



**AGENDA**  
**MONTGOMERY TOWNSHIP**  
**BOARD OF SUPERVISORS**  
**FEBRUARY 9, 2026**  
**7:00 P.M.**

[www.montgomerytwp.org](http://www.montgomerytwp.org)

Tanya C. Bamford  
Candyce Fluehr Chimera  
Eric S. Pelletier  
Beth A. Staab  
Audrey R. Ware-Jones

Carolyn McCreary  
Township Manager

1. Call Meeting to Order
2. Pledge of Allegiance
3. Announcements
4. Public Comment
5. Announcement of Executive Session
6. Consent Agenda:
  - Minutes of January 26, 2026 Meeting
  - Payment of Bills for February 9, 2026
  - End of Maintenance – Luv Car Wash

**Introduction:**

7. Appointment of Environmental Advisory Committee Member – Jamie Pizzi
8. Appointment of Senior Committee Member – Elizabeth Cornell

**Public Works:**

9. Authorize the Advertisement for Bids for the 2026 Curb and Curb Ramps Project
10. Authorize the Advertisement for Bids for the 2026 Paving Project
11. Authorize the Advertisement for Bids for the Rose Twig Tennis Court Project

**Public Safety:**

12. Authorization for FDMT 2026 Fundraising Activities
13. Consider Adoption of Ordinance 26-356 – No Right Turn on Red on Horsham Road (at Stump Rd.)
14. Review of the Proposed Traffic Calming Policy
15. Authorization to Purchase Replacement Computer Systems for the Police Department

**Community and Recreation Center:**

16. Authorization to Retrofit the Parking Lot Lights

**Parks and Recreation:**

17. Windlestrae Farmhouse Renovation Project Discussion

**Administration and Finance:**

- 18. Ratification of Real Estate Tax Settlement – 1218 Welsh Road
- 19. Ratification of Real Estate Tax Settlement – 1222 Welsh Road
- 20. Adoption of the 2026 Budget as Amended
- 21. Adoption of Ordinance 26-357 Establishing a Fire Tax
- 22. Resolution No. 2026-03, Establishing the Real Estate Tax Millage

**Old Business:**

**New Business:**

- 23. Adjournment

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #03

---

SUBJECT: Announcements  
MEETING DATE: February 9, 2026  
BOARD LIAISON:  
INITIATED BY: Tanya C. Bamford, Chairwoman

---

- **Black History Month** is a month-long February observance that honors the achievements, history, and contributions of African Americans. Founded in 1926 by historian Carter G. Woodson and expanded into a national month in 1976, it highlights both well-known and overlooked stories essential to understanding American history. The month encourages learning, reflection, and recognition of the vital role African Americans have played in shaping our nation. On February 14, 2022, the Board of Supervisors adopted Resolution 2022-07 recognizing Black History Month in Montgomery Township. Today, we continue to recognize and celebrate February as Black History Month in Montgomery Township.

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

Item #04

---

<b>SUBJECT:</b>	Public Comment
<b>MEETING DATE:</b>	February 9, 2026
<b>BOARD LIAISON:</b>	
<b>INITIATED BY:</b>	Tanya C. Bamford, Chairwoman

---

**BACKGROUND:**

Persons wishing to make public comment during this meeting on any items not listed on the agenda may do so at this time. Please come forward to the microphone and state whether you are a Township resident or business owner.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #05

---

SUBJECT:                   Announcement of Executive Session  
MEETING DATE:       February 9, 2026  
BOARD LIAISON:  
INITIATED BY:       Township Solicitor

---

**BACKGROUND:**

The Township Solicitor will announce when the Board of Supervisors meets in Executive Session and will summarize the matters discussed.

**The Board of Supervisors met in Executive Session earlier this evening in the Board Conference Room at 6:00 PM to discuss personnel matters.**

**These topics are legitimate subjects of an Executive Session under the Commonwealth of Pennsylvania's Sunshine Law.**

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #06

---

SUBJECT: Consent Agenda  
MEETING DATE: February 9, 2026  
BOARD LIAISON:  
INITIATED BY:

---

**BACKGROUND:**

**MOTION TO APPROVE THE CONSENT AGENDA AS PRESENTED for the following:**

- Minutes of the January 26, 2026 Board of Supervisors meeting
- Payment of Bills for February 9, 2026
- End of Maintenance for Luv Car Wash

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will ask for public comment.
- 3) Chairwoman will call for a vote.

**MINUTES OF MEETING  
MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
JANUARY 26, 2026**

**1. Call to Order:** At 7:00 p.m., Chairwoman Tanya C. Bamford called to order the virtual action meeting, which was held remotely by a live-stream event due to the significant winter storm. The public and all interested parties were invited to view and participate in the meeting via a web link that was accessible on the Township's website and social media pages.

**IN ATTENDANCE:**

Chairwoman Tanya C. Bamford  
Vice-Chair Beth A. Staab  
Supervisor Eric S. Pelletier  
Supervisor Audrey R. Ware-Jones  
Township Solicitor Sean Kilkenny, Esq.  
Township Manager Carolyn McCreary

**ALSO IN ATTENDANCE:**

Police Chief William Peoples  
Director of Finance Blaine Bergey  
Director of Planning & Zoning, Marianne McConnell  
Director of Information Technology Richard Grier  
Recording Secretary Deborah A. Rivas

**ABSENT:**

Supervisor Candyce Chimera

**2. & 3. Pledge of Allegiance and Public Comment:** Following the Pledge of Allegiance, Ms. Bamford called for public comment on any item not listed on the agenda and explained the process for speaking during the virtual meeting. There was no public comment.

**4. Announcement of Virtual Meeting/Live Stream:** Ms. Bamford announced that due to the unpredictable winter storm, the Board of Supervisors agreed to hold a virtual Board meeting as an emergency to ensure the safety of participants. Solicitor Kilkenny stated that as a precaution and to be sure that the Township was totally compliant with the Second Class Township code, a staff member was available at the Township building to let someone in to join the virtual meeting should someone show up physically at the building.

**MOTION:** Upon motion by Ms. Bamford, seconded by Ms. Staab, and unanimously carried (4-0), the Board of Supervisors authorized a virtual meeting as an emergency based on the significant weather impact for Monday, January 26, 2026 at 7:00 p.m.

