

AGENDA
MONTGOMERY TOWNSHIP
BOARD OF SUPERVISORS
DECEMBER 19, 2016

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Robert J. Birch
Candyce Fluehr Chimera
Michael J. Fox
Jeffrey W. McDonnell
Richard E. Miniscalco

Lawrence J. Gregan
Township Manager

ACTION MEETING – 8:00 PM

1. Call to Order by Chairman
2. Pledge of Allegiance
3. Public Comment
4. Announcement of Executive Session
5. Consider Approval of Minutes of November 28, 2016 Meeting
6. Recognize Eagle Scout Project Completion
7. Consider Approval of Montgomery Township Sewer Authority 2017 Budget
8. Consider Approval of Montgomery Township Municipal Sewer Authority 2016 Tapping Fee Agreements
9. Consider Adoption of Montgomery Township 2017 Final Budget
10. Consider Definition & Commitment of Fund Balances in Accordance with GASB Statement No. 54
11. Consider Approval of 2016 Budget Amendments
12. Consider Acceptance of Proposal for Auditing Services for 2017
13. Consider Approval of Revised Community & Recreation Center Membership Fees
14. Consider Approval of End of Maintenance Period – Montgomery Chase – LDS #616A
15. Consider Reaffirmation – Preliminary/Final Land Development Plan Approval and Waiver Request – Condo Unit #5 – 640 Cowpath Road – LDS #687
16. Consider Approval of BJ's Warehouse - Start of Maintenance Period and Escrow Release #2 for LDS 673–640 Cowpath Road
17. Consider Approval of Construction Escrow Release #2–Starbucks–M-15-73, 776 Bethlehem Pike
18. Consider Application - 2016 Tree City Use Recertification and Growth Award
19. Consider Replacement of Land Development Surety for W.B. Commons, LP – LDS 610A
20. Consider Adoption of Proposed Ordinance #16-302 – Alternate Planning Commission Members
21. Announcement of Re-Organization Meeting Date and Consideration of Authorization to advertise Re-Organization Meeting of January 3, 2017
22. Consider Authorization to Advertise Proposed Ordinance #17-303 – Amending Chapter 209, Article VI, Section 209-76(B) Taxation/Tax Certifications/Fee

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23. Consider Payment of Bills

24. Other Business

25. Adjournment

Future Public Hearings/Meetings:

12-21-2016 @5:00pm – Sewer Authority

01-03-2017 @8:00pm – Board of Supervisors Re-Organization Meeting

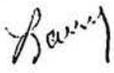
MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Public Comment

MEETING DATE: December 19, 2016 ITEM NUMBER: #3

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Lawrence J. Gregan Township Manager  BOARD LIAISON: Candyce Fluehr Chimera, Vice Chairman of the Board of Supervisors

BACKGROUND:

The Board needs to remind all individual(s) making a comment that they need to identify themselves by name and address for public record.

The Board needs to remind the public about the policy of recording devices. The individual(s) needs to request permission to record the meeting from the chairman and needs to identify themselves, by name and address for public record.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

None.

MOTION/RESOLUTION:

None.

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

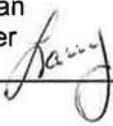
MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Announcement of Executive Session

MEETING DATE: December 19, 2016 ITEM NUMBER: # 4

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Lawrence J. Gregan Township Manager  BOARD LIAISON: Candyce Fluehr Chimera, Vice Chairman of the Board of Supervisors

BACKGROUND:

Frank Bartle will announce that the Board of Supervisors met in Executive Session prior to this Public Meeting and will summarize the matters discussed at these meetings.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

None.

MOTION/RESOLUTION:

None.

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Approval of Minutes for November 28, 2016

MEETING DATE: December 19, 2016 ITEM NUMBER: #5

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Lawrence J. Gregan
Township Manager  BOARD LIAISON: Candyce Fluehr Chimera, Vice
Chairman of the Board of Supervisors

BACKGROUND:

Please contact Deb Rivas on Monday, December 19, 2016 before noon with any changes to the minutes.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

None.

MOTION/RESOLUTION:

None.

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

DRAFT

**MINUTES OF MEETING
MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
NOVEMBER 28, 2016**

At 7:00 p.m. Vice Chairman Candyce Fluehr Chimera called to order the executive session. In attendance were Supervisors Michael J. Fox, Jeffrey W. McDonnell and Richard E. Miniscalco. Supervisor Robert J. Birch was absent. Also in attendance were Township Manager Lawrence Gregan and Township Solicitor Frank R. Bartle, Esquire.

At 8:00 p.m. Vice Chairman Candyce Fluehr Chimera called to order the action meeting. In attendance were Supervisors Michael J. Fox, Jeffrey W. McDonnell and Richard E. Miniscalco. Supervisor Robert J. Birch was absent. Also in attendance were Township Solicitor Frank Bartle, Esquire, Township Manager Lawrence J. Gregan, Police Chief J. Scott Bendig, Director of Fire Services Richard Lesniak, Director of Finance Ami Tarburton, Director of Administration and Human Resources Ann Shade, Assistant to the Township Manager Stacy Crandell, Director of Planning and Zoning Bruce Shoupe, Director of Public Works Kevin Costello, Director of Recreation and Community Center Floyd Shaffer, Information Technology Director Rich Grier and Public Information Coordinator Kelsey McMeans.

Following the Pledge of Allegiance, Vice Chairman Candyce Fluehr Chimera called for public comment from the audience and there was none.

Township Solicitor Frank Bartle announced that the Board had met in an executive session prior to this meeting and discussed four matters. The Board discussed two matters of personnel, including the Fire Union Arbitration and Police Union Negotiations. The Board also discussed two matters of potential litigation, one regarding the Cutler subdivision and the other involving a zoning hearing board application for Lizell's Office Furniture at 742 Bethlehem Pike. Mr. Bartle stated that these matters are legitimate subjects of executive session pursuant to Pennsylvania's Sunshine Law.

Vice Chairman Candyce Fluehr Chimera made a motion to approve the minutes of the November 14, 2016 Board of Supervisors meeting, and Supervisor Michael J. Fox seconded the motion. The minutes of the meeting were unanimously approved as submitted.

Director of Finance Ami Tarburton introduced David Bernhauser, a representative from the Pennsylvania Chapter of the Government Finance Officers Association (GFOA). Mr. Bernhauser presented the Certificate of Achievement for Excellence in Financial Reporting Award to the Township. In 2016, for fiscal year 2015, the Township prepared its annual financial report in Comprehensive Annual Financial Report (CAFR) format and applied to the GFOA for consideration in the CAFR program. In November 2016, the Township received a letter from the GFOA congratulating it on the CAFR and awarding the Township the Certificate of Achievement in Financial Reporting for the fiscal year ended December 31, 2015. This is the sixth consecutive year that the Township has received this award. Supervisor Michael J. Fox stated that this Certificate of Achievement for Excellence in Financial Reporting is a program that the Board has regarded highly. Supervisor Fox stated that the Township residents understand the importance that the Board places on financial reporting, so the Board is really glad to see this acknowledgment once again.

Director of Finance Ami Tarburton reported that the Minimum Municipal Obligation calculation has determined that for 2017, a combination of State Aid, Township contributions and Police Officer contributions will be required to meet the funding obligations of the Plan and keep the pension fund actuarially sound. Resolution #1 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, requires Police Officer contributions to the Police Pension Plan in the amount of 5% of Base Salary, Longevity and Holiday pay for the year 2017 and direct that notice of contribution be provided to the representatives of the Police Collective Bargaining Unit.

Director of Fire Services Richard Lesniak reported that Todd Kulp, who worked for the Department of Fire Services on a part-time basis since September 20, 2007 has submitted his

resignation effective November 11, 2016. Mr. Lesniak stated that the Township appreciated Mr. Kulp's service and wished him well in his future endeavors. Resolution #2 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, recognized the resignation of Todd Kulp from his position as Firefighter Part-Time with Montgomery Township effective November 11, 2016.

Director of Recreation and Community Center Floyd Shaffer reported that in October 2015, AGT Fitness Management was hired to provide professional supervision for the fitness center and instructors for group exercise classes. Based on the usage patterns and participation rates that were experienced during the first year of operation, Township center staff and AGT Fitness Management, Inc. have negotiated several revisions to the original agreement to improve the members experience at the Center and control costs. There were three specific changes made: the times to staff the fitness center were reduced, monthly compensation for the new proposed staffing was reduced and weekly exercise class instruction rates were reduced. Resolution #3 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the authorization to execute Addendum C to the Agreement with AGT Fitness Management, Inc. to provide professional staffing of the Fitness Center and Group Exercise Instructors at the Montgomery Township Community and Recreation Center.

Director of Planning and Zoning Bruce Shoupe reported that the Township Engineer and Township Landscape Architect, along with Township staff, have reviewed and are recommending the release of the surety bond and end of the maintenance period for Phase 1 of the Chick-Fil-A project. The current amount of the Maintenance Bond held for Phase 1 is \$122,850.97 and Phase 2 (vacant pad site) of this project still has \$87,321.67 left in the original Performance bond. Resolution #4 made by Vice Chairman Candyce Fluehr Chimera, seconded by Supervisor Michael J. Fox and adopted unanimously, authorized the release of the

Maintenance Bond and the end of the maintenance period for Phase 1 of the Chick-Fil-A project, LDS#669, located at 794 Bethlehem Pike.

Resolution #5 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the escrow release #1 for LDS#677 – Narayan Guest House in the amount of \$69,536.00.

Resolution #6 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the escrow release #1, LDS#682 – BJ's Fueling Station-Five Points Plaza in the amount of \$481,076.10.

Resolution #7 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the escrow release #2, LDS#684 – Mark's Jewelers – 975 Bethlehem Pike in the amount of \$34,222.01.

Resolution #8 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the escrow release #1, M-15-73 – Starbuck's – 776 Bethlehem Pike in the amount of \$23,515.35.

Resolution #9 made by Supervisor Richard E. Miniscalco, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the waiver of permit fee for a special event for the Greater Philadelphia Falun Dafa Association Shen Yun Performances.

Township Manager Lawrence J. Gregan reported that the Township's traffic signal system at the intersection of Cowpath Road and the Five Points Shopping Center is proposed to be upgraded by Penn DOT as part of the S.R. 0202 Section 71A Five Points Intersection Improvement Project. Penn DOT's upgrades to this signal system will involve the installation of an overhead lane use control mast arm on the westbound approach to the intersection. Penn DOT has requested that the Township obtain an easement from an adjacent property owner in order to locate a pole on their property which is outside of the right-of-way. The property owners have agreed to provide an easement to the Township at no cost. Penn DOT will be responsible for the construction costs of the new equipment. Staff is recommending that the

Board of Supervisors approve the easement agreement as presented. Resolution #10 made by Supervisor Michael J. Fox, seconded by Supervisor Richard E. Miniscalco and adopted unanimously, approved the Easement Agreement for a pole location for the Cowpath Road and Five Points Shopping Center Traffic Signal Upgrade.

A motion to approve the payment of bills was made by Vice Chairman Candyce Fluehr Chimera, seconded by Supervisor Michael J. Fox, and adopted unanimously, approved the payment of bills as submitted.

Under other business, Vice Chairman Candyce Fluehr Chimera requested that the record show that the Board of Supervisors accepted a letter from Supervisor Richard E. Miniscalco requesting inclusion in the Group Life, Dental, Health, Hospitalization, Medical and Accident Insurance Plans provided by the Township. There being no further business to come before the Board, the meeting adjourned at 8:20p.m.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Recognize Eagle Scout Project Completion

MEETING DATE: December 19, 2016

ITEM NUMBER: #6

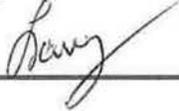
MEETING/AGENDA: WORK SESSION

ACTION XX

NONE

REASON FOR CONSIDERATION: Operational: XX Policy: Discussion: Information:

INITIATED BY: Lawrence J. Gregan
Township Manager



BOARD LIAISON: Candyce Fluehr Chimera
Vice Chairman, Board of Supervisors

BACKGROUND:

The Board of Supervisors wish to recognize and commend Township resident Timothy Ruane for the successful completion of his Eagle Scout Project. Timothy approached the Township seeking a project that he could complete as part of his Eagle Scout rank requirements. Timothy, including his brother Joe and many other friends and family, installed a concrete post and wood rail fence at the Zehr Park Soccer Fields. This fencing acts as a safety barrier between the parking lot and the soccer fields and is a great improvement to the Park. This project was completed on August 20, 2016.

The Board of Supervisors would like to recognize Timothy for all of his hard work as well as all of his friends and family that assisted him in achieving his Eagle Scout Project for the Township. The following is the list of individuals who assisted Timothy with this project:

- Jay Ruane
- Joe Ruane
- Maggie Ruane
- Keith Morrissy
- Kevin Morrissy
- Katie Morrissy
- Kevin Harte
- Matt Harte
- Richard Roller
- Pete Loftus
- Chris Loftus
- John Joyce
- Joseph Joyce
- Susan Judge
- Mark Kelly
- Zach Rotzal
- Ralph Price
- Kevin Judge
- Don Ortolani
- Ben Ortolani
- Connor Waters
- Justin Caniz
- Jake Pepe
- Luke Pepe
- Sean O'Gara
- Joe Deitzel
- David McGee
- Kyle Harr
- Jared Uzdzienski
- Brett Uzdzienski
- John Deitzel
- Matt Uzdzienski

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

Recognize Timothy and friends for this great improvement to the Zehr Park Soccer Fields.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby recognize and commend Timothy Ruane for his successful completion of an Eagle Scout Project which consisted of the installation of a concrete post and wood rail fencing, creating a safety barrier between the parking lot and soccer fields at Zehr Park.

BE IT FUTHER RESOLVED that the Township recognizes and commends the following individuals for their assistance of helping Timothy to achieve this Eagle Scout Project for the Township:

- Jay Ruane
- Joe Ruane
- Maggie Ruane
- Keith Morrissy
- Kevin Morrissy
- Katie Morrissy
- Kevin Harte
- Matt Harte
- Richard Roller
- Pete Loftus
- Chris Loftus
- John Joyce
- Joseph Joyce
- Susan Judge
- Mark Kelly
- Zach Rotzal
- Ralph Price
- Kevin Judge
- Don Ortolani
- Ben Ortolani
- Connor Waters
- Justin Caniz
- Jake Pepe
- Luke Pepe
- Sean O'Gara
- Joe Deitzel
- David McGee
- Kyle Harr
- Jared Uzdzienski
- Brett Uzdzienski
- John Deitzel
- Matt Uzdzienski

MOTION: _____

SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.









MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Approval of Montgomery Township Sewer Authority 2017 Budget

MEETING DATE: December 19, 2016

ITEM NUMBER: # 7

MEETING/AGENDA:

ACTION

NONE

REASON FOR CONSIDERATION: Operational: Policy: Discussion: xx Information:

INITIATED BY: Ami Tarburton,
Finance Director



BOARD LIAISON: Candyce Fluehr Chimera,
Vice Chairman

BACKGROUND:

Attached please find a copy of the 2017 Montgomery Township Municipal Sewer Authority (MTMSA) budget for your consideration as it was presented at the publicly held budget workshop meeting in October. The Board of the MTMSA approved this budget at their regular meeting on October 19, 2016.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

Consider approval of the MTMSA 2017 Budget.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve the Montgomery Township Municipal Sewer Authority budget for the fiscal year 2017 for the period from January 1, 2017 to December 31, 2017.

MOTION: _____

SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.



MUNICIPAL SEWER AUTHORITY

December 14, 2016

To: Montgomery Township Board of Supervisors
Lawrence Gregan, Township Manager

From: Shannon Q. Drosnock 
Manager, Montgomery Township Municipal Sewer Authority

Re: 2017 Montgomery Township Municipal Sewer Authority Approved Final Budget

Attached are the following documents:

- 1). 2017 MTMSA Final Budget Summary
- 2). 2017 MTMSA Final Approved Five-Year Capital Improvement Plan

Please contact me with any questions or concerns.

**2017 Montgomery Township Municipal
Sewer Authority Final Budget Summary**

Revenue Summary	MTMSA Board Approved 2017
Sewer Rentals - Residential	4,393,000
Sewer Rentals - Commercial	1,295,000
Tapping Fees	245,000
Hauler Income	325,000
Misc Revenue	101,500
Total	6,359,500

Expense Summary	MTMSA Board Approved 2017
Salary and Benefits	1,493,800
Legal and Engineering	184,500
Admin Operating Exp	131,000
Debt Service	0
Sewer System - Collection and Treatment	2,550,500
Total	4,359,800

Net Revenue Over Expenses Operating	1,999,700
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Non-Operating Expenses	
Capital Expenditures	1,108,700
Reserved for future expenses	891,000

Total Revenue over all Expenses	0
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FINAL APPROVED MONTGOMERY TOWNSHIP MUNICIPAL SEWER AUTHORITY SANITARY SEWERAGE FACILITIES FIVE-YEAR CAPITAL IMPROVEMENT PLAN (1)(2)(3)								
ITEM NO.	PROJECT							
		2016 BUDGETED	2016 PROJECTED	2017	2018	2019	2020	2021
1	Basins A/B, C/D/G, and E Collection/Conveyance System Rehab (4)	\$325,000	\$0	\$350,000	\$375,000	\$400,000	\$425,000	\$450,000
	a. 8409-6C Relining	\$176,000	\$155,000	—	—	—	—	—
	b. 8409-6D North Wales Road Lateral Replacements	—	\$21,000	—	—	—	—	—
2	Potential HTMA WWTP Capital Improvements (5)	\$110,340	\$100,000	\$155,000	\$200,000	\$80,000	\$165,000	—
3	Flow Meter Replacements (6)	\$20,600	\$5,000	\$21,200	\$21,900	\$22,500	\$23,000	\$24,000
4	Eureka WWTP VFD Replacements/Upgrades (7)	\$46,000	\$18,000	\$48,000	\$50,000	\$51,500	\$53,000	\$55,000
5	Install Equipment Storage / Garage Facility (8)	\$16,000	\$10,000	\$10,000	—	—	—	—
6	Gwynedd Lea SPS Electrical/Instrumentation Equipment Upgrades (9)	\$105,000	\$142,500	—	—	—	—	—
7	Gwynedd Lea SPS Site Access Driveway Improvements (10)	\$5,000	\$5,000	—	—	—	—	—
8	Eureka WWTP Masonry Building Waterproofing & Misc. Repairs (11)	\$30,000	\$55,000	—	—	—	—	—
9	Eureka WWTP Ferrous Sulfate Pump System Replacement (12)	\$23,000	\$14,000	\$7,000	—	—	—	—
10	Eureka WWTP Reactor Tank "D" DO Meter/Probe Replacements (13)	\$15,000	\$8,000	—	—	—	—	—
11	Eureka WWTP Reactor Tanks "C" & "D" - Tanks "A" & "B" Interconnecting Bridge/Walkway (14)	\$165,000	\$0	\$175,000	—	—	—	—
12	Vactor Tanker Truck Replacement (15)	\$115,000	\$0	—	\$125,000	—	—	—
13	Internal Pipeline Video Inspection System Camera Upgrade (16)	\$60,000	\$0	\$140,000	—	—	—	—
14	Eureka WWTP; Sludge Dewatering Facilities (17)	—	—	\$75,000	(18)	—	—	—
15	Eureka WWTP; Influent Pump Station Structural Framework Repainting(19)	—	—	\$12,000	—	—	—	—
16	Knapp Road Pump Station Load Shaver Tank Floor Coating Removal(20)	—	—	\$10,000	—	—	—	—

ITEM NO.	PROJECT							
		2016 BUDGETED	2016 PROJECTED	2017	2018	2019	2020	2021
17	Gwynedd Lea SPS Emergency Generator Transfer Switch Upgrade(21)	—	—	\$5,500	—	—	—	—
18	Purchase 16,000 LB Capacity Deck Crane (22)	—	—	\$25,000	—	—	—	—
19	Eureka WWTP Tanks "A" & "B" Exterior Insulation Repairs and Repainting (23)	—	—	\$75,000	—	—	—	—
20	Eureka WWTP Reactor Tanks "C" & "D" Exterior Insulation Repairs and Repainting (24)	—	—	—	\$245,000	—	—	—
21	Misco Industrial Park Area Collection System Rehab (25)	—	—	—	\$39,000	\$392,000	—	—
22	Eureka WWTP Primary Feeder Breaker Replacements / Upgrades (26)	—	—	—	—	\$141,000	—	—
23	Eureka WWTP Grit Removal Facilities Modifications (27)	—	—	—	—	—	\$333,000	—
24	Eureka WWTP; Tank D Takedown for Maintenance/Repairs (28)	—	—	—	—	—	—	(18)
25	Eureka WWTP Phosphorous Reduction Facilities (29)	—	—	—	—	—	—	\$3,750,000
TOTALS		\$1,211,940	\$533,500	\$1,108,700	\$1,055,900	\$1,087,000	\$999,000	\$4,279,000

NOTES

- (1) Budgetary project cost estimates include estimated contingencies/engineering/legal/inspection costs, based upon type/scope of each project, unless otherwise noted.
- (2) Budgetary project cost estimates do not include easement or property acquisition costs.
- (3) Budgetary project cost estimates are based upon 2016 Construction Year (October 2016) data, or have been adjusted for future year construction cost.
- (4) Project scope involves completion of various I/I Reduction Program Projects within existing collection/ conveyance systems located in Basins A/B, C/D/G, and E based upon ongoing investigative work performed by MTMSA Staff. Work completed in 2016 was primarily focused on Basin "B".
- (5) Potential HTMA WWTP Capital Improvement Projects to be based upon information/costs provided by HTMA Executive Director via e-mail dated 10/4/16. Costs will be based on MTMSA's capital cost sharing percentage per current Intermunicipal Sewer Service Agreement.
- (6) Project scope involves replacement of existing flow meters at all MTMSA metering facilities incorporating updated equipment.
- (7) Project scope involved the potential replacement of variable frequency drives located throughout the plant electrical systems as they are reaching the end of their useful life.

ITEM NO.	PROJECT						
		2016 BUDGETED	2016 PROJECTED	2017	2018	2019	2020
(8)	Project scope involved construction of a steel fabricated building on the Eureka WWTP site to house MTMSA equipment vehicles. Work to be performed in 2017 includes installation of electrical service and lighting.						
(9)	Project scope involves the replacement of original electrical/instrumentation equipment within the Gwynedd Lea SPS as it has reached the end of its useful life. SOW increased in 2016 to include replacement of original sewage pumps.						
(10)	Project scope involves improvements to the Gwynedd Lea SPS site access driveway to address drainage problems/defects.						
(11)	Project scope involves the repair of weatherseals and sealing of block at the Main Control Building and Grit Building at the plant site to maintain weatherproofing the structures.						
(12)	Project scope involved the replacement of the existing Ferrous Sulfate Pumps, piping and appurtenances at the Eureka WWTP as the equipment has reached the end of its useful life.						
(13)	Project scope involved the replacement of the existing DO Probes and meter on Reactor Tank "D" as the equipment has reached the end of its useful life.						
(14)	Project scope involves the installation of Bridge/Walkway system to interconnect the existing Reactor Tanks "C" / "D" and Tanks "A" / "B" walkway systems to increase efficiency and improve safety at plant site. Estimate costs provided by Special Projects Coordinator.						
(15)	Proposed purchase of new Vactor Tanker Truck to replace existing 2003 vehicle. Cost noted reflects net cost based upon expected resale value of existing vehicle.						
(16)	Proposed purchase of new camera system to incorporate into existing sanitary sewer internal pipeline inspection equipment to improve efficiency and quality of reports.						
(17)	Project scope involves the installation of sludge dewatering facilities at the Eureka WWTP which are expected to reduce sludge disposal costs.						
(18)	Cost estimates for overall project being prepared in conjunction with feasibility study.						
(19)	Proposed purchase of new Vactor Tanker Truck to replace existing 2003 vehicle. Cost noted reflects net cost based upon expected resale value of existing vehicle						
(20)	Project scope involves removal of delaminating floor coating within existing tank.						
(21)	Project scope involves the replacement of the existing automatic transfer switch at the Gwynedd Lea SPS to address outdated/obsolete equipment						
(22)	Proposed purchase of construction/maintenance equipment for use by MTMSA personnel						
(23)	Project scope involves the repair of existing closed-cell foam insulation and repainting of exterior of existing Tanks "A" &"B". Estimated costs provided by Special Projects Coordinator.						

