanding bills.*

*Motion passes 5-0.*

## **CORRESPONDANCE**

Mrs. Pacchioli forwarded an email meeting regarding the Buck County Borough's Association meeting and asked the Council let her know if they plan to attend. Mrs. Pacchioli reported that Bill Norton, former Ivyland Borough Zoning Officer, passed away. Bill retired from being a Zoning Officer with Ivyland as his last post. He was 92 years old and married to Nancy for 71 years. Mr. DiPaolo inquired about donating on behalf of the Borough.

Matt Piotrowski arrives 7:35 PM

**PUBLIC COMMENT:** None

## **CODE ENFORCEMENT/ZONING REPORT FOR JULY**

*Motion to approve the Zoning Report by Mr. Linwood and seconded by Mr. Branchide. Motion approved 6-0.*

Mr. Hallowell has been working on closing out the stack of permits while getting acquainted with the new position.

## **REPORT OF THE PRESIDENT:**

Mr. DiPaolo encouraged the community's attendance at the annual Ivyland Borough Bonfire and Hayride on October 21, 2023, at 7-10:30pm. Hayride from 7pm-9pm. William Tennent won their first football game of the season! Get out and support the team.

## **ENGINEER:**

Mr. Peterson revisited the evaluation of the Borough's speed tables Bucks Asphalt to repair the tables. There are three proposals available for review. Mr. Peterson's recommendation for work includes repair the patching and paving of all holes and sealing any large cracks and apply double application of oil and chip, after two weeks, sealer to give it a nice black coating, repaint all the present markings. His recommendation after reviewing the three proposals is to award the project to Bucks Mont Asphalt in the amount up to \$18,000 to allow for overage. The proposal is \$16,910.00

*Mr. Savarese made the motion, seconded by Mr. Linwood to approve Bucks Asphalt for up to 18,000 for the speed table project. Motion approved 6-0.*

The Draft and Annual Report for the MS-4 Program has been signed by Mrs. Pacchioli and needs to be submitted by the end of the month.

Grant award information for up to one million dollars has been provided to the Council of the available monies for community use. Ivyland can submit two applications for the MSA grant which is broad for the usage.

#### **SOLICITOR:**

Mr. Freed stated that there are several matters to discuss in the executive session regarding litigation. Mr. Freed is requesting the Council to take a look at the "Young Lungs at Play Program" in public park areas. Mr. Freed took more language and has presented a draft for the Borough to review regarding a possible Ordinance. Another discussion topic was the property at 40 Valentine regarding the fence. The owner has not filed for a zoning yet, and the issue is still pending.

#### **UNFINISHED BUSINESS:**

Follow up with the new ordinance of the lock boxes, placement and access. There appears to be an issue when the lockbox is being used as a shared unit. If they refuse the key, the company may get a broken door for nothing because that is how the fire company will have to enter. False alarms are frequent so the necessity to break the door needs to be communicated if refusal in participation occurs by a company. Mr. DiPaolo is requesting some sort of letter covering the district. Mrs. Pacchioli will follow up with Ray Foisy to connect with Mark Freed.

#### **MAYOR**

Bill Linwood provided the police report for the month of July. There was one physical arrest for public drunkenness resulting in a traffic citation, forty-seven traffic citations, seven written warnings issued, two parking tickets and zero accidents. The check received from the District Court was \$781.70.

Mr. Linwood introduced Officer Michael Cole, with Chief Rich Carey. Officer Cole joins the Ivyland Borough Police Force and comes from Villanova University and Rockledge Police Departments. Officer Cole lives in Warminster. We are very happy to have a local officer on board and he was everything we were searching for in a candidate.

#### **COMMITTEE REPORTS**

**Parks and Recreation:** Ivyland 5K went off without a hitch. Thank you to all those involved. Quote for swing and borders \$12,000 and \$16,000 for three bay swing set. We need to get some more bids regarding the equipment. What chemicals were used to do the crab grass in the playground? Follow up on this issue for next meeting.

**Finance:** Mrs. Pacchioli and Dr. Finello met this week. Reminder to submit your budget for all committees. The next finance meeting is October 3, 2023.

**Public Safety:** Looking for permission from the council to hire another police officer. We are looking to hire another officer for June 2024. The council agreed that we should always be looking for more officers.

**Borough Property:** Light was installed at the Borough Hall. Porch on Borough Hall needs to be repaired. Light for the flag at the gazebo was brought into the office. We should replace it with an LED.

**Streets and Walks:** A tractor trailer is parked on Valentine Rd. We believe we have an ordinance about commercial trucks being parked on the narrow streets. The Granieri contract is up for renewal by September 15, 2023. We have a 2 yr. extension until November 14, 2025 available and includes snow plowing and lawncare. This contract is identical to last year's contract

*Recommendation of street and walk to authorize renewal of contract with Granieri .*

*Motion made by Mr. Savarese and seconded by Mr. Linwood. Motion approved 6-0.*

**Planning Commission:** No Report

**Fire Company:**

- The fire company reported that in the last thirty days the fire company received calls: Four Fire/EMS calls. There have been sixty-two calls this year to date.
- The fire company supported the concert on August 14, 2023
- The fire company was in attendance for the Annual 5K Run on August 19, 2023.
- The Coin Toss this past weekend was a very successful event.
- Lock Boxes approved by Life Lens filed a variance with the Borough.
- Air purification system was installed today in the fire house.
- Bricks are still available for purchase.
- Three new firefighters have been added to the team.
- Upcoming Events:
  - Coin Toss will be held on November 24, 2023.
  - Pancake Breakfast will be held on December 3, 2023 from 8am-12pm.

**EMERGENCY MANAGEMENT:** No Report

**NEW BUSINESS:** None

**PUBLIC COMMENT:** *Chief Carey to address parking and line of sight ordinance.*

**PERSONNEL:** None

**COUNCIL ENTERED INTO EXECUTIVE SESSION** to discuss some legal issues at 8:40pm.



**ADJOURNMENT: 9:45 PM**

Respectfully Submitted,

Danielle Turner, Minutes Secretary

Minutes Approved by Borough Council October 11, 2023.

*As presented.*



# Borough of Ivyland

991 Pennsylvania Avenue, Ivyland, PA 18974 • 215-675-0110 • FAX: 215-675-8553

## Ivyland Borough Council Meeting Agenda October 11, 2023

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 09/13/2023
6. Treasurer's Report
7. Bills List
8. Correspondence
9. Philip Justus RE: 79 Gough Ave.
10. Public Comment
11. Code Enforcement/Zoning September Report
12. Report of President
13. Engineer
14. Solicitor
15. Unfinished Business
16. Mayor
17. Committee Reports
  - Parks and Recreation
  - Finance 2024 Budget discussion
  - Public Safety
  - Borough Property
  - Streets and Walks
  - Planning Commission
  - Fire Company
18. Emergency Management
19. New Business
20. Public Comment
21. Personnel
22. Adjournment

## **IVYLAND BOROUGH COUNCIL MEETING**

**October 11, 2023**

**CALL TO ORDER:** 7:30PM

**PRESENT:** Sal DiPaolo, President, Bill Linwood, Todd Savarese,  
Matthew Piotrowski, Chris Branchide

**Absent:** Chuck Bristow and Christina Finello on zoom

**OTHERS PRESENT AT MEETING:** Anthony Judice, Mayor, Mark Freed, Borough Solicitor,  
Chris Peterson, Borough Engineer, Janet Pacchioli, Danielle  
Turner, Recording Secretary

**PUBLIC COMMENT/VISITORS:** None

### **ESTABLISHMENT OF QUORUM**

### **PLEDGE OF ALLEGIANCE WAS FOLLOWED BY A MOMENT OF SILENCE**

### **MINUTES FOR September 14, 2023**

*Motion to approve the September 14, 2023 minutes was made by Mr. Savarese and seconded by Mr. Linwood. Motion passes 5-0.*

### **TREASURER'S REPORT**

Mrs. Pacchioli read the July treasurer's report into the record.

