

**Ivyland Borough Council**  
**Meeting Minutes**  
**November 12, 2025**

**CALL TO ORDER:** 7:02 PM

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

**ABSENT:** Krista DiPaolo, Recorder

**OTHERS PRESENT:** Mark Freed, Borough Solicitor, Mayor Tony Judice, Janet Pacchioli, Treasurer, Chris Peterson, Borough Engineer

**Establishment of Quorum:**

**Pledge of Allegiance:**

**Moment of Silence:**

**Minutes of 10/8/25:**

Mr. Bristow made a motion to approve the minutes. Mr. Linwood seconded the motion. Motion passed 7-0-0.

- **Treasurer's Report:**

Mrs. Pacchioli read the November 2025 Treasurer's report. The balances are as follows as of 11/12/2025:

<b>General Fund:</b>	
Balance on Hand:	\$365,798.56
Capital Reserve Fund:	\$574,904.50
Liquid Fuel Tax Fund:	\$64,307.39
Fire Company Account:	\$77,407.93
<b>Total Funds November 2025:</b>	<b>\$1,082,418.38</b>

The Treasurer's report was accepted, subject to audit.

- **Bills List:**

Prepaid Bills List Total:	\$64,687.27
Unpaid Bills List Total	\$9,268.33

Mr. Linwood made a motion to pay the bills, Mr. Bristow seconded the motion. Motion passed 7-0-0.

**Discussion:**

None

**1. Correspondence:**

- Mrs. Pacchioli - A complaint was received regarding the top of the berm along Brewster Avenue. The complaint states that bamboo has been planted along the berm and is spreading.

**2. Public Comment:**

- Mr. Chuck Margiotti, 1215 Pennsylvania Avenue: Mr. Margiotta offered thanks to Mr. Nasir for all he has done for the Borough.

**3. Code Enforcement/Zoning Report:**

- Nothing to report

**4. Report of President:**

- Mr. DiPaolo reported that all is going well and that the Borough had a good day at the polls on November 4, 2025.

**5. Engineer:**

Mr. Peterson presented his report:

**a. Local Share Account (LSA) Grant Application:**

- Council voted 6-0-1, Dr. Finello abstained. Mr. Bristow made a motion for Resolution 2025-4 to apply for the grant. Mr. Linwood seconded the motion. Dr. Finello noted that the Council should get letters of support from Representative Monroe and Senator Frank Farry. Mr. Peterson will get draft letters to Mrs. Pacchioli.

**b. Speed Limit Signage Evaluation:**

- i. A study was completed. The estimate is that 13 signs will be needed. Mr. Peterson also noted that Council should coordinate with 1061 Greeley for sign placement. Mr. Peterson will get an estimate for signage cost.
- c. **Wilson Avenue Pothole Repair:**
  - i. Only one bid has been received for \$6,700.00. Mr. Peterson suggested we wait for more bids. Mr. Savarese made a motion to wait for more bids and to authorize Mr. Peterson to move forward with the lowest bid which does not exceed \$6,700.00. Mr. Linwood seconded the motion. The motion passed 7-0-0. Mr. Peterson also reported that PECO will do a temporary patch.
- d. **Greeley Avenue Storm Sewer Replacement:**
  - i. The preliminary design plans were previously transmitted to the WMA for their review and comment. The Authority responded on Friday, November 7, 2025. They provided the plans to their engineer to review, and no immediate concerns were noted by the Authority. They have indicated that the soft-digs can proceed as discussed at the locations indicated, where utility conflicts are expected.
- e. **Verizon Communication Boxes:**
  - i. Verizon completed the repair of the damaged boxes at the former Navy Housing property. They have indicated that they intend to remove the boxes once they confirm there are no active service lines through the junction boxes. No timeline for this determination was provided.
- f. **Fire Lane Stripping Repair:**
  - i. The markings have been repaired by the contractor, Nicholas M. Cooper of Cooper Mechanical.
- g. **1061 Greeley Avenue Development Review:**
  - i. The land development plans have been received and reviewed. The proposal is to convert the existing retail space into a four-unit, multi-family dwelling. A Zoning relief was granted, previously, for this use and related dimensional requirements. Carroll Engineering's office has almost completed the compliance review with Borough code and expects to issue the letter this week.