ITEM NO.	PROJECT							
		2016 BUDGETED	2016 PROJECTED	2017	2018	2019	2020	2021
(24)	Project scope involves the repair of existing closed-cell foam insulation and repainting of exterior of existing Reactor Tanks "C" &"D". Estimate costs provided by Special Projects Coordinator.							
(25)	Project scope involves repair/replacement of defective sections of sanitary sewer collection system within Misco Basin to address excessive root growth and I/I issues. Scope of project must be further refined by impending internal pipeline video inspection work. Cost for corrective work to be assessed to Misco Sewer District users upon completion.							
(26)	Project scope involves the replacement/upgrading of all circuit breakers 400 Amp and greater throughout the plant electrical systems to incorporate ground fault trip protection.							
(27)	Project scope involves the expansion of existing Grit Building and installation of a supplemental grit removal vessel to improve efficiency during low flow time periods.							
(28)	Project scope involves the take down of Reactor Tank D for aeration system diffuser replacement and miscellaneous maintenance work.							
(29)	Project scope involves the installation of tertiary treatment process to reduce phosphorous concentrations in plant effluent based upon anticipated standards to be established in conjunction with Neshaminy Creek TMDL Study and update of plant's NPDES Permit. Project costs noted are preliminary, as detailed evaluation of available best technology alternatives cannot be completed until actual future effluent discharge limits have been established.							

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Approval of Montgomery Township Municipal Sewer Authority 2016 Tapping Fees

MEETING DATE: December 19, 2016

ITEM NUMBER: #8

MEETING/AGENDA: WORK SESSION

ACTION XX

NONE

REASON FOR CONSIDERATION: Operational: XX Policy: Discussion: Information:

INITIATED BY: Shannon Q. Drosnock
Sewer Authority Manager

BOARD LIAISON: Candyce Fluehr Chimera,
Vice Chairman



BACKGROUND:

Attached is a listing of the Tapping Fee Agreements that were approved by the MTMSA Board in 2016.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

Approve the Authority's Tapping Fee Agreements as presented.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we have reviewed the Montgomery Township Municipal Sewer Authority agreements as presented at the public meeting of December 19, 2016.

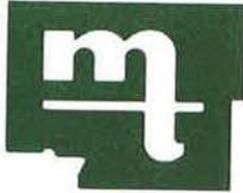
MOTION: _____

SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.



December 14, 2016

To: Montgomery Township Board of Supervisors
Lawrence Gregan, Township Manager

From: Shannon Q. Drosnock 
Manager, Montgomery Township Municipal Sewer Authority

Re: Tapping Fee and Development Agreements Approved in 2016

The following Tapping Fee and Development Agreements were approved by the Board of the Authority in 2016:

Mark's Jewelers 975 Bethlehem Pike	2 EDU's	Hatfield Basin
Michael and Linda LLC 118 Rosewood Drive	1 EDU	Hatfield Basin

Copies of the approved agreements are available upon request. If you have any questions, please feel free to contact me.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Adoption of Montgomery Township 2017 Final Budget

MEETING DATE: December 19, 2016

ITEM NUMBER: #9

MEETING/AGENDA: WORK SESSION

ACTION XX

NONE

REASON FOR CONSIDERATION: Operational: XX Policy: Discussion: Information:

INITIATED BY: Ami Tarburton
Finance Director



BOARD LIAISON: Robert J. Birch, Supervisor
Liaison – Finance Committee

BACKGROUND:

The Proposed Budget for 2017 was presented to the Board of Supervisors in October 2016. The Board held four public workshop meetings to discuss the budget in October/November and approved the Preliminary Budget on November 14, 2016. The proposed budget was advertised on November 30, 2016 for consideration for final adoption at the Board Meeting on December 19, 2016. A brief presentation on the proposed Final Budget will be made at the December 19th public meeting. Please see the attached budget summary documents.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

Adoption of Preliminary Budget on November 14, 2016.

ALTERNATIVES/OPTIONS:

The deadline for adoption of the Final Budget is December 31, 2016. For any revisions to the proposed final budget, if the estimated revenues or expenses in the final budget are increased more than ten percent in the aggregate or more than twenty-five percent in any major category over the proposed budget, the budget may not be legally adopted with those increases unless it is again advertised once, the same as the original proposed budget, and an opportunity (twenty days) given to taxpayers to examine the proposed amended budget. This would result in delay of adoption of the Final Budget until January 2017 and possible loss of authority to spend money in the new year until a budget is adopted.

BUDGET IMPACT:

Adopts entire budget for the 2017 fiscal year.

RECOMMENDATION:

Adoption of the final 2017 Montgomery Township Budget.

MOTION/RESOLUTION:

There are three (3) separate Resolutions to approve the 2017 Budget. Please see attached three (3) sheets for these Resolutions.

MOTION: _____

SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Resolution #

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that the 2017 Montgomery Township Budget be adopted as presented on November 14, 2016 and as advertised on November 30, 2016 and as described in the attached summary.

MOTION BY:

SECOND BY:

VOTE:

DATE: December 19, 2016

cc: L. Gregan, A. Tarburton, Minute Book, Resolution File

MONTGOMERY TOWNSHIP
2017 FINAL BUDGET

FUND-DEPT	DESCRIPTION	2016 ADOPTED BUDGET	2017 FINAL BUDGET
Fund 01 - General Fund			
REVENUES			
	Totals for dept 301-REAL ESTATE TAXES	1,636,100	2,113,400
	Totals for dept 304-EARNED INCOME TAX	5,190,000	5,350,000
	Totals for dept 310-LOCAL ENABLING TAXES	4,151,000	4,270,500
	Totals for dept 320-PERMITS	579,000	550,500
	Totals for dept 321-LICENSES	650,500	693,000
	Totals for dept 331-FINES	175,000	175,000
	Totals for dept 341-INTEREST	40,000	40,000
	Totals for dept 355-GRANTS	520,500	572,000
	Totals for dept 360-DEPARTMENT SERVICES	75,750	81,900
	Totals for dept 390-OTHER FINANCING SOURCES	76,000	80,000
	Totals for dept 392-INTERFUND TRANSFERS	311,350	394,540
	TOTAL REVENUES	13,405,200	14,320,840
EXPENDITURES			
	Totals for dept 400-ADMINISTRATION	1,391,850	1,328,540
	Totals for dept 403-TAX COLLECTION	221,750	201,850
	Totals for dept 405-FINANCE	675,800	492,050
	Totals for dept 407-INFORMATION TECHNOLOGY	0	226,580
	Totals for dept 410-POLICE - GENERAL	6,278,000	6,604,660
	Totals for dept 411-POLICE - VEHICLES	285,300	283,440
	Totals for dept 413-FIRE PROTECTION	87,150	89,700
	Totals for dept 414-CODE ENFORCEMENT	768,750	756,900
	Totals for dept 415-EMERGENCY AND VMSC	14,450	17,100
	Totals for dept 430-PUBLIC WORKS - GENERAL	1,768,250	1,857,030
	Totals for dept 432-PUBLIC WORKS - SNOW	123,100	108,660
	Totals for dept 433-PUBLIC WORKS - TRAFFIC	82,200	83,480
	Totals for dept 434-PUBLIC WORKS - STREET LIGHTS	20,500	20,200
	Totals for dept 438-PUBLIC WORKS - REPAIRS	30,000	30,000
	Totals for dept 492-INTERFUND TRANSFERS	1,658,100	2,200,490
	TOTAL EXPENDITURES	13,405,200	14,300,680
	NET OF REVENUES/APPROPRIATIONS - FUND 01	0	20,160

MONTGOMERY TOWNSHIP
2017 FINAL BUDGET

FUND-DEPT	DESCRIPTION	2016 ADOPTED BUDGET	2017 FINAL BUDGET
Fund 04 - FIRE PROTECTION			
	TOTAL ESTIMATED REVENUES	965,100	967,850
	TOTAL APPROPRIATIONS	1,004,160	967,850
	NET OF REVENUES/APPROPRIATIONS - FUND 04	(39,060)	0
Fund 05 - PARK AND RECREATION			
	TOTAL ESTIMATED REVENUES	468,800	436,920
	TOTAL APPROPRIATIONS	570,600	436,920
	NET OF REVENUES/APPROPRIATIONS - FUND 05	(101,800)	0
Fund 06 - BASIN MAINTENANCE			
	TOTAL ESTIMATED REVENUES	74,200	74,200
	TOTAL APPROPRIATIONS	81,620	74,200
	NET OF REVENUES/APPROPRIATIONS - FUND 06	(7,420)	0
Fund 07 - STREET LIGHTS			
	TOTAL ESTIMATED REVENUES	143,200	138,900
	TOTAL APPROPRIATIONS	143,200	138,900
	NET OF REVENUES/APPROPRIATIONS - FUND 07	0	0
Fund 08 - RECREATION CENTER			
	TOTAL ESTIMATED REVENUES	863,000	998,400
	TOTAL APPROPRIATIONS	1,088,140	995,710
	NET OF REVENUES/APPROPRIATIONS - FUND 08	(225,140)	2,690
Fund 19 - CAPITAL PROJECTS			
	TOTAL ESTIMATED REVENUES	577,400	107,270
	TOTAL APPROPRIATIONS	577,400	107,270
	NET OF REVENUES/APPROPRIATIONS - FUND 19		0

MONTGOMERY TOWNSHIP
2017 FINAL BUDGET

FUND-DEPT	DESCRIPTION	2016 ADOPTED BUDGET	2017 FINAL BUDGET
Fund 23 - DEBT SERVICE			
	TOTAL ESTIMATED REVENUES	532,680	6,400
	TOTAL APPROPRIATIONS	539,000	252,300
	NET OF REVENUES/APPROPRIATIONS - FUND 23	(6,320)	(245,900)
Fund 30 - CAPITAL RESERVE			
	TOTAL ESTIMATED REVENUES	874,040	1,132,970
	TOTAL APPROPRIATIONS	1,545,130	2,338,860
	NET OF REVENUES/APPROPRIATIONS - FUND 30	(671,090)	(1,205,890)
Fund 31 - PARK DEVELOPMENT FUND			
	TOTAL ESTIMATED REVENUES	1,500	115,020
	NET OF REVENUES/APPROPRIATIONS - FUND 31	1,500	115,020
Fund 35 - LIQUID FUELS			
	TOTAL ESTIMATED REVENUES	662,100	674,020
	TOTAL APPROPRIATIONS	591,700	674,020
	NET OF REVENUES/APPROPRIATIONS - FUND 35	70,400	0
Fund 50 - FIRE RELIEF			
	TOTAL ESTIMATED REVENUES		250,000
	TOTAL APPROPRIATIONS		250,000
	NET OF REVENUES/APPROPRIATIONS - FUND 50		0
Fund 93 - ENVIRONMENT			
	TOTAL ESTIMATED REVENUES	75,100	46,400
	TOTAL APPROPRIATIONS	63,500	46,400
	NET OF REVENUES/APPROPRIATIONS - FUND 93	11,600	0
Fund 94 - REPLACEMENT TREE			
	TOTAL ESTIMATED REVENUES	50,800	51,600
	TOTAL APPROPRIATIONS	62,340	48,470
	NET OF REVENUES/APPROPRIATIONS - FUND 94	(11,540)	3,130

**MONTGOMERY TOWNSHIP
2017 FINAL BUDGET**

FUND-DEPT	DESCRIPTION	2016 ADOPTED BUDGET	2017 FINAL BUDGET
Fund 95 - AUTUMN FESTIVAL			
	TOTAL ESTIMATED REVENUES	25,500	28,500
	TOTAL APPROPRIATIONS	55,470	28,500
	NET OF REVENUES/APPROPRIATIONS - FUND 95	(29,970)	0
Fund 96 - RESTORATION FUND			
	TOTAL APPROPRIATIONS	9,900	9,880
	NET OF REVENUES/APPROPRIATIONS - FUND 96	(9,900)	(9,880)
2017 Budget - All Funds			
	ESTIMATED REVENUES - ALL FUNDS	20,386,420	21,008,550
	APPROPRIATIONS - ALL FUNDS	21,443,730	22,329,220
	NET OF REVENUES/APPROPRIATIONS - ALL FUNDS	(1,057,310)	(1,320,670)

Resolution #

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that the 2017 Tax Levy Resolution of Montgomery Township be adopted as follows:

General Fund	1.13 mills or 11.3 cents per every \$100 of assessed value
Debt Service	0 mills
Fire Protection	.17 mills or 1.7 cents per every \$100 of assessed value
<u>Park & Recreation</u>	<u>.19 mills or 1.9 cents per every \$100 of assessed value</u>
Total	1.49 mills or 14.9 cents per every \$100 of assessed value

BE IT FURTHER RESOLVED by the Board of Supervisors of Montgomery Township that Montgomery Township establishes the Homestead Exclusion amount for the year 2017 at \$30,000, to be applicable to residential properties that are owner occupied and have been approved by the Montgomery County Board of Assessments.

MOTION BY:

SECOND BY:

VOTE:

DATE: December 19, 2016

cc: L. Gregan, A. Tarburton, P. Gallagher, Minute Book, Resolution File

Resolution #

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby establish the following street light assessments for 2017:

DISTRICT	ASSESSMENT PER EACH PROPERTY BENEFITTED (DWELLING UNIT)
District 1	\$40.00
District 2	\$10.00

MOTION BY:

SECOND BY:

VOTE:

DATE: December 19, 2016

cc: L. Gregan, A. Tarburton, P. Gallagher, Minute Book, Resolution File

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Definition and Commitment of Fund Balances in Accordance with GASB Statement No. 54

MEETING DATE: December 19, 2016

ITEM NUMBER: #10

MEETING/AGENDA: WORK SESSION

ACTION **xx**

NONE

REASON FOR CONSIDERATION: Operational: **xx** Policy: Discussion: Information:

INITIATED BY: Ami Tarburton
Finance Director

BOARD LIAISON: Robert J. Birch, Supervisor
Liaison – Finance Committee

BACKGROUND:

Each year the Board of Supervisors adopts a resolution denoting the categories of the fund balances as required by the Government Accounting Standards Board (GASB) Statement No. 54, *Fund Balance Reporting and Governmental Fund Type Definitions*, which addresses how fund balances (the difference between assets and fund liabilities) are to be reported on the annual audited financial statements.

Attached Exhibit A is the detail of each fund balance and its designated GASB 54 category.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

Adoption of GASB category definitions and designation of all fund balances.

ALTERNATIVES/OPTIONS:

The Board has the option to re-assign fund balances to various categories based on the use of the balances.

BUDGET IMPACT:

Required for accurate financial reporting.

RECOMMENDATION:

Staff recommends that the Board adopted the fund balance designations as described in attached Exhibit A.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby classify the Township's fund balances in accordance with the Governmental Accounting Standard Board Statement No. 54 as described in attached Exhibit A.

MOTION: _____ SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Montgomery Township
GASB 54

GOVERNMENT FUNDS	GASB 54 Designation	Explanation of designation and balance.
General (01)	Unassigned	General Fund unassigned fund balance used for contingency purposes, fluctuations in revenue and/or expenses, or unbudgeted necessities throughout the year.
Fire Protection (04)	Committed	The Fire Protection Fund receives most of its revenue from two sources: dedicated tax millage legally restricted and Board-allocated General Fund tax receipts. The legally restricted funds are used first, and therefore the fund balance is a result of Board-allocated General Fund transfers. This balance is committed by the Board of Supervisors. Committed funds will be used for Capital Purchases and/or infrastructure improvements, specifically for the Department of Fire Services including but not limited to vehicles and buildings. The fund balance may also be used to accommodate Board-authorized changes in the tax allocation from the General Fund.
Parks Fund (05)	Assigned	Prior to 2015, the Parks Fund received most of its revenue from a legally restricted dedicated tax millage, Board-allocated General Fund tax receipts, and fees for services. The legally restricted funds were used first, then the Board-allocated General Fund transfers, therefore the fund balance is a result of Assigned fees for services. With the construction of the Recreation Center, the Parks fund's main revenue source is now the dedicated tax millage, therefore any increase in fund balance must be designated as Restricted.
Basin Maintenance Fund (06)	Restricted	This fund balance is a result of payments made by developers, as specified in the Land Development Agreement (LDA) with the Township, and is legally restricted to the purposes and uses stated in the LDA's.
Street Light (07)	Restricted	This fund balance is a result of a specific assessment on residential real estate tax bills for the purpose of providing and maintaining street lights, and as such, is legally restricted.
Debt Service (23)	Restricted	This fund balance is a result of dedicated millage on real estate tax bills for the purpose of the Township's Debt Service and is legally restricted.
Capital Reserve (30)	Committed	This fund balance is committed by the Board of Supervisors annually and is used for capital replacement and improvements.
Park Development (31)	Restricted	This fund balance is a result of payments made by developers as specified in the Land Development Agreement (LDA) with the Township and is legally restricted to the purposes and uses stated in the LDA's.
Liquid Fuels (35)	Restricted	This fund balance is a result of grant money from the State through the Highway Aid program and is legally restricted to be used for purposes specified by the State grant program.
Police Donation (92)	Assigned	This fund balance is assigned by the Board of Supervisors' designee for Police Department uses.
Environment (93)	Committed	This fund balance is a result of grant money received through the Montgomery County Recycling Grant, and the Board of Supervisors has committed its use to funding projects related to stewardship of the environment.
Trees (94)	Committed	This fund balance is a result of payments made to the Township by developers but is to be used at the discretion of the Township. As such, the Board has committed this fund balance for purposes of Arbor Day and the Shade Tree Commission.
Autumn Fest (95)	Assigned	This fund balance is assigned by the Board of Supervisors' designee for the Township's annual Autumn Fest.
Restoration Fund (96)	Restricted	This money is restricted by a legal contract to be used for the restoration of the Knapp Farm House.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Approval of 2016 Budget Amendments

MEETING DATE: December 19, 2016

ITEM NUMBER: #11

MEETING/AGENDA:

ACTION

NONE

REASON FOR CONSIDERATION: Operational: Policy: Discussion: xx Information:

INITIATED BY: Ami Tarburton
Finance Director

BOARD LIAISON: Robert J. Birch, Supervisor
Liaison – Finance Committee

BACKGROUND:

As year-end approaches, it is appropriate to amend the 2016 budget to reflect the Board-approved changes to the original budget throughout the year. These proposed amendments are detailed below:

General Fund Adjustments

Due to ongoing labor disputes and police contract negotiations, Legal Services expense reported higher than budgeted for 2016. To offset this adjustment, we have amended accounts that have reported below budgeted amounts as well. The proposed budget amendment details these variances.

Fire Protection Fund

The Fire Fund also experienced increased legal expenses due to labor disputes, labor contract negotiations, and Act 111 arbitration proceedings. These additional expenses have been offset with supplemental appropriations in the form of revenues that have reported higher than budgeted for 2016, as shown in the proposed budget amendment.

Debt Service Payments

In early 2016, the Board approved the allocation of 2015 surplus to various purposes, including a \$330K final payment of principal on the 2012 G.O. Note. The proposed budget amendment reflects that payment being made in 2016 with 2015 surplus fund balance, along with an adjustment for a final payment on another loan, inadvertently excluded from the 2016 budget.

All of the above described amendments are detailed in attached Exhibit A.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: NONE

PREVIOUS BOARD ACTION:

Authorization to spend the funds during the fiscal year.

ALTERNATIVES/OPTIONS: NONE

BUDGET IMPACT:

With the approval of these Budget Amendments, the Township will continue to operate in accordance with all internal and external controls.

RECOMMENDATION:

Staff recommends that the Board approve the 2016 budget amendments as presented.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve the 2016 Budget Amendments to the General Fund, the Fire Protection Fund, and the Debt Service Fund as per attached Exhibit A.

MOTION: _____ SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

**Montgomery Township
Proposed 2016 Budget Amendments**

Fund/Dept	Account	Title/Description	Current Budget	Expense (Revenue) Increase	Amended Budget
General Fund					
01-400	4314	Admin Dept - Legal Services Labor disputes and contract negotiations	\$ 125,000.00	\$ 125,000.00	\$ 250,000.00
01-400	4480	Admin Dept - Consulting Services Fewer expenses than anticipated	\$ 5,000.00	\$ (4,500.00)	\$ 500.00
01-400	4480	Admin Dept - HR/Hiring Expenses Fewer expenses than anticipated	\$ 16,500.00	\$ (11,500.00)	\$ 5,000.00
01-403	4340	Tax Collection - Public Information Fewer expenses than anticipated	\$ 3,500.00	\$ (2,700.00)	\$ 800.00
01-403	4460	Tax Collection - Meetings and Conferences Fewer expenses than anticipated	\$ 800.00	\$ (700.00)	\$ 100.00
01-405	4312	Finance - Consulting Services Fewer expenses than anticipated	\$ 1,200.00	\$ (900.00)	\$ 300.00
01-405	4350	Finance - Insurance Fewer expenses than anticipated	\$ 3,500.00	\$ (3,400.00)	\$ 100.00
01-410	4354	Police Dept - Workers Comp Actual expense less than budgeted	\$ 126,600.00	\$ (11,000.00)	\$ 115,600.00
01-410	4360	Police Dept - Meetings and Conferences Actual expense less than budgeted	\$ 40,500.00	\$ (20,000.00)	\$ 20,500.00
01-410	4360	Police Dept - Public Utilities Actual expense less than budgeted	\$ 41,200.00	\$ (9,000.00)	\$ 32,200.00
01-411	4231	Police Dept - Vehicle Fuel Reduction in Fuel Prices	\$ 67,500.00	\$ (27,500.00)	\$ 40,000.00
01-414	4312	Planning Dept - Consulting Services Less activity than anticipated	\$ 25,000.00	\$ (24,000.00)	\$ 1,000.00
01-430	4231	Public Works - Vehicle Fuel Reduction in Fuel Prices	\$ 42,800.00	\$ (10,000.00)	\$ 32,800.00
Fire Protection Fund					
04-310	3140	Fire - LST Tax Revenue higher than expected	\$ (182,500.00)	\$ (10,000.00)	\$ (192,500.00)
04-321	3271	Fire - Tipping Fees Revenue higher than expected	\$ (35,000.00)	\$ (18,000.00)	\$ (53,000.00)
04-355	3350	Fire - Grants - Federal Safer Grant funding received in 2016	\$ (40,000.00)	\$ (40,000.00)	\$ (80,000.00)
04-413	4314	Fire - Legal Services Labor negotiations/arbitration	\$ 10,000.00	\$ 80,000.00	\$ 90,000.00
Debt Service Fund					
23-471	4471	Payment of Principal 2015 Surplus fund allocated to Debt Svc Pyrmt	\$ 254,000.00	\$ 446,000.00	\$ 700,000.00

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Acceptance of Proposal for Auditing Services for 2017

MEETING DATE: December 19, 2016

ITEM NUMBER: #12

MEETING/AGENDA: Work Session

ACTION **xx** NONE

REASON FOR CONSIDERATION: Operational: **xx** Policy: Discussion: Information:

INITIATED BY: Ami Tarburton
Finance Director

BOARD LIAISON: Robert J. Birch, Chairman
Liaison – Finance Committee

BACKGROUND:

In October of 2013, the Board of Supervisors accepted the proposal from Maillie, LLP to perform the audit of the financial statements of the Township, the Fire Department of Montgomery Township (FDMT) and its relief association (FDMTRA) for 2013, 2014, and 2015, as recommended by the Finance Committee. Maillie, LLP has provided excellent service, responds promptly to all questions or concerns, and produces an accurate, professional final report. We have received a proposal from Maillie, LLP to prepare the Audited Financial Statements for the period ending December 31, 2016 at a cost of \$25,000 for the township, \$2,500 for the FDMT, and \$2,500 for the FDMTRA, totaling \$30,000. This proposal represents an increase of \$1,000 over the fee charged per year for each of the prior three years.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

The total fees of \$30,000 have been factored into the 2017 proposed budget.