**5. Consent Agenda:**

**MOTION:** Upon motion by Mr. Pelletier, seconded by Ms. Ware-Jones, and unanimously carried (4-0), the minutes of the January 5, 2026 meeting, the payment of bills for January 26, 2026, in the amount of \$1,501,691.22, and The Meadows at Parkview End of Maintenance were approved as submitted.

**Planning and Zoning:**

**6. Application for 2025 Tree City USA Recertification and Growth Award:** Ms. McConnell stated that 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 completed online at arborday.org. A application page and the 2025 Annual Work Plan have been submitted for review. Montgomery Township has received the Tree City recognition for the last 28 years and has received the Growth Award for 24 of those years. No action was necessary.

**Public Safety:**

**7. Purchase of Replacement of Police Vehicles:** Chief Peoples reported that the department is scheduled to replace two police vehicles. After research, the department is proposing to purchase two 2026 Ford Police Interceptor Utility Hybrid models and equipment as approved in the 2026 budget. Quotes were obtained from Co-Star vendors, Fred Beans Ford Lincoln, and Havis, Inc. The total cost for the replacement of the two vehicles, including equipment and installation, is \$141,307.50. A total of \$139,915.10 was included in the 2026 Approved Final Budget-Police Department Capital Replacement.

**MOTION: Upon motion by Ms. Bamford, seconded by Mr. Pelletier, and unanimously carried (4-0), the Board awarded the contract for the purchase of two 2026 Ford Police Interceptor Utility Hybrid vehicles from Fred Beans Ford Lincoln, an authorized vendor under the Co-Stars Cooperative Purchase Program, at a total cost of \$93,344.00 per their quote.**

**MOTION: Upon motion by Ms. Bamford, seconded by Ms. Ware-Jones, and unanimously carried (4-0), the Board awarded the contract for the purchase and installation of equipment for these vehicles from Havis, Inc., an authorized vendor under the Co-Stars Cooperative Purchase Program, at a total cost of \$47,963.50 per their quote.**

**8. Review of PennDOT LTAP Technical Assistance Report for Grays Lane:** Chief Peoples stated that after receiving public comments concerning the chicane installation on Grays Lane and the subsequent removal, the Board of Supervisors sought quotes for a traffic calming study of the area. PennDOT was identified as having the means to do a study at no cost to the Township. The program is called LTAP, which stands for Local Technical Assistance Program. Their review of the situation provided different options for traffic calming. One of the biggest things they identified is the need for an actual traffic calming policy. Part of this policy puts some of the partnership into the community, aligning with what they're looking for and securing buy-in from the community. The Police Department's Highway Safety Unit is currently working on a traffic-calming policy. The draft policy has been reviewed by the Chief and the Township Manager and will go forward to the Public Safety Committee at the February 4th meeting. Updates should be ready for the Board to review at the February 9th meeting.



**Information Technology:**

**9. Replace Police Department Server:** Mr. Grier reported that staff included \$30,000 in the 2026 IT budget for the Police Windows Server replacement. The existing server has reached end-of-life and is no longer supported, creating operational security risks. The quote from Dell dated January 5th, 2026, was obtained for the purchase of a PowerEdge R760 server with Windows Server 2025 licensing and five-year ProSupport. The total cost for the quote is \$48,420.63. Due to market price increases, the cost exceeds the budgeted amount; however, delaying purchase would likely result in further cost escalation and increased risk to Police Department operations. To confirm price trends, staff obtained a follow-up quote on January 20th, six days ago, which showed continuing increases, rising by \$843 from the earlier quote. Discussion followed. Mr. Grier explained that the overall increases for computers, laptops, tablets, etc. were due to the rising cost of memory chips.

**MOTION: Upon motion by Ms. Bamford, seconded by Mr. Pelletier, and unanimously carried (4-0), the Board approved the purchase of a new Dell PowerEdge R760 server with Windows Server 2025 licensing and 5-year ProSupport under COSTARS-003-E22-603 per the quote dated January 5, 2026, for \$48,420.63.**

**10. Upgrade Township Building Admin Wing Door Access Control:** Mr. Grier stated that the Township Building's Administration Wing currently uses an outdated access control system that requires modernization to maintain security and operational efficiency. The Police Department's access control system was upgraded in the fourth quarter of last year, and this project will bring the administrative wing to that same standard. The proposed upgrade will transition the system to Avigilon cloud, install new control panels, convert existing access-controlled doors, and replace 16 standard car readers with multi-technology readers. Existing proximity cards will remain functional, but they will now have an option to upgrade with future enhancements. This upgrade strengthens building security, improves reliability, and ensures consistency across Township facilities. Funds for this project are included in the 2026 IT budget allocation of \$25,000 for admin access control. The proposal dated January 23rd, 2026, from CM3 Building Solution totals \$24,184, which is within the approved allocation.

**MOTION: Upon motion by Ms. Bamford, seconded by Mr. Pelletier, and unanimously carried (4-0), the Board awarded the contract for the upgrade of the Township Building Administration Wing Door Access Control System to CM3 Building Solutions under the Co-Stars Cooperative Purchase Program at a total cost of \$24,184.00, per their quote.**

**11. Replacement of Main and Staff Entrance Doors for Administration Building:** Mr. Grier reported that, with the access control upgrade, staff discussed physically replacing the original doors that were installed in 1995. The administration building requires replacement of the main entrance and staff entrance doors to improve security, accessibility, and aesthetics.

Proposals have been received from Advanced Door Service for both locations, including automation and entry assist pedestal work at the main entrance. This purchase will be funded from the Capital Reserve Fund, Building and Grounds. The current doors are showing their age and have been retrofitted to the access control system. The new doors will be out-of-the-box compatible with our access control system, so they will have automated panic bars. We're currently relying on a magnet system that is a bit outdated and flawed from a security perspective, but these doors will be all new and compatible with all those systems.

