

**Ivyland Borough Council
Meeting Minutes
April 9, 2025**

CALL TO ORDER: 7:00 PM

ATTENDANCE: Chuck Bristow, Sal DiPaolo, Jahangir Nasir, Matt Piotrowski, Todd Savarese

ABSENT: Dr. Chris Finello, Bill Linwood

OTHERS PRESENT: Krista DiPaolo, Recorder, Mark Freed, Borough Solicitor, Mayor Tony Judice, Janet Pacchioli, Treasurer, Christopher Peterson, Borough Engineer

Establishment of Quorum:

Pledge of Allegiance:

Moment of Silence:

Reorganization Meeting:

Minutes of 3/12/25:

A motion was made to approve the minutes. Mr. Bristow made a motion, Mr. Nasir seconded. Motion passed 5-0-0.

- **Treasurer's Report:**

Mrs. Pacchioli read the April 9, 2025 Treasurer's report. The balances are as follows as of 4/9/25:

General Fund:	
Balance on Hand:	\$277,847.81
Capital Reserve Fund:	\$644,801.41
Liquid Fuel Tax Fund:	\$62,668.98
Fire Company Account:	\$76,154.71
Total Funds 4/9/25:	\$1,061,472.91

Treasurer's report was accepted, subject to audit.

- **Bills List:**

Prepaid Bills List Total:	\$51,120.62
Unpaid Bills List Total	\$10,843.67

Mr. Bristow made a motion to pay the bills, Mr. Savarese seconded the motion. Motion passed 5-0-0.

- **Correspondence:**

- a. Mrs. Pacchioli sent Council an email communication about the new fee schedule.

- **Public Comment:**

- a. Resident: Bob Rhoads, 85 Valentine Road, Ivyland, Pa. 18974. Mr. Rhoads just found out the park excavation was starting this week. He did not receive any notification. He expressed concern that the new sidewalk will impact his yard. Mr. Rhoads bought the land in 2002. He has consulted with a few lawyers about the sidewalk. The excavation will destroy two of his flower beds and three of his trees. He wants to discuss this with the Council and determine what compromise can be made or agreed upon. He is concerned about losing all aesthetic value to his property. He stated he is the only person who's property will be affected. He has already expressed his disapproval with the connecting of the sidewalks. He is completely against this and is voicing his opinion. He asked for the Council to comment. In the November 2024 Borough meeting, Mr. Rhoads shared a concern with people cutting through his property. Mr. Nasir commented that he recalls those expressed concerns and that the current digging is over the actual placement of the curb. Mr. Rhoads is concerned about increased foot traffic on his property. He requested that the sidewalk be closer to the curb. Mr. Peterson commented that the sidewalk does impact the bed. For this reason, they planned to put the sidewalk closer to the curb. Mr. Peterson says the grass strip can be reduced in size. Mayor Judice stated there will be a shrubbery barrier (future phase) between the property and the sidewalk. There is funding for the current work, the plantings will be completed in the next phase. Council is trying to secure future funding. Mr. Rhoads asked about timelines. Mr. Piotrowski asked if Mr. Rhoads beds were in the right of way. Mr. Peterson said that the beds are in the right of way. Mr. James Rhoads (Mr. Robert Rhoad's son) commented that they are aware of this and that is why they take care of the area. He expressed concern that they were not notified of this plan. Mr. Rhoads said it would have taken one phone call or one notice to them. He expressed that much of the plantings will be destroyed. He described what plantings will be destroyed with the sidewalk. Mr. DiPaolo commented that they have already expressed there is a possibility to move the curb and, as a Council, they will investigate this and determine viability. Mr. Peterson said it is possible with some changes. Mr. Savarese commented that Mr. Rhoads' property is beautifully maintained. In addition, as there were public meetings where this was discussed, Mr. Rhoads should have been aware of these developments. Mr.