RECOMMENDATION:

Staff, with agreement from the Finance Committee, recommends that the Board accept the proposal from Maillie, LLP for audit of the financial statements of the Township, FDMT and FDMTRA as detailed in the attached cost proposal.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that, as recommended by the Township Finance Committee, we hereby accept the proposal from Maillie, LLP to perform the annual audits of the financial statements of the Township, Fire Department of Montgomery Township and the Fire Department of Montgomery Township Relief Association for the period ending December 31, 2016, at an annual cost of \$30,000 in accordance with their proposal dated October 25, 2016.

MOTION: _____ SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

October 25, 2016

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936-9605

Partners
Robert L. Caruso
James M. Powers
D. Scott Detar
Edward J. Furman
Robert L. Boland
Donald J. Pierce
Richard A. Flanagan IV
Craig S. Springer
Robert C. Hershey, Jr.
Gregory J. Shank
Laurie E. Harvey
William Breslawski, Jr.
Edward Franczkowski

The following represents our understanding of the services we will provide Montgomery Township.

You have requested that we audit the financial statements of the governmental activities, the business-type activities, the aggregate discretely presented component units, each major fund and the aggregate remaining fund information of the Montgomery Township as of December 31, 2016, and for the year then ended and the related notes to the financial statements, which collectively comprise the Montgomery Township's basic financial statements as listed in the table of contents. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter. Our audit will be conducted with the objective of our expressing an opinion on each opinion unit.

Accounting principles generally accepted in the United States of America require that management's discussion and analysis and budgetary comparison information be presented to supplement the basic financial statements. Such information, although not a part of the basic financial statements, is required by the Governmental Accounting Standards Board, who considers it to be an essential part of financial reporting for placing the basic financial statements in an appropriate operational, economic, or historical context. As part of our engagement, we will apply certain limited procedures to the required supplementary information (RSI) in accordance with auditing standards generally accepted in the United States of America. These limited procedures will consist primarily of inquiries of management regarding their methods of measurement and presentation, and comparing the information for consistency with management's responses to our inquiries. We will not express an opinion or provide any form of assurance on the RSI. The following RSI is required by accounting principles generally accepted in the United States of America. This RSI will be subjected to certain limited procedures but will not be audited:

1. Management's Discussion and Analysis
2. Budgetary Comparison Schedule
3. Schedule of Changes in the Net Police Pension Plan Liability and Related Ratios

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

4. Schedule of Police Pension Plan Contributions
5. Schedule of Police Pension Plan Investment Returns.
6. Postemployment Benefits Other Than Pension Funding Progress
7. Trend Data on Infrastructure Condition

Supplementary information other than RSI will accompany Montgomery Township's basic financial statements. We will subject the following supplementary information to the auditing procedures applied in our audit of the basic financial statements and perform certain additional procedures, including comparing and reconciling the supplementary information to the underlying accounting and other records used to prepare the financial statements or to the financial statements themselves, and additional procedures in accordance with auditing standards generally accepted in the United States of America. We intend to provide an opinion on the following supplementary information in relation to the financial statements as a whole:

1. General Fund
 - Schedule of Revenues and Other Financing Sources
 - Schedule of Functional Expenditures by Activity and Other Financing Uses
2. Other Governmental Funds
 - Combining Balance Sheet
 - Combining Schedule of Revenues, Expenditures and Changes in Fund Balances
3. Capital Reserve Fund
 - Budgetary Comparison Schedule
4. Nonmajor Special Revenue Funds
 - Schedule of Revenues, Expenditures and Changes in Fund Balances – Budget and Actual
5. Nonmajor Capital Projects Funds
 - Schedule of Revenues, Expenditures and Changes in Fund Balances – Budget and Actual
6. Nonmajor Debt Service Fund
 - Schedule of Revenues, Expenditures and Changes in Fund Balances – Budget and Actual
7. Agency Fund
 - Statement of Changes in Assets and Liabilities

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

Also, the document we submit to you will include the following other additional information that will not be subjected to the auditing procedures applied in our audit of the financial statements:

1. Introductory Section
2. Statistical Section

AUDITOR RESPONSIBILITIES

The Objective of an Audit

The objective of our audit is the expression of opinions as to whether your basic financial statements are fairly presented, in all material respects, in conformity with generally accepted accounting principles. Our audit will be conducted in accordance with auditing standards generally accepted in the United States of America and will include tests of the accounting records and other procedures we consider necessary to enable us to express such opinions. We cannot provide assurance that unmodified opinions will be expressed. Circumstances may arise in which it is necessary for us to modify our opinions or add emphasis-of-matter or other-matter paragraphs. If our opinions on the financial statements are other than unmodified, we will discuss the reasons with you in advance. If, for any reason, we are unable to complete the audit or are unable to form or have not formed opinions, we may decline to express opinions or to issue a report as a result of this engagement.

General Audit Procedures

We will conduct our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the basic financial statements are free from material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to error, fraudulent financial reporting, misappropriation of assets, or violations of laws, governmental regulations, grant agreements, or contractual agreements. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

Internal Control Audit Procedures

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, an unavoidable risk that some material misstatements may not be detected exists, even though the audit is properly planned and performed in accordance with GAAS.

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

In making our risk assessments, we consider internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.

Compliance with Laws and Regulations

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the Montgomery Township's compliance with the provisions of applicable laws, regulations, contracts and agreements. However, the objective of our audit will not be to provide an opinion on overall compliance and we will not express such an opinion.

REPORTING

We will issue a written report upon completion of our audit of the Montgomery Township's basic financial statements. Our report will be addressed to the governing body of the Montgomery Township. We cannot provide assurance that unmodified opinions will be expressed. Circumstances may arise in which it is necessary for us to modify our opinions, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

MANAGEMENT RESPONSIBILITIES

Our audit will be conducted on the basis that management and those charged with governance acknowledge and understand that they have responsibility:

1. For the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America;
2. For the design, implementation and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to error; fraudulent financial reporting, misappropriation of assets, or violations of laws, governmental regulations, grant agreements, or contractual agreements; and
3. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation and other matters;

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

- b. Additional information that we may request from management for the purpose of the audit; and
 - c. Unrestricted access to persons within the entity from whom we determine it necessary to obtain audit evidence.
4. For including the auditors' report in any document containing financial statements that indicates that such financial statements have been audited by the entity's auditor;
 5. For identifying and ensuring that the entity complies with the laws and regulations applicable to its activities; and
 6. For adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the current year under audit are immaterial, both individually and in the aggregate, to the financial statements as a whole.

With regard to the supplementary information referred to above, you acknowledge and understand your responsibility: (a) for the preparation of the supplementary information in accordance with the applicable criteria; (b) to provide us with the appropriate written representations regarding supplementary information; (c) to include our report on the supplementary information in any document that contains the supplementary information and that indicates that we have reported on such supplementary information; and (d) to present the supplementary information with the audited financial statements, or if the supplementary information will not be presented with the audited financial statements, to make the audited financial statements readily available to the intended users of the supplementary information no later than the date of issuance by you of the supplementary information and our report thereon.

We will perform the following nonattest services:

1. Preparation of financial statements based on your trial balances.
2. Preparation of the Commonwealth of Pennsylvania Department of Community and Economic Development Municipal Annual Audit and Financial Report.

With respect to any nonattest services we perform, Montgomery Township's management is responsible for (a) making all management decisions and performing all management functions; (b) assigning a competent individual to oversee the services; (c) evaluating the adequacy of the services performed; (d) evaluating and accepting responsibility for the results of the services performed and (e) establishing and maintaining internal controls, including monitoring ongoing activities.

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

As part of our audit process, we will request from management and those charged with governance, written confirmation concerning representations made to us in connection with the audit.

OTHER

We understand that your employees will prepare all confirmations we request and will locate any documents or invoices selected by us for testing.

If you intend to publish or otherwise reproduce the financial statements and make reference to our firm, you agree to provide us with printers' proofs or masters for our review and approval before printing. You also agree to provide us with a copy of the final reproduced material for our approval before it is distributed.

During the course of the engagement, we may communicate with you or your personnel via fax or e-mail, and you should be aware that communication in those mediums contains a risk of misdirected or intercepted communications.

Edward J. Furman, CPA, is the engagement partner for the audit services specified in this letter. His responsibilities include supervising Maillie LLP's services performed as part of this engagement and signing or authorizing another qualified firm representative to sign the audit report.

Our fees are based on the amount of time required by the individuals assigned to the engagement, plus direct out-of-pocket expenses. Invoices will be rendered as work progresses and expenses are incurred and are payable upon presentation. We estimate that our fee for the audit will be \$25,000. We will notify you immediately of any circumstances we encounter that could significantly affect this initial fee estimate.

In accordance with our firm policies, work may be suspended if your account becomes 30 days or more overdue and will not be resumed until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed to have been completed upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination.

During the course of the audit, we may observe opportunities for economy in, or improved controls over, your operations. We will bring such matters to the attention of the appropriate level of management, either orally or in writing.

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

The audit documentation for this engagement is the property of Maillie LLP and constitutes confidential information. However, we may be requested to make certain audit documentation available to various regulators pursuant to authority given to them by law or regulation, or to peer reviewers. If requested, access to such audit documentation will be provided under the supervision of Maillie LLP's personnel. Furthermore, upon request, we may provide copies of selected audit documentation to various regulators. The various regulators may intend, or decide, to distribute the copies of information contained therein to others, including other governmental agencies.

It is our policy to keep records related to this engagement for seven years. However, Maillie LLP does not keep any original client records, so we will return those to you at the completion of the services rendered under this engagement. When records are returned to you, it is your responsibility to retain and protect your records for possible future use, including potential examination by government or regulatory agencies.

At the conclusion of our audit engagement, we will communicate to those charged with governance the following significant findings from the audit:

- Our view about the qualitative aspects of the entity's significant accounting practices;
- Significant difficulties, if any, encountered during the audit;
- Uncorrected misstatements, other than those we believe are trivial, if any;
- Disagreements with management, if any;
- Other findings or issues, if any, arising from the audit that are, in our professional judgment, significant and relevant to those charged with governance regarding their oversight of the financial reporting process;
- Material, corrected misstatements that were brought to the attention of management as a result of our audit procedures;
- Representations we requested from management;
- Management's consultations with other accountants, if any; and
- Significant issues, if any, arising from the audit that were discussed, or the subject of correspondence, with management.

To the Board of Supervisors
c/o Mr. Larry Gregan, Township Manager
Montgomery Township

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October 25, 2016

Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

We appreciate the opportunity to be your financial statement auditors and look forward to working with you and your staff.

Respectfully,

MAILLIE LLP



Edward J. Furman

RESPONSE:

This letter correctly sets forth our understanding.

Acknowledged and agreed on behalf of the **Montgomery Township** by:

Title: _____

Partners

Robert L. Caruso
James M. Powers
Edward J. Furman
Robert L. Boland
Donald J. Pierce
Richard A. Flanagan IV
Craig S. Springer
Robert C. Hershey, Jr.
Gregory J. Shank
Laurie E. Harvey
William Breslawski, Jr.
Edward Fronczkowski

November 17, 2016

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936-9605

You have requested that we audit the basic financial statements of the Fire Department of Montgomery Township, which comprise the statement of financial position as of December 31, 2016, and the related statements of activities, functional expenses and cash flows for the year then ended, and the related notes to the financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter. Our audit will be conducted with the objective of our expressing an opinion on the financial statements.

AUDITOR RESPONSIBILITIES

We will conduct our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the basic financial statements are free from material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to error, fraudulent financial reporting, misappropriation of assets, or violations of laws, governmental regulations, grant agreements, or contractual agreements. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, there exists an unavoidable risk that some material misstatements may not be detected, even though the audit is properly planned and performed in accordance with GAAS.

In making our risk assessments, we consider internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the Fire Department of Montgomery Township's compliance with certain provisions of laws, regulations, contracts and grants that could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions is not an objective of our audit, and, accordingly, we will not express such an opinion.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township

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November 17, 2016

REPORTING

We will issue a written report upon completion of our audit of the Fire Department of Montgomery Township's basic financial statements. Our report will be addressed to the Board of Directors of the Fire Department of Montgomery Township. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

MANAGEMENT'S RESPONSIBILITIES

Our audit will be conducted on the basis that management and those charged with governance acknowledge and understand that they have responsibility:

1. For the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America;
2. For the design, implementation and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to error, fraudulent financial reporting, misappropriation of assets, or violations of laws, governmental regulations, grant agreements, or contractual agreements; and
3. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation and other matters;
 - b. Additional information that we may request from management for the purpose of the audit;
 - c. Unrestricted access to persons within the entity with whom we determine it necessary to obtain audit evidence;
4. For including the auditors' report in any document containing financial statements that indicates that such financial statements have been audited by the entity's auditor;
5. For identifying and ensuring that the entity complies with the laws and regulations applicable to its activities; and
6. For adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the current year period(s) under audit are immaterial, both individually and in the aggregate, to the financial statements as a whole.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township

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November 17, 2016

We will perform the following nonattest service:

1. Preparation of financial statements based on your trial balances.

With respect to any nonattest services we perform, the Fire Department of Montgomery Township's management is responsible for (a) making all management decisions and performing all management functions; (b) assigning a competent individual to oversee the services; (c) evaluating the adequacy of the services performed; (d) evaluating and accepting responsibility for the results of the services performed and (e) establishing and maintaining internal controls, including monitoring ongoing activities.

As part of our audit process, we will request from management and those charged with governance, written confirmation concerning representations made to us in connection with the audit.

OTHER

We understand that your employees will prepare all confirmations we request and will locate any documents or invoices selected by us for testing.

If you intend to publish or otherwise reproduce the financial statements and make reference to our firm, you agree to provide us with printers' proofs or masters for our review and approval before printing. You also agree to provide us with a copy of the final reproduced material for our approval before it is distributed.

During the course of the engagement, we may communicate with you or your personnel via fax or e-mail, and you should be aware that communication in those mediums contains a risk of being misdirected or intercepted.

Our firm may transmit confidential accounting and/or financial data, without the clients being specifically identified, to a third party, Sageworks, Inc., for statistical and/or industry research and/or benchmarking purposes only. In the course of this engagement, or thereafter, as long as you are a client of Maillie LLP, we may wish to provide your confidential data to that third party in such a format. You will not be identified in any way. By your signature on this letter, you expressly authorize us to make such disclosure of your confidential accounting and/or financial data, as we may elect within our discretion, with the understanding that, in doing so, you will not be specifically identified.

Edward J. Furman, CPA, is the engagement partner for the audit services specified in this letter. His responsibilities include supervising Maillie LLP's services performed as part of this engagement and signing or authorizing another qualified firm representative to sign the audit report.

Our fees are based on the amount of time required by the individuals assigned to the engagement, plus direct out-of-pocket expenses. Invoices will be rendered as work progresses and expenses are incurred and are payable upon presentation. We estimate that our fee for the audit will be \$3,500. We will notify you immediately of any circumstances we encounter that could significantly affect this initial fee estimate.

In accordance with our firm policies, work may be suspended if your account becomes 30 days or more overdue and will not resume until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed complete upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township

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November 17, 2016

During the course of the audit, we may observe opportunities for economy in, or improved controls over, your operations. We will bring such matters to the attention of the appropriate level of management, either orally or in writing.

The audit documentation for this engagement is the property of Maillie LLP and constitutes confidential information. However, we may be requested to make certain audit documentation available to various regulators pursuant to authority given to them by law or regulation, or to peer reviewers. If requested, access to such audit documentation will be provided under the supervision of Maillie LLP's personnel. Furthermore, upon request, we may provide copies of selected audit documentation to various regulators. The various regulators may intend, or decide, to distribute the copies of information contained therein to others, including other governmental agencies.

It is our policy to keep records related to this engagement for seven years. Original client records will be returned to you at the completion of the services rendered under this engagement. When records are returned to you, it is your responsibility to retain and protect your records for any future use, including potential examination by government or regulatory agencies. By your signature below, you acknowledge and agree that upon the expiration of the seven year period, Maillie LLP shall be free to destroy our records related to this engagement.

At the conclusion of our audit engagement, we will communicate to those charged with governance the following significant findings from the audit:

- Our view about the qualitative aspects of the entity's significant accounting practices;
- Significant difficulties, if any, encountered during the audit;
- Uncorrected misstatements, other than those we believe are trivial, if any;
- Disagreements with management, if any;
- Other findings or issues, if any, arising from the audit that are, in our professional judgment, significant and relevant to those charged with governance regarding their oversight of the financial reporting process;
- Material, corrected misstatements that were brought to the attention of management as a result of our audit procedures;
- Representations we requested from management;
- Management's consultation with other accountants, if any; and
- Significant issues, if any, arising from the audit that were discussed, or the subject of correspondence, with management.

Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township

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November 17, 2016

We appreciate the opportunity to be your financial statement auditors and look forward to working with you and your staff.

Respectfully,

MAILLIE LLP



Edward J. Furman

RESPONSE:

This letter correctly sets forth our understanding.

Acknowledged and agreed on behalf of the **FIRE DEPARTMENT OF MONTGOMERY TOWNSHIP** by:

Title: _____

Partners

Robert L. Caruso
James M. Powers
Edward J. Furman
Robert L. Boland
Donald J. Pierce
Richard A. Flanagan IV
Craig S. Springer
Robert C. Hershey, Jr.
Gregory J. Shank
Laurie E. Harvey
William Breslawski, Jr.
Edward Fronczkowski

November 17, 2016

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township
Relief Association
1001 Stump Road
Montgomeryville, PA 18936-9605

You have requested that we audit the basic financial statements of the Fire Department of Montgomery Township Relief Association, which comprise the statement of financial position as of December 31, 2016, and the related statements of activities, functional expenses and cash flows for the year then ended, and the related notes to the financial statements. We are pleased to confirm our acceptance and our understanding of this audit engagement by means of this letter. Our audit will be conducted with the objective of our expressing an opinion on the financial statements.

AUDITOR RESPONSIBILITIES

We will conduct our audit in accordance with auditing standards generally accepted in the United States of America (GAAS). Those standards require that we plan and perform the audit to obtain reasonable assurance about whether the basic financial statements are free from material misstatement. An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the financial statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the financial statements, whether due to error, fraudulent financial reporting, misappropriation of assets, or violations of laws, governmental regulations, grant agreements, or contractual agreements. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of significant accounting estimates made by management, as well as evaluating the overall presentation of the financial statements.

Because of the inherent limitations of an audit, together with the inherent limitations of internal control, there exists an unavoidable risk that some material misstatements may not be detected, even though the audit is properly planned and performed in accordance with GAAS.

In making our risk assessments, we consider internal control relevant to the entity's preparation and fair presentation of the financial statements in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. However, we will communicate to you in writing concerning any significant deficiencies or material weaknesses in internal control relevant to the audit of the financial statements that we have identified during the audit.

As part of obtaining reasonable assurance about whether the financial statements are free of material misstatement, we will perform tests of the Fire Department of Montgomery Township Relief Association's compliance with certain provisions of laws, regulations, contracts and grants that could have a direct and material effect on the determination of financial statement amounts. However, providing an opinion on compliance with those provisions is not an objective of our audit, and, accordingly, we will not express such an opinion.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township
Relief Association

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November 17, 2016

REPORTING

We will issue a written report upon completion of our audit of the Fire Department of Montgomery Township Relief Association's basic financial statements. Our report will be addressed to the Board of Directors of the Fire Department of Montgomery Township Relief Association. We cannot provide assurance that an unmodified opinion will be expressed. Circumstances may arise in which it is necessary for us to modify our opinion, add an emphasis-of-matter or other-matter paragraph(s), or withdraw from the engagement.

MANAGEMENT'S RESPONSIBILITIES

Our audit will be conducted on the basis that management and those charged with governance acknowledge and understand that they have responsibility:

1. For the preparation and fair presentation of the financial statements in accordance with accounting principles generally accepted in the United States of America;
2. For the design, implementation and maintenance of internal control relevant to the preparation and fair presentation of financial statements that are free from material misstatement, whether due to error, fraudulent financial reporting, misappropriation of assets, or violations of laws, governmental regulations, grant agreements, or contractual agreements; and
3. To provide us with:
 - a. Access to all information of which management is aware that is relevant to the preparation and fair presentation of the financial statements, such as records, documentation and other matters;
 - b. Additional information that we may request from management for the purpose of the audit;
 - c. Unrestricted access to persons within the entity with whom we determine it necessary to obtain audit evidence;
4. For including the auditors' report in any document containing financial statements that indicates that such financial statements have been audited by the entity's auditor;
5. For identifying and ensuring that the entity complies with the laws and regulations applicable to its activities; and
6. For adjusting the financial statements to correct material misstatements and confirming to us in the management representation letter that the effects of any uncorrected misstatements aggregated by us during the current engagement and pertaining to the current year period(s) under audit are immaterial, both individually and in the aggregate, to the financial statements as a whole.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township
Relief Association

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November 17, 2016

We will perform the following nonattest service:

1. Preparation of financial statements based on your trial balances.

With respect to any nonattest services we perform, the Fire Department of Montgomery Township Relief Association's management is responsible for (a) making all management decisions and performing all management functions; (b) assigning a competent individual to oversee the services; (c) evaluating the adequacy of the services performed; (d) evaluating and accepting responsibility for the results of the services performed and (e) establishing and maintaining internal controls, including monitoring ongoing activities.

As part of our audit process, we will request from management and those charged with governance, written confirmation concerning representations made to us in connection with the audit.

OTHER

We understand that your employees will prepare all confirmations we request and will locate any documents or invoices selected by us for testing.

If you intend to publish or otherwise reproduce the financial statements and make reference to our firm, you agree to provide us with printers' proofs or masters for our review and approval before printing. You also agree to provide us with a copy of the final reproduced material for our approval before it is distributed.

During the course of the engagement, we may communicate with you or your personnel via fax or e-mail, and you should be aware that communication in those mediums contains a risk of being misdirected or intercepted.

Our firm may transmit confidential accounting and/or financial data, without the clients being specifically identified, to a third party, Sageworks, Inc., for statistical and/or industry research and/or benchmarking purposes only. In the course of this engagement, or thereafter, as long as you are a client of Maillie LLP, we may wish to provide your confidential data to that third party in such a format. You will not be identified in any way. By your signature on this letter, you expressly authorize us to make such disclosure of your confidential accounting and/or financial data, as we may elect within our discretion, with the understanding that, in doing so, you will not be specifically identified.

Edward J. Furman, CPA, is the engagement partner for the audit services specified in this letter. His responsibilities include supervising Maillie LLP's services performed as part of this engagement and signing or authorizing another qualified firm representative to sign the audit report.

Our fees are based on the amount of time required by the individuals assigned to the engagement, plus direct out-of-pocket expenses. Invoices will be rendered as work progresses and expenses are incurred and are payable upon presentation. We estimate that our fee for the audit will be \$4,000. We will notify you immediately of any circumstances we encounter that could significantly affect this initial fee estimate.

In accordance with our firm policies, work may be suspended if your account becomes 30 days or more overdue and will not resume until your account is paid in full. If we elect to terminate our services for nonpayment, our engagement will be deemed complete upon written notification of termination, even if we have not completed our report. You will be obligated to compensate us for all time expended and to reimburse us for all out-of-pocket costs through the date of termination.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township
Relief Association

- 4 -

November 17, 2016

During the course of the audit, we may observe opportunities for economy in, or improved controls over, your operations. We will bring such matters to the attention of the appropriate level of management, either orally or in writing.

The audit documentation for this engagement is the property of Maillie LLP and constitutes confidential information. However, we may be requested to make certain audit documentation available to various regulators pursuant to authority given to them by law or regulation, or to peer reviewers. If requested, access to such audit documentation will be provided under the supervision of Maillie LLP's personnel. Furthermore, upon request, we may provide copies of selected audit documentation to various regulators. The various regulators may intend, or decide, to distribute the copies of information contained therein to others, including other governmental agencies.

It is our policy to keep records related to this engagement for seven years. Original client records will be returned to you at the completion of the services rendered under this engagement. When records are returned to you, it is your responsibility to retain and protect your records for any future use, including potential examination by government or regulatory agencies. By your signature below, you acknowledge and agree that upon the expiration of the seven year period, Maillie LLP shall be free to destroy our records related to this engagement.