**MOTION: Upon motion by Ms. Bamford, seconded by Ms. Ware-Jones, and unanimously carried (4-0), the Board awarded the purchase and installation of the Main Entrance doors, Staff Entrance doors, and Accessibility Pedestal hardware at the Montgomery Township Administration Building to Advanced Door Service under the Co-Stars Cooperative Purchasing Program, in the total amount of \$37,113.22, with funding from the Building Maintenance GL account.**

**12. Purchase and Installation of Network Switch Replacements for the Recreation Center:** Mr. Grier reported that the Recreation Center currently utilizes a Cisco 3650 switch stack that has reached the end-of-life. To maintain network reliability and security, staff recommend replacing these switches with Fortinet models. This upgrade will ensure compatibility with existing infrastructure and support future network demands. A quote from Omega Systems dated January 20th, 2026, outlines the hardware and services required for this project. The proposal also includes switch configuration, installation, and project management services. Funding for this project is available in the 2026 IT budget under Fund 30 Capital Reserve, Department of Recreation, with a budgeted amount of \$14,500, and the proposed expenditure of \$14,236.05.

**MOTION: Upon motion by Ms. Bamford, seconded by Ms. Staab and unanimously carried (4-0), the Board awarded the contract for the purchase and installation of network switch replacements for the Recreation Center from Omega Systems, under the Co-Stars Cooperative Purchase Program, at a total cost of \$14,236.05, per their quote.**

**Administration and Finance:**

**13. Adoption of the Sewer Rate Ordinance Amendment:** Ms. McCreary reported that at the January 5th public meeting, the Board reviewed a memorandum from Municipal Sewer Authority Executive Director Shannon Drosnock requesting the Board's approval to advertise an ordinance amendment for sewer rental charges. She noted that historically, the rates have been updated by ordinance. However, that's not an industry standard, and the Authority is proposing to move towards industry standards, allowing them to dictate their future rate increases, which would be approved by a resolution of their Board, and it would no longer be adopted by a Township ordinance. The Board authorized the advertisement of the proposed ordinance amendment, and the Township Solicitor's Office properly advertised it.

**MOTION: Upon motion by Ms. Bamford, seconded by Ms. Staab, and unanimously carried (4-0), the Board adopted Ordinance #26-355, amending Section 187-78.13 of the Montgomery Township code, sewer rental charges.**

**14. Review Timeframe for the 2025 Audit and 2026 Audit Information:** Mr. Bergey reported that, in accordance with the information provided by our audit firm, Maille LLP, the audit plan is to issue the 2025 audit report by June 30th, 2026. Staff will have all the requested information to the auditors by the beginning of March. They will start procedures a week after that, and they'll have it issued by June 30. Per the recommendation of Montgomery Township's elected auditors, a request for proposal will be issued for the 2026 audit. The committee acknowledged the high quality of the work Maille performs for the Township and the firm's excellent reputation, but feels that bidding the audit every 3 to 5 years is a good practice. Maille will be included in the RFP, as well as three other firms.

**15. Ratification of Participation as a Cosigner of Amicus Brief – Interest for Business Privilege and Mercantile Tax:** Ms. McCreary stated that she received an e-mail from Patrick Hitchens, who is an attorney at our solicitors' firm, advising of an appellate case involving Radnor Township and Lincoln Financial. Lincoln Financial argued that the Local Tax Enabling Act (LETA) does not specifically authorize interest on gross receipts tax. The court vacated the assessment but did not rule on the interest question, so Radnor Township has appealed the decision to the Commonwealth Court. Due to the negative consequences of not being able to collect interest on these delinquent taxes, the firm suggested that an amicus brief be filed. The decision to participate was time sensitive as the brief had to be filed by January 22<sup>nd</sup>. Based on the fact that we collect not only business privilege but also mercantile tax, and we rely on those taxes. We also feel that delinquent taxpayers should have to pay interest, so we agreed to participate in the filing. The Township would share the cost of preparing and filing the brief with other Kilkenny municipal clients.

**MOTION: Upon motion by Ms. Bamford, seconded by Mr. Pelletier, and unanimously carried (4-0), the Board ratified the participation as a cosigner of the Amicus Brief in support of Radnor Township.**

**16. Authorize the Advertisement of the Revised 2026 Budget:** Ms. McCreary reported that the revised budget being presented to the Board this evening includes the following changes from the original: A 1 mill tax increase, instead of 1.71 mills, allocated as follows, .11 to go to the general fund, .44 to go to the fire fund, and .45 to go to the capital reserve fund. The real estate tax revenue for the capital reserve fund is now shown separately as a revenue line item, like the other funds, rather than as an inter-fund transfer. The only inter-fund transfers that will appear going forward will be those the Board authorizes based on any surplus the general fund might have and the Board's decision to put it into capital reserves. Total real estate tax revenue decreased slightly as the latest Township Assessment report from the county shows our total valuation has declined. The salary and benefit lines for the Fire Protection Fund now reflect no change in staffing levels from 2025. However, we added an expenditure line for potential new

hires. That line matches the additional amount of revenue that would be coming into the fire tax fund. Since the Board has commissioned a fire services study, the Board will determine future hires and when they will be made after it has had time to review the study and hear it presented at a public meeting. The real estate tax revenue changed slightly in the Park and Recreation and debt service funds due to the homestead exemption being allocated differently because of the new millage rates. The beginning fund balances, while they're still preliminary until the audit is issued, have been updated based on the latest year-to-date numbers. Staff is recommending that the Board of Supervisors authorize the proposed revised 2026 budget as being available for public inspection, with the adoption scheduled for the February 9th public meeting. This would put us six days ahead of the required February 15th deadline, which has to be in place when you reopen a budget. The numbers that changed were highlighted in yellow to make it easier to see. Mr. Bergey provided an explanation of the footnotes and the differences between the original and revised 2026 budgets.

**MOTION: Upon motion by Ms. Bamford, seconded by Ms. Staab, and unanimously carried (4-0), the Board authorized the advertisement of the proposed revised 2026 Budget (all funds) as being available for public inspection.**

**17. Authorize the Advertisement of an Ordinance for the Establishment of a Fire Tax:** Ms. McCreary reported that as a result of the Board's discussion and approved motion at the January 5th business meeting, the fire tax ordinance adopted on December 15, 2025 has been amended to reflect a reduction in millage from 1.71 mills to 1 mill. Previously, .56 mills were internally allocated to fire services. The addition of .44 mills brings the dedicated millage to 1 mill. It's estimated that one mill will generate \$2,015,000 in real estate tax revenue, which is shown on page 15 of the 2026 budget. This ordinance amendment would then be able to be adopted at your February 9th public meeting. This ordinance amendment was prepared by the Township Solicitor's office.