Rhoads said he could not get the live stream for the virtual meeting coverage. Mr. Savarese also stated that he is in favor of lessening the impact to the property but there needs to be continuity between the flow of sidewalks from Jacksonville into the Village. Mr. Savarese commented that he does not want to see the sidewalk jut to the right and not being continuous with the flow. Mr. Rhoads suggested that the sidewalk not be installed, that it can stop at Jacksonville Road. This would also save the Borough money. Mr. Savarese said the sidewalk is going in and will be the same size as the other sidewalks. Mr. Savarese is understanding of Mr. Robert Rhoads concerns and requests. Ultimately, with a delineated sidewalk, there will be less of an issue with people coming onto his property. Mr. Rhoads stated that he doesn't agree because, "people don't respect property lines." The public interest is putting in pathways. Mr. DiPaolo mentioned that residents didn't want the Navy Housing, and the Borough responded. Now residents are complaining about noise and access. The sidewalk plan was to connect things and make pathways for people to follow. Further, if people are intruding on Mr. Rhoads' property, that is an issue for him to resolve. Mr. Rhoads asked about sidewalk maintenance, for example, who would remove snow. Mr. DiPaolo confirmed that it would be the homeowners responsibility to keep clear. He expressed frustration with being responsible for this. He asked to receive communication regarding the sidewalk layout. Mr. Bristow commented that there are sidewalks in the borough which are dangerous and do not have even a two foot grass strip between the road and the sidewalk. Mr. Rhoads' offered to share his email address so he can receive communication (robertd.rhoads430@gmail.com). Mr. Peterson shared his recommendation that he come out to the site, contact the contractor, will survey an appropriate width for the sidewalk and find a happy medium between matching the aesthetics of the neighborhood and lessen the impact on the gardens. Mr. Peterson is confident the contractor can work with them to address this. Mr. Savarese asked for clarification on Mr. Peterson's suggested changes to the sidewalk. There will be a straight line transition, no jutting lines to the sidewalk. Mr. Savarese asked how the Council will make the decision to keep the project moving forward. Mr. Peterson stated that there will need to be a change order because the land has already been excavated. The grass strip can possibly be two feet, not four. Mr. Piotrowski said he understands having a two foot grass strip. He is in favor of the sidewalk being closer to the curb as it approaches Jacksonville. Mr. Bristow asked about helping Mr. Rhoads relocate the one bush on his property. There is also a cherry blossom tree. Mr. Rhoads stated that if they try to move (save) the bush, it will impact the tree. Mr. James Rhoad asked about a timeline on the shrubbery. He is concerned about people walking on the property. Mr. Peterson said they will hear about the grant funds in August or September 2025. Mr. Peterson asked the Rhoads to consider that now there is a trail for people to use. Mayor Judice commented about informing the public on how to use the trails and sidewalk. Mr. DiPaolo thanked the Rhoads for attending the meeting and sharing their concerns. The comments have been made public. Mr. DiPaolo thanked Mr. Peterson for helping foster a solution with the resident.

b. No Facebook comments

- c. Mr. Chuck Margiotta, resident, stated that he was aware that the construction started this week.
- **Code Enforcement/Zoning Report:**
 - a. None
- **Report of President:**
 - a. None
- **Engineer:**
 - a. Ivyland Park update: the contract documents executed by both parties last week. The pre-construction meeting with the contractor was held on April 4, 2025. The note to proceed was issued for work to start April 7, 2025. The work completion date is July 6, 2025. The final payment will be due August 5, 2025.
 - b. Greeley Avenue Stormwater: There will be updates at the next meeting.
 - c. Old business: The firehouse striping proposal: Mr. Peterson contacted Steve Funk of BuxMont Asphalt Sealing and asked to proceed with the work and provide a work schedule as the PECO work has been completed.