At the conclusion of our audit engagement, we will communicate to those charged with governance the following significant findings from the audit:

- Our view about the qualitative aspects of the entity's significant accounting practices;
- Significant difficulties, if any, encountered during the audit;
- Uncorrected misstatements, other than those we believe are trivial, if any;
- Disagreements with management, if any;
- Other findings or issues, if any, arising from the audit that are, in our professional judgment, significant and relevant to those charged with governance regarding their oversight of the financial reporting process;
- Material, corrected misstatements that were brought to the attention of management as a result of our audit procedures;
- Representations we requested from management;
- Management's consultation with other accountants, if any; and
- Significant issues, if any, arising from the audit that were discussed, or the subject of correspondence, with management.

Please sign and return the attached copy of this letter to indicate your acknowledgment of, and agreement with, the arrangements for our audit of the financial statements including our respective responsibilities.

To the Board of Directors
c/o Mr. Larry Gregan, Treasurer
Fire Department of Montgomery Township
Relief Association

- 5 -

November 17, 2016

We appreciate the opportunity to be your financial statement auditors and look forward to working with you and your staff.

Respectfully,

MAILLIE LLP



Edward J. Furman

RESPONSE:

This letter correctly sets forth our understanding.

Acknowledged and agreed on behalf of the **FIRE DEPARTMENT OF MONTGOMERY TOWNSHIP RELIEF ASSOCIATION** by:

Title: _____

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Montgomery Township Community & Recreation Center 2017 Membership Fees

MEETING DATE: December 19, 2016

ITEM NUMBER: #13

MEETING/AGENDA:

ACTION XX CONSENT NONE

REASON FOR CONSIDERATION: Operational:

Policy: XX

Discussion:

Information:

INITIATED BY: Floyd Shaffer, Director

Community & Recreation Center Director

BOARD LIAISON: Robert J. Birch

Mont CRC Advisory Committee

BACKGROUND:

During the last few months, the membership fee structure of the Montgomery Township Community & Recreation Center (Mont CRC) has been reviewed by the Mont CRC Advisory Committee. At their November 9th meeting, the Mont CRC Advisory Committee unanimously approved a recommendation to have the new 2017 Membership Configuration presented to Board of Supervisors for approval.

During the evaluation process, the Mont CRC Advisory Committee took into consideration the value of a membership that was based on; existing facility amenities, program opportunities, as well as significant feedback from the recently completed focus group report from Gailey/Murray Communications.

The new membership structure is designed to simplify the current system for individuals, households, and businesses as 2017 begins. The specifics of the 2017 membership structure is attached.

Special consideration must be given to current members, especially prepaid annual memberships and monthly members that are approaching their renewal anniversaries during the first few weeks of 2017. Various scenarios for current members are detailed in the attachment.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

To be determined during 2017

RECOMMENDATION:

The Board of Supervisors of Montgomery Township approve the 2017 Membership Fee Schedule as submitted.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve the Montgomery Township Community & Recreation Center 2017 Membership Fee Schedule.

MOTION: _____ SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Candyce F. Chimera	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Membership Fees 2017

Annual Memberships

	<u>Township Residents</u>	<u>Non-Residents</u>
Individual Adult	\$200.00	\$260.00
Individual Youth <18	\$120.00	\$170.00
Individual Senior 62+	\$120.00	\$170.00
Household (Up to 5 Members)	\$400.00	\$525.00
Household of 2 < 62	\$350.00	\$475.00
Senior Household of 2 > 62	\$200.00	\$275.00

Three Month Memberships

	<u>Township Residents</u>	<u>Non-Residents</u>
Individual Adult	\$60.00	\$75.00
Individual Youth <18	\$45.00	\$66.00
Individual Senior 62+	\$45.00	\$66.00
Household (Up to 5 Members)	\$126.00	\$150.00
Senior Household (2 > 62)	\$60.00	\$75.00
Household (2) under 62	\$102.00	\$126.00

Daily Memberships

	<u>Township Residents</u>	<u>Non-Residents</u>
Adult 18+	\$6.00	\$10.00
Youth <18	\$5.00	\$6.00
Senior 62+	\$5.00	\$6.00

College Student Memberships

	<u>Township Residents</u>	<u>Non-Residents</u>
1 month (Winter)	\$20.00	\$25.00
2 months (Longer Winter)	\$35.00	\$40.00
3 months (Summer Break)	\$50.00	\$60.00

Corporate/Business Memberships

5 Employees or less	10% Discount per Annual Membership
6-15 Employees	15% Discount per Annual Membership
16+ Employees	20% Discount per Annual Membership

1. **Household Membership** Add-Ons

(Only 2 Adults + 3 Children per Household Membership Before additional charges apply)

Annual Membership

Add-Ons: Extra Child \$25

Extra Adult \$30

3 Month Membership

Add-Ons: Extra Child \$30

Extra Adult \$50

2. **Individual Membership** Add-Ons (Replaces Single Parent Concept)

(Children <18)

Annual Membership

One Child \$75.00 added to Individual yearly Fee

Two Children \$100.00 added to Individual yearly Adult Fee

Three Children \$150 added to Individual yearly Adult Fee

3 Month Membership

One Child \$25.00 Added to Individual Adult 3 month fee

Two Children \$35.00 added to Individual Adult 3 month fee

Three Children \$45.00 added to individual 3 month fee

3. Grandchild Add-Ons (Especially During Summer) \$30.00 per grandchild for 3 month period

4. Child Watch usage included with all Annual Memberships

5. Upgrade to Annual Membership from 3 Month Membership

6. 10% Military Discount with valid Identification

ATTACHMENT B

Montgomery Township Recreation & Community Center 2017 Membership Fees

***Current Members as of January 1, 2017

- A) Full pre-paid Annual memberships from pre-sales through October 31, 2015 would be renewed at the new rates as those memberships expire (on or about February 1, 2017).

- B) Annual memberships purchased and paid in full after January 1, 2016 would be entitled to a monthly credit for fees paid in 2016 that would be applied to months that occur in 2017.*****Monthly credit by category:
 - a) Resident Adult - \$4.00
 - b) Resident Youth - \$6.00
 - c) Resident Sr. > 62 - \$6.00
 - d) Resident Household/Family - \$17.00
 - e) Nonresident Adult – \$8.00
 - f) Nonresident Youth - \$12.00
 - g) Nonresident Sr. - \$12.00
 - h) Nonresident Household/Family - \$16.00

- C) Individuals and households that have joined during 2015/2016, remitting monthly payments, would be “grandfathered” and allowed to continue paying on a monthly plan should they desire. The new 2017 rates would apply.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Release of Construction Escrow – End of Maintenance Period –
Montgomery Chase Subdivision - LDS#616A

MEETING DATE: December 19, 2016

ITEM NUMBER: # 14

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Bruce Shoupe
Director of Planning and Zoning

BOARD LIAISON: Candyce Fluehr Chimera
Vice-Chairman

BACKGROUND:

Attached is a release of construction escrow for the Montgomery Chase Subdivision, as recommended by the Township Consultants. This will end the maintenance period for this development. The current amount of the escrow is \$10,562.33, held as a Surety Bond.

The release of this escrow will close this account, as all public improvements have been satisfactorily completed.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None

PREVIOUS BOARD ACTION: None

ALTERNATIVES/OPTIONS:

Approve or not approve the construction escrow release.

BUDGET IMPACT:

None.

RECOMMENDATION:

That the construction escrow be released and the maintenance period be ended.

MOTION/RESOLUTION:

The Resolution is attached.

MOTION _____

SECOND _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Resolution #

WHEREAS, a request for final release of construction escrow was received from Arthur Herling for the Montgomery Chase development, LDS#616A, in the amount of \$10,562.33 (held as a Surety Bond) on the representation that work setforth in the Land Development Agreement to that extent has been completed; and

WHEREAS, said request has been reviewed by the Township Engineer, Landscape Architect and Street Lighting Consultant who recommend that the escrow be released, as all public improvements have been satisfactorily completed at the end of the Maintenance Period.

NOW, THEREFORE, BE IT RESOLVED BY the Board of Supervisors of Montgomery Township that we do hereby authorize the above noted release in accordance with the developer's request, and the officers of the Township are authorized to take the necessary action to obtain release of these funds. This will end the maintenance period for this project.

BE IT FURTHER RESOLVED that this release is contingent upon all Township fees being paid.

The action of the Board in releasing these funds will close this escrow account.

MOTION BY:

SECOND BY:

VOTE:

DATE:

xc: Applicant, J. Dougherty, B. Shoupe, Finance Department, M. Stoerrie, Minute Book, Resolution File, File

Bruce S. Shoupe, Director of
Planning and Zoning

Bruce S. Shoupe

From: Falzone, Frank <ffalzone@trafficpd.com>
Sent: Monday, December 12, 2016 11:45 AM
To: Bruce S. Shoupe
Cc: Johnson, Kevin; Platt, Joe
Subject: FW: Montgomery Chase
Attachments: SKM_C22716120911560.pdf

Bruce,

With the delivery of the attached letter, and subject to the wattage sticker installation, all outstanding lighting items for Montgomery Chase are satisfied. The sticker request is a very minor item that does not need to hold up escrow release approval, if you decide to proceed that way.

Please let me know if you have any questions?

Thanks,
Frank

Frank G. Falzone, P.E.
Project Manager



Traffic Planning and Design, Inc.

2500 E. High Street, Ste 650
Pottstown, PA, 19464
610.326.3100

www.TrafficPD.com

Connect with us!



From: ARTHUR HERLING III [mailto:ARTHUR.HERLINGIII@Longandfoster.com]

Sent: Friday, December 09, 2016 11:54 AM

To: Falzone, Frank <ffalzone@trafficpd.com>

Cc: Bruce S. Shoupe <bshoupe@montgomerytwp.org>

Subject: Montgomery Chase

Frank,

Attached please find a letter signed by the property owner that they do not want the lamppost.

Let me know if you have any question.

Art

ABH Builders Inc

775 Penllyn Pike Blue Bell PA 19422

Phone: 215-643-9700 Fax: 215-643-1500

Dear Stepanik Family,

We recently completed the new home construction on your street. One of the requirements of the township approval for these projects is for the builder to install a lamppost on your property, the location of which is where your driveway and the Noells Way intersect.

The township will allow you to override this requirement if you prefer to keep the property as is.

Please let us know which you prefer by initialing one of the two options and signing at the bottom of the page:

X^{LS} No, please do not install lamp post.

 Yes, please move ahead with lamp post install (A waiver of liability will be required for the builder to begin installation).

Julia Stepanik

Stepanik Family Trust

12.9.2016

Date



GILMORE & ASSOCIATES, INC.

ENGINEERING & CONSULTING SERVICES

November 2, 2016

File No. 2012-04051

Mr. Bruce S. Shoupe, Director of Planning and Zoning
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Reference: End of Maintenance Period
Montgomery Chase LD/S#616A

Dear Bruce:

The 18-month maintenance period for the improvements associated with the above-reference land development ends November 23, 2016. We have reviewed the site and stormwater related improvements constructed as part of the land development and have found them to be functioning as intended and in satisfactory condition. Our review of the site did not include landscaping, lighting or traffic related improvements.

Please find enclosed the Township Landscape Architect, Boucher & James, Inc., letter dated September 9, 2016 outlining unacceptable plant material that must be addressed. We recommend the developer take corrective action addressing these issues prior to expiration of the maintenance period.

Please do not hesitate to contact our office if you have any further questions or require any additional information.

Sincerely,

James P. Dougherty, P.E.
Gilmore & Associates, Inc.
Township Engineers

JPD/sl

Enclosures: As Referenced

cc: Lawrence Gregan, Township Manager
Marita A. Stoerrle, Development Coordinator - Montgomery Township
Kevin Johnson, P.E. - Traffic Planning & Design, Inc.
Judith Stern Goldstein, ASLA, R.L.A. - Boucher & James, Inc.
Arthur Herling, III

BUILDING ON A FOUNDATION OF EXCELLENCE

65 E. Butler Avenue | Suite 100 | New Britain, PA 18901
Phone: 215-345-4330 | Fax: 215-345-8606
www.gilmore-assoc.com



Boucher & James, Inc.
CONSULTING ENGINEERS

AN EMPLOYEE OWNED COMPANY
INNOVATIVE ENGINEERING

Fountainville Professional Building
1456 Ferry Road, Building 500
Doylestown, PA 18901
215-345-9400
Fax 215-345-9401

2738 Rimrock Drive
Stroudsburg, PA 18360
570-629-0300
Fax 570-629-0306

559 Main Street, Suite 230
Bethlehem, PA 18018
610-419-9407
Fax 610-419-9408

www.bjengineers.com

November 10, 2016

Mr. James P. Dougherty, P.E.
Gilmore & Associates, Inc.
65 E. Butler Ave. Suite 100
New Britain, PA 18901

**SUBJECT: MONTGOMERY CHASE/1102 LANSDALE AVE.
END OF MAINTENANCE INSPECTION 02
TOWNSHIP LD/S NO. 616
PROJECT NO. 0555214R**

Dear Mr. Dougherty:

Please be advised that on November 9, 2016, I conducted an inspection of plant material for the end of maintenance at Montgomery Chase in accordance with the approved landscape plan prepared by Tracy Land Services, dated September 9, 2005 and last revised January 14, 2010.

In order to end the maintenance period, all plant material must be alive (as defined by Section 205-49.G of the SLDO), be in acceptable health, and provided, installed and maintained in accordance with the approved plan details and specifications.

All landscaping has been provided in accordance with the approved landscape plan and is acceptable to begin the maintenance period. Please do not hesitate to contact me if you have any questions or require further information.

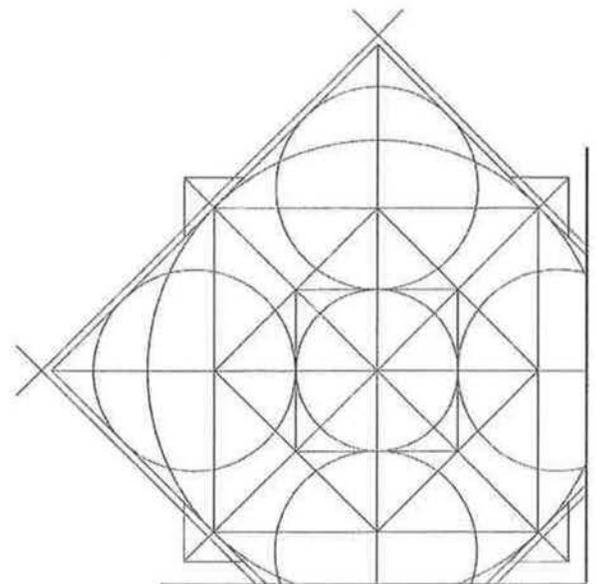
Sincerely,

Valerie L. Liggett, ASLA, R.L.A.
ISA Certified Arborist®
Planner/Landscape Architect

VLL/kam

ec: Board of Supervisors
Lawrence Gregan, Township Manager
Bruce Shoupe, Director of Planning and Zoning
Marita Stoerrle, Development Coordinator
Marianne McConnell, Deputy Zoning Officer
Arthur Herling III, Herling Homes

P:\2005\0555214R\Documents\Correspondence\Letters\Letter.To.JDougherty.EOM002.doc





Boucher & James, Inc.
CONSULTING ENGINEERS

AN EMPLOYEE OWNED COMPANY
INNOVATIVE ENGINEERING

Fountainville Professional Building
1456 Ferry Road, Building 500
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215-345-9400
Fax 215-345-9401

2738 Rimrock Drive
Stroudsburg, PA 18360
570-629-0300
Fax 570-629-0306

559 Main Street, Suite 230
Bethlehem, PA 18018
610-419-9407
Fax 610-419-9408
www.bjengineers.com

September 9, 2016

Mr. James P. Dougherty, P.E.
Gilmore & Associates, Inc.
65 E. Butler Ave. Suite 100
New Britain, PA 18901

**SUBJECT: MONTGOMERY CHASE/1102 LANSDALE AVE.
END OF MAINTENANCE INSPECTION 001
TOWNSHIP LD/S NO. 616
PROJECT NO. 0555214R**

Dear Mr. Dougherty:

Please be advised that on September 8, 2016, I conducted an inspection of plant material for the end of maintenance at Montgomery Chase in accordance with the approved landscape plan prepared by Tracy Land Services, dated September 9, 2005 and last revised January 14, 2010. This inspection was conducted based on the request received from Marita Stoerrle on August 31, 2016.

In order to end the maintenance period, all plant material must be alive (as defined by Section 205-49.G of the SLDO), be in acceptable health, and provided, installed and maintained in accordance with the approved plan details and specifications.

The following landscape material has been found to be **UNACCEPTABLE** to end the maintenance period, and should be removed and/or replaced in accordance with the approved landscape plans.

A. Lot 1:

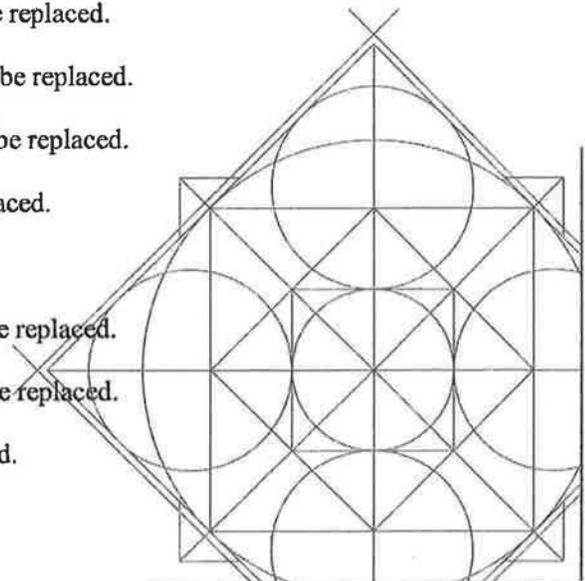
1. Eight (8) Forsythia x intermedia permitted to be substituted for buffering material specified by the approved landscape plan are missing and must be replaced.

B. Lot 2

1. Eight (8) Myrica pensylvanica are dead and must be replaced.
2. Five (5) Myrica pensylvanica are missing and must be replaced.
3. Four (4) Viburnum dentatum are missing and must be replaced.
4. One (1) Ilex verticillata is missing and must be replaced.

C. Lot 5

1. One (1) Liquidambar styraciflua is dead and must be replaced.
2. Nine (9) Viburnum 'Shasta' are missing and must be replaced.
3. One (1) Ilex verticillata is dead and must be replaced.

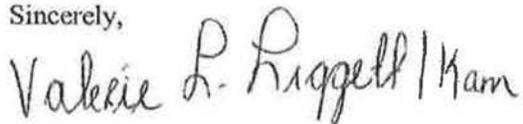


Mr. James P. Dougherty, P.E.
Montgomery Chase
September 9, 2016
Page 2

Substitution requests for plant species and field change requests are required to be forwarded to this office for review and approval prior to installation.

The issues presented in this letter should be addressed and an additional inspection scheduled. Please do not hesitate to contact me if you have any questions or require further information.

Sincerely,



Valerie L. Liggett, ASLA, R.L.A.
ISA Certified Arborist®
Planner/Landscape Architect

VLL/kam

Enclosure(s)

cc: Board of Supervisors
Lawrence Gregan, Township Manager
Bruce Shoupe, Director of Planning and Zoning
Marita Stoerrle, Development Coordinator
Marianne McConnell, Deputy Zoning Officer
Arthur Herling III, Herling Homes

**MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY**

SUBJECT: Reaffirm - Preliminary/Final Land Development Plan Approval and Waiver Request – Condo Unit #5 – 640 Cowpath Road – LDS #687

MEETING DATE: December 19, 2016

ITEM NUMBER: #15

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: Information: Discussion: XX Policy:

INITIATED BY: Bruce Shoupe **BOARD LIAISON:** Candyce Fluehr Chimera
Director of Planning and Zoning Vice - Chairman

BACKGROUND:

Please recall that this plan was approved by the Board on March 28, 2016. The property is located at Five Point Plaza, at 640 Cowpath Road, within the (S) - Shopping Center Zoning District. The applicant proposed to develop Condo Unit #5, adjacent to BJ's Warehouse Club. The applicant believed that a waiver had been granted for perpendicular parking along the store front of this project, however, Traffic Planning and Design has determined that a waiver had not been granted for this property but was granted for the BJ's property. Therefore, a waiver has now been requested. The resolution will also reaffirm all of the conditions of the original approval.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

The plan was originally approved on March 28, 2016.

ALTERNATIVES/OPTIONS: None

BUDGET IMPACT: None.

RECOMMENDATION:

The resolution be adopted by the Board of Supervisors.

MOTION/RESOLUTION:

The Resolution is attached.

MOTION _____

SECOND _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Resolution #

WHEREAS, in a letter dated October 24, 2016, Kevin Johnson, President, Traffic Planning and Design, Inc. Traffic Engineer for Montgomery Township, indicated that the final plan for Condo Unit #5, 640 Cowpath Road, LDS#687, proposed perpendicular parking along the front of Retail Buildings A1 and A2. Under Section 205-25.A(4)(b) of the Township Subdivision and Land Development Ordinance this is not permitted, however, they would not be opposed to a waiver of this requirement. The applicant had believed that a waiver had previously been granted for this requirement. Therefore, they are now requesting a waiver of Section 205-25.A (4) (b); and

WHEREAS, this plan was originally approved by Resolution #5, dated March 28, 2016.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby waive the following requirement:

Section 205-25.A (4) (b) – the requirement that parking be prohibited along storefront driveways. The Applicant is requesting a waiver to allow accessible parking spaces along the front of the store. These spaces are convenient to persons with disabilities to more easily maneuver themselves and their shopping carts to and from their parked cars, rather than having their route of travel to cross the storefront driveway. Furthermore, the grades in the parking lot exceed ADA regulations and preclude the placement of these spaces at any location in the main parking field.

NOW, THEREFORE BE IT FURTHER RESOLVED, that all conditions of Resolution #5, dated March 28, 2016, are hereby reaffirmed.

MOTION BY:

SECOND BY:

VOTE:

DATE:

xc: Applicant, F. Bartle, K. Johnson, B. Shoupe, M. Stoerrle, Minute Book, Resolution File, File

Robert L.
Brant
& ASSOCIATES
attorneys at law

572 West Main Street · P.O. Box 26865 · Trappe PA 19426 · Phone: 610.489.9199 · Fax: 610.489.6815

Robert L. Brant · Wendy Feiss McKenna · Blake E. Dunbar, Jr. · Robert D. Reber, Jr.

**Sent Via Email (bshoupe@montgomerytwp.org)
and First Class Mail**

December 8, 2016

Bruce S. Shoupe,
Director of Planning and Zoning
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936-9605

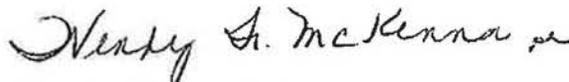
**RE: Montgomeryville Five Point Plaza
Proposed Condo Unit No. 5
640 Cowpath Road, Montgomery Township
Montgomery County, Pennsylvania
Montgomery Township LD/S No. 687
Request for Waiver**

Dear Bruce:

As you know, we represent Somerville Montgomery LP regarding the above referenced land development. This letter shall serve as a request for a waiver from Section 205-25.A(4)(b) of the Subdivision and Land Development Ordinance.

Thank you for your courtesies in this matter. Should you require any additional information, please do not hesitate to contact me.

Very truly yours,



Wendy Feiss McKenna

WFM:pmk

CC: Gregory Elko, P.E. (gelko@Langan.com)
Michael Rossi (MRossi@rdmanagement.com)
Frank Bartle, Esquire (FBartle@dischellbartle.com)
Robert L. Brant, Esquire (rbrant@brantlaw.com)



TRAFFIC PLANNING AND DESIGN, INC.