- General Fund: \$663,513.14
  - Balance on Hand: \$413,513.14
  - CD: \$250,000.00
- Capital Reserve Fund: \$419,969.89
  - Balance on hand: \$119,969.89
  - CD: \$300,000.00
- Liquid Fuel Account: \$95,103.38
  - Balance on hand: \$20,070.39
  - CD: \$75,000.00
- Fire Company Account: \$63,411.78
  - Balance on hand: \$24,724.72
  - CD: \$50,000.00

Total Funds on Hand:

Mr. DiPaolo is requesting the maturity date for the CDs.

The report was accepted and subject to audit.



## **BILLS LIST**

Mrs. Pacchioli reported that the prepaid bills listed totaled \$54,487.46

- Unpaid bills are \$5,107.91

*Motion made by Mr. Linwood and seconded by Mr. Piotrowski to pay the outstanding bills.*

*Motion passes 5-0.*

## **CORRESPONDANCE**

Mr. Howell of the Bucks County Site Inventory is requesting assistance in Brownfield sites in Bucks County. Council attendance is requested at a county meeting. Janet will email the information to council if anyone can attend the event.

Congratulations to Ivyland Borough Councilwoman Dr. Christina Finello on her appointment to lead the Governor's Behavior Health Council. In a press release from the Governor's office received today, Governor Shapiro announced a new council the focus on collaborating, streamlining and improving mental health and substance use disorder services.

### **Philip Justus RE: 79 Gough Ave**

Mr. Justus is interested in purchasing the Hotel on 79 Gough Ave. Mr. Justus grew up in Warminster and attended Nativity BVM, Archbishop Wood and was a member of the National Guard. He has met with the current owner of the property, looked at the 350-page file for due diligence. He understands there is ongoing zoning and land development issues.

Here is his concern: He is ready to take 1.5-2 million dollars for the next five to ten years and invest that into the property. Since this building seems to be #1 of one, it's on every social media, website and promotional items for the borough.

What does the town want to have done? Will he be supported in his efforts to bring it to 8-unit apartment complex. Mr. Freed recommended a separate meeting with staff and council to hold a pre-application meeting. This can take place in the next few weeks.

Mr. DiPaolo stated that the Borough is always supportive of new buildings and residences put to the modern era. A current example of this is the new dentist's office on Jacksonville Road. The Borough is supportive of the hotel being renovated to its fullest.

**PUBLIC COMMENT:** None

## **CODE ENFORCEMENT/ZONING REPORT FOR SEPTEMBER**

Mr. Piotrowski asked that both Mr. Peterson and Mr. Hallowell contact the dentist office for the site inspections. Matt Hallowell should contact Carroll Engineering and Mr. Peterson to move forward.

Mr. Piotrowski reported to Council on the property at 79 Lincoln Ave. There was a mix up internally. At 79 Lincoln, an addition is being put on the back of the house. There was a permit issued without Keystone reviewing the plan. Mr. Piotrowski is the architect on the design. Keystone will review the plans.

Matt does not do a building plan review. No zoning review was completed either.

Mr. Piotrowski is recommending Keystone review the plans, Keystone can comment and ask for revisions. Mr. Piotrowski talked to the homeowner, and he is willing to revise. The company is currently working on the site as of today. Plans have not been reviewed from a building code or zoning code issue. Mr. Savarese is recommending a stop building work. Once the review gets completed tomorrow, pending there are no issues <sup>meet</sup> ~~mute~~ the stop work order. A stop work order is issued until the code is complied with. Mayor Judice stated that it is a good time to get the plans reviewed.

*Motion to approve the Zoning Report by Mr. Linwood and seconded by Mr. Branchide. Motion approved 5-0.*

*Mr. DiPaolo is asking Matt to review tomorrow and contact Keystone to get reviewed as quickly as possible. Mark Freed suggested a voluntary stop work so no work order is needed in this circumstance.*

#### **REPORT OF THE PRESIDENT:**

The swing set for the borough is being reviewed. Mr. Branchide toured the Navy property property with Mike Granieri. There is some debris and dead trees that need remediation. The place is a liability for the Borough. Open grates that people can fall into and unsecured buildings that have a ton of overgrowth. Mr. Branchide asked if and when this would be addressed.

#### **ENGINEER:**

Greenways Trails and Recreation update: September meeting was canceled. We will not hear about the funding until November regarding this grant. The tentative schedule set for this project would be to receive bids in December, Demo is January, February for best pricing.

Caution that when we bid this project, we need to spend the money to do this project since the Borough has bid this project twice in the past. Mr. Savarese asked if we could float a bond? One is through a commercial institution, fees and rates will be different, but a loan could be procured prior to the demolition. Loan may be best way because of the speed of the project.

*Mr. Savarese made a motion, seconded by Mr. Piotrowski to authorize Carroll Engineering to go out to bid to demolition the Navy Housing. Motion approved 5-0.*

*Mr. Branchide made the motion and seconded by Mr. Savarese to spend \$5,000 with Granieri and \$2500 to secure the buildings based on the proposal provided. Motion approved 5-0.*



The concrete will remain on the property to be used in a future project.

The MS4 Annual Report was submitted last month.

A project approval was received from PENNDOT for the speed table repairs. We will wait until the spring to complete the fog sealing on the concrete speed tables.

#### **SOLICITOR:**

Mr. Freed reported that most of topics are related to litigation to be discussed in the executive session.

There are two ordinances for a request to advertise the recommendations of the young lungs group. Prohibits tobacco use in public parks. The borough has a one-line provision, but we would like to make it a bit more robust.

*Motion made by Mr. Savarese and seconded by Mr. DiPaolo to advertise the ordinance. Motion approved 5-0.*

Second ordinance is draft form, depending on the use, dispensary or a grow processor, the dispensary could be considered commercial light industrial, or the actual grow would be industrial district. This will be explored. Mr. Savarese is recommending this come to a conditional use to council not to the Zoning Hearing Board.

#### **UNFINISHED BUSINESS:**

##### **MAYOR**

Mayor Judice reported for the month of September there were: 37 traffic citations, 3 non-reportable accidents. The court check was \$654.33.

Ornaments have been ordered with the 150 Ivyland Borough Logo to commemorate the event and will be available for purchase.