Solicitor:

- a. Chicken Ordinance: This ordinance has been written after discussion at last month's meeting. The highlights of the ordinance include no roosters, chickens will be in a closed area/yard/coupe, and no slaughter of chickens. There needs a motion to advertise, then it goes to the Planning Commission because it is a Zoning code, then back to Council. Mr. Bristow made a motion to advertise, Mr. DiPaolo seconded the motion. Motion passed 5-0-0.
 - b. Traffic enforcement: At last month's meeting there were questions about automated traffic enforcement. Mr. Freed did investigate options for the borough. There are certain population requirements for electronic enforcement. The borough is too small. The use of cameras are not a possibility as there is no authority for enforcement
 - c. Right to know requests: The borough received requests since the last meeting.
- **Unfinished Business:**
 - a. Updated fee schedule: Resolution 2025-2: Resolution of Borough of Ivyland, Bucks County, PA, adopting a new fee schedule in connection with Codification Ordinances

was read by Mrs. Pacchioli. Mr. Bristow made a motion, Mr. DiPaolo seconded the motion. Motion passed 5-0-0. Mr. DiPaolo signed the motion. Mr. Savarese had a question about Part 14-A "\$5.00" (page 21). Mrs. Pacchioli stated that she could not answer that and will check with Barry Isett Associates. Mr. Freed said the Ordinance can be put into effect with a small change to that part to be made after adoption.

- **Mayor:**

- a. **Police Report:** The monthly police report for March 2025: 26 traffic citations, two written warnings and two parking tickets. The March 2025 court check was \$619.21. The YTD court check amount is \$1,402.63. Mayor Judice spoke with Chief Carey about targeted enforcement on Greely and Wilson. The plan is to monitor those areas at peak times. The Borough will have to pay to utilize an extra officer for this.

- **Committee Reports:**

- 1. *Park and Recreation:*

- a. Mr. Nasir reported a new basketball net was installed per the public comment. There are two new toddler swings at the Firehouse park. The toddler swings can also hold babies due to a strap inside the bucket.
- b. Annual Easter Egg hunt at the park: Saturday, April 12, 2025 at 2:00 PM. Residents are asked to drop off 12 dozen eggs per child, by Friday, April 11, 2025. The rain date will be Saturday, April 19, 2025. Mrs. Pacchioli shared that the office has received eggs. Mr. Bristow asked about how to alert of the rain date. The committee will utilize Facebook and email communication to alert residents.

- 2. *Finance:* No report

- 3. *Public Safety:* Mayor Judice reported for Mr. Linwood. The Borough is seeking an additional officer to hire. Chief Carey submitted a written report for March 2025:

- a. During the month of March there were 31 calls for service, with a year to date amount of 89.
- b. During March, patrol vehicle 3802 traveled 225 miles while on patrol in the borough.
- c. YTD mileage for both vehicles is 1,701 miles
- d. YTD arrests are zero
- e. YTD Borough violations is one

f. Traffic Enforcement for March: 26 traffic citations issued, two written warnings, and two traffic tickets. YTD: 60 traffic citations, two parking tickets, and two writing warnings.

g. There have been no reportable accidents this year

4. *Borough Property:*

a. Mr. Piotrowski displayed the prototype for the borough street signs. The sign is aluminum with a vinyl cover. The sign is estimated to last between 7 and 10 years before it fades. The suggestion was for the vendor to reapply vinyl over the sign, at intervals, to ensure longevity. If the Council agrees, Mr. Piotrowski can move forward with a formal proposal. The Council was in agreement that the prototype is acceptable. Mr. Bristow asked if there were any missing street signs. Mayor Judice commented that there are no missing signs. The vendor needs a list of names and quantities to move forward. Mayor Judice will compile the list. Mr. Savarese expressed that Village signs are not aesthetically pleasing. Mr. Nasir asked for a quote for Village street signs but in a horizontal orientation.