WWW.TRAFFICPD.COM

October 24, 2016

Mr. Bruce S. Shoupe
Township Director of Planning and Zoning
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936-9605

RE: Montgomeryville Five Point Plaza
Proposed Condo Unit #5
640 Cowpath Road
Montgomery Township, Montgomery County, PA
Montgomery Township LD/S# 687
TPD No. MOTO.A.00103

Dear Bruce:

In our role as Township Traffic/Street Lighting Engineer, Traffic Planning and Design, Inc. (TPD) has reviewed the following items which were received electronically in our office on October 20, 2016:

- Master Site Plan prepared by Langan, dated January 7, 2016 (last revised October 6, 2016);
- Letter from Robert L. Brant & Associates, dated October 13, 2016, in response to TPD's August 31, 2016 review letter.

Based on our review, we offer the following comments:

Plan Comments

The revised plan shows four ADA spaces located along the front of buildings A-1 and A-2 in lieu of 14 spaces as previously proposed. As indicated in our August 31, 2016 review letter, TPD has no objection to providing the four ADA spaces along the front of buildings A-1 and A-2 because the spaces are located toward the center of the buildings where conflicts with the adjacent intersections and parking aisles will be minimized (a layout consistent with the parking layout for the adjacent BJ's store). In addition, restricting the parking in this area to handicap parking places the handicap parking closest to the buildings, which is desirable, and reduces the potential conflicts since these spaces typically have a lower turnover rate compared to standard parking spaces.

As indicated in our August 31, 2016 review letter, the proposed perpendicular parking along the

Mr. Bruce S. Shoupe
October 24, 2016
Page 2

front of Retail Buildings A1 and A2 is not permitted in accordance with §205-25.A(4)(b) of the Montgomery Township Subdivision and Land Development Ordinance. The plans indicate that a waiver was granted by the Montgomery Township Board of Supervisors on April 14, 2014 to permit parking along the storefront driveways. However, this waiver was granted specifically for the BJ's project (Montgomery Township LD/S# 673) and does not apply to the application for Condominium Unit Number 5. Therefore, a separate waiver will be required to provide any parking adjacent to the buildings for Condominium Unit Number 5. TPD has no objections to this waiver based on the reasons listed in the previous paragraph.

Please call if you have any questions.

Sincerely,

TRAFFIC PLANNING AND DESIGN, INC.



Kevin L. Johnson, P.E.

President

kjohnson@TrafficPD.com

cc: Larry Gregan, Township Manager
Marita Stoerrle, Township Development Coordinator
Kevin Costello, Township Public Works Director
Russ Dunlevy, P.E., Township Engineer
Greg Elko, P.E.
Joseph Platt, P.E., TPD
Eric Hammond, TPD

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Acceptance of the Start of Maintenance Period and Escrow Release 2- LD/S 673
- BJ's Wholesale Club

MEETING DATE: December 19, 2016

ITEM NUMBER: #16

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Bruce Shoupe **BOARD LIAISON:** Candyce Fluehr Chimera
Director of Planning and Zoning Vice-Chairman

BACKGROUND:

Somerville Montgomery, LP has requested that the eighteen month maintenance period for the BJ's Wholesale Club project begin, therefore, the Board needs to publicly accept the start of the maintenance period. They have also requested an escrow release in the amount of \$174,014.29, which was held as a Performance Bond. The developer has provided a Maintenance Bond in the amount of \$173,202.44, which is 15% of the original total escrow. This will be held for a period of 18 months until June 19, 2018. The Township Engineer recommends that this release #2 be made and the maintenance period begin.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None

PREVIOUS BOARD ACTION: None

ALTERNATIVES/OPTIONS:

Accept the start of the maintenance period for this project and release the balance of the escrow account.

BUDGET IMPACT: None.

RECOMMENDATION:

That the start of the maintenance period for this project be accepted and the escrow be released.

MOTION/RESOLUTION:

The Resolution is attached. The Board of Supervisors hereby authorize a construction escrow release in the amount of \$174,014.29 and the start of the maintenance period as recommended by the Township Engineer for the BJ's Wholesale Club. This release is contingent upon payment of all Township Consultant fees and resubmission of a satisfactory as-built plan.

MOTION _____ **SECOND** _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Resolution #

WHEREAS, a request for the start of the maintenance period and release of escrow was received from Somerville Montgomery LP for the BJ's Wholesale Club project (LDS#673), on the representation that work set forth in the land development agreement to that extent has been completed; and

WHEREAS, said land development agreement states that the Township is entitled to retain fifteen percent of escrow to serve as an eighteen month completion guaranty, upon final inspection by the Township Engineer. The maintenance guaranty should be in the amount of \$173,202.44, which is 15% of the original escrow amount; and

WHEREAS, the developer has requested the release of the original Performance Bond, in the amount of \$174,014.29. And, the developer has provided a Maintenance Bond in the amount of \$173,202.44. All Township Consultant fees must be paid prior to the release of this Performance Bond.

WHEREAS, all public improvements have been completed, but will need to be inspected at the end of the eighteen month maintenance period, prior to the release of the 15% maintenance guaranty. The developer shall contact the Township in writing to request a final inspection for acceptance at the end of the guaranty period. These inspections will be performed when plant materials are in full leaf only (May 1 through November 15). All guaranty escrow funds will be released upon acceptance at the end of the guaranty period. The guaranty will be extended until 30 days after receipt of the request letter following May 1. Should the end of the guaranty period occur after November 15, the guaranty period shall be extended to May 15.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby acknowledge that the start of the maintenance period is December 19, 2016, and will continue for a time of eighteen months or until June 19, 2018.

BE IT ALSO RESOLVED, that we hereby authorize Escrow Release #2 of \$174,014.29, from the applicant's construction escrow account once all bills have been paid. This release is also contingent upon the resubmission of a satisfactory as-built plan.

MOTION BY:

SECOND BY:

VOTE:

DATE:

xc: Applicant, F. Bartle, J. Dougherty, B. Shoupe, M. Stoerrle, Minute Book, Resolution File. File

Released By Department Director _____



GILMORE & ASSOCIATES, INC.
ENGINEERING & CONSULTING SERVICES

VIA EMAIL

December 14, 2016

File No. 2013-11069

Mr. Lawrence Gregan, Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Reference: Montgomeryville Five Points Plaza Preliminary/Final Land Development – LD/S #673
Financial Security Release 2

Dear Larry:

We have received and reviewed the Request for Escrow Release for the above-referenced project. This letter is to certify that the improvements attached to this letter in the amount of \$174,014.29 have been completed. Please find enclosed a copy of our escrow calculations and the application for release of funds for your use.

Please be advised that this is the final release prior to the start of the maintenance period. These improvements will be subject to a final inspection at the end of the maintenance period. Any deficiencies will be required to be corrected by the developer.

Please note that we recommend the release of the performance bond and the start of the maintenance period be contingent upon:

- Submission of a satisfactory as-built plan per our 12/9/16 review letter; and
- Payment of all Township Consultant fees

Should you have any further questions or require any additional information, please do not hesitate to contact our office.

Sincerely,

James P. Dougherty, P.E.
Senior Project Manager
Gilmore & Associates, Inc.

JPD/SW

Enclosures: As Referenced

cc: Bruce S. Shoupe, Director of Planning and Zoning
Marita A. Stoerrle, Development Coordinator - Montgomery Township
Kevin Johnson, P.E. - Traffic Planning & Design, Inc.
Judith Stern Goldstein, ASLA, R.L.A. - Boucher & James, Inc.
Richard Birdoff – Somerville Montgomery LP
Russell S. Dunlevy, P.E., Senior Executive Vice President – Gilmore & Associates, Inc.

BUILDING ON A FOUNDATION OF EXCELLENCE

RELEASE OF ESCROW FORM

Russell S. Dunlevy, P.E.
Executive Vice President
Gilmore & Associates, Inc.
65 East Butler Avenue, Suite 100
New Britain, PA 18901
215-345-4330

Date: 12/12/2016

Development: BJ's Wholesale Club at Five Points Plaza - LD/S #673
Release #: 2

G&A Project #: 2013-11069

Dear Mr. Dunlevy:

This is an escrow release request in the amount of \$174,014.29. Enclosed is a copy of our escrow spreadsheet with the quantities noted.

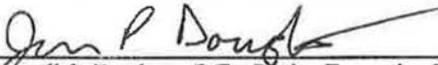
ESCROW RELEASE REQUESTS ARE LIMITED TO ONE PER MONTH.

Mr. Lawrence Gregan
Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Date: 12/14/2016

Dear Mr. Gregan:

We have reviewed the developer's request for an escrow release. We therefore, recommend that \$174,014.29 be released. These improvements will be subject to a final observation prior to dedication and again at the end of the maintenance period. Any deficiencies will be required to be corrected by the developer.

 For RSO

Russell S. Dunlevy, P.E., Senior Executive VP, Gilmore & Associates, Inc.

Resolution # _____

WHEREAS, a request for release of escrow was received from Somerville Montgomery, LP for BJ's Wholesale Club at Five Points Plaza - LD/S #673, in the amount of \$174,014.29, on the representation that work set forth in the Land Development Agreement to the extent has been completed and; WHEREAS, said request has been reviewed by the Township Engineer who recommends release of \$174,014.29; NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we do hereby authorize release of \$174,014.29; in accordance with the developer's request, and the officers of the Township are authorized to take the necessary action to obtain release of said sum.
BE IT FURTHER RESOLVED that Township records indicate that escrow has been deposited via Performance Bond with Montgomery Township in total sum of \$1,270,151.19 pursuant to a signed Land Development Agreement and that \$1,096,136.90 has previously been released from escrow. Therefore, the action of the Board releasing said sum leaves a new balance of \$0.00 in escrow.

MOTION BY _____

VOTE: _____

SECOND BY: _____

DATED: _____

RELEASED BY: _____

Department Director



ESCROW STATUS REPORT

SUMMARY OF ESCROW ACCOUNT

RELEASE NO.: 2
RELEASE DATE: 14-Dec-2016

PROJECT NAME: BJ's Wholesale Club at Five Points Plaza
 PROJECT NO.: 2013-11069
 TOWNSHIP NO.: LD/S #673
 PROJECT OWNER: Somerville Montgomery, LP
 MUNICIPALITY: Montgomery Township
 ESCROW AGENT: First Indemnity of America Insurance Company
 TYPE OF SECURITY: Performance Bond
 AGREEMENT DATE: 1-Oct-2014

TOTAL CONSTRUCTION: \$ 1,154,682.90
 TOTAL CONSTRUCTION CONTINGENCY (10%): \$ 115,468.29
 TOTAL CONSTRUCTION ESCROW POSTED: \$ 1,270,151.19
 TOTAL ENG/INSP/LEGAL (CASH ACCOUNT): \$ 45,000.00
 TOTAL ADMINISTRATION (CASH ACCOUNT): \$ 5,000.00
 MAINTENANCE BOND AMOUNT (15%): \$ 173,202.44

ORIGINAL CONSTRUCTION AMOUNT: \$ 1,270,151.19
 AMOUNT OF THIS RELEASE: \$ 174,014.29
 PRIOR CONSTRUCTION RELEASED: \$ 1,096,136.90
 TOTAL CONSTRUCTION RELEASED TO DATE: \$ 1,270,151.19
 BALANCE AFTER CURRENT RELEASE: \$ -

ESCROW TABULATION					CURRENT RELEASE		RELEASED TO DATE		AVAILABLE FOR RELEASE		RELEASE REQ # 3
CONSTRUCTION ITEMS					QUANTITY	AMOUNT	QUANTITY	AMOUNT	QUANTITY	AMOUNT	QUANTITY
I. SITE PREPARATION AND DEMOLITION											
A.	Mobilization	LS	1	\$10,000.00	\$10,000.00	\$ -	1.00	\$ 10,000.00	\$ -	\$ -	
B.	Remove Existing Curbing/ Curbed Islands	LF	1,703	\$3.00	\$5,109.00	\$ -	1,703.00	\$ 5,109.00	\$ -	\$ -	
C.	Removed Existing Speed Bump	EA	1	\$50.00	\$50.00	\$ -	1.00	\$ 50.00	\$ -	\$ -	
D.	Remove Existing Light Poles and Foundation	EA	9	\$500.00	\$4,500.00	\$ -	9.00	\$ 4,500.00	\$ -	\$ -	
E.	Remove Hydrant, Associated Pipe and Valve	EA	1	\$250.00	\$250.00	\$ -	1.00	\$ 250.00	\$ -	\$ -	
F.	Remove Existing Storm Sewer Catch Basin	EA	2	\$250.00	\$500.00	\$ -	2.00	\$ 500.00	\$ -	\$ -	
G.	Remove Existing Concrete Stoops and Steps	EA	3	\$100.00	\$300.00	\$ -	3.00	\$ 300.00	\$ -	\$ -	
H.	Remove Existing Concrete (Pads/ Sidewalks)	SF	22,346	\$0.80	\$17,876.80	\$ -	22,346.00	\$ 17,876.80	\$ -	\$ -	
I.	Remove Existing Pavement	SY	11,828	\$1.25	\$14,785.00	\$ -	11,828.00	\$ 14,785.00	\$ -	\$ -	
J.	Remove Existing Water Main (If Required)	LF	247	\$10.00	\$2,470.00	\$ -	247.00	\$ 2,470.00	\$ -	\$ -	
K.	Remove Existing Gas Main (If Required)	LF	127	\$5.00	\$635.00	\$ -	127.00	\$ 635.00	\$ -	\$ -	
L.	Remove Existing Electric Main	LF	127	\$5.00	\$635.00	\$ -	127.00	\$ 635.00	\$ -	\$ -	
M.	Remove Existing Fence	LF	120	\$4.00	\$480.00	\$ -	120.00	\$ 480.00	\$ -	\$ -	
N.	Remove Existing Wall	LF	120	\$10.00	\$1,200.00	\$ -	120.00	\$ 1,200.00	\$ -	\$ -	
O.	Remove Existing Trench Drain	EA	4	\$250.00	\$1,000.00	\$ -	4.00	\$ 1,000.00	\$ -	\$ -	
P.	Remove Existing Trash Compactor	EA	1	\$500.00	\$500.00	\$ -	1.00	\$ 500.00	\$ -	\$ -	
Q.	Remove Existing Striping	LS	1	\$250.00	\$250.00	\$ -	1.00	\$ 250.00	\$ -	\$ -	
II. EARTHWORK											
A.	Earthwork Cut (not including Infiltration Bed (Line B) or Pavement Excavation (Line C))	CY	5,854	\$1.50	\$8,781.00	\$ -	5,854.00	\$ 8,781.00	\$ -	\$ -	
B.	Earthwork Cut (From Infiltration Bed)	CY	1,412	\$1.50	\$2,118.00	\$ -	1,412.00	\$ 2,118.00	\$ -	\$ -	
C.	Earthwork Cut (Pavement Excavation)	CY	102	\$1.50	\$153.00	\$ -	102.00	\$ 153.00	\$ -	\$ -	
D.	Earthwork Fill	CY	5,131	\$1.50	\$7,696.50	\$ -	5,131.00	\$ 7,696.50	\$ -	\$ -	
E.	Place Excess Cut (not including stockpiled soil)	CY	1,837	\$1.50	\$2,755.50	\$ -	1,837.00	\$ 2,755.50	\$ -	\$ -	
F.	Topsoil stockpiled on-site	CY	500	\$2.05	\$1,025.00	\$ -	500.00	\$ 1,025.00	\$ -	\$ -	



ESCROW STATUS REPORT

SUMMARY OF ESCROW ACCOUNT

RELEASE NO.: 2
RELEASE DATE: 14-Dec-2016

PROJECT NAME: BJ's Wholesale Club at Five Points Plaza
 PROJECT NO.: 2013-11069
 TOWNSHIP NO.: LD/S #673
 PROJECT OWNER: Somerville Montgomery, LP
 MUNICIPALITY: Montgomery Township
 ESCROW AGENT: First Indemnity of America Insurance Company
 TYPE OF SECURITY: Performance Bond
 AGREEMENT DATE: 1-Oct-2014

TOTAL CONSTRUCTION: \$ 1,154,682.90
 TOTAL CONSTRUCTION CONTINGENCY (10%): \$ 115,468.29
 TOTAL CONSTRUCTION ESCROW POSTED: \$ 1,270,151.19
 TOTAL ENG/INSP/LEGAL (CASH ACCOUNT): \$ 45,000.00
 TOTAL ADMINISTRATION (CASH ACCOUNT): \$ 5,000.00
 MAINTENANCE BOND AMOUNT (15%): \$ 173,202.44

ORIGINAL CONSTRUCTION AMOUNT: \$ 1,270,151.19
 AMOUNT OF THIS RELEASE: \$ 174,014.29
 PRIOR CONSTRUCTION RELEASED: \$ 1,096,136.90
 TOTAL CONSTRUCTION RELEASED TO DATE: \$ 1,270,151.19
 BALANCE AFTER CURRENT RELEASE: \$ -

ESCROW TABULATION					CURRENT RELEASE		RELEASED TO DATE		AVAILABLE FOR RELEASE		RELEASE REQ # 3
CONSTRUCTION ITEMS	UNITS	QUANTITY	UNIT PRICE	TOTAL AMOUNT	TOTAL		TOTAL		TOTAL		QUANTITY
					QUANTITY	AMOUNT	QUANTITY	AMOUNT	QUANTITY	AMOUNT	
III. EROSION CONTROL											
A. Construction Entrance	SY	275	\$8.00	\$2,200.00		\$ -	275.00	\$ 2,200.00		\$ -	
B. Inlet Protection (Filter Bag)	EA	9	\$125.00	\$1,125.00		\$ -	9.00	\$ 1,125.00		\$ -	
C. 18-Inch Compost Filter Sock	LF	3,105	\$6.50	\$20,182.50		\$ -	3,105.00	\$ 20,182.50		\$ -	
D. R-3 Rip-Rap	CY	1	\$75.00	\$75.00		\$ -	1.00	\$ 75.00		\$ -	
E. R-4 Rip-Rap	CY	12	\$75.00	\$900.00		\$ -	12.00	\$ 900.00		\$ -	
F. 18-Inch Silt Fence for Soil Stockpiles	LF	527	\$3.00	\$1,581.00		\$ -	527.00	\$ 1,581.00		\$ -	
G. Temporary Vegetation and Mulch of Stockpiles	SF	5,700	\$0.15	\$855.00		\$ -	5,700.00	\$ 855.00		\$ -	
H. Erosion Control Matting (3:1 Slopes)	SF	18,690	\$0.50	\$9,345.00		\$ -	18,690.00	\$ 9,345.00		\$ -	
I. Temporary Construction Fence	LF	877	\$5.00	\$4,385.00		\$ -	877.00	\$ 4,385.00		\$ -	
IV. STORM SEWER											
A. Clean Existing Pipes	LS	1	\$1,500.00	\$1,500.00		\$ -	1.00	\$ 1,500.00		\$ -	
B. Outlet Control Structure Modifications	EA	1	\$1,100.00	\$1,100.00		\$ -	1.00	\$ 1,100.00		\$ -	
C. Remove Existing Structures at Outlet Control Structure	EA	1	\$500.00	\$500.00		\$ -	1.00	\$ 500.00		\$ -	
D. Infiltration Bed											
i. Soil Amendments	SF	10,400	\$2.50	\$26,000.00		\$ -	10,400.00	\$ 26,000.00		\$ -	
ii. AASHTO No. 3 (Clean Washed Uniformly Graded Coarse Aggregate)	CY	1,156	\$25.00	\$28,900.00		\$ -	1,156.00	\$ 28,900.00		\$ -	
iii. As-Built Plan	EA	1	\$450.00	\$450.00		\$ -	1.00	\$ 450.00		\$ -	
E. Snout Inlet Treatment Devices	EA	2	\$2,500.00	\$5,000.00		\$ -	2.00	\$ 5,000.00		\$ -	
F. Type C Catch Basin	EA	2	\$2,900.00	\$5,800.00		\$ -	2.00	\$ 5,800.00		\$ -	
G. Type M Catch Basin	EA	1	\$2,900.00	\$2,900.00		\$ -	1.00	\$ 2,900.00		\$ -	
H. Modification of Existing Catch Basin	EA	1	\$1,100.00	\$1,100.00		\$ -	1.00	\$ 1,100.00		\$ -	
I. Reset Roof Leader Cleanout Elevations	LS	1	\$500.00	\$500.00		\$ -	1.00	\$ 500.00		\$ -	
J. Storm Sewer Manhole	EA	1	\$3,000.00	\$3,000.00		\$ -	1.00	\$ 3,000.00		\$ -	
K. 3-Inch HDPE	LF	18	\$20.00	\$360.00		\$ -	18.00	\$ 360.00		\$ -	
L. 4-Inch HDPE	LF	14	\$22.00	\$308.00		\$ -	14.00	\$ 308.00		\$ -	
M. 8-Inch HDPE	LF	525	\$28.00	\$14,700.00		\$ -	525.00	\$ 14,700.00		\$ -	
N. 10-Inch HDPE	LF	36	\$30.00	\$1,080.00		\$ -	36.00	\$ 1,080.00		\$ -	



ESCROW STATUS REPORT

SUMMARY OF ESCROW ACCOUNT

RELEASE NO.: 2
RELEASE DATE: 14-Dec-2016

PROJECT NAME: BJ's Wholesale Club at Five Points Plaza
 PROJECT NO.: 2013-11069
 TOWNSHIP NO.: LD/S #673
 PROJECT OWNER: Somerville Montgomery, LP
 MUNICIPALITY: Montgomery Township
 ESCROW AGENT: First Indemnity of America Insurance Company
 TYPE OF SECURITY: Performance Bond
 AGREEMENT DATE: 1-Oct-2014

TOTAL CONSTRUCTION: \$ 1,154,682.90
 TOTAL CONSTRUCTION CONTINGENCY (10%): \$ 115,468.29
 TOTAL CONSTRUCTION ESCROW POSTED: \$ 1,270,151.19
 TOTAL ENG/INSP/LEGAL (CASH ACCOUNT): \$ 45,000.00
 TOTAL ADMINISTRATION (CASH ACCOUNT): \$ 5,000.00
 MAINTENANCE BOND AMOUNT (15%): \$ 173,202.44

ORIGINAL CONSTRUCTION AMOUNT: \$ 1,270,151.19
 AMOUNT OF THIS RELEASE: \$ 174,014.29
 PRIOR CONSTRUCTION RELEASED: \$ 1,096,136.90
 TOTAL CONSTRUCTION RELEASED TO DATE: \$ 1,270,151.19
 BALANCE AFTER CURRENT RELEASE: \$ -

ESCROW TABULATION					CURRENT RELEASE		RELEASED TO DATE		AVAILABLE FOR RELEASE		RELEASE REQ # 3
CONSTRUCTION ITEMS					QUANTITY	AMOUNT	QUANTITY	AMOUNT	QUANTITY	AMOUNT	QUANTITY
O.	15-Inch HDPE	LF	121	\$32.00	\$3,872.00			121.00	\$ 3,872.00		
P.	15-Inch RCP	LF	6	\$45.00	\$270.00			6.00	\$ 270.00		
Q.	18-Inch RCP	LF	9	\$50.00	\$450.00			9.00	\$ 450.00		
R.	24-Inch HDPE	LF	6	\$45.00	\$270.00			6.00	\$ 270.00		
S.	Cleanouts	EA	20	\$250.00	\$5,000.00			20.00	\$ 5,000.00		
T.	Reset Storm Cleanout Elevation	EA	10	\$200.00	\$2,000.00			10.00	\$ 2,000.00		
U.	Trenching	CY	307	\$8.50	\$2,609.50			307.00	\$ 2,609.50		
V.	Soil Amendments for Landscape Restoration Areas	SF	1,063	\$2.50	\$2,657.50			1,063.00	\$ 2,657.50		
V. SITE IMPROVEMENTS											
A.	6-Inch Concrete Curb	LF	1,812	\$15.00	\$27,180.00			1,812.00	\$ 27,180.00		
	Stone under curb - 4"	LF	1,812	\$1.30	\$2,355.60			1,812.00	\$ 2,355.60		
B.	Heavy Duty Pavement Section										
i.	2" Wearing Course	SY	4,241	\$11.00	\$46,651.00			4,241.00	\$ 46,651.00		
ii.	2" Compacted Binder Course	SY	4,241	\$14.00	\$59,374.00			4,241.00	\$ 59,374.00		
iii.	8" Crushed Aggregate Base Course (2A Modified)	SY	4,241	\$15.00	\$63,615.00			4,241.00	\$ 63,615.00		
C.	Standard Duty Pavement Section										
i.	1.5" Wearing Course	SY	8,244	\$8.00	\$65,952.00			8,244.00	\$ 65,952.00		
ii.	1.5" Compacted Binder Course	SY	8,244	\$12.00	\$98,928.00			8,244.00	\$ 98,928.00		
iii.	6" Crushed Aggregate Base Course (2A Modified)	SY	8,244	\$11.25	\$92,745.00			8,244.00	\$ 92,745.00		
D.	Concrete Sidewalk (5" Thick)	SY	625	\$60.00	\$37,500.00			625.00	\$ 37,500.00		
E.	Heavy Duty Concrete Pavement (Thickness per detail)	SY	735	\$80.00	\$58,800.00			735.00	\$ 58,800.00		
F.	Sawcutting	LF	981	\$2.00	\$1,962.00			981.00	\$ 1,962.00		
G.	Curb Ramp	EA	2	\$1,000.00	\$2,000.00			2.00	\$ 2,000.00		
H.	Wheel Stops	EA	15	\$150.00	\$2,250.00			15.00	\$ 2,250.00		
I.	Traffic Control Signs Mounted on Poles	EA	52	\$250.00	\$13,000.00			52.00	\$ 13,000.00		
J.	Traffic Control and Handicap Signs Mounted on Building	EA	20	\$100.00	\$2,000.00			20.00	\$ 2,000.00		
K.	6' Chain Link Fence (Propane Storage Tank)	LF	98	\$30.00	\$2,940.00			98.00	\$ 2,940.00		
L.	3' Wide Detectable Warning Strip (Per ADA Regulations)	SF	985	\$25.00	\$24,625.00			985.00	\$ 24,625.00		
M.	Concrete Bollards	EA	45	\$250.00	\$11,250.00			45.00	\$ 11,250.00		