#### **COMMITTEE REPORTS**

**Parks and Recreation:** Fire Safety Night Bon Fire and Hayride October 21, 2023. Come out for a hotdog or a hayride.

##### **Finance: 2024 Budget Discussion**

Budget documents were provided by Mrs. Pacchioli. Mrs. Pacchioli would like to vote on the Budget Proposal in November for later adoption in December. The only item missing from the budget is the unallocated funds and put it in different capital categories, once we know that figure we can appropriate them into the capital accounts This is the operating budget.

**Public Safety:** No report



**Borough Property:** No report

**Streets and Walks:** No report

**Planning Commission:** No report

**Fire Company:**

- The fire company reported that in the last thirty days they received five fire and EMS calls. There have been sixty-two seventy calls year to date.
- Upcoming Events:
  - Annual Ivyland Borough Hayride October 21, 2023.
  - Coin Toss will be held on November 24, 2023.
  - Pancake Breakfast will be held on December 3, 2023 from 8am-12pm.

**EMERGENCY MANAGEMENT:** No Report

**NEW BUSINESS:** None

**PUBLIC COMMENT:** None

**PERSONNEL:** None

**COUNCIL ENTERED INTO EXECUTIVE SESSION to discuss some legal issues at 8:33pm**

**ADJOURNMENT:** Motion to adjourn by Mr. Savarese and seconded by Mr. Branchide at 9:30pm.

Respectfully Submitted,

Danielle Turner, Minutes Secretary

Minutes Approved by Borough Council November 8, 2023.

*with corrections p. 3*



# **Borough of Ivyland**

991 Pennsylvania Avenue, Ivyland, PA 18974 • 215-675-0110 • FAX: 215-675-8553

## **Ivyland Borough Council Meeting Agenda November 08, 2023**

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 10/11/2023
6. Treasurer's Report
7. Bills List
8. Correspondence
9. Public Comment
10. Code Enforcement/Zoning October Report
11. Report of President
12. Engineer
13. Solicitor vote to advertise Ordinance Young Lungs at Play Ordinance
14. Unfinished Business
15. Mayor
16. Committee Reports
  - Parks and Recreation
  - Finance Vote to advertise 2024 Budget
  - Public Safety
  - Borough Property
  - Streets and Walks
  - Planning Commission
  - Fire Company
17. Emergency Management
18. New Business
19. Public Comment
20. Personnel
21. Adjournment

**Ivyland Borough Council Meeting  
Wednesday, November 08, 2023**

**CALL TO ORDER:** 7:30PM

**ATTENDANCE:** Chuck Bristow, Sal DiPaolo, Bill Linwood, Matt Piotrowski, Todd Savarese

**ABSENT:** Chris Branchide, Chris Finello

**OTHERS PRESENT:** Krista DiPaolo, Recording Secretary, Mark Freed, Borough Solicitor, Anthony Judice, Mayor, Janet Pacchioli, Treasurer, Chris Peterson, Borough Engineer

**1. Establishment of Quorum:**

**2. Pledge of Allegiance:**

**3. Moment of Silence:**

**4. Minutes of 10/11/23:**

Mr. Savarese asked for a change on page 3, "mute" to "moot" which Mr. Savarese followed with a Motion to Approve the 10/11/23 minutes, seconded by Mr. Linwood.

**5. Treasurer's Report:**

Mrs. Pacchioli read the October Treasurer's report. The balances are as of 11/08/23:  
General Fund:

Balance on Hand: \$416,355.32

CD: \$250,000.00 \$666,355.32

Capital Reserve Fund:

Balance on Hand: \$117,706.09

CD: \$300,00.00 \$417,706.09

Liquid Fuel Fund:

Balance on Hand: \$20,137.53

CD: \$75,000.00 \$95,137.53

Fire Company Account:

Balance on Hand: \$12,758.66

CD: \$50,000.00 \$62,758.66

**Total Funds 11/08/23 \$1,241,957.60**

**6. Bills Lists:**

Prepaid Total: \$44,924.22    Unpaid Total \$10,852.04



Mr. Linwood motioned to pay the bills, Mr. Savarese seconded the motion. The report was accepted and subject to audit.

**7. Correspondence:**

- a. Letter from Carol Engineering regarding an increase in rates.
- b. Letter from Clemons Richter and Reiss with an increase of rates
- c. Bucks County Borough Association. Meeting is Thursday, Nov. 30th at 6pm at the Logan Inn. Mrs. Pacchioli will make the reservation for council members who want to attend.
- d. We received the land development application for 79 Gough Avenue. Carroll Engineering has stormwater reports. Our planning commission is on the fourth Thursday of the month. For this month, that meeting is on Thursday 11/16/23 due to Thanksgiving. This doesn't give the Planning Commission enough time. We will advertise the meeting for Nov. 30th for Carroll Engineering to make recommendations. Mark Freed commented that we have 90 days from the November meeting (11/16) which works out to February 14, 2024. This is a Wednesday night which is also a council meeting.
- e. Justin Winter will appeal the Zoning decision on his home business occupancy at 86 Lincoln Avenue. He has received an application and fee schedule.

**8. Public Comment:**

None

**9. Code Enforcement/Zoning October Report:**

- a. Mr. Savarese highlighted #8 in the report. Mrs. Pacchioli explained that the permit is an old one (resident in Ivy Meadows). The oil tank removal left the soil contaminated. Mrs. Pacchioli spoke with "Professional Tank" that did the remediation. After said remediation, the soil is still not completely remediated. The current homeowners cannot afford additional remediation. Mr. Piotrowski has tried to assist as a council member. Mr. Freed mentioned concerns because we are dealing with an unregulated tank. He then explained the process of removal. The EPA is backed up and may not address this issue but Mr. Freed suggests the Borough stays on top of it. This situation is being discussed as it was never finalized/outstanding. Mr. Savarese asked where the Borough's responsibility

falls in this situation. Mr. Peterson's concern is the potential for vapors to enter the home. Mr. Savarese asked Mr. Freed to address it.

- b. *Bill Linwood made a motion to approve the report, Mr. Bristow seconded the motion.*

#### **10. Report of President:**

- a. Park and Recreation: The 2023 Ivyland Bonfire was a huge success. Mr. DiPaolo has been contacted by the Centennial School District regarding the Norman Kelly History Award Scholarship.

#### **11. Engineer:**

- a. Mr. Peterson shared that there are completed specifications for the Navy housing bidding. There is a conference next Wednesday, 11/15/23. Bidders can go into the buildings with the escort of Mayor Judice and Mr. Peterson. So far there have been 51 takers on Penn Bid. Bid quotes are due on 11/29/23.
- b. The Land Development Application plans for the Hotel are in and being reviewed at this time.