**MOTION: Upon motion by Ms. Bamford, seconded by Mr. Pelletier, and unanimously carried (4-0), the Board authorized the advertisement of an ordinance amending Ordinance #25-353, which established and levied a Fire Services Tax on all real property in Montgomery Township.**

**18. Appointment of Deputy Tax Collector for Montgomery Township:** Mr. Bergey reported that Tina Stoll was sworn in as Tax Collector of Montgomery Township on January 5, 2026. Ms. Stoll wishes to appoint Christian Fusco, the bonded Tax Collector of Towamencin Township, as her Deputy Tax Collector for Montgomery Township should she be unable to perform her duties for any reason.

**MOTION: Upon motion by Ms. Bamford, seconded by Ms. Staab and unanimously carried (4-0), the Board approved the appointment of Christian Fusco as the Deputy Tax Collector for Montgomery Township.**

**New Business:**

**19. Department Reports:** Each department submitted monthly reports for activity in the month of December. Ms. McCreary discussed the recent storm and the work that the Public Works Department has done over the last three weekends. This particular storm was very difficult due to the amount of snow and the ice on top. The crews will continue to work this week to clean up as much as possible. Ms. Creary also noted that Derek Muller resigned his position as Public Information Officer late last year to become Director of Parks and Recreation in Quakertown Borough. She is pleased to announce that Ava Komasz, who worked with Derek, has accepted the role. The title is changing from Public Information Coordinator to Interim Community Engagement Manager. The reason it's interim is to give both a chance to see if this is something that Ava likes, because there's an administrative side, not just the communication side. Ava flourishes not only with her articulateness but also with her creativity. Congratulations to Ava. We know everybody on the staff supports her and is really looking forward to seeing her flourish and doing what we can to support her in that role.

**20. Committee Liaison Reports:** Ms. Bamford reported that the Sewer Authority reorganized in January, and the Business Development Partnership did not meet. Ms. Staab noted that the Park and Recreation Board met, set priorities, and discussed funding for the farmhouse project. The EAC is hosting a residential lawn replacement program with native pollinator gardens. The Northern Montgomery County Recycling Commission is finally receiving its 2023 check from the DEP. The Township should be receiving its share soon. Ms. Ware-Jones said the Finance Committee met and discussed the revised budget. The Senior committee met and discussed their upcoming presentations and recapped the Breakfast with Santa event. Mr. Pelletier reported that the CRC Advisory Committee met and was happy to report that the building is being used quite a bit. The new gym floor is in good shape, but there will be some big expenditures coming up in the future, such as parking lot lighting and replacement of fitness equipment. Ms. Ware-Jones also noted that Ms. Chimera was unable to attend the virtual meeting because she is away and is experiencing a power outage.

**21. Adjournment:** Upon motion by Ms. Bamford and seconded by Ms. Staab, the meeting was adjourned at 8:03 p.m.

Respectfully submitted,

Deborah A. Rivas, Recording Secretary





# Montgomery Township, PA

## Check Report

By Check Number

Date Range: 01/27/2026 - 02/09/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
<b>Bank Code: POOL AP-APBNK</b>						
MT003006	PA Police Accreditation Coalition	01/27/2026	Regular	0.00	200.00	103628
MT004195	Wireless Communications and	01/27/2026	Regular	0.00	14,770.00	103629
MT000006	21st Century Media Newspapers LLC	02/09/2026	Regular	0.00	2,153.32	103630
MT004353	A.H. Cornell & Son, Inc.	02/09/2026	Regular	0.00	7,439.60	103631
MT000040	Acme Uniforms For Industry	02/09/2026	Regular	0.00	423.40	103632
MT000046	Adam J. Morrow	02/09/2026	Regular	0.00	400.00	103633
MT000050	Adam Zwislewski	02/09/2026	Regular	0.00	1,050.00	103634
MT000075	Airgas, Inc.	02/09/2026	Regular	0.00	872.94	103635
MT000099	Alessandro J Olimpo II	02/09/2026	Regular	0.00	100.00	103636
MT002986	Ally Gaylord	02/09/2026	Regular	0.00	90.00	103637
MT000150	Alphagraphics Lansdale	02/09/2026	Regular	0.00	1,292.64	103638
MT000167	Amazon.com Services, Inc	02/09/2026	Regular	0.00	3,157.12	103639
MT000233	Angel G. Mejias	02/09/2026	Regular	0.00	700.00	103640
MT000293	Armour & Sons Electric, Inc.	02/09/2026	Regular	0.00	4,295.28	103641
MT000320	AT&T	02/09/2026	Regular	0.00	127.53	103642
MT000338	Axon Enterprise, Inc	02/09/2026	Regular	0.00	96,898.38	103643
MT000393	Bergey's Commercial Tire Centers	02/09/2026	Regular	0.00	2,217.36	103644
MT004427	Bergey's Inc.	02/09/2026	Regular	0.00	2,286.59	103645
MT000467	Brandi Blusiewicz	02/09/2026	Regular	0.00	500.00	103646
MT000469	Brandon Uzdzienski	02/09/2026	Regular	0.00	100.00	103647
MT000552	C.E.S.	02/09/2026	Regular	0.00	12.00	103648
MT000580	Carl Frederick Herr	02/09/2026	Regular	0.00	200.00	103649
MT004767	Casella Waste Systems Inc	02/09/2026	Regular	0.00	110.00	103650
MT000632	CDW Government, Inc.	02/09/2026	Regular	0.00	1,684.50	103651
MT000637	Cenero, LLC	02/09/2026	Regular	0.00	230.00	103652
MT004390	CM3 Building Solutions, Inc.	02/09/2026	Regular	0.00	648.00	103653
MT000786	COMCAST	02/09/2026	Regular	0.00	10.48	103654
MT000786	COMCAST	02/09/2026	Regular	0.00	10.48	103655
MT000843	Craftweld Fabrication Co., Inc.	02/09/2026	Regular	0.00	1,245.00	103656
MT000979	Dell Marketing L.P. (IT Orders)	02/09/2026	Regular	0.00	6,188.71	103657
MT000981	DeVal International Trucks Inc.	02/09/2026	Regular	0.00	231.40	103658
MT004774	Drew Bryant	02/09/2026	Regular	0.00	699.28	103659
MT001076	DVHT Delaware Valley Health Trust	02/09/2026	Regular	0.00	195,401.94	103660
MT001078	DVMMA Delaware Valley Municipal	02/09/2026	Regular	0.00	310.11	103661
MT001080	DVWCT Delaware Valley WC Trust	02/09/2026	Regular	0.00	86,604.00	103662
MT001220	Established Traffic Control	02/09/2026	Regular	0.00	54.00	103663
MT004368	EV8 Service Center, Inc.	02/09/2026	Regular	0.00	620.24	103664
MT004452	FearlessFunPickleball	02/09/2026	Regular	0.00	320.00	103665
MT001265	FedEx	02/09/2026	Regular	0.00	52.02	103666
MT004779	Franklin Cleaning Equipment & Supply Co.	02/09/2026	Regular	0.00	64.55	103667
MT001338	Fulton Cardmember Services	02/09/2026	Regular	0.00	174.95	103668
MT001352	Galls, an Aramark Co., LLC	02/09/2026	Regular	0.00	258.99	103669
MT001357	Gasper Landscapes	02/09/2026	Regular	0.00	130.40	103670
MT004536	George Heim	02/09/2026	Regular	0.00	90.00	103671
MT001398	Gilmore and Associates Inc.	02/09/2026	Regular	0.00	65,471.09	103672
	**Void**	02/09/2026	Regular	0.00	0.00	103673
MT001398	Gilmore and Associates Inc.	02/09/2026	Regular	0.00	77.50	103674
MT001412	Glick Fire Equipment Company Inc	02/09/2026	Regular	0.00	431,519.00	103675
MT001427	Goose Squad L.L.C.	02/09/2026	Regular	0.00	900.00	103676
MT004549	Graham Management LP	02/09/2026	Regular	0.00	17.25	103677
ZZ000904	GWYNMONT FARMS DEVELOPMENT CO	02/09/2026	Regular	0.00	141.65	103678
MT001505	Heartsmart	02/09/2026	Regular	0.00	1,311.00	103679
MT001536	Hilltown Township	02/09/2026	Regular	0.00	1,987.16	103680
MT001548	Home Depot Credit Services	02/09/2026	Regular	0.00	500.92	103681