ESCROW STATUS REPORT

SUMMARY OF ESCROW ACCOUNT

RELEASE NO.: 2
RELEASE DATE: 14-Dec-2016

PROJECT NAME: BJ's Wholesale Club at Five Points Plaza
 PROJECT NO.: 2013-11069
 TOWNSHIP NO.: LD/S #673
 PROJECT OWNER: Somerville Montgomery, LP
 MUNICIPALITY: Montgomery Township
 ESCROW AGENT: First Indemnity of America Insurance Company
 TYPE OF SECURITY: Performance Bond
 AGREEMENT DATE: 1-Oct-2014

TOTAL CONSTRUCTION: \$ 1,154,682.90
 TOTAL CONSTRUCTION CONTINGENCY (10%): \$ 115,468.29
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 MAINTENANCE BOND AMOUNT (15%): \$ 173,202.44

ORIGINAL CONSTRUCTION AMOUNT: \$ 1,270,151.19
 AMOUNT OF THIS RELEASE: \$ 174,014.29
 PRIOR CONSTRUCTION RELEASED: \$ 1,096,136.90
 TOTAL CONSTRUCTION RELEASED TO DATE: \$ 1,270,151.19
 BALANCE AFTER CURRENT RELEASE: \$ -

ESCROW TABULATION					CURRENT RELEASE		RELEASED TO DATE		AVAILABLE FOR RELEASE		RELEASE REQ # 3
CONSTRUCTION ITEMS	UNITS	QUANTITY	UNIT PRICE	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY
N. Driveway Crosswalk Striping	SF	3,828	\$1.00	\$3,828.00		\$ -	3,828.00	\$ 3,828.00		\$ -	
O. Striping	LS	1	\$5,000.00	\$5,000.00		\$ -	1.00	\$ 5,000.00		\$ -	
P. Repair Existing Fence	LS	1	\$3,000.00	\$3,000.00		\$ -	1.00	\$ 3,000.00		\$ -	
Q. Milling and overlaying of existing parking lot pavement	SY	1,265	\$10.00	\$12,650.00		\$ -	1,265.00	\$ 12,650.00		\$ -	
VI. LANDSCAPING											
<i>Shade Trees</i>											
A. Acer rubrum 'Autumn Flame' (Autumn Flame Red Maple) - 3-3.5" Cal.	EA	12	\$600.00	\$7,200.00	12.00	\$ 7,200.00	12.00	\$ 7,200.00		\$ -	
B. Liquidambar styraciflua 'Rotundiloba' (Seedless Sweetgum) - 3-3.5" Cal.	EA	4	\$430.00	\$1,720.00	4.00	\$ 1,720.00	4.00	\$ 1,720.00		\$ -	
C. Quercus Borealis (Northern Red Oak) - 3-3.5" Cal.	EA	6	\$720.00	\$4,320.00	6.00	\$ 4,320.00	6.00	\$ 4,320.00		\$ -	
D. Quercus palustris (Pin Oak) - 3-3.5" Cal.	EA	20	\$540.00	\$10,800.00	20.00	\$ 10,800.00	20.00	\$ 10,800.00		\$ -	
E. Zelkova serrata 'Village Green' (Village Green Zelkova) - 3-3.5" Cal	EA	8	\$640.00	\$5,120.00	8.00	\$ 5,120.00	8.00	\$ 5,120.00		\$ -	
<i>Evergreen Trees</i>											
A. Pinus strobus (Eastern White Pine) - 6-7' High	EA	3	\$250.00	\$750.00	3.00	\$ 750.00	3.00	\$ 750.00		\$ -	
B. Thuja occidentalis 'Techny' (Techny Arborvitea) 8' high, 4' minimum spread	EA	42	\$250.00	\$10,500.00	42.00	\$ 10,500.00	42.00	\$ 10,500.00		\$ -	
<i>Ornamental/ Flowering Trees</i>											
A. Betula nigra 'Dura Heat' (Dura Heat River Birch) - 3-3.5" Cal.	EA	1	\$325.00	\$325.00	1.00	\$ 325.00	1.00	\$ 325.00		\$ -	
B. Malus 'Snowdrift' (Snowdrift Crabapple) - 3-3.5" Cal.	EA	4	\$520.00	\$2,080.00	4.00	\$ 2,080.00	4.00	\$ 2,080.00		\$ -	
<i>Deciduous Shrubs</i>											
A. Aronia butifolia 'Brilliantissima' (Red Chokeberry) 30" high, 24" minimum spread	EA	3	\$65.00	\$195.00	3.00	\$ 195.00	3.00	\$ 195.00		\$ -	
B. Itea virginica 'Little Henry' (Little Henry Sweetpire) 30" High, 24" minimum	EA	48	\$65.00	\$3,120.00	48.00	\$ 3,120.00	48.00	\$ 3,120.00		\$ -	
C. Myrica pensylvanica (Northern Bayberry) 30-36"	EA	6	\$72.00	\$432.00	6.00	\$ 432.00	6.00	\$ 432.00		\$ -	



ESCROW STATUS REPORT

SUMMARY OF ESCROW ACCOUNT

PROJECT NAME:	BJ's Wholesale Club at Five Points Plaza	TOTAL CONSTRUCTION:	\$ 1,154,682.90	ORIGINAL CONSTRUCTION AMOUNT:	\$ 1,270,151.19
PROJECT NO.:	2013-11069	TOTAL CONSTRUCTION CONTINGENCY (10%):	\$ 115,468.29	AMOUNT OF THIS RELEASE:	\$ 174,014.29
TOWNSHIP NO.:	LD/S #673	TOTAL CONSTRUCTION ESCROW POSTED:	\$ 1,270,151.19	PRIOR CONSTRUCTION RELEASED:	\$ 1,096,136.90
PROJECT OWNER:	Somerville Montgomery, LP			TOTAL CONSTRUCTION RELEASED TO DATE:	\$ 1,270,151.19
MUNICIPALITY:	Montgomery Township	TOTAL ENG/INSP/LEGAL (CASH ACCOUNT):	\$ 45,000.00	BALANCE AFTER CURRENT RELEASE:	\$ -
ESCROW AGENT:	First Indemnity of America Insurance Company	TOTAL ADMINISTRATION (CASH ACCOUNT):	\$ 5,000.00		
TYPE OF SECURITY:	Performance Bond				
AGREEMENT DATE:	1-Oct-2014	MAINTENANCE BOND AMOUNT (15%):	\$ 173,202.44		

ESCROW TABULATION					CURRENT RELEASE		RELEASED TO DATE		AVAILABLE FOR RELEASE		RELEASE REQ # 3
CONSTRUCTION ITEMS	UNITS	QUANTITY	UNIT PRICE	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY
Evergreen Shrubs											
A. Buxus microphylla 'Winter Gem' (Winter Gem Boxwood) 24-30"	EA	11	\$84.00	\$924.00	11.00	\$ 924.00	11.00	\$ 924.00	\$	-	
B. Juniperus Chinensis Var. Sargentii (Sargent Juniper), 18" Spread Minimum	EA	36	\$65.00	\$2,340.00	36.00	\$ 2,340.00	36.00	\$ 2,340.00	\$	-	
Ornamental Grasses											
A. Panicum virgatum 'Shenandoah' (Shenandoah Switch Grass) 1 Gallon	EA	6	\$20.00	\$120.00	6.00	\$ 120.00	6.00	\$ 120.00	\$	-	
Seeding											
A. Temporary Vegetation	LS	1	\$2,800.00	\$2,800.00	1.00	\$ 2,800.00	1.00	\$ 2,800.00	\$	-	
B. Permanent Vegetation	LS	1	\$2,800.00	\$2,800.00	1.00	\$ 2,800.00	1.00	\$ 2,800.00	\$	-	
VII. LIGHTING (INCLUDES CONCRETE FOUNDATIONS, DOES NOT INCLUDE WALL PACK UNITS)											
A. Single Pole - Mounted Area Light	EA	1	\$1,825.00	\$1,825.00		\$ -	1.00	\$ 1,825.00	\$	-	
B. Double Square Pole - Mounted Area Light	EA	1	\$2,587.00	\$2,587.00		\$ -	1.00	\$ 2,587.00	\$	-	
C. Triple Square Pole - Mounted Area Light	EA	13	\$3,350.00	\$43,550.00		\$ -	13.00	\$ 43,550.00	\$	-	
D. Flood Light	EA	4	\$525.00	\$2,100.00		\$ -	4.00	\$ 2,100.00	\$	-	
E. Electric Conduit and Wire for Site Lighting	LF	2,816	\$4.00	\$11,264.00		\$ -	2,816.00	\$ 11,264.00	\$	-	
F. Trenching	LF	2,816	\$10.00	\$28,160.00		\$ -	2,816.00	\$ 28,160.00	\$	-	
G. Light Pole Foundations	EA	15	\$1,000.00	\$15,000.00		\$ -	15.00	\$ 15,000.00	\$	-	
VIII. TRAFFIC SIGNALS											
A. Adaptive (InSync) Intersection Signals	EA	2	\$55,000.00	\$110,000.00		\$ -	2.00	\$ 110,000.00	\$	-	
B. Pedestrian Crossing Upgrade	EA	1	\$5,000.00	\$5,000.00		\$ -	1.00	\$ 5,000.00	\$	-	
IX. OTHER											
A. Construction Stakeout	LS	1	\$5,000.00	\$5,000.00		\$ -	1.00	\$ 5,000.00	\$	-	
B. As-Builts	EA	1	\$3,000.00	\$3,000.00	1.00	\$ 3,000.00	1.00	\$ 3,000.00	\$	-	
XI. CONTINGENCY											
1. 10% Contingency (Released upon certification of completion and receipt of Maintenance Bond)	LS	1		\$ 115,468.29	1.00	\$ 115,468.29	1.00	\$ 115,468.29	\$	-	



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Fax 570-629-0306

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Fax 610-419-9408

www.bjengineers.com

November 15, 2016

Mr. James P. Dougherty, P.E.
Gilmore & Associates, Inc.
65 E. Butler Ave. Suite 100
New Britain, PA 18901

**SUBJECT: BJ'S FIVE POINTS PLAZA
START OF MAINTENANCE INSPECTION 04
TOWNSHIP LD/S NO. 673
PROJECT NO. 1355270R**

Dear Mr. Dougherty:

Please be advised that on November 11, 2016, I conducted an inspection of plant material installed at the BJ's Five Points Plaza site, as requested by Michael Diorio of RD Management on November 11, 2016. This inspection was conducted in accordance with the approved plan set prepared by Langan Engineering & Environmental Services, dated December 20, 2013 and last revised June 3, 2014.

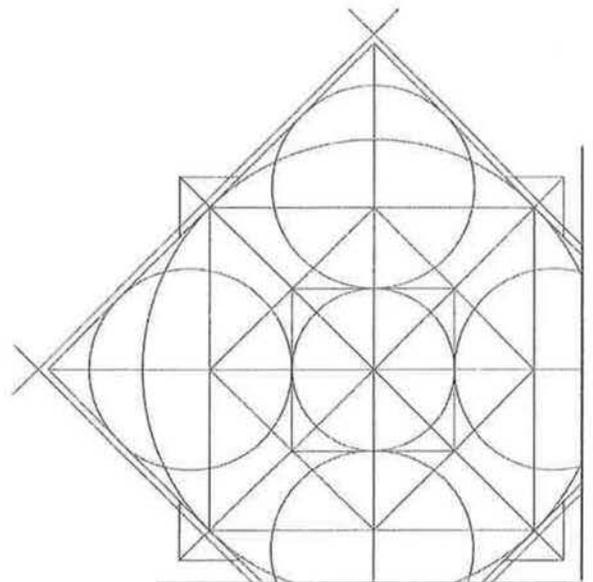
All landscape material has been provided in accordance with the approved landscape plans, and is of acceptable size, species and condition to begin the maintenance period. The maintenance period for landscaping will begin **upon authorization of the Board of Supervisors at their regularly scheduled meeting**. Please do not hesitate to contact me if you have any questions or require further information.

Sincerely,

Valerie L. Liggett, ASLA, R.L.A.
ISA Certified Arborist®
Planner/Landscape Architect

VLL/kam

cc: Board of Supervisors
Lawrence Gregan, Township Manager
Bruce Shoupe, Director of Planning and Zoning
Marita Stoerrle, Development Coordinator
Marianne McConnell, Deputy Zoning Officer
Michael Rossi, RD Management LLC



MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Construction Escrow Release #2 - #M-15-73 – Starbuck’s – 776 Bethlehem Pike

MEETING DATE: December 19, 2016

ITEM NUMBER: #17

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Bruce Shoupe
Director of Planning and Zoning

BOARD LIAISON: Candyce Fluehr Chimera
Vice- Chairman

BACKGROUND:

Attached is a construction escrow release requested by Starbuck’s located at 776 Bethlehem Pike, as recommended by the Township Engineer. The original amount of the escrow was \$27,228.30, held as a Cash Escrow. This is the second and final escrow release for this project. The current release is in the amount of \$3,712.95, which would deplete the escrow account. The Township Engineer has indicated that all public improvements have been completed.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None

PREVIOUS BOARD ACTION: None

ALTERNATIVES/OPTIONS:

Approve or not approve the construction escrow release.

BUDGET IMPACT: None.

RECOMMENDATION:

That this construction escrow be released.

MOTION/RESOLUTION:

The Board of Supervisors hereby authorize a construction escrow release in the amount of \$3,712.95, as recommended by the Township Engineer for Starbuck’s. This release is contingent upon payment of all Township invoices.

MOTION _____

SECOND _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.



GILMORE & ASSOCIATES, INC.

ENGINEERING & CONSULTING SERVICES

November 30, 2016

File No. 2015-03040

Mr. Lawrence Gregan, Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Reference: 309 Realty Partners, LLC – 776 Bethlehem Pike
Starbucks North Wales M-15-73
Financial Security Release #2 (Final Release)

Dear Larry:

We have received and reviewed the Request for Escrow Release for the above-referenced project. This letter is to certify that all improvements have been completed and recommend the remaining escrow funds in the amount of \$3,712.95 be released. Upon approval of this request the balance will be \$0.00. Please find enclosed a copy of our escrow calculations and the application for release of funds for your use.

As always, please call us if you have any questions or if we can be of any assistance regarding this project.

Sincerely,

James P. Dougherty, P.E.
Senior Project Manager
Gilmore & Associates, Inc.

JPD/SW

Enclosures: As Referenced

cc: Bruce S. Shoupe, Director of Planning and Zoning
Marita A. Stoerrle, Development Coordinator – Montgomery Township
Marianne McConnell, Deputy Zoning Officer – Montgomery Township
Kevin Johnson, P.E. – Traffic Planning & Design, Inc.
Steven Muchnick, Applicant – 309 Realty Partner, LLC
Russell S. Dunlevy, P.E., Executive V.P. – Gilmore & Associates, Inc.

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RELEASE OF ESCROW FORM

Russell S. Dunlevy, P.E.
Senior Executive Vice President
Gilmore & Associates, Inc.
65 East Butler Avenue, Suite 100
New Britain, PA 18901
215-345-4330

Date: 11/28/2016

Development: 776 Bethlehem Pike, North Wales - Starbucks - M-15-73
Release #: 2

G&A Project #: 2015-03040

Dear Mr. Dunlevy:

This is an escrow release request in the amount of \$3,712.95. Enclosed is a copy of our escrow spreadsheet with the quantities noted.

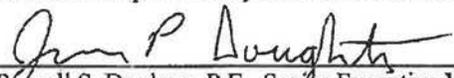
ESCROW RELEASE REQUESTS ARE LIMITED TO ONE PER MONTH.

Mr. Lawrence Gregan
Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Date: 11/30/2016

Dear Mr. Gregan:

We have reviewed the developer's request for an escrow release. We therefore, recommend that \$3,712.95 be released. These improvements will be subject to a final observation prior to dedication and again at the end of the maintenance period. Any deficiencies will be required to be corrected by the developer.

 For RSD

Russell S. Dunlevy, P.E., Senior Executive VP, Gilmore & Associates, Inc.

Resolution # _____

WHEREAS, a request for release of escrow was received from 309 Realty Partners, LLC for 776 Bethlehem Pike, North Wales - Starbucks - M-15-73, in the amount of \$3,712.95, on the representation that work set forth in the Land Development Agreement to the extent has been completed and; WHEREAS, said request has been reviewed by the Township Engineer who recommends release of \$3,712.95; NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we do hereby authorize release of \$3,712.95; in accordance with the developer's request, and the officers of the Township are authorized to take the necessary action to obtain release of said sum. BE IT FURTHER RESOLVED that Township records indicate that escrow has been deposited via Cash with Montgomery Township in total sum of \$27,228.30 pursuant to a signed Land Development Agreement and that \$23,515.35 has previously been released from escrow. Therefore, the action of the Board releasing said sum leaves a new balance of \$0.00 in escrow.

MOTION BY: _____

VOTE: _____

SECOND BY: _____

DATED: _____

RELEASED BY: _____

Department Director



ESCROW STATUS REPORT

SUMMARY OF ESCROW ACCOUNT

RELEASE NO.: 2
RELEASE DATE: 30-Nov-2016

PROJECT NAME: 776 Bethlehem Pike, North Wales - Starbuck
 PROJECT NO.: 2015-03040
 TOWNSHIP NO.: M-15-73
 PROJECT OWNER: 309 Realty Partners, LLC
 MUNICIPALITY: Montgomery Township
 ESCROW AGENT: Montgomery Township
 TYPE OF SECURITY: Cash
 AGREEMENT DATE: 15-Dec-2014

TOTAL CONSTRUCTION: \$24,753.00
 TOTAL CONSTRUCTION CONTINGENCY (10%): \$ 2,475.30
 TOTAL CONSTRUCTION ESCROW POSTED: \$ 27,228.30
 TOTAL ENG/INSP/LEGAL (CASH ACCOUNT): \$ 5,000.00
 TOTAL ADMINISTRATION (CASH ACCOUNT): \$ 750.00
 MAINTENANCE BOND AMOUNT (15%): \$ 3,712.95

ORIGINAL CONSTRUCTION AMOUNT: \$ 27,228.30
AMOUNT OF THIS RELEASE: \$ 3,712.95
 PRIOR CONSTRUCTION RELEASED: \$ 23,515.35
 TOTAL CONSTRUCTION RELEASED TO DATE: \$ 27,228.30
 BALANCE AFTER CURRENT RELEASE: \$ -

ESCROW TABULATION					CURRENT RELEASE	RELEASED TO DATE (including current release)	AVAILABLE FOR RELEASE	RELEASE REQ # 3	
CONSTRUCTION ITEMS	UNITS	QUANTITY	UNIT PRICE	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY	TOTAL AMOUNT	QUANTITY
A. SITE WORK									
3. Concrete Curb (6" Reveal)	LF	69	\$ 15.00	\$ 1,035.00					
4. Mountable Curb - Type B	LF	130	\$ 24.50	\$ 3,185.00					
5. 9.5mm Wearing Course - 1.5 inch	SY	48	\$ 7.25	\$ 348.00					
6. 19mm Binder Course - 2.5 inch	SY	48	\$ 10.00	\$ 480.00					
7. 2A-Modified - 6 inch	SY	48	\$ 11.25	\$ 540.00					
8. 4,000 psi Concrete	SY	100	\$ 60.00	\$ 6,000.00					
9. 2A-Modified - 8 inch	SY	100	\$ 15.00	\$ 1,500.00					
10. Pavement Sawcut	LF	233	\$ 5.00	\$ 1,165.00					
B. PAVEMENT MARKINGS AND SIGNS									
1. Parking Lot Striping	LS	1	\$ 5,000.00	\$ 5,000.00					
2. Painted Directional Arrows	EA	4	\$ 100.00	\$ 400.00					
3. 24 inch /W Stop Bars	EA	4	\$ 100.00	\$ 400.00					
4. Traffic Signs	EA	21	\$ 200.00	\$ 4,200.00					
C. OFFSITE PAVEMENT MARKINGS AND SIGNS									
1. 24 inch /W Stop Bars	EA	2	\$ 100.00	\$ 200.00					
2. Traffic Signs	EA	3	\$ 100.00	\$ 300.00					
CONTINGENCY									
1. 10% Contingency (Released upon certification of completion and receipt of Maintenance Bond)	LS	1		\$ 2,475.30	1.00	\$ 2,475.30	1.00	\$ 2,475.30	

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

December 5, 2016

SUBJECT: Consider Applications for 2016 Tree City USA Recertification and 2016 Growth Award

MEETING DATE: December 19, 2016

ITEM NUMBER #18

MEETING/AGENDA:

ACTION: NONE

REASON FOR CONSIDERATION: Operational: Policy: Discussion: xx Information:

INITIATED BY: Bruce Shoupe

BOARD LIAISON: Michael J. Fox

Director of Planning & Zoning

Board Liaison

BACKGROUND:

The Tree City USA® program, sponsored by the Arbor Day Foundation in cooperation with the USDA Forest Service and the National Association of State Foresters gives national recognition for urban and community forestry programs in towns and cities that meet the following four standards: A Tree Board or department, a Tree Care Ordinance, a Community Forestry Program with an annual budget of at least \$2 per capita, and an Arbor Day Observance and Proclamation.

The application process is to be completed online at Arboday.org. Attached are the Application Signature Pages and the 2016 STC Annual Work Plan. Montgomery Township has received the Tree City recognition for the last nineteen years and has received the Growth Award for fifteen of those years.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None

RECOMMENDATION:

Approve application for submittal as done in previous years.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve the applications for Montgomery Township to receive the 2016 Tree City USA Recertification and 2016 Growth Award.

MOTION: _____

SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

MONTGOMERY TOWNSHIP
SHADE TREE COMMISSION

2016 ANNUAL WORK PLAN

Arbor Day 2016 – This year, the Annual Arbor Day Tree Give-Away was held on Saturday morning, April 23rd, 2016, from 9:00 AM to 12:00 PM. The event took place at the newly constructed Community and Recreation Center. The day's events included the reading of the Arbor Day Proclamation, the distribution of 275 free native shade and ornamental trees to residents, and the presentation of the 2015 Tree City USA Certification and Growth Award to Montgomery Township. This was the nineteenth year that Montgomery Township has received this Tree City recognition. The Township staff, landscape architect, and several volunteers were on hand to provide tree selection, care, and maintenance advice to our residents.