#### **12. Solicitor**

- a. Mr. Freed discussed Mr. Winter's driveway. A complaint was filed in District Court and 11/28/23 is the tentative date for the hearing. Regarding Mr. Winter's home business a letter denying the status was issued on 10/12/23. Mr. Winter's lawyer shared they will be appealing this ruling to the Zoning Hearing Board.
- b. Regarding the property at #40 Valentine Rd. the Borough has received an estimate on moving the fence. No information on whether the owner is willing to move the fence. Mr. Piortrowski relayed that the homeowner is willing to move the fence at her expense with the understanding that the Borough will reimburse her.
- c. Draft Amendment: Young Lungs at Play Ordinance - This is a Beef Up Ordinance for no smoking at public parks. It is ready to be advertised. This ordinance will prohibit tobacco products in the park/public areas where children are playing. The Ordinance includes vapes/e-cigarettes and other tobacco products. *A motion by Mr. DiPaolo was made and all members are in agreement.*

- d. Medical Marijuana: All subject to conditional use. Mr. Savarese asked the solicitor to draft an ordinance for Council to adopt regarding Conditional Use with Special Acceptance. It will come to the Council first, not the Zoning Board. Mr. Savarese wants to ensure our Ordinance does not conflict with State regulations that may preempt local ordinances regarding distances to schools, etc. The Solicitor suggested that because state ordinances change we should write our ordinance to make sure it does not conflict with the state.

### **13. Unfinished Business:**

Mr. Bristow reported on the installation of the video system on Nov. 27th and 28th. Time for installation will be confirmed by Mr. Bristow to Mrs. Pacchioli.

### **14. Mayor:**

Mayor Judice shared the Police Report for the month of October: One physical arrest, 28 traffic citations, and 3 written warnings. The Court check is \$649.61. Mayor Judice suggested an accessory structure alongside Borough Hall. This would be used for non-perishable materials that can be stored outside of Borough Hall. Mayor Judice suggests the council discuss attaining this. Mr. Piotrowski recommended sizing of 10 x 20.

### **15. Committee Reports:**

- a. Parks and Recreation:  
See President's Report
- b. Finance Vote to advertise 2024 Budget:
- Current 2024 Budget sent out. Some changes from October 2023, 300 accounts (receipts) changed earned income from 310,000 to 310,500
  - Local services 37, 000 to 38,000  
Unallocated funds to be 204,000
  - In 400 accounts, added line item - 400.310 - Professional services and put \$20,000. This is for Codification of Ordinances Annual fee will then be \$1,195 per year. Project to get started this year.
  - Page 3: Account 452.20: History Award. Having \$500 left, Mrs. P. added another \$500.



- Line item of unallocated funds: \$204,000. \$185,000 to Infrastructure account. \$19,000 for codification
- Bottom line is the same as October 2023.
- Look at the Treasury Management Account. In the Capital Accounts, move two accounts totalling 10,251.45 into infrastructure,, new total 4252,251.45. Then add 200,000 (2024 budgeted capital) giving a total of \$452,251.45 We will also have about \$15,000 interest in the capital fund to put into infrastructure Infastructure total would be \$467,251.45. We have a Pa Small Water grant application that if get, we are committed to \$74,520 for this grant. This is a matching money grant.

Mr. Savarese suggests budgeting Legal to \$25,000 and Engineering to \$50,000. This adds an additional \$15,000 into the budget. Mr. DiPaolo, Mr. Piotrowski and Mr. Linwood agree.

- Make 404.000 \$25,000
- Make 408.000 \$50,000
- Change Unallocated 204,000 to \$219,000
- 11.25 mils General and 2.25 mils Fire - no increase in taxes
- *Mr. DiPaolo made a motion to accept, all in favor*
- Savarese made a motion to advertise. All in favor.

c. Public Safety:

Work done on navy housing to secure buildings and clean up property.

d. Borough Property Handicap ramp repaired at Borough Office

e. Streets and Walks

Luminaries are due.

f. Planning Commission

g. Fire Company

Over the past 30 days there were 15 calls: 6 fire and 9 medical. October was a busy month. Fire Prevention Night hosted about 80 children. The Department conducted a fire education event at Lowe's, participated in a Trunk or Treat in Warrington and attended an event on Oct 29th at Spring Mill. Member Frank Singer won the Volunteer Service Award from the Bucks County Chamber

of Commerce. On Halloween the fire department tried something new. As in the past, members gave out candy at the firehouse. Also, members took the engine to the Village and gave out candy. The response was positive. The annual Coin Toss is scheduled for Nov. 24th with a rain date on the 25th. The Pancake Breakfast with Santa is scheduled for 12/3 and Santa's trip through the Borough is 12/9.

**16. Emergency Management:**

- a. None

**17. New Business:**

- a. None

**18. Public Comment:**

- a. None

**19. Personnel:**

- a. None

20 Council Entered into executive session to discuss legal matters at 8:39pm

**20. Adjournment:**

Meeting adjourned by 9:35PM as motioned by Mr. DiPaolo and seconded by Mr. Bristow.



# Borough of Ivyland

991 Pennsylvania Avenue, Ivyland, PA 18974 • 215-675-0110 • FAX: 215-675-8553

## Ivyland Borough Council Meeting Agenda December 13, 2023

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 11/08/2023
6. Treasurer's Report
7. Bills List
8. Correspondence
9. Public Comment
10. Code Enforcement/Zoning November Report
11. Report of President
12. Engineer
13. Solicitor Young Lungs At Play Ordinance, MTWS settlement
14. Unfinished Business
15. Mayor
16. Committee Reports
  - Parks and Recreation
  - Finance 2024 Budget
  - TaxOrdinance
  - Public Safety
  - Borough Property
  - Streets and Walks
  - Planning Commission
  - Fire Company
17. Emergency Management
18. New Business
19. Public Comment
20. Personnel
21. Adjournment



**Ivyland Borough Council Meeting**

**Wednesday, December 13, 2023**

**CALL TO ORDER:** 7:30PM

**ATTENDANCE:** Chris Branchide, Sal DiPaolo, Chris Finello, Matt Piotrowski, Todd Savarese

**ABSENT:** Chuck Bristow, Bill Linwood

**OTHERS PRESENT:** Krista DiPaolo, stenographer, Mark Freed, Borough Solicitor, Anthony Judice, Mayor, Janet Pacchioli, Treasurer, Chris Peterson, Borough Engineer

**Establishment of Quorum:**

**Pledge of Allegiance:**

**Moment of Silence:**

**Minutes of 11/08/23:** Mr. Savarese motioned to approve, Ms. Finello seconded the motion.

Motion passed 5-0-0

**1. Treasurer's Report:**

Mrs. Pacchioli read the October Treasurer's report. The balances are as follows as of 12/13/23:

General Fund:

Balance on Hand: \$642,813.96

Capital Reserve Fund: \$416.529.

Liquid Fuel Fund: \$97,169.17

Fire Company Account: \$63,311.31

**Total Funds 12/13/23**

**\$1,219,823.44**

Treasurer's report accepted, subject to audit.