## Check Report

Date Range: 01/27/2026 - 02/09/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
MT001553	Horizon Signs LLC	02/09/2026	Regular	0.00	5,050.00	103682
MT001610	Interstate Battery Systems	02/09/2026	Regular	0.00	708.25	103683
MT001264	J.D. Fedele Construction & Demolition Inc	02/09/2026	Regular	0.00	34,998.80	103684
MT001643	Jacob Millevoi	02/09/2026	Regular	0.00	200.00	103685
MT004778	Jared Mcelroy	02/09/2026	Regular	0.00	110.00	103686
MT004775	John Antonucci	02/09/2026	Regular	0.00	2,738.36	103687
MT001856	John Bereschak	02/09/2026	Regular	0.00	700.00	103688
MT001887	John R. Young and Company	02/09/2026	Regular	0.00	529.65	103689
MT004520	Joseph K. Egenolf Jr	02/09/2026	Regular	0.00	500.00	103690
MT001952	Julius Mack	02/09/2026	Regular	0.00	90.00	103691
MT004308	Justin Tohanczyn	02/09/2026	Regular	0.00	300.00	103692
MT002038	Keith Grierson	02/09/2026	Regular	0.00	200.00	103693
MT004725	Keith Hass	02/09/2026	Regular	0.00	90.00	103694
MT002062	Kenco Hydraulics	02/09/2026	Regular	0.00	950.00	103695
MT002089	Keystone Municipal Services, Inc.	02/09/2026	Regular	0.00	6,600.00	103696
MT004771	Krispy Kreme Doughnut Corporation	02/09/2026	Regular	0.00	17,276.47	103697
MT002170	Kyle W. Stump	02/09/2026	Regular	0.00	300.00	103698
MT002270	Lexipol LLC	02/09/2026	Regular	0.00	13,566.32	103699
MT002319	Login/ IACP Net	02/09/2026	Regular	0.00	220.00	103700
MT004768	Louie Gibbs	02/09/2026	Regular	0.00	90.00	103701
MT002341	Lowe's Companies Inc.	02/09/2026	Regular	0.00	125.28	103702
MT002441	Mark Kosmaceski	02/09/2026	Regular	0.00	100.00	103703
MT002450	Marquis Barefield	02/09/2026	Regular	0.00	90.00	103704
MT002457	Martin Stone Quarries, Inc.	02/09/2026	Regular	0.00	629.44	103705
MT002470	Mary Kay Kelm, Esquire	02/09/2026	Regular	0.00	805.00	103706
MT002496	Mastertech Auto Service, LLC.	02/09/2026	Regular	0.00	1,616.80	103707
MT004776	Matt Lydick	02/09/2026	Regular	0.00	179.99	103708
MT004700	Matthew T Brinkmann	02/09/2026	Regular	0.00	200.00	103709
MT004777	Melinda Einsla	02/09/2026	Regular	0.00	110.00	103710
MT002609	Michael Bean	02/09/2026	Regular	0.00	500.00	103711
MT002624	Michael J. Kunzig	02/09/2026	Regular	0.00	200.00	103712
MT004518	Michael Sasso	02/09/2026	Regular	0.00	300.00	103713
MT004772	Millennium Strategies LLC	02/09/2026	Regular	0.00	5,000.00	103714
PAYR-IAFF	Montgomery Township Professional	02/09/2026	Regular	0.00	305.00	103715
MT002791	Morton Salt Inc	02/09/2026	Regular	0.00	5,912.55	103716
MT004138	Napa Auto Parts	02/09/2026	Regular	0.00	362.69	103717
MT002866	Nelson Wire Rope Corporation	02/09/2026	Regular	0.00	464.94	103718
MT002936	North Wales Water Authority	02/09/2026	Regular	0.00	114,738.00	103719
MT004267	PA Chapter of APA	02/09/2026	Regular	0.00	112.00	103720
MT003046	Patriot Workwear	02/09/2026	Regular	0.00	6,180.00	103721
MT003077	PECO Energy	02/09/2026	Regular	0.00	699.53	103722
MT006768	PECO Energy Company	02/09/2026	Regular	0.00	330.00	103723
MT003109	Pennsylvania One Call System, Inc.	02/09/2026	Regular	0.00	317.78	103724
MT003114	PERF	02/09/2026	Regular	0.00	250.00	103725
MT003136	Petty Cash	02/09/2026	Regular	0.00	66.45	103726
MT003174	Porter and Curtis, LLC	02/09/2026	Regular	0.00	1,000.00	103727
MT003178	PowerDMS	02/09/2026	Regular	0.00	550.00	103728
MT003227	Rachel Brick	02/09/2026	Regular	0.00	300.00	103729
MT003334	Richter Drafting and Office Supply Co. Inc	02/09/2026	Regular	0.00	181.46	103730
MT003365	Robert H. Grunmeier II	02/09/2026	Regular	0.00	500.00	103731
MT004773	Robert Smyth	02/09/2026	Regular	0.00	110.00	103732
MT003444	Ryan W. Irvin	02/09/2026	Regular	0.00	400.00	103733
MT003458	SafetyKleen Systems, Inc.	02/09/2026	Regular	0.00	231.13	103734
MT003499	Scatton's Heating and Cooling, Inc.	02/09/2026	Regular	0.00	483.00	103735
MT003533	Service Tire Truck Centers	02/09/2026	Regular	0.00	740.27	103736
MT003574	Shoen Safety and Training	02/09/2026	Regular	0.00	1,700.00	103737
MT004621	SJ Fuel South Co Inc	02/09/2026	Regular	0.00	6,689.47	103738
MT003657	Staples Business Credit	02/09/2026	Regular	0.00	964.60	103739
MT003663	Stardust Entertainment	02/09/2026	Regular	0.00	350.00	103740
MT003683	Stephen A. Splendido	02/09/2026	Regular	0.00	200.00	103741
MT003790	TD Card Services	02/09/2026	Regular	0.00	12,695.31	103742