5. *Streets and Walks:*

a. Mr. Savarese thanked Mr. Peterson for all his hard work as well as ^{State Representative} ~~Congressman~~ ^{Senator Frank} ~~Councilman~~ ^{Brian} Munroe and ~~Councilman~~ Farry to secure funding for the projects. Mr. Savarese is in favor of getting some type of rendering to show what the park will look like and where the entrances will be. This could be posted on the community Facebook page. Mr. DiPaolo asked Mr. Peterson what a rendering would cost. He commented that there will be actual pictures available in four weeks. Mr. Peterson said that they can put something together. The Phase III plans can be colorized for this purpose. That could take a day of work on the part of Carroll Engineering. Mr. Piotrowski cautioned that this could work against the Council if the renderings change in the future. Mr. Peterson recommended using the photographs that are taken as the project ensues. Mr. DiPaolo suggested a future Park and Rec meeting for residents where ideas can be received to the Council. Then the council can give the ideas to Carroll Engineering. Mr. Peterson agrees with this idea. Mr. Nasir offered to take some pictures and run them through AI for possible renderings. Mr. DiPaolo requested that Mayor Judice use his drone to capture some aerial views. He also asked Mr. Nasir and Mayor Judice to collaborate their efforts and work together on this.

6. *Planning Commission:*

- a. The next meeting is April 24, 2025. The Chicken Ordinance is to be discussed.

7. *Fire Company:*

- a. Emergency Services Updates:

- i. In 2025 we have had 28 calls year to date, 2 fire and 8 medical or other calls in the last 30 days (10 EMS/Other)
- ii. The officers are pleased to announce the appointment of Ian Sharp to the role of Lieutenant.
- iii. Training with Hatboro Fire Company
- iv. Eight members currently enrolled County Training Courses

- b. Upcoming Events

- i. April 12 – Easter Bunny in Ivyland
 - 1. There is a coupon in some eggs to get a free fire truck ride throughout the Borough.
- ii. **May 8 – Tranquility fundraiser - all day**
- iii. June 7 Coin Toss (Rain Date 6/8)
- iv. July 16 – Tony's place fundraiser
- v. Aug TBD – Ivyland 5K Runners Breakfast
- vi. Sep 13 - Coin Toss (Rain Date 9/14)
- vii. Oct 19– Fire Prevention
- viii. Oct 22 - Fund Drive Letter Start
- ix. Nov 11 - Coin Toss (Rain Date 11/28)
- x. Dec 20 – Santa in Ivyland '
- xi. Dec 14 - Santa Breakfast

- **Emergency Management:**

- a. No report

New Business:

- a. Mr. Bristow inquired if the borough was going to seek out a Multimodal grant this year. He shared information about Pedestrian Safety Projects and referenced a project in Middletown Township. Specifically, Yardley received a grant to establish a Maple Point Road crossing. In addition, on the northside of York Road in Hatboro, a pedestrian crossing (@ Daddy Pops diner) is present. Mr. Bristow commented that it was an interesting crossing and might be something to consider. Mr. Peterson commented that

we could seek a grant, possibly part of an LSA grant. Mr. Peterson stated the DCED grant would be due first at the end of May. The Penndot Grant Programs are due later. Mr. Bristow made a motion to pursue the Multimodal Transportation Fund Grant/DCED Grant. The motion was seconded by Mr. Savarese. The motion passed 5-0-0.

- **Personnel:**

- a. Nothing to report

- **Public comment:**

- a. FB: Resident asked about asbestos and lead at the hotel. Mr. DiPaolo has spoken to Mike Itallia from Barry Issett. He has not given Mr. DiPaolo any clear guidance for requirements for asbestos remediation at the hotel property. Mr. DiPaolo is still following up on this. Mr. DiPaolo commented that any building built before 1978 has some level of lead paint in it.

- **Adjournment:**

- a. Mr. DiPaolo made a motion to adjourn, Mr. Bristow seconded. Motion passed 5-0-0.
Meeting adjourned at 8:05 PM

Respectfully Submitted,
Krista DiPaolo, recorder

Minutes Approved by Borough Council May 14, 2025
with corrections p. 6