## **2. Bills List:**

Prepaid Total: \$41,247.65      Unpaid Total \$26,806.96

Ms. Finello made motion to pay the bills, Mr. Branchide seconded, motion passed 5-0-0

## **3. Correspondence:**

- a. Mrs. Pacchioli reported that Nancy Norton, wife of our former zoning officer William Norton, passed away recently.
- b. Mrs. Pacchioli read a letter from LDL Engineering Group, formerly Boucher and James Engineers, regarding municipality engineering files. Files available for Ivyland to take possession by 1/31/2024. Mr. DiPaolo asked Mr. Peterson in regards to attaining the physical files. Mr. Peterson suggested the files be reviewed and then decided upon. Mr. Piotrowski asked if we could attain PDFs. Mr. Peterson will follow up with LDL Engineering Group.
- c. Mrs. Pacchioli reported correspondence regarding new rates for the borough solicitor.

## **4. Public Comment:**

None

## **5. Code Enforcement/Zoning October Report:**

- a. Mr. Piotrowski mentioned the fence issue at 40 Valentine Rd. The homeowner moved the fence out of the sightline versus putting it on an angle. The cost was \$794.00. According to the zoning officer, the placement resolved the previous concerns. Mr. Plotrowski suggested we send a bill to Keystone. Request that Keystone compensate the borough. Mr. DiPaolo made the motion to draft a letter for Errors and Omissions toward Keystone Municipal for the fee of \$794.00. Mr. Branchide seconded the motion. Mr. Savarese brought up a point of discussion to abandon the pursuit of an Errors and Omissions letter to Keystone Municipal Services. The motion was not acted upon. Council authorized Mrs. Pacchioli to pay the homeowner for the expense of moving the fence. The council decided not to pursue reimbursement via an Errors and Omissions letter to Keystone Municipal Services.

## **6. Report of President:**

- a. Mr DiPaolo bequeathed his report to Mr Savarese, to report upon the Bucks County Boroughs Association meeting in November at The Logan Inn in New Hope.
- b. Mr. Savarese summarized the Bucks County Boroughs Association meeting at the Logan Inn, November 28, 2023. The Boroughs Association is looking for new leadership for its executive positions. Roughly 30% of boroughs of the county were represented at the event. Keynote speaker for the meeting was Thomas Cook, Pennsylvania State Fire Commissioner. The State Fire Commissioner is a newly created cabinet level position. Mr. Cook's presentation marked the efforts of his office to promote fire department interactions between municipalities and pointed out that 95% of firefighters in the commonwealth are volunteers.

**7. Engineer:**

- a. Mr. Peterson reported on the Naval housing demolition bids. The borough received 13 bid applications. Carroll Engineering, being responsible for the collection and <sup>recommended</sup> ~~selection of~~ an appropriate bid, selected GNR Excavating and Demolition, with a bid of \$78,720.00 to complete the documented project. Ms. Finello brought up the Borough's application to the Greenways Grant. She stated that any work done on the project prior to the awarding of the grant could be viewed as unqualifying the Borough from funding. Discussion followed that the grant funding schedule is indeterminate and that Council would be proceeding with the demolition project to ensure public safety. Further discussion stated that the Greenways funding, if awarded, could be used for further development on the project. The time frame to start the project is January 4, 2024. Mr. Savarese made a motion to award the bid to GNR Excavation and Demolition and to authorize Carroll Engineering to oversee the project. The motion was seconded by Mr. Branchide. Motion passes 5-0-0. Mr. DiPaolo amended Mr. Savarese's motion to include that the demolition was being done to ensure public safety, as the Navy housing has had numerous public safety violations as mentioned by Mayor Judice.
- b. Mr. Peterson commented that the development at 1120 Jacksonville Road is preparing the installation of equipment for groundwater management. Mr. Peterson contacted the owner and requested that he be contacted directly so



that he could schedule observation of the equipment installation and execution of construction plans.

**8. Solicitor:**

- a. Mr. Freed presented the final draft of the Young Lungs at Play Ordinance. Mr. DiPaolo opened a public hearing for presentation and discussion of the ordinance. Ordinance 2023-1 motioned by Mr. DiPaolo and seconded by Mr. Branchide. The ordinance was adopted by unanimous vote 5-0-0. Mr. Freed submitted the following four exhibits as documentation for the ordinance:

Exhibit 1: Proposed Ordinance

Exhibit 2: Public Notice

Exhibit 3: Proof of Advertising 12/1/23

Exhibit 4: Certification of posting of the ordinance 12/8/23

Mrs. Pacchioli mentioned that the program provides signage at no cost to the borough.

- b. Ivyland Hotel Land Development Application. The planning commission's first meeting after the submission was the November 16, 2023 meeting. No action was taken at that meeting, as the planning commission had not received the review letter of plans from the borough engineer. On November 29, 2023 the applicant and borough received the review letter from Carroll Engineering, for the Land Development Plan application. The planning commission's subsequent follow up meeting was scheduled for November 30, 2023 for plan review. Upon receipt of the engineers' letter, the applicant declined to attend the November 30, 2023 meeting in lieu of revising plans and resubmitting to the Planning Commission. The borough is currently waiting on the applicant's revised submission. Mr. Freed commented that the borough's requirement to act upon a Land Development application within 60 days of receipt would mean action must be taken by Council on/or before February 14, 2024. Mr. Freed commented that the delay in receipt of revised plans may require an extension on this deadline.
- c. Current zoning does not provide for Medical Marijuana growing and/or dispensary. In order to be proactive to put forward an ordinance to allow this type of dispensary/growing facility, Mr. Savarese stated the current ordinance is not in

a form ready for adoption yet, as our ordinance should be flexible enough to meet ever changing regulations. One purpose of the ordinance is to reflect the state law and not contradict it. Mr. Freed welcomes council's comments to be shared with him and future discussion can occur. The Borough Solicitor will follow up with the council, with an initial draft for comments and additions.

- d. Council discussed the underground storage tank at 1000 Jacksonville Road in the Ivy Meadows complex. Of the five samples collected, four returned as clean, one as failing. Thstipulation from the DEP to what degree the failing sample failed testing. The 75%/10x rule requires that 75% of all samples collected for attainment purposes must be equal to or less than the standard with no individual sample exceeding ten times the standard.
- e. Navy housing: The Borough is moving forward with its planned demolition. Mr. Freed has reached out to their solicitor. Mr. DiPaolo and Mr. Branchide would like to be involved.
- f. Hotel: The federal lawsuit settlement agreement between MTWS and the Borough defendants has been enacted. Per Judge Gowan's order, the case is to remain in civil suspense. The case being in civil suspense allows the judge to oversee the interactions of both parties moving forward. Monthly calls will be held with the judge and legal councils, to check on progress. MTWS released all claims against the borough and the named defendants. A motion to ratify the settlement agreement was proposed by Mr. DiPaolo, Mr. Piotrowski. seconded the motion. Motion passed 5-0-0.

## **9. Unfinished Business:**

- a. Mr. Bristow asked for feedback on the quality of the new AV systems in tonight's Borough Meeting indicating adjustments may be needed for optimal quality.

## **10. Mayor:**

- a. Police department: Nov. 2023: 28 traffic citations, 2 written warnings, no reportable accidents. The court check for November 2023 was \$597.43.
- b. The President and mayor sent out a notice for the annual holiday card exchange. Mr. Cantore, Mr. DiPaolo and Mr. Judice will have collection boxes on their porches until December 21st. Mr. Judice and Mr. DiPaolo will sort and distribute cards by Saturday, December 22, 2023. No postage is required (approval from post office). Please let your neighbors know about this.