Check Report

Date Range: 01/27/2026 - 02/09/2026

Vendor Number	Vendor Name	Payment Date	Payment Type	Discount Amount	Payment Amount	Number
MT003796	Tees With a Purpose	02/09/2026	Regular	0.00	444.00	103743
MT003880	Thomson Reuters	02/09/2026	Regular	0.00	574.40	103744
MT003936	Tracker Products	02/09/2026	Regular	0.00	4,889.06	103745
MT003988	U.S. Municipal Supply Inc.	02/09/2026	Regular	0.00	3,644.33	103746
MT003995	Unifirst	02/09/2026	Regular	0.00	99.75	103747
MT004056	Verizon Wireless Services, LLC	02/09/2026	Regular	0.00	3,415.90	103748
MT004080	Vinay P. Setty	02/09/2026	Regular	0.00	750.00	103749
MT004149	West Generator Services Inc.	02/09/2026	Regular	0.00	384.10	103750
MT004189	William Tuttle	02/09/2026	Regular	0.00	300.00	103751
MT004198	Witmer Public Safety Group Inc.	02/09/2026	Regular	0.00	2,111.69	103752
MT004356	Yocum Shutters & Blinds	02/09/2026	Regular	0.00	2,250.00	103753
MT004481	Zabree Smith	02/09/2026	Regular	0.00	90.00	103754
PAYR-PBA	Police Benevolent Association	01/29/2026	Bank Draft	0.00	1,439.00	DFT0001001
PAYR-POL PEN	U.S. Bank	01/29/2026	Bank Draft	0.00	9,524.67	DFT0001002
PAYR-PA SCDU	PA SCDU	01/29/2026	Bank Draft	0.00	715.38	DFT0001003
PAYR-401	Empower Retirement	01/29/2026	Bank Draft	0.00	22,629.79	DFT0001004
PAYR-457	Empower Retirement	01/29/2026	Bank Draft	0.00	21,346.96	DFT0001005
PAYR-PHILA	City of Philadelphia	01/29/2026	Bank Draft	0.00	432.43	DFT0001006
PAYR-LST	HAB-LST	01/29/2026	Bank Draft	0.00	228.00	DFT0001007
PAYR-SITW	State of Pennsylvania	01/29/2026	Bank Draft	0.00	12,484.36	DFT0001008
PAYR-PBA	Police Benevolent Association	01/29/2026	Bank Draft	0.00	43.00	DFT0001013
PAYR-POL PEN	U.S. Bank	01/29/2026	Bank Draft	0.00	270.48	DFT0001014
PAYR-LST	HAB-LST	01/29/2026	Bank Draft	0.00	2.00	DFT0001015
PAYR-SITW	State of Pennsylvania	01/29/2026	Bank Draft	0.00	164.09	DFT0001016
PAYR-401	Empower Retirement	01/29/2026	Bank Draft	0.00	240.29	DFT0001019
PAYR-457	Empower Retirement	01/29/2026	Bank Draft	0.00	80.10	DFT0001020
PAYR-SITW	State of Pennsylvania	01/29/2026	Bank Draft	0.00	61.47	DFT0001021
MT000787	Comcast Business	01/27/2026	Bank Draft	0.00	999.91	DFT0001029
MT000787	Comcast Business	01/27/2026	Bank Draft	0.00	522.45	DFT0001030

Bank Code POOL AP Summary

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	256	126	0.00	1,207,212.55
Manual Checks	0	0	0.00	0.00
Voided Checks	0	1	0.00	0.00
Bank Drafts	17	17	0.00	71,184.38
EFT's	0	0	0.00	0.00
	<b>273</b>	<b>144</b>	<b>0.00</b>	<b>1,278,396.93</b>