**6. Solicitor:**

- a. Mr. Freed reported that there has been one snowplow/landscape bid received from Granieri Lawncare. Mr. Saverese commented that he was a little disappointed by the salt pricing, \$165.00. The price has been kept the same in the initial term of 2025-2027. The initial optional term was lowered to \$135.00. A discussion ensued with the conclusion that other options will need to be secured for the future. Mr. Nasir asked if the Borough is allowed to solicit bids in the future. Mr. Freed responded that bids can be solicited in the future. Mr. Savarese made a motion to accept the Granieri bid for a term of November 15, 2025 to November 14, 2027. Mr. Linwood seconded the motion. The motion passed 6-0-1. Dr. Finello abstained from voting.
- b. Mr. Freed reported on the receipt of the Verizon audit done by the Cohen Group. The Borough is currently reviewing all revenues that we are entitled to. The Cohen Group is negotiating the new contact.
- c. The Temperance House Lofts has requested a bond reduction which is being handled by Carroll Engineering.
- d. Mr. Freed had been reviewing the WMA Lateral Inspection Ordinance. Mr. Freed noted that there is a difference between residential and business properties in the ordinance. Mr. Savarese asked if the Borough is comfortable with the responsibility falling on the homeowners when there is a change or use or property resale? Mr. Piotrowski stated that the WMA's definition of "change of use" may not be the same as ours. Mr. Bristow stated that we need to push back on the Ordinance requirements provided by WMA. Mr. Peterson suggested offering to educate residents on this Ordinance. Mr. Piotrowski asked how to get representation on the WMA Board? Mr. Freed is working on a more palatable Ordinance for the Borough.

**7. Unfinished Business:**

- a. The Live Streaming option needs fixing. Moving forward, Mr. Bristow and Mayor Judice are looking into the possibility of streaming via YouTube. Mr. Bristow may reach out to the IT contact at William Tennent High School.

**8. Mayor:**

Police Report: The monthly police report for October 2025. There were 23 traffic citations issued, 23 written warnings, three traffic tickets, and three non-reportable accidents. The Court check for the months of September and October was \$632.52

**9. Committee Reports:**

**a. Park and Recreation:**

- a. Mr. Nasir reported a successful Bonfire & Hayride event. He offered thanks to Mr. Coulson and the Fire Company. Mr. Nasir suggested adding an additional hour to the hayride next year.
- b. The Ivyland Village Tree Lighting Illumination will be either November 29th or December 6th.
- c. The Ivyland Church will host the annual Gingerbread House Making and Tree Lighting on December 19, 2025. Please sign up on Facebook via the Sign Up Genius.

**b. Finance:**

- a. Mr. DiPaolo made a motion to advertise the Budget and Tax Ordinance with an increase of 2 Mils (from 11.25 to 13.25). Mr. Bristow seconded the motion. The motion passed 7-0-0.

**c. Public Safety:**

- a. No report

**d. Borough Property:**

- a. No report

**e. Planning Commission:**

- a. There is a meeting on November 20, 2025 at 7:30 PM to review the 1061 Land Development Application.

**f. Streets and Walks:**

- a. No report

**g. Fire Company:** Mr. James Cantore, Ivyland Fire Department, reported for the Ivyland Fire Company for November 2025:

a. Emergency Services Updates:

1. For 2025 the fire company YTD has 105 calls. There were four Fire and 13 EMS calls in the last 30 days.
2. Events (past and future):
  - a. On October 18, 2025, the Department was on site to offer EMS support for the WTHS Marching Band's COB.
  - b. The Department participated in the annual Ivyland Bonfire on October 25, 2025. Their fire preview program yielded over 100 people.
  - c. Hatboro Holiday Parade: The Department will participate in this year's parade on Sunday, November 23, 2025.
  - d. In December, the Department will host CPR certifications for pets, date TBD.
  - e. The annual Santa Breakfast is on Sunday, December 14, 2025.
  - f. Santa's annual visit to Ivyland will take place on Saturday, December 20, 2025.

**10. Emergency Management:**

- a. The county has portable lights to borrow. Please contact Mr. James Cantore and he will make the request.

**11. New Business:**

- a. Nothing to report

**12. Personnel:**

- a. Nothing to report

**13. Public comment:**

- a. Mr. Margiotti asked who makes the call on salting? This call can be made by Mr. Savarese, Mayor Judice, &/or Mr. DiPaolo.
- b. Mr. Sean Griffith, 89 Gough Avenue; Mr. Griffith asked how to view the budget
- c. Mayor Judice reminded everyone to submit their luminary orders.

**14. Adjournment:**

Mr. DiPaolo made a motion to adjourn. The meeting adjourned at 8:45 PM. ***The Executive Council will meet immediately following this adjourned meeting.***

Respectfully Submitted,  
Krista DiPaolo, Recorder

Minutes Approved by Borough Council December 10, 2025  
*As presented.*