- c. Please light your luminaries. Sand will be arriving shortly and located at the firehouse.
- d. Christmas ornaments are still available (Ivyland 150 celebration logo - 2023). Previous years are still available: 2015 and 2016 are sold out. Remaining ornaments are available at the borough office.
- e. 2024 Calendars are still available. The art reprints ``History of Ivyland, first 150 years' ' is still available. There are a limited number of available Mercer tiles.

## **11. Committee Reports:**

- a. Park and Recreation: None
- b. Finance: Mrs. Finello thanked Mrs. Pacchioli for helping with the committee. Public meeting for ordinance 2023-2: Tax Ordinance 11.25 mils, 2.25 mils (Fire company). Ms. Finello made a motion to adopt Tax Ordinance 2023-2, Mr. DiPaolo seconded. Motion passed 5-0-0.
- c. Public Safety: 49 calls for service, 543 to date. Ms. Finello - Warminster Township did a street speed study. The Johnsville/Jacksonville intersection not included in this study. This does not fall in our jurisdiction as it is Warminnster's. The Warminster Police Chief reported on the study. The council suggested Chief Carey contact Chief Donnelly and ask for enforcement in that area.
- d. Borough Property: Mr. Branchide reported that the Borough office front ramp and first floor toilet have both been repaired. The front porch still needs to be repaired. Mrs. Pacchioli commented on squirrel nuisances in the basement of Borough Hall and the need to clean up the basement.
- e. Streets and Walks: The Ivyland Borough sign is damaged, located on Bristol Road. This sign may need to be replaced or removed. Mr. DiPaolo shared that the borough street signs are showing wear. Mr. Branchide commented that he had leads to follow up on replacement of Ivyland signs.
- f. Planning Commission: No Report.
- g. Fire Company: Deborah Hoffman, Vice President of IFC reported for the last 30 days; 7 calls for service, 5 fires and 2 EMS. Total calls for the year are 89. Ms. Hoffman reported that three members completed Fire One training. Donation letters to Borough residents sent., The 2024 fundraisers:  
Pancake breakfasts  
Tony's fundraiser



Brick Sales

Ms. Hoffman wished everyone a Merry Christmas and Happy New Year

**12. Emergency Management:**

- a. No Report

**13. New Business:**

- a. Mr. Piotrowski. asked about changing the meeting time to 7:00 pm instead of 7:30 pm. Mr. Piotrowski. made a motion to change and Mr. Savarese seconded the motion. Motion passes 5-0-0.
- b. Hotel: Monthly statement for cost of review for Carroll Engineering in regards to the fees involved - general escrow. This is recommended, so owners are up to date on the fees that have been covered by the borough, by our agreement settlement.
- c. Mr. DiPaolo asked about the reorganization meeting. Scheduled 1/2/24 at 6:00 pm.. Mr. Freed cannot attend that day. Regular meeting 1/10/2024 at 7:00 pm. Ms. Finello will request Judge Finello serve to swear in newly re-elected council members at the January 2nd meeting.

**14. Public Comment:**

- a. More luminaries purchased by the village residents this year.
- b. The Nasir family in the village sponsored a Christmas tree lighting at the gazebo

**15. Personnel:**

- a. No Report

**16. Adjournment:**

Mr. DiPaolo, made a motion to adjourn, Mr. Savarese seconded. Meeting adjourned at 8:57PM.

*Approved  
January 10, 2024  
with corrections p.3*

**IVYLAND BOROUGH COUNCIL MEETING AGENDA**  
**JANUARY 2, 2024**  
**REORGANIZATION**

1. SWEARING IN OF COUNCILMEN, SALVATORE DIPAOLO, CHUCK BRISTOW, MATTHEW PIOTROWSKI, AND WILLIAM LINWOOD
2. CALL TO ORDER BY MAYOR ANTHONY JUDICE
3. ESTABLISHMENT OF QUORUM
4. PLEDGE OF ALLEGIANCE
5. MOMENT OF SILENCE
6. NOMINATION AND ELECTION OF COUNCIL PRESIDENT
7. MAYOR TURNS GAVEL OVER TO NEW PRESIDENT
8. NOMINATION AND ELECTION OF VICE PRESIDENT
9. APPOINTMENT OF CHAIRPERSON PRO TEM
10. APPOINTMENT OF VACANCY BOARD CHAIR
11. REAPPOINTMENT OF BOROUGH EMPLOYEES AND SERVICES  
SECRETARY/TREASURER  
ZONING OFFICER  
SOLICITOR  
ENGINEER  
KEYSTONE MUNICIPAL SERVICES
12. COMMITTEE ASSIGNMENTS
13. APPOINTMENTS TO COMMITTEE AND BOARD VACANCIES  
PARKS AND RECREATION- ADAM CASE AND TED KOWALSKI/2024-2028  
PLANNING COMMISSION-BILL LINWOOD AND LEN STEBULIS /2024-2027  
ZONING HEARING BOARD-ADAM CASE/2024-2026
14. PUBLIC COMMENT
15. PERSONNEL
16. ADJOURNMENT

Ivyland Borough Council Meeting Agenda  
January 2, 2024  
Reorganization

Present: Chris Branchide, Salvatore DiPaolo, Christine Finello (via Zoom), William Linwood, Matthew Piotrowski, Todd Savarese

Other participants: Krista DiPaolo - Recorder, Dan Finello - Judge, Janet Pacchioli - Borough Secretary/Treasurer, Chris Peterson - Borough Engineer

1. Swearing in of Councilmen by Judge Finello; Salvatore DiPaolo, Matthew Piotrowski and William Linwood. Chuck Bristow will be sworn in at the January 2024 meeting scheduled for 1/10/24.
2. Call to order by Mayor Judice
3. Establishment of Quorum
4. Pledge of Allegiance
5. Moment of Silence
6. Nomination and Election of Council President: Mr. Savarese nominated Mr. DiPaolo for President. Motion was seconded by Mr. Linwood. No other nominations. Motion passed 6-0-0.
7. Mayor Judice turned the gavel over to the new President.
8. Appointment of Vice President: Mr. DiPaolo nominated Christine Finello. The motion was seconded by Mr. Savarese. The motion passed 6-0-0.
9. Appointment of Chairperson Pro Tem: Mr. DiPaolo nominated Mr. Savarese, seconded by Mr. Lindwood. The motion passed 6-0-0.
10. Appointment of Vacancy Board Chair: Mr. DiPaolo nominated Mr. Bristow, Mr. Linwood seconded. The motion passed 6-0-0.
11. Reappointment of Borough Employees and Services:
  - a. Secretary/Treasurer - Mr. Branchide nominated Mrs. Pacchioli. Mr. DiPaolo seconded the motion. The motion passed 6-0-0.
  - b. Zoning Officer - Mr. Piotrowski nominated Matt Hallawell. Mr Linwood seconded. The motion passed 6-0-0.
  - c. Solicitor - Mr. DiPaolo nominated Mr. Mark Freed. Mr. Linwood seconded the motion which passed 6-0-0.
  - d. Engineer - Mr. Branchide nominated Chris Peterson of Carroll Engineering. Mr. Linwood seconded the motion which passed 6-0-0.
  - e. Keystone Municipal Services - Mr. DiPaolo nominated Keystone Municipal Services. Mr. Linwood seconded. The motion passed 6-0-0.
12. Committee Assignments:
  - a. Mr. DiPaolo made a motion for all council people to keep their current committee assignments. The motion was seconded by Mr. Branchide. The motion passed 6-0-0.
13. Appointments to Committee and Board vacancies:



- a. Parks and Recreation - Mr. DiPaolo made a motion to retain Adam Case and Ted Kowalksi for the 2024-2028 term which was seconded by Mr. Linwood. The motion passed 6-0-0.
  - b. Planning Commission - Mr. DiPaolo made a motion to retain Bill Linwood and appoint Len Stebulis, as a fifth member of the committee. The Commission's term is 2024 - 2027. The motion was seconded by Mr. Piotrowski. The motion passed 6-0-0.
  - c. Zoning Hearing Board - Mr. Branchide made a motion to retain Adam Case. The Zoning Hearing Board term is 2024 - 2026. The motion was seconded by Mr. Linwood. The motion passed 6-0-0.
14. Public Comment: Ms. Finello thanked Mayor Judice for tallying her votes. Mr. DiPaolo made a motion to honor Judge Finello at the January 10, 2024 meeting.
15. Personnel: Nothing to report.
16. Adjournment: Mr. Linwood made motion to adjourn which was seconded by Mr. Branchide. The meeting adjourned at 6:13 p.m. The motion passed 6-0-0. Next regular meeting is Wednesday, January 10, 2024 at 7:00 p.m.

*Approved 1-10-24  
As presented.*



# **Borough of Ivyland**

991 Pennsylvania Avenue, Ivyland, PA 18974 • 215-675-0110 • FAX: 215-675-8553

## **Ivyland Borough Council Meeting Agenda January 10, 2024**

1. Call to Order
2. Establishment of Quorum
3. Pledge of Allegiance
4. Moment of Silence
5. Minutes of 12/13/2023
6. Treasurer's Report
7. Bills List
8. Correspondence
9. Public Comment
10. Code Enforcement/Zoning December Report
11. Report of President
12. Engineer
13. Solicitor
14. Unfinished Business
15. Mayor
16. Committee Reports
  - Parks and Recreation
  - Finance
  - Borough Property
  - Public Safety
  - Streets and Walks
  - Planning Commission
  - Fire Company
17. Emergency Management
18. New Business
19. Public Comment
20. Personnel
21. Adjournment

**Ivyland Borough Council Meeting**  
**Wednesday, January 10, 2024**

**CALL TO ORDER:** 7:00 PM

**ATTENDANCE:** Chuck Bristow, Sal DiPaolo, Dr. Chris Finello, Bill Linwood, Matt Piotrowski, Todd Savarese

**ABSENT:** Chris Branchide

**OTHERS PRESENT:** Krista DiPaolo, stenographer, Senior Judge Daniel J. Finello, Mark Freed, Borough Solicitor, Anthony Judice, Mayor, State Representative Brian Munroe, Janet Pacchioli, Treasurer, Chris Peterson, Borough Engineer, Fire Chief David Sharp

**Establishment of Quorum:**

**Pledge of Allegiance:**

**Moment of Silence:**

**Swearing in of Council Member:** Senior Judge Finello swore in Chuck Bristow, bible held by Katie Coulson. There was a presentation of a plaque to the Honorable Senior Judge Finello, Jr. recognizing him as an Honorary Ivyland Resident.

**Minutes of 12/13/23:** In review of the December 2023 minutes, Mr. Savarese requested the addition of page numbers and minor grammatical changes. Mr. Savarese made a motion to approve, Dr. Finello seconded the motion. Mr. Lindwood abstained due to absence. Motion passed 5-0-1.

**Minutes of 1/2/24:** Mr. Savarese made a motion to approve. Mr. Linwood seconded the motion. Mr. Bristow abstained due to absence. Motion passed 5-0-1. Mr. Savarese made a motion to amend the agenda to acknowledge State Representative Brian Munroe. Mr. Linwood seconded the motion. Motion passed 6-0-0. Mr. Munroe described his reason for attending tonight's meeting, the awarding of the Covid-19 ARPA Small Water and Sewer Grant to Ivyland Borough. The grant was applied for and submitted in time due to the hard work of the Council and specifically Dr. Finello and Mr. Peterson. A ceremonial check for \$422,301.00 was presented to Council. The funds from this grant will be used to remediate the Greely Avenue stormwater issues, working on the prepared plan designed by Carroll Engineering.



- **Treasurer's Report:**

Mrs. Pacchioli read the December Treasurer's report. The balances are as follows as of 12/31/23:

General Fund:

Balance on Hand: \$606,562.21

Capital Reserve Fund: \$417.176.04

Liquid Fuel Fund: \$97,317.35

Fire Company Account: \$63,161.59

**Total Funds 12/31/23 \$1,184,217.19**

Treasurer's report accepted, subject to audit.

Mrs. Pacchioli read the January Treasurer's report. The balances are as follows as of 1/10/24:

General Fund:

Balance on Hand: \$587,804.50

Capital Reserve Fund: \$417.176.04

Liquid Fuel Fund: \$97,317.35

Fire Company Account: \$62,682.82

**Total Funds 1/10/24 \$1,164,980.71**

Treasurer's report accepted, subject to audit.

- **Bills List:**

Prepaid Bills List Total: \$28,519.76

Unpaid Bills List Total \$8,026.79

Mike Granieri's drain cleaning bill was not included in the unpaid list. The Treasurer did not get the bill before finalizing the Treasurer's report for January 2024. The drain cleaning work was done the week after Christmas 2023.

Treasurer noted that the prepaid list included annual payment for the borough's IT vendor contract. Mr. Linwood made a motion to approve the bills, Mr. DiPaolo seconded. Motion passed 6-0-0.

- **Correspondence:**

- a. Mr. Savarese asked about Certificates of Deposit for the new fiscal year. Mrs. Pacchioli shared that at the next Finance meeting, the Finance Committee would be looking into CDs and making recommendations to Council at the February meeting. Discussion was made by Council and the question "Does the investment of municipal funds into a COD account need approval?" was asked by Mr. Savarese. Mr. Freed recommended any movement of funds into CDs would require getting Council approval. The next Finance meeting is scheduled for 2/1/24.

- **Public Comment:**

- a. Mayor Judice shared that there were some initial audio issues with feedback on the new audio system. It was observed that after tonight's swearing in, audio did cut out then came back on during the swearing in of Councilperson Bristow. Dr. Finello shared that the 1/2/24 meeting had a minute of "offline audio" and that the audio then came back on after a delay. Mr. Bristow recommended having a hard internet/ethernet line installed for better performance. There was public comment that there was "a bit of feedback" during tonight's meeting. Mr. Bristow suggested that the audio system would still need some "tweaking" to make it perform optimally.