**All Bank Codes Check Summary**

Payment Type	Payable Count	Payment Count	Discount	Payment
Regular Checks	256	126	0.00	1,207,212.55
Manual Checks	0	0	0.00	0.00
Voided Checks	0	1	0.00	0.00
Bank Drafts	17	17	0.00	71,184.38
EFT's	0	0	0.00	0.00
	<b>273</b>	<b>144</b>	<b>0.00</b>	<b>1,278,396.93</b>

**Fund Summary**

Fund	Name	Period	Amount
99	Claim on Pooled Cash	1/2026	86,154.38
99	Claim on Pooled Cash	2/2026	1,192,242.55
			<b>1,278,396.93</b>

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
BOARD ACTION SUMMARY  
Item #06c

---

SUBJECT:	LUV Car Wash – 739 Bethlehem Pike - End of Maintenance LDS#722
MEETING DATE:	February 5, 2026
BOARD LIAISON:	Audrey Ware-Jones, Chairwoman
INITIATED BY:	Marianne McConnell, Director of Planning and Zoning

---

**BACKGROUND:**

The Township Engineer has inspected the site improvements at LUV Car Wash, located at 739 Bethlehem Pike, for the end of the maintenance period. The surface of the accessible ramp from the site to Route 309 is deteriorated and needs repair. The Township Engineer has determined that the cost of repair will be \$5,000.00. The landscaping materials cannot be inspected until spring. Escrow for the landscaping materials to be held until the spring is \$3,219.10. Therefore, the maintenance security held for LUV Car Wash can be reduced to \$8,219.10 for outstanding site improvements and landscaping items, as recommended by the Township Engineer.

**MOTION/RESOLUTION:**

**MOTION** to authorize as part of the consent agenda.



February 2, 2026

File No. 2021-09013.01

Carolyn McCreary, Township Manager  
Montgomery Township  
1001 Stump Road  
Montgomeryville, PA 18936-9605

Reference: LUV Car Wash - Montgomeryville – LDS#722  
End of Maintenance Period Review

Dear Carolyn:

It is our understanding that the maintenance period for the site improvements for this project expires February 12, 2026. We have reviewed the improvements associated with this project and observed that the surface of the accessible ramp from the site to the 309 sidewalk is deteriorated and needs repair. We recommend that the developer address this as part of their maintenance obligation prior to release of the maintenance security. We estimate that repairing the ramp will cost \$5,000.

Our review did not include the landscape material. The maintenance period for the landscape material is extended to May 15, 2026 per Township Subdivision and Land Development Ordinance section 205-49.H. A separate review will be completed prior to that date. An additional amount of \$3,219.10 should remain in the maintenance security for the landscape improvements.

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/sl

cc: Marianne McConnell, Director of Planning and Zoning – Montgomery Township  
Mary Gambino, Project Coordinator – Montgomery Township  
John Walko, Esq., Solicitor – Kilkenny Law  
Jim Kebert – LUV Car Wash – Applicant  
Ryan Slattery, PE, CPESC, LEED AP – Irish Consulting Services  
Valerie Liggett, R.L.A. ISA Certified Arborist – Gilmore & Associates, Inc.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #07

---

SUBJECT:	Volunteer Committee Applicant for EAC – Jamie Pizzi
MEETING DATE:	February 9, 2026
BOARD LIAISON:	Beth A. Staab
INITIATED BY:	Carolyn McCreary, Township Manager

---

**BACKGROUND:**

We have received an application from Township resident Jamie Pizzi who is interested in serving on the Environmental Advisory Committee. Ms. Pizzi's resume is attached and she has been invited to attend the meeting and introduce herself.

**RECOMMENDATION:**

Staff recommends the Board of Supervisors consider the appointment of Ms. Pizzi to the Environmental Advisory Committee.

**MOTION/RESOLUTION:**

**Motion** to appoint Jamie Pizzi to the Environmental Advisory Committee to serve an existing three-year term to expire on January 1, 2029.

- |    |   |                  |
|----|---|------------------|
| 1) | Motion by: _____                        | Second by: _____ |
| 2) | Chairwoman will ask for public comment. |                  |
| 3) | Chairwoman will call for a vote.        |                  |

**Deborah A. Rivas**

---

**From:** GIS Notifications  
**Sent:** Monday, February 2, 2026 9:35 AM  
**To:** General Information  
**Subject:** New Volunteer Committee Application  
**Attachments:** 33.json

Name: Jamie Lee Pizzi



Committee Choice Selections:  
Environmental Advisory Committe

[Click to download attachment](#)

## JAMIE L. PIZZI, ESQ.

Admitted to The Pennsylvania Bar  
Montgomery Township, Pennsylvania •

### EDUCATION

**Villanova University Charles Widger School of Law**  
*Juris Doctor*  
Dean's Merit Scholar

Villanova, Pennsylvania  
May 2018

**Rollins College**  
*Bachelor of Arts in Anthropology & Political Science, Cum Laude*  
Crane Political Science Department Scholarship  
James Ottoway Excellence in Journalism Scholarship  
Editor-in-Chief of *The Sandspur* weekly student newspaper

Winter Park, Florida  
May 2014

### EXPERIENCE

**Coach House Condominium Association**  
*Secretary* (elected)

Bryn Mawr, Pennsylvania  
2019 - 2021

- Drafted all correspondence to residents.
- Researched and drafted new bylaws, rules, and regulations. Proposed and explained updates to residents.
- Managed yearly resident meeting, drafted agenda, and took meeting minutes.
- Planned, managed, and implemented community landscaping updates.

**Administrative Office of Pennsylvania Courts**  
*STOP Violence Against Women Grant Program Consultant*

Pennsylvania (statewide)  
October 2020 - present

- Provide technical assistance to judges, court administrators, and court personnel on matters related to domestic violence, dating violence, stalking, sexual assault, and human trafficking.
- Take lead in researching, developing, coordinating, and planning all STOP Violence Against Women Grant Program initiatives, including regional in-person trainings, regular webinars, system assessments, community projects, monthly judicial newsletter, bench resources, informational videos, surveys, and more.
- Research updates in laws and best practices related to interpersonal violence and work with stakeholder organizations to coordinate and/or develop and deliver trainings on these topics for a court-centered audience.
- Coordinate with statewide coalitions to ensure concerns about victim safety and offender accountability are addressed in the AOPC STOP Program's offerings.
- Research, draft, and design informative bench cards and other resources for Pennsylvania courts.