Forestry Management – The Ash Trees located along the walking trail in Windlestrae Park were treated again this fall for the Emerald Ash Borer. This was the second treatment applied to protect these trees. Numerous Ash trees were removed throughout the Township owned properties.

Meadow at Memorial Grove – Seed mix was purchased to introduce cool season grasses and fill in the bare spots. The seed was spread in the Spring of 2016.

Memorial Grove Plantings and Benches – The overgrown 27 viburnum around the benches were removed and transplanted to along the tree line surrounding the memorial area. The first grouping of viburnum before the benches remained in place. All of the viburnum around the sundial were removed and transplanted. They were replaced with dwarf fothergilla at a cost of \$1088.00. The benches were also repainted by a volunteer.

Other Projects / Achievements

Knapp Farm Tree Clinic – The Shade Tree Commission hosted a tree clinic on Saturday, October 22nd for the residents within the Knapp Farm Development in regards to tree care, pruning, and maintenance. The focus of the clinic was the overcrowding of the shade trees and arborvitaes along the perimeter of the Knapp Farm Development. A Certified Arborist volunteered his time to conduct two (1) hour sessions at two volunteer properties within the neighborhood for the demonstration.

Updated Shade Tree Ordinance and SALDO – Amendments were recommended and approved to update the Subdivision and Land Development Ordinance as well as the Chapter 189; Shade Trees of the Code of Montgomery Township. The list of required and recommended trees was updated and provisions were made for smaller sized street trees for smaller residential lots with less than a 25 foot front yard setback.

Sugar Maples at Memorial Grove – Several Sugar Maples at the site were pruned by two members of the Shade Tree Commission. Tree protection guards were also installed by volunteers on approximately 35 trees.

Basin Naturalization Program - Six basins were selected to be entered into the Township's Naturalized Basin program in 2016. Assessments and inspections were completed on the selected basins in October and November of this year. These basins currently being maintained by the Township are scheduled to be "naturalized" and have been designated as a "no mow" area. As of this date, 51 of the 66 Township owned basins have been "Naturalized".

Montgomery Township received recertification for Tree City USA for the 19th year and received the Growth Award for the 15th year for our commitment and dedication to providing a sound community forestry program.

Print this page

Tree City USA

2016 Application for Certification



The Tree City USA award is in recognition of work completed by the community during the 2016 calendar year.

As Mayor or Equivalent of the Community of Montgomery Township

I herewith make application for this community to be officially certified/recertified as a Tree City USA for 2016, having achieved the standards set forth by the Arbor Day Foundation as noted below.

Standard 1: A Tree Board or Department

Community has a Tree Board only

Tree Board Chair

Roy Rodriguez Tree Board Chairman 215-393-6900

Standard 2: A Community Tree Ordinance

Our community ordinance is on record

Standard 3: A Community Forestry Program with an Annual Budget of at Least \$2 Per Capita

Total Community Forestry Expenditures	\$56986
Community Population	24790
Per Capita Spending	\$2.30

Standard 4: An Arbor Day Observance and Proclamation

Official Arbor Day proclamation is on record

Mayor or Equivalent Signature

Title

Date

Application Certification

To Be Completed By The State Forester:

Montgomery Township

The above named community has made formal application to this office. I am pleased to advise you that we reviewed the application and have concluded that, based on the information contained herein, said community is eligible to be certified as a Tree City USA community, for the 2016 calendar year, having in my opinion met the four standards required for recognition.

State Forester Signature

Title

Date



Tree City USA Growth Award

2016 Application for Certification



As Mayor or Equivalent of the Community of Montgomery Township

I herewith make application for this community to receive the Tree City USA Growth Award as we:

- Certified as a Tree City USA last year and have submitted an Application for Recertification this year.
- Earned 10 or more points according to Growth Award Eligible Activities (which were new or significantly improved during 2016)
- Attached documentation for each Eligible Activity for which we seek recognition as listed below. (Appropriate documentation includes narrative descriptions, copies of documents, copies of printed brochures, and newspaper clippings.)

City Forestry Contact:

Marianne McConnell Shade Tree Coordinator 215-393-6920 mmccConnell@montgomerytwp.org

Activities

Activity #	Activity Name	Points Earned
A11	Tree-Care Workshops	4
C8	Improved Ordinance	6
C10	Wildlife Habitat	3
		Total Points: 13

Mayor or Equivalent Signature

Title

Date

Growth Award Certification

To Be Completed By The State Forester:

Montgomery Township

The above named community has made formal application to this office. I am pleased to advise you that we reviewed the application and have concluded that, based on the information contained herein, said community is eligible to receive the Tree City USA Growth Award for the 2016 calendar year, having in my opinion met the Growth Award criteria specified in this application.

State Forester Signature

Title

Date



MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

BOARD ACTION SUMMARY

SUBJECT: Consider Replacement of Land Development Surety for W B Commons, LP –
LDS#610A

MEETING DATE: December 19, 2016

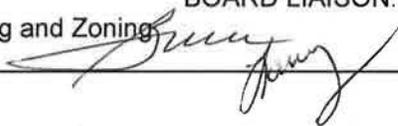
ITEM NUMBER: #19

MEETING/AGENDA: WORK SESSION ACTION CONSENT XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Bruce Shoupe
Director of Planning and Zoning

BOARD LIAISON: Candyce Fluehr Chimera
Vice Chairman



BACKGROUND:

The developer, WB Commons, LP initially entered into a Tri-Party Agreement with Montgomery Township to act as surety for public improvements for the WB Commons development. The developer now wishes to substitute the surety with a Third Amendment the Tri-Party Agreement with a new Replacement Escrow Agent, Meridian Bank, which is permitted under the Land Development Agreement. The existing Second Tri-Party Agreement, KNBT, a division of National Penn Bank would be released upon the complete execution of this Third Amendment and the posting of the New Set Aside Funds by the Replacement Escrow Agent, Meridian Bank to the satisfaction of the Township Solicitor.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None

PREVIOUS BOARD ACTION:

None

ALTERNATIVES/OPTIONS:

Approve or not approve the request for replacement of the Land Development surety.

BUDGET IMPACT:

None.

RECOMMENDATION:

That the request be granted.

MOTION/RESOLUTION:

The Resolution is attached.

MOTION _____

SECOND _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank B. Bartle, Esq.

Resolution #

WHEREAS, a request to amend the Second Amendment to the Tri-Party Agreement in the amount of \$99,045.96, as guarantee for completion of Public Improvements was received from WB Commons, LP, for the WB Commons development (LDS#610A), to allow the substitution of the Second Replacement Escrow Agent, KNBT, a division of National Penn Bank for a Third Replacement Escrow Agent replacement Escrow Agent, Meridian Bank, Fort Washington, PA; and

WHEREAS, said Land Development Agreement does allow for this substitution of financial surety.

NOW, THEREFORE, BE IT RESOLVED BY the Board of Supervisors of Montgomery Township that we do hereby authorize the above replacement surety, and the officers of the Township are authorized to take the necessary action to obtain release of these funds, upon the complete execution of this Third Amendment and the posting of the New Set Aside Funds by the Third Replacement Escrow Agent, Meridian Bank.

MOTION BY:

SECOND BY:

VOTE:

DATE:

xc: Applicant, F. Bartle, J. Dougherty, B. Shoupe, Finance Department, M. Stoerrle, Minute Book, Resolution File, File

Bruce S. Shoupe
Director of Planning and Zoning

PREPARED BY/ RETURN TO:
FRANK R. BARTLE, ESQUIRE
ROBERT J. IANNOZZI JR., ESQUIRE
DISCHELL BARTLE & DOOLEY, PC
1800 Pennbrook Parkway, Suite 200
Lansdale, PA 19446
215-362-2474
Fax: 215-362-6722

**THIRD AMENDMENT TO TRI-PARTY AGREEMENT
AS GUARANTEE FOR COMPLETION OF PUBLIC
IMPROVEMENTS FOR WB COMMONS, L.P.**

THIS THIRD AMENDMENT AGREEMENT, made this _____ day of _____ 2016, by and among **WB COMMONS, L.P.**, by its Sole General Partner WB Commons Dev. Corp. ("Developer");¹ **MONTGOMERY TOWNSHIP** ("Township");² **KNBT**, a division of National Penn Bank ("Second Replacement Escrow Agent");³ and **MERIDIAN BANK** ("Third Replacement Agent").⁴

BACKGROUND

- A. On October 12, 2004, the Montgomery Township Supervisors approved a certain subdivision and land development plan of Developer, subject to the proper guarantee by Developer of the installation of public improvements in said development as indicated on said plan and/or required by Township pursuant to the Township's Subdivision and Land Development Ordinance, regulating the development and subdivision and land as well as other pertinent Township ordinances and regulations.
- B. Developer, Township, and the initial Escrow Agent entered into a Tri-Party Agreement as guarantee for completion of public improvements for WB Commons, L.P. ("Agreement"), dated on July 14, 2008.
- C. The Agreement was subsequently amended by an October 10, 2008 Agreement Amendment ("First Amendment") and a January 11, 2012 Agreement Amendment ("Second Amendment").
- D. Pursuant to the Agreement, as amended, an escrow fund was created to assure completion of the required public improvements. The original escrow was in the amount of \$328,502.54 ("Original Set Aside Funds"). The Original Set Aside Funds have subsequently decreased by amendment, and after a series of distributions, the escrow is currently \$99,045.96 ("New Set Aside Funds").
- E. Developer is again refinancing the project and the parties hereto have agreed to the substitution of the Second Replacement Escrow Agent for the Third Replacement Escrow Agent.
- F. The parties hereto desire to set forth their understandings in writing.

¹ WB Commons LP has an address of 404 N. Sumneytown Pike, Suite 200, North Wales, PA 19454.

² Montgomery Township has an having an address of 1001 Stump Road, Montgomeryville, PA 18936.

³ KNBT has an address of 90 Highland Avenue, Bethlehem, PA 18107.

⁴ Meridian Bank has an address of Attn: Wes Carver, VP, 9 Old Lincoln Highway, Malvern, PA 19355.

TERMS

NOW, THEREFORE, the parties hereto, intending to be legally bound hereby, as well as for and in consideration of the mutual promises and benefits herein set forth, do agree as follows:

1. Except as amended herein, all Agreement terms shall remain in full force and effect.
2. All terms defined in the Agreement, as amended, shall have the same meaning herein.
3. All references to the "Escrow Agent" and "Replacement Escrow Agent" in the Agreement, as amended, shall now mean the "Third Replacement Escrow Agent".
4. Upon the complete execution of this Third Amendment and the posting of the New Set Aside Funds by the Third Replacement Escrow Agent, Third Replacement Agent shall give written notification to the Second Replacement Escrow Agent to release the funds held by it. Upon receipt of such notice, the Second Replacement Escrow Agent shall release such funds and thereafter shall have no obligations under the Agreement, as amended, whatsoever.
5. Third Replacement Escrow Agent's liabilities and obligations under the Agreement, as amended, shall be limited to holding and disbursing the New Set Aside Funds and such other Third Replacement Escrow Agent obligations as set forth in accordance with the Agreement, as amended.
6. All notices to Third Replacement Escrow Agent shall be addressed as follows:

Meridian Bank
Attn: Wes Carver
9 Old Lincoln Highway
Malvern, PA 19355
7. This Third Amendment contains the entire agreement of the parties hereto relating to the subject hereof, and there are no other terms, covenants, obligations, representations, oral or written, of any kind whatsoever.
8. This Third Amendment shall be binding on the parties hereto and their respective successors and assigns and shall be construed under the laws of the Commonwealth of Pennsylvania.

IN WITNESS WHEREOF, Developer, Township, Second Replacement Escrow Agent, and Third Replacement Escrow Agent have caused this Third Amendment to be duly executed by their proper officers and seals affixed on the day and year first above written.

Attest:

DEVELOPER
WB COMMONS, L.P.
By its Sole General Partner
WB COMMONS DEVELOPMENT CORP.

By: _____
Print Name: _____
Title: _____

Attest:

TOWNSHIP
MONTGOMERY TOWNSHIP

By: _____
Print Name: _____
Title: _____

Attest:

SECOND REPLACEMENT ESCROW AGENT
KNBT, a division of NATIONAL PENN BANK

By: _____
Print Name: _____
Title: _____

Attest:

THIRD REPLACEMENT ESCROW AGENT
MERIDIAN BANK

By: _____
Print Name: _____
Title: _____

ACKNOWLEDGMENTS

COMMONWEALTH OF PENNSYLVANIA :

ss

COUNTY OF _____ :

On this, the _____ day of _____ 2016, before me, a Notary Public, personally appeared _____(name), who acknowledged himself to be _____(title) of WB Commons Development Corporation, and that he, as such officer, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as _____(title).

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

COMMONWEALTH OF PENNSYLVANIA :

ss

COUNTY OF _____ :

On this, the _____ day of _____ 2016, before me, a Notary Public, personally appeared _____(name), who acknowledged himself to be _____(title) of Montgomery Township, and that he, as such officer, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as _____(title).

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

ACKNOWLEDGMENTS (continued)

COMMONWEALTH OF PENNSYLVANIA :

SS

COUNTY OF _____ :

On this, the _____ day of _____ 2016, before me, a Notary Public, personally appeared _____(name), who acknowledged himself to be _____(title) of KNBT, a division of National Penn Bank, and that he, as such officer, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as _____(title).

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

COMMONWEALTH OF PENNSYLVANIA :

SS

COUNTY OF _____ :

On this, the _____ day of _____ 2016, before me, a Notary Public, personally appeared _____(name), who acknowledged himself to be _____(title) of Meridian Bank, and that he, as such officer, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as _____(title).

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

Notary Public

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Proposed Ordinance #16-302, Alternate Planning Commission Members

MEETING DATE: December 19, 2016

ITEM NUMBER: # 20

MEETING/AGENDA: WORK SESSION

ACTION XX

NONE

REASON FOR CONSIDERATION: Operational: XX Policy: Discussion: Information:

INITIATED BY: Lawrence J. Gregan,
Township Manager 

BOARD LIAISON: Candyce Fluehr Chimera, Vice Chair -
Board of Supervisors

BACKGROUND: On October 7, 2015, Governor Wolf approved an amendment to the Pennsylvania Municipalities Planning Code. The amendment, known previously as House Bill 33, provides for the appointment of alternate members to planning commissions. Governing bodies may appoint, by resolution, up to three (3) residents of the municipality to serve as alternate members. Alternates may not serve as members of the zoning hearing board or as a zoning officer. The term of office of an alternate member is designated as four (4) years. The attached was prepared to put the amendment into effect for the Township.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None.

PREVIOUS BOARD ACTION: None.

ALTERNATIVES/OPTIONS: None.

BUDGET IMPACT: None.

RECOMMENDATION: Approve Ordinance #16-302 – Amending Chapter 34 of the Township Code, Planning Commission, adding Section 34-9 making provision for appointment of Alternate Members on the Township Planning Commission.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve Ordinance #16-302 – Amending Chapter 34 of the Township Code, Planning Commission, adding Section 34-9 making provision for appointment of Alternate Members on the Township Planning Commission

MOTION: _____

SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

MONTGOMERY TOWNSHIP

ORDINANCE #16-302

AN ORDINANCE AMENDING THE TOWNSHIP'S CODE, CHAPTER 34 [PLANNING COMMISSION] TO ADD A NEW § 34-9 [ALTERNATE MEMBERS] MAKING PROVISION FOR ALTERNATE MEMBER APPOINTMENT BY RESOLUTION; PROHIBITION FOR ALTERNATE MEMBERS SERVING ON THE TOWNSHIP'S ZONING HEARING BOARD OR AS THE TOWNSHIP'S ZONING OFFICER; TERM OF OFFICE; BASIS FOR APPOINTMENT; CONTINUATION OF APPOINTMENT UNTIL DECISION; AND CASE-DESIGNATION OF APPOINTED ALTERNATE MEMBERS

ENACTED: _____

MONTGOMERY TOWNSHIP

ORDINANCE #16-302

AN ORDINANCE AMENDING THE TOWNSHIP'S CODE, CHAPTER 34 [PLANNING COMMISSION] TO ADD A NEW § 34-9 [ALTERNATE MEMBERS] MAKING PROVISION FOR ALTERNATE MEMBER APPOINTMENT BY RESOLUTION; PROHIBITION FOR ALTERNATE MEMBERS SERVING ON THE TOWNSHIP'S ZONING HEARING BOARD OR AS THE TOWNSHIP'S ZONING OFFICER; TERM OF OFFICE; BASIS FOR APPOINTMENT; CONTINUATION OF APPOINTMENT UNTIL DECISION; AND CASE-DESIGNATION OF APPOINTED ALTERNATE MEMBERS

IT IS HEREBY ENACTED AND ORDAINED by the Montgomery Township Board of Supervisors as follows:

SECTION 1. Amendment to the Township's Code, Chapter 34 [Planning Commission].

The Township's Code, Chapter 34 [Planning Commission] shall be amended to add a new § 34-9 [Alternate Members] that shall read as follows:

§ 34-9 Alternate Members.

1. The Township Board of Supervisors may appoint, by resolution, up to 3 Township residents to serve as alternate members. Such alternate member appointments are subject to the following:
 - A. The term of office of an alternate member is designated as 4 years.
 - B. Alternate members may be appointed to substitute for any absent, recused, or disqualified Planning Commission member.
 - C. Alternate members may be designated to cases as needed on a rotating basis according to declining seniority among the alternates.
 - D. Alternate members are entitled to participate in all proceedings and discussions of the Planning Commission to the same and full extent as provided by law for Planning Commission members, including specifically the right to cast a vote as a voting member during the proceedings, and shall have all the powers and duties as otherwise provided by law.

- E. Any alternate member may participate in any proceeding or discussion of the Planning Commission but shall not be entitled to vote as a member of the Planning Commission nor be reimbursed unless designated as a voting alternate member in accord with applicable law.
- F. Alternate members will continue to serve on the Planning Commission for any proceeding in which they were originally appointed until the Planning Commission reaches a decision on the matter.
- G. Alternate members may not serve as members of the Township's zoning hearing board or as a Township's zoning officer.

SECTION 3. Repeal and Ratification.

All ordinances or parts of ordinances inconsistent herewith or in conflict with any of the specific terms enacted hereby, to the extent of said inconsistencies or conflicts, are hereby specifically repealed. Any other terms and provisions of the Township's Code that are unaffected by this Ordinance are hereby reaffirmed and ratified.

SECTION 4. Severability.

Should any section, paragraph, sentence, clause, or phrase in this Ordinance be declared unconstitutional or invalid for any reason, the remainder of the Ordinance shall not be affected thereby and shall remain in full force and affect, and for this reason the provisions of this Ordinance shall be severable.

SECTION 5. Effective Date.

This Ordinance shall become effective 5 days after enactment.

[SIGNATURES ON NEXT PAGE]

ORDAINED AND ENACTED this _____ day of _____ 2016, by the
Montgomery Township Board of Supervisors.

**MONTGOMERY TOWNSHIP
BOARD OF SUPERVISORS**

CANDYCE F. CHIMERA, *Vice Chairman*

[Seal]

Attested by:

LAWRENCE J. GREGAN
Township Manager/ Secretary

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Announcement of Reorganization Meeting Date and Consideration of Authorization to Advertise for Reorganization meeting on January 3, 2017

MEETING DATE: December 19, 2016

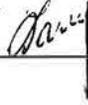
ITEM NUMBER: #21

MEETING/AGENDA: WORK SESSION

ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Lawrence J. Gregan
Township Manager



BOARD LIAISON: Candyce Fluehr Chimera,
Vice Chairman

BACKGROUND:

The Second Class Township Code requires municipalities to reorganize on the first Monday in January of each year. If the first Monday is a legal holiday, the meeting shall be held the following day. This year, the New Year holiday falls on Monday, January 2, 2017, therefore the Board of Supervisors will hold its Reorganization meeting on Tuesday, January 3, 2017 at 8:00p.m. The Township is required to advertise this meeting.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None

PREVIOUS BOARD ACTION: None

ALTERNATIVES/OPTIONS: None.

BUDGET IMPACT: None.

RECOMMENDATION:

Authorize the Township Manager to advertise the reorganization meeting for Montgomery Township on Tuesday, January 3, 2017.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby authorize the advertisement of the reorganization meeting of the Township for Tuesday, January 3, 2017 at 8:00 p.m. at the Township building.

MOTION: _____ SECOND: _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard E. Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

**MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY**

SUBJECT: Consider Authorization to Advertise Proposed Ordinance #17-303 – Amending Chapter 209, Article VI, Section 209-76(B) Taxation/Tax Certifications/Fee

MEETING DATE: December 19, 2016

ITEM NUMBER: # 22

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Lawrence J. Gregan
Township Manager



BOARD LIAISON: Candyce Fluehr Chimera
Vice Chairman

BACKGROUND:

Attached is a Proposed Ordinance amending the Township Code, Chapter 209, Article VI, Section 209-76(B) Taxation/Tax Certifications/Fee, to increase the Township's current \$25.00 Tax Certification Fee to \$30.00. The current fee of \$25.00 has been in place since originally adopted by Ordinance 125 on November 25, 1991.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None

PREVIOUS BOARD ACTION: None

ALTERNATIVES/OPTIONS: None

BUDGET IMPACT: None

RECOMMENDATION:

The Board of Supervisors establishes January 3, 2017, as the meeting date for this ordinance to be considered and that the Township Solicitor be authorized to advertise Proposed Ordinance #17-303 to increase the Township's current \$25.00 Tax Certification Fee to \$30.00.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby set Tuesday, January 3, 2017, after 8:00 p.m., in the Township Building as the date, time and place for consideration of Ordinance #17-303 to increase the Township's current \$25.00 Tax Certification Fee to \$30.00.

BE IT FURTHER RESOLVED that the Township Solicitor be authorized to advertise the Proposed Ordinance for said meeting date and time.

MOTION _____

SECOND _____

ROLL CALL:

Robert J. Birch	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Richard Miniscalco	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent

DISTRIBUTION: Board of Supervisors, Frank B. Bartle, Esq.

MONTGOMERY TOWNSHIP

ORDINANCE #17-303

AN ORDINANCE AMENDING THE MONTGOMERY TOWNSHIP CODE, CHAPTER 209, ARTICLE VI, SECTION 209-76(B) [TAXATION/TAX CERTIFICATIONS/FEE] TO INCREASE THE TOWNSHIP'S CURRENT \$25.00 TAX CERTIFICATION FEE TO \$30.00

ENACTED: _____

MONTGOMERY TOWNSHIP

ORDINANCE #17-303

AN ORDINANCE AMENDING THE MONTGOMERY TOWNSHIP CODE, CHAPTER 209, ARTICLE VI, SECTION 209-76(B) [TAXATION/TAX CERTIFICATIONS/FEE] TO INCREASE THE TOWNSHIP'S CURRENT \$25.00 TAX CERTIFICATION FEE TO \$30.00

IT IS HEREBY ENACTED AND ORDAINED by the Montgomery Township Board of Supervisors that the Township Code is hereby amended as follows:

SECTION 1. Amendment to Chapter 209, Article VI, Section 209-76(B) [Taxation/Tax Certifications/Fee].

Chapter 209, Article VI, Section 209-76(B) [Taxation/Tax Certifications/Fee] is amended to increase the Township's \$25.00 Tax Certification Fee to \$30.00:

§209-76 Fee; Intent.

- B.** It is the intent of this article that no more than a total assessment of \$30.00 be assessed for a certification of taxes paid for the three years prior to a real estate settlement, which is the standard nature of a tax certification request.

SECTION 2. Repeal and Ratification.

All ordinances or parts of ordinances inconsistent herewith or in conflict with any of the specific terms enacted hereby, to the extent of said inconsistencies or conflicts, are hereby specifically repealed. Any other terms and provisions of the ordinances of the Township that are unaffected by this Ordinance are hereby reaffirmed and ratified.

SECTION 3. Severability.

Should any section, paragraph, sentence, clause, or phrase in this Ordinance be declared unconstitutional or invalid for any reason, the remainder of the Ordinance shall not be affected thereby and shall remain in full force and affect,

and for this reason the provisions of this Ordinance shall be severable.