- **Code Enforcement/Zoning October Report:**

- a. Mr. Piotrowski shared that the owner of the Mill property is conducting work inside the building without proper permitting. Glen Guadeloupe from Keystone Municipal Services issued a Cease and Desist order (C & D) on the door. Mr. Guadeloupe also sent a C & D order via certified mail on Tuesday 1/9/24. Mr. Piotrowski commented that the owner stated that he will get a plan to the Borough Zoning Officer, Matt Hallowell. Owner appears to be complying with the stop work order.
- b. Mr. Piotrowski shared a complaint of rooster noise in the neighborhood. Mr. Piotrowski stated that he will be following up with Matt Hallowell on this issue.

Mayor Judice and Mr. Freed received a copy of the noise ordinance. Mr. Bristow commented that there is an ordinance, as it was written on his zoning approval for chickens, “no roosters” allowed in his zoning application.

- c. Mr. Savarese made a motion to approve the report, Mr. Bristow seconded.  
*Motion passed 6-0-0.*

- **Report of President:**

- a. President reported that he had nothing new to report at this time.

- **Engineer:**

- a. Mr. Peterson reported on the Navy Officer Housing Demolition Project. He reported work would be initiated at a kick off meeting on or around 1/24/24. He noted a demolition permit would need to be submitted for the work and inquired as to the fee. Discussion was had to waive the fee. Mr. DiPaolo made a motion to waive the fee and Mr. Linwood seconded. Motion passed 6-0-0. Mr. Piotrowski had a question about the grant for the project, the Greenways Trail Grant submitted back in May of 2023. Specifically, he asked if work being scheduled would be covered by the grant. Mr. Peterson said he would inspect the details of the project and report back to the Council. Dr. Finello commented that any question regarding the demolition project should be referred to previous Council meeting minutes, where action was required and taken on the Navy Officer Housing Project to ensure the safety and welfare of Borough residents.
  - b. Regarding the Ivyland Hotel, Mr. Petersen shared that revised plans were submitted on 12/29/23. Carroll Engineering is reviewing plans and will have enumerated comments by the end of the week.
  - c. Regarding the Greenways grant, Mr. Petersen is in communication with Heather Brosius at the state grant office and will be working on the next steps on how to utilize funding.
  - d. PennDot proceeded on the repair of the sinkhole on Jacksonville Road, where it is adjacent to the Fire Dam Park. Mr. Petersen is reaching out to Penndot, to see if they will be replacing the drainage pipe at the repair. Jacksonville Road will be shut down for a short time to make the repairs. Pacchioli also commented, “we [vyland] are on the list with PennDot to repair the pothole in front of the Piotrowski residence on Jacksonville Road.”



- **Solicitor:**

Mr. Freed reported on the discussion for the Ivyland Hotel Land Use application. Scheduling conflicts with dates and the Planning Commission were being worked on. Mr. Freed is reaching out to members of the Planning Commission for dates to meet and keep the process moving. Mr. Freed has reached out to the applicant's counsel to secure an extension of the deadline on the application, so the Planning Commission and Carroll Engineering can fully review the latest application revision.

- **Unfinished Business:**

- a. Mr. Savarese commented that the LDL Engineering (previously Bouche & James) files would be available until 1/31/24. Mr. Peterson has not looked at the files from LDL but stated that they had arrived at Carroll Engineering's office.

- **Mayor:**

- a. Police department: December 2023: 24 traffic citations, 2 written warnings, one non reportable accident. The municipal court check for November 2023 was \$375.01.
- b. For the month of December the two patrol cars traveled 559 miles combined.
- c. Dr. Finello shared that Warminster was installing two red light cameras and asked if there was a possibility of getting one for Jacksonville Road. Mayor Judice discussed the PennDot study for "connecting roads traffic study". PennDot commented that Jacksonville is not considered a connecting road. Dr. Finello feels the intersection at Johnsville and Jacksonville Roads is dangerous and needs to be considered for improvement. Mr. DiPaolo asked Dr. Finello to possibly contact Sen. Farry and Rep. Munroe. Dr. Finello commented that neither are on the transportation committee.

- **Committee Reports:**

- a. Park and Recreation: Mr. DiPaolo is working on competitive bids for a new swing set and border for the playground in the Ivyland Village. Mr. DiPaolo asked Mr. Peterson for assistance in getting the required bids.
- b. Finance: Dr. Finello commented that the next meeting is 2/1/24. She discussed that the Finance Committee would be working on banking and CD recommendations for Council. She commented that she is excited about the grant. Dr. Finello thanked the Council, Mrs. Pacchioli and Mr. Peterson for quick

action to get the small water grant submitted. She noted that winning this grant may assist the Borough with getting grants in the future.

- c. Public Safety: Nothing to report.
- d. Borough Property: Nothing to report.
- e. Streets and Walks: Nothing to report.
- f. Planning Commission: Committee has received revisions from the applicant for the hotel.
- g. Fire Company: David Sharp, Fire Chief, wishes everyone a Happy New Year. The Fire Company had a six member duty crew 7 PM - 12:00 AM during recent bad weather, to patrol the borough and help during a brief power outage. They assisted in the collapse of a tree at Jacksonville and Wilson. Chief Sharp reported on the passing of long time member, Ellwood "Woody" Allen. A church service will be held at 1pm on January 30th at the Ivyland Presbyterian Church, with a luncheon following in Fellowship Hall. Burial will be held Feb 9th at 10:30 am, with a Fire Company procession starting at the Firehouse, proceeding to the Military Graveyard in Washington's Crossing. In the past 30-days, the department had five calls (2 Fire / 3 EMS/Other) - 94 YTD in 2023. Two new members have been read in December. Five members signed up for RIT (16 Hours), one for FF1 (192 Hours) and one for FF2 (132 Hours). The training committee met and selected 10 county classes for all members to take. Two members completed firefighter one in November at 192 hours each. Chief Sharp asked Council to keep the Fire Company posted about the Navy housing demolition project and the sink hole repair on Jacksonville Road. The Tac and Engine 62 in Service 2024 goals posted at station 62. The upcoming Ivyland Community events for 2024:

- April TBD – Easter Bunny in Ivyland
- May 5 – Breakfast
- June 8 – Coin Toss
- Aug. TBD – Ivyland 5K Runners Breakfast
- Sep. 7 - Coin Toss
- Oct. TBD – Fire Prevention
- Oct. 22 - Fund Drive Letter Start
- Nov. 29/30 - Coin Toss
- Dec. 8 - Breakfast
- Santa Comes to Ivyland Dec. 14

- **Emergency Management:**

a. No Report

- **New Business:**

a. Mrs. Pacchioli commented that all Council members received their financial disclosure forms in tonight's packets.

- **Public Comment:**

a. Dr. Finello's microphone cut out during the meeting.

b. Dr. Finello thanked fellow Council members for the recognition of Senior Judge Finello.

- **Personnel:**

a. No Report

- **Adjournment:**

Mr. DiPaolo made a motion to adjourn, Mr. Savarese seconded. Meeting adjourned at 8:40 PM.

Minutes approved by Borough Council

*February 14*  
*as presented* 2024