SECTION 4. Effective Date.

This Ordinance shall become effective five (5) days after enactment.

ORDAINED AND ENACTED this _____ day of _____ 2017, by
the Montgomery Township Board of Supervisors.

**MONTGOMERY TOWNSHIP
BOARD OF SUPERVISORS**

_____, *Chairman*

[Seal]

Attested by:

LAWRENCE J. GREGAN
Township Manager/Secretary

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

SUBJECT: Consider Payment of Bills

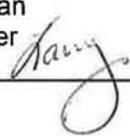
MEETING DATE: December 19, 2016 ITEM NUMBER: # 23

MEETING/AGENDA: WORK SESSION ACTION XX NONE

REASON FOR CONSIDERATION: Operational: XX Information: Discussion: Policy:

INITIATED BY: Lawrence J. Gregan
Township Manager

BOARD LIAISON: Candyce Fluehr Chimera, Vice
Chairman of the Board of Supervisors



BACKGROUND:

Please find attached a list of bills for your review.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

None.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

Approval all bills as presented.

MOTION/RESOLUTION:

None.

DISTRIBUTION: Board of Supervisors, Frank R. Bartle, Esq.

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank 01 UNIVEST CHECKING					
12/16/2016	01	8(S)	00001332	EAGLE POWER & EQUIPMENT CORP	0.00
11/29/2016	01	66561	00000999	BCG-BENEFIT CONSULTANTS GROUP	300.00
11/29/2016	01	66562	00000200	UNIVEST BANK	1,200.00
12/09/2016	01	66563	00000496	21ST CENTURY MEDIA NEWSPAPERS LLC	1,801.69
12/09/2016	01	66564	00000006	ACME UNIFORMS FOR INDUSTRY	299.66
12/09/2016	01	66565	00000340	ADVENT SECURITY CORPORATION	114.00
12/09/2016	01	66566	MISC-FIRE	ALEXANDER J DEANGELIS	30.00
12/09/2016	01	66567	MISC-FIRE	ANDREW WEINER	30.00
12/09/2016	01	66568	00002061	AT&T MOBILITY	144.27
12/09/2016	01	66569	00901640	BERGEY'S, INC.	44.56
12/09/2016	01	66570	MISC-FIRE	BILL WIEGMAN	40.00
12/09/2016	01	66571	100000267	BJ'S WHOLESALE CLUB INC.	50.00
12/09/2016	01	66572	MISC-FIRE	BRANDON UZDZIENSKI	15.00
12/09/2016	01	66573	00003008	BRICKS 4 KIDZ	723.20
12/09/2016	01	66574	00000072	CANON FINANCIAL SERVICES, INC	1,569.00
12/09/2016	01	66575	MISC-FIRE	CARL HERR	30.00
12/09/2016	01	66576	00000363	COMCAST	303.60
12/09/2016	01	66577	00000335	COMCAST CORPORATION	642.24
12/09/2016	01	66578	00000825	COMMONWEALTH OF PA	35.00
12/09/2016	01	66579	MISC	D.C. ELECTRIC	330.00
12/09/2016	01	66580	00000111	DAVID H. LIGHTKEP, INC.	22.98
12/09/2016	01	66581	00001172	DETLAN EQUIPMENT, INC.	15.72
12/09/2016	01	66582	00901570	EMIL AND NANCY SALADIK	38,201.47
12/09/2016	01	66583	00000161	EUREKA STONE QUARRY, INC.	47.97
12/09/2016	01	66584	00001466	FEDEX OFFICE	12.00
12/09/2016	01	66585	00000191	GENERAL CODE, LLC	1,195.00
12/09/2016	01	66586	00000817	GILMORE & ASSOCIATES, INC.	20,407.05
12/09/2016	01	66587	00000817	VOID	0.00
12/09/2016	01	66588	MISC-FIRE	GLEN ROETMAN	15.00
12/09/2016	01	66589	00001323	GLICK FIRE EQUIPMENT COMPANY INC	2,708.02
12/09/2016	01	66590	00001323	GLICK FIRE EQUIPMENT COMPANY INC	563.14
12/09/2016	01	66591	100000162	HERMAN GOLDNER COMPANY, INC.	895.70
12/09/2016	01	66592	100000272	JEROME H. DUNN &	1.40
12/09/2016	01	66593	MISC-FIRE	JOE BIFOLCO	80.00
12/09/2016	01	66594	MISC-FIRE	JOHN H. MOGENSEN	60.00
12/09/2016	01	66595	00000572	KEVIN COSTELLO	98.95
12/09/2016	01	66596	MISC	KIM AGENCY OF FARMERS INSURANCE	158.36
12/09/2016	01	66597	00001277	LARRY KNECHEL	100.00
12/09/2016	01	66598	03214574	LEHIGH VALLEY IRON PIGS	310.00
12/09/2016	01	66599	100000257	LISA DAVIS	50.00
12/09/2016	01	66600	00002021	MARRIOTT'S EMERGENCY EQUIPMENT	190.00
12/09/2016	01	66601	00000689	MARY KAY KELM, ESQUIRE	525.00
12/09/2016	01	66602	MISC-FIRE	MARY NEWELL	55.00
12/09/2016	01	66603	MISC-FIRE	MATT SHINTON	35.00
12/09/2016	01	66604	MISC-FIRE	MATT SHINTON	20.00
12/09/2016	01	66605	MISC-FIRE	MICHAEL D. SHINTON	40.00
12/09/2016	01	66606	MISC-FIRE	MICHAEL SHEARER	15.00
12/09/2016	01	66607	MISC-FIRE	MIKE BEAN	60.00
12/09/2016	01	66608	00000326	MONTGOMERY COUNTY	95.28
12/09/2016	01	66609	00000540	MYSTIC PIZZA	105.50
12/09/2016	01	66610	100000255	NORA STEIGERWALT	116.00
12/09/2016	01	66611	MISC-FIRE	PAUL R. MOGENSEN	40.00
12/09/2016	01	66612	00000595	PENN VALLEY CHEMICAL COMPANY	586.61
12/09/2016	01	66613	00000009	PETTY CASH	455.18
12/09/2016	01	66614	00000447	PETTY CASH - POLICE	115.78
12/09/2016	01	66615	MISC-FIRE	PHIL STUMP	30.00
12/09/2016	01	66616	MISC-FIRE	PHIL STUMP	15.00
12/09/2016	01	66617	00000446	PHISCON ENTERPRISES, INC.	400.00
12/09/2016	01	66618	00000945	PIPERSVILLE GARDEN CENTER, INC.	594.48
12/09/2016	01	66619	MISC-FIRE	RACHEL GIBSON	15.00
12/09/2016	01	66620	MISC-FIRE	RACHEL GIBSON	120.00
12/09/2016	01	66621	MISC-FIRE	RACHEL TROUTMAN	80.00
12/09/2016	01	66622	MISC-FIRE	RACHEL TROUTMAN	20.00
12/09/2016	01	66623	00002033	REPUBLIC SERVICES NO. 320	1,107.34
12/09/2016	01	66624	00001662	RICHARD GRIER	91.25
12/09/2016	01	66625	00000429	RICHARD PETERSON	100.00
12/09/2016	01	66626	00000117	RIGGINS INC	1,404.50
12/09/2016	01	66627	00000115	RIGGINS, INC	2,146.00
12/09/2016	01	66628	MISC-FIRE	ROBERT MCMONAGLE	30.00
12/09/2016	01	66629	MISC-FIRE	ROBERT MCMONAGLE	60.00
12/09/2016	01	66630	00000452	S&S WORLDWIDE	59.90
12/09/2016	01	66631	00905087	SCOOGIE EVENTS LLC	500.00
12/09/2016	01	66632	100000268	SELECTIVE DEVELOPMENT, INC.	23,515.35
12/09/2016	01	66633	00000467	SNAP-ON INDUSTRIAL	89.21
12/09/2016	01	66634	00001847	STAPLES CONTRACT & COMMERCIAL, INC.	662.15
12/09/2016	01	66635	MISC-FIRE	STEVE SPLENDIDO	30.00
12/09/2016	01	66636	03214649	THE TODI FOUNDATION	69,536.00
12/09/2016	01	66637	MISC-FIRE	TOM HUGUENIN	15.00

V

Check Date	Bank	Check	Vendor	Vendor Name	Amount
12/09/2016	01	66638	MISC-FIRE	TREVOR DALTON	45.00
12/09/2016	01	66639	00002062	UNITED ELECTRIC SUPPLY CO., INC.	27.54
12/09/2016	01	66640	99999999	UNITED STATES POSTAL SERVICE	2,344.32
12/09/2016	01	66641	03214643	UNWINED & PAINT	160.00
12/09/2016	01	66642	00000040	VERIZON	38.84
12/09/2016	01	66643	00000040	VERIZON	102.27
12/09/2016	01	66644	00000040	VERIZON	124.99
12/09/2016	01	66645	00000040	VERIZON	246.42
12/09/2016	01	66646	00000040	VERIZON	124.99
12/09/2016	01	66647	00001033	VERIZON CABS	19.18
12/09/2016	01	66648	00000038	VERIZON WIRELESS SERVICES, LLC	872.08
12/09/2016	01	66649	MISC-FIRE	VINAY SETTY	180.00
12/09/2016	01	66650	MISC-FIRE	VINAY SETTY	30.00
12/09/2016	01	66651	MISC-FIRE	VINCE ZIRPOLI	120.00
12/09/2016	01	66652	00001329	WELDON AUTO PARTS	127.91
12/09/2016	01	66653	00001084	WITMER ASSOCIATES, INC.	11,514.62
12/16/2016	01	66654	00000496	21ST CENTURY MEDIA NEWSPAPERS LLC	1,888.29
12/16/2016	01	66655	00905041	309 DEVELOPMENT COMPANY	596.53
12/16/2016	01	66656	00000006	ACME UNIFORMS FOR INDUSTRY	163.91
12/16/2016	01	66657	MISC-FIRE	ADAM WEBSTER	50.00
12/16/2016	01	66658	100000282	ADVANCED DISPOSAL	13,391.50
12/16/2016	01	66659	00001020	AIR CLEANING SYSTEMS INC.	792.00
12/16/2016	01	66660	LST00029	AIRGAS SPECIALTY GASES	196.14
12/16/2016	01	66661	MISC-FIRE	ALEXANDER J DEANGELIS	30.00
12/16/2016	01	66662	00000027	ARMOUR & SONS ELECTRIC, INC.	8,797.86
12/16/2016	01	66663	00000031	AT&T	133.34
12/16/2016	01	66664	00001997	AUTOMATIC SYNC TECHNOLOGIES, LLC	249.48
12/16/2016	01	66665	100000247	BEN CROWLE SERVICES	1,500.00
12/16/2016	01	66666	00000043	BERGEY'S	11.70
12/16/2016	01	66667	MISC-FIRE	BILL WIEGMAN	80.00
12/16/2016	01	66668	00000209	BOUCHER & JAMES, INC.	8,816.48
12/16/2016	01	66669	00000209	VOID	0.00
12/16/2016	01	66670	00000209	BOUCHER & JAMES, INC.	15,396.61
12/16/2016	01	66671	MISC-FIRE	BRANDON UZDZIENSKI	30.00
12/16/2016	01	66672	00000071	CANON SOLUTIONS AMERICA, INC.	1,944.01
12/16/2016	01	66673	MISC-FIRE	CARL HERR	30.00
12/16/2016	01	66674	100000271	CASCADE FIRE EQUIPMENT	219.89
12/16/2016	01	66675	00001601	CDW GOVERNMENT, INC.	283.14
12/16/2016	01	66676	100000221	COLMAR VETERINARY HOSPITAL	237.22
12/16/2016	01	66677	00000363	COMCAST	265.30
12/16/2016	01	66678	00000335	COMCAST CORPORATION	438.30
12/16/2016	01	66679	00000335	COMCAST CORPORATION	970.58
12/16/2016	01	66680	00000886	COMMONWEALTH OF PENNSYLVANIA	165.00
12/16/2016	01	66681	00000548	CWR ELECTRONICS INC.	188.91
12/16/2016	01	66682	MISC-FIRE	DAVID P BENNETT	30.00
12/16/2016	01	66683	00000125	DISCHELL, BARTLE DOOLEY	5,070.00
12/16/2016	01	66684	100000213	DOG TOWN	518.64
12/16/2016	01	66685	00905026	DON LEN INC.	108.00
12/16/2016	01	66686	00000967	DVHT - DELAWARE VALLEY HEALTH TRUST	178,969.88
12/16/2016	01	66687	00906057	E.M. GRANT	1,270.25
12/16/2016	01	66688	00906127	EAGLE POINT GUN	994.16
12/16/2016	01	66689	00903110	ESTABLISHED TRAFFIC CONTROL	78.75
12/16/2016	01	66690	00000423	FAMILY DINING, INC.	135.14
12/16/2016	01	66691	00000171	FAST SIGNS	271.79
12/16/2016	01	66692	00000169	FEDEX	119.28
12/16/2016	01	66693	00001466	FEDEX OFFICE	33.95
12/16/2016	01	66694	00001669	FIRST HOSPITAL LABORATORIES, INC.	121.00
12/16/2016	01	66695	00001852	G.L. SAYRE, INC.	1,551.82
12/16/2016	01	66696	00001720	GAILEY MURRAY, LLP	3,500.00
12/16/2016	01	66697	00000188	GALLS, AN ARAMARK CO., LLC	468.66
12/16/2016	01	66698	00000193	GEORGE ALLEN PORTABLE TOILETS, INC.	621.00
12/16/2016	01	66699	MISC-FIRE	GLEN ROETMAN	30.00
12/16/2016	01	66700	00001323	GLICK FIRE EQUIPMENT COMPANY INC	125.21
12/16/2016	01	66701	00000219	GLOBAL EQUIPMENT COMPANY	163.69
12/16/2016	01	66702	00001784	GOOGLE INC.	96.00
12/16/2016	01	66703	00000608	GOOSE SQUAD L.L.C.	900.00
12/16/2016	01	66704	00000223	GUIDEMARK, INC.	582.00
12/16/2016	01	66705	00000213	HAJOCA CORPORATION	16.50
12/16/2016	01	66706	100000162	HERMAN GOLDNER COMPANY, INC.	895.70
12/16/2016	01	66707	100000280	HILLARY BARTON	50.00
12/16/2016	01	66708	00001510	HOLLY DAYS NURSERY, INC.	2,000.00
12/16/2016	01	66709	00441122	HORSHAM CAR WASH	177.00
12/16/2016	01	66710	00904661	INSITE FIREARMS & LAW ENFORCEMENT	48.60
12/16/2016	01	66711	00001067	INTOXIMETERS, INC.	98.50
12/16/2016	01	66712	100000273	JAMES W. & LINDA D. STAPLES	3.63
12/16/2016	01	66713	100000269	JEN DU	150.00
12/16/2016	01	66714	MISC-FIRE	JOE BIFOLCO	60.00
12/16/2016	01	66715	MISC-FIRE	JOHN H. MOGENSEN	30.00
12/16/2016	01	66716	MISC-FIRE	JOHN H. MOGENSEN	60.00
12/16/2016	01	66717	03214618	JOHNSTONE DOWNINGTOWN	164.78
12/16/2016	01	66718	00002046	JUMP START SPORTS	2,280.00

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Check Date	Bank	Check	Vendor	Vendor Name	Amount
12/16/2016	01	66719	00001282	KENNETH AMEY	425.00
12/16/2016	01	66720	00000574	KEVIN CARNEY	100.00
12/16/2016	01	66721	00000571	LEE WAGNER	1,232.75
12/16/2016	01	66722	00001706	LOWE'S COMPANIES INC.	952.54
12/16/2016	01	66723	00000421	LYNN CARD COMPANY	135.95
12/16/2016	01	66724	00000689	MARY KAY KELM, ESQUIRE	87.50
12/16/2016	01	66725	MISC-FIRE	MARY NEWELL	50.00
12/16/2016	01	66726	00000201	MASTERTECH AUTO SERVICE, LLC	1,103.54
12/16/2016	01	66727	MISC-FIRE	MATT SHINTON	40.00
12/16/2016	01	66728	100000274	MICHAEL AND LINDA LLC	3.74
12/16/2016	01	66729	MISC-FIRE	MICHAEL D. SHINTON	40.00
12/16/2016	01	66730	MISC-FIRE	MICHAEL SHEARER	15.00
12/16/2016	01	66731	MISC-FIRE	MIKE BEAN	30.00
12/16/2016	01	66732	00001838	MONTGOMERY COUNTY LAW	450.00
12/16/2016	01	66733	00000324	MOYER INDOOR / OUTDOOR	230.82
12/16/2016	01	66734	00000540	MYSTIC PIZZA	55.00
12/16/2016	01	66735	00901719	NAPPEN & ASSOCIATES	232.70
12/16/2016	01	66736	00000356	NORTH WALES WATER AUTHORITY	71.64
12/16/2016	01	66737	100000277	NORTHGATE ASSOCIATES PARTNERS LP	1,409.44
12/16/2016	01	66738	00001134	OFFICE DEPOT, INC	275.07
12/16/2016	01	66739	00000958	OUR TOWNE CATERING	285.00
12/16/2016	01	66740	00001156	PA POLICE ACCREDITATION COALITION	35.00
12/16/2016	01	66741	MISC-FIRE	PAUL R. MOGENSEN	40.00
12/16/2016	01	66742	MISC-FIRE	PAUL R. MOGENSEN	80.00
12/16/2016	01	66743	100000270	PAYAL DESAI	16.00
12/16/2016	01	66744	00000397	PECO ENERGY	11,434.40
12/16/2016	01	66745	00000399	PECO ENERGY	9,412.22
12/16/2016	01	66746	00000726	PENN-HOLO SALES & SERVICES	82.52
12/16/2016	01	66747	00000955	PENNSYLVANIA MUNICIPAL LEAGUE (PML)	65.00
12/16/2016	01	66748	00000388	PENNSYLVANIA ONE CALL SYSTEM, INC.	113.31
12/16/2016	01	66749	00001358	PENNSYLVANIA RECREATION AND PARK	1,480.00
12/16/2016	01	66750	MISC-FIRE	PHIL STUMP	15.00
12/16/2016	01	66751	MISC-FIRE	PHIL STUMP	15.00
12/16/2016	01	66752	00000446	PHISCON ENTERPRISES, INC.	100.00
12/16/2016	01	66753	00000945	PIPERSVILLE GARDEN CENTER, INC.	718.46
12/16/2016	01	66754	00001155	PITNEY BOWES	708.81
12/16/2016	01	66755	00000345	PRINTWORKS & COMPANY, INC.	1,404.12
12/16/2016	01	66756	00000252	PURE CLEANERS	517.50
12/16/2016	01	66757	MISC-FIRE	RACHEL GIBSON	30.00
12/16/2016	01	66758	MISC-FIRE	RACHEL GIBSON	105.00
12/16/2016	01	66759	MISC-FIRE	RACHEL TROUTMAN	20.00
12/16/2016	01	66760	MISC-FIRE	RACHEL TROUTMAN	35.00
12/16/2016	01	66761	100000281	RAVIKIRAN KUDALIGI	30.00
12/16/2016	01	66762	00906102	READY REFRESH	191.45
12/16/2016	01	66763	00000439	RED THE UNIFORM TAILOR	1,134.50
12/16/2016	01	66764	00000228	REGAL CINEMEDIA CORP	858.00
12/16/2016	01	66765	00001146	RESERVE ACCOUNT	1,500.00
12/16/2016	01	66766	00000117	RIGGINS INC	1,045.58
12/16/2016	01	66767	00000115	RIGGINS, INC	2,023.54
12/16/2016	01	66768	100000279	ROBERT & MADELINE NAPPEN	332.71
12/16/2016	01	66769	MISC-FIRE	ROBERT MCMONAGLE	30.00
12/16/2016	01	66770	MISC-FIRE	ROBERT MCMONAGLE	45.00
12/16/2016	01	66771	MISC-FIRE	ROBERT MCMONAGLE	30.00
12/16/2016	01	66772	00901719	ROBERT W & MADELINE H NAPPEN	274.75
12/16/2016	01	66773	00000653	SCATTON'S HEATING & COOLING, INC.	5,220.24
12/16/2016	01	66774	00001939	SERVICE TIRE TRUCK CENTERS	240.00
12/16/2016	01	66775	00000467	SNAP-ON INDUSTRIAL	36.40
12/16/2016	01	66776	00001656	SOSMETAL PRODUCTS INC.	348.76
12/16/2016	01	66777	100000283	SPORTS UNLIMITED	528.00
12/16/2016	01	66778	00000015	SPRINT	444.38
12/16/2016	01	66779	00001847	STAPLES CONTRACT & COMMERCIAL, INC.	396.00
12/16/2016	01	66780	MISC-FIRE	STEVE SPLENDIDO	30.00
12/16/2016	01	66781	00001783	THE HOMER GROUP	4,365.00
12/16/2016	01	66782	03214641	THE LANSDALE REPORTER	468.00
12/16/2016	01	66783	00906111	THE PROTECTION BUREAU	281.00
12/16/2016	01	66784	MISC-FIRE	TOM HUGUENIN	15.00
12/16/2016	01	66785	00000720	TRAIL ELECTRICAL SERVICE, INC.	890.00
12/16/2016	01	66786	00000506	TRANS UNION LLC	50.00
12/16/2016	01	66787	MISC-FIRE	TREVOR DALTON	45.00
12/16/2016	01	66788	100000278	TWA HOLDINGS LLC	1,321.44
12/16/2016	01	66789	03214643	UNWINED & PAINT	80.00
12/16/2016	01	66790	00000520	VALLEY POWER, INC.	225.44
12/16/2016	01	66791	00000040	VERIZON	174.75
12/16/2016	01	66792	00000040	VERIZON	140.14
12/16/2016	01	66793	00000040	VERIZON	139.99
12/16/2016	01	66794	00000038	VERIZON WIRELESS SERVICES, LLC	480.26
12/16/2016	01	66795	00902026	VILLAGE OF NESHAMINY FALLS	7.54
12/16/2016	01	66796	MISC-FIRE	VINAY SETTY	170.00
12/16/2016	01	66797	MISC-FIRE	VINCE ZIRPOLI	120.00
12/16/2016	01	66798	00000131	WAREHOUSE BATTERY OUTLET	329.85
12/16/2016	01	66799	00001329	WELDON AUTO PARTS	149.30

12/16/2016 10:53 AM
User: msanders
DB: Montgomery Twp

CHECK REGISTER FOR MONTGOMERY TOWNSHIP
CHECK DATE FROM 11/29/2016 - 12/19/2016

Page: 4/4

Check Date	Bank	Check	Vendor	Vendor Name	Amount
12/16/2016	01	66800	03214583	WESTON FITNESS	8,969.80
12/16/2016	01	66801	00906130	WISMER AUTO INTERIORS	135.00

01 TOTALS:

(2 Checks Voided)

Total of 240 Disbursements:

517,408.64

12/15/2016

Payroll ACH List
For Check Dates 11/29/2016 to 12/19/2016

Check Date	Name	Amount		
12/01/2016	ICMA	DROP Plan Payment	\$	17,827.41
12/01/2016	UNITED STATES TREASURY	945 Tax Payment	\$	5,084.26
12/01/2016	BCG 401	401 Payment	\$	17,953.99
12/01/2016	BCG 457	457 Payment	\$	10,524.97
12/01/2016	PA SCDU	Withholding Payment	\$	895.76
12/01/2016	PBA	PBA Payment	\$	789.41
12/01/2016	UNITED STATES TREASURY	941 Tax Payment	\$	154,265.22
12/07/2016	STATE OF PA	State Tax Payment	\$	15,283.04
12/09/2016	CITY OF PHILADELPHIA	Nov Wage Tax Payment	\$	313.83
12/15/2016	BCG 401	401 Payment	\$	15,133.27
12/15/2016	BCG 457	457 Payment	\$	10,555.97
12/15/2016	PA SCDU	Withholding Payment	\$	895.76
12/15/2016	PBA	PBA Payment	\$	789.41
12/15/2016	UNITED STATES TREASURY	941 Tax Payment	\$	80,059.14
Total Checks: 14			\$	330,371.44