**The Villanova Law Institute to Address Commercial Sexual Exploitation**  
*Senior Justice for Victims Fellow*

Villanova, Pennsylvania  
September 2018 - September 2020

- Oversee all direct legal services and supervise Junior Fellow.
- Represent survivors of human trafficking in post-conviction relief matters and provide advocacy as an Assistant Defender at the Defender Association of Philadelphia.
- Assist & provide technical support in the Project Dawn Court prostitution diversion program.
- Operate legal services clinic at the Salvation Army New Day to Stop Trafficking Drop-In Center in Kensington, Philadelphia.
- Research commercial sexual exploitation-related issues, cases, and advances locally and nationally to model best practices and policies for victims and survivors.
- Regularly train and educate attorneys, law enforcement, judges, non-profits, students, and community groups on the legal tools and trauma-informed responses to commercial sexual exploitation.
- Draft and edit scholarship, op-eds, and website posts related to commercial sexual exploitation.

*Research Assistant*  
*Student Extern*

May 2017 – May 2018  
January 2017 – May 2017

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

BOARD ACTION SUMMARY

Item #08

---

SUBJECT:	Volunteer Committee Applicant for the Senior Committee-Elizabeth Cornell
MEETING DATE:	February 9, 2026
BOARD LIAISON:	Audrey R. Ware-Jones
INITIATED BY:	Carolyn McCreary, Township Manager

---

BACKGROUND:

We have received an application from Township resident Elizabeth Cornell who is interested in serving on the Senior Committee. Ms. Cornell's resume is attached and she has been invited to attend the meeting and introduce herself.

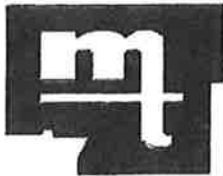
RECOMMENDATION:

Staff recommends the Board of Supervisors consider the appointment of Ms. Cornell to the Senior Committee.

MOTION/RESOLUTION:

**Motion** to appoint Elizabeth Cornell to the Senior Committee to serve an existing one-year term to expire on January 1, 2027.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will ask for public comment.
- 3) Chairwoman will call for a vote.



Montgomery Township  
1001 Stump Road  
Montgomeryville, PA 18936  
Phone: (215) 393-6900  
Fax: (215) 855-6656  
<http://www.montgomerytwp.org>

## **VOLUNTEER COMMITTEE APPLICATION**

*Volunteer Committees play a key role in helping maintain the quality of life in Montgomery Township. Residents can volunteer their time to help with Autumn Festival, review development plans, and offer expertise on environmental issues. The Township welcomes volunteers! Please consider volunteering your time on one of the following committees. A brief description of each committee is included on the back of this page. We keep all applications on file for review when vacancies occur. Tune into Channel 22 (Comcast), Channel 34 (Verizon), Montgomery Township Website, or Montgomery Township's E-News for a listing of current vacancies.*

*Thank you for your interest in helping your community!*

### **Applicant Information**

Full Name:

*Cornell*

*Elizabeth*

*A.*

Address:

Home Phone:

*cell*

**PLEASE INCLUDE A CURRENT RESUME WITH THIS FORM.**

### **CHECK ALL OF THOSE OF INTEREST:**

☒ ~~200th Anniversary Committee~~

☒ ~~Autumn Festival Committee~~

☐ Business Development Partnership (BDP)

☐ Environmental Advisory Committee (EAC)

☐ Finance Committee

☐ Open Space Committee

☐ Park and Recreation Board

☐ Pension Fund Advisory Committee

☐ Planning Commission

☐ Public Safety Committee

☐ Sewer Authority

☒ Senior Volunteer Committee

☐ Shade Tree Commission

☐ Zoning Hearing Board

**Please drop off, mail or fax to the Montgomery Township Building. Thank you!**



January 12, 2026

To Who It May Concern:

I am interested in applying for a volunteer position on the Montgomery County Senior Committee.

I retired as an Administrator at Eastern Center For Arts and Technology in Willow Grove PA in 2010 working with 9 sending schools principals, student parents and counselors.

After retirement, I worked as a Concierge Receptionist at Atria Senior Living in Doylestown, PA interacting with the residents, their families and the nursing staff.

In 2017 I moved to Florida where I volunteered with the "Tutor For Kids" program working in the classroom assisting teachers with their 1<sup>st</sup> and 2<sup>nd</sup> grade students. While in Florida, I became a Stephen Minister with my church. After a year of training, I qualified to mentor people who were going through difficult times.

I am currently back living in PA and have continued working with children with the RSVP program at Bridle Path Elementary School.

I hope my qualifications meet your expectations.

Liz Cornell

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #09

---

SUBJECT: Authorization to Bid Concrete Curb and Handicap Ramp Replacement  
for the 2027 Paving Project  
MEETING DATE: February 9, 2026  
BOARD LIAISON: Tanya Bamford, Chairwoman  
INITIATED BY: Greg Reiff, Public Works Director

---

**BACKGROUND:**

Included in the 2026 Capital Investment Plan is Concrete Curb and Handicap Ramp Replacement for the 2027 Paving Project. Competitive bids will be solicited utilizing the PennBid website.

**BUDGET IMPACT:**

A total of \$524,000.00 has been included in the 2026 Capital Investment Plan for the replacement of Concrete Curb and Handicap Ramps for the 2027 Paving Project.

**RECOMMENDATION:**

It is recommended the Board of Supervisors approves the authorization for the advertisement of the bid.

**MOTION/RESOLUTION:**

**Motion** to authorize the advertisement of the Concrete Curb and Handicap Ramp Replacement for the 2027 Paving Project utilizing PennBid.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will call for public comment.
- 3) Chairwoman will call for a vote.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #10

---

SUBJECT: Authorization to Bid In-Place Paving for 2026 Road Projects  
MEETING DATE: February 9, 2026  
BOARD LIAISON: Tanya Bamford, Chairwoman  
INITIATED BY: Greg Reiff, Public Works Director

---

**BACKGROUND:**

Included in the 2026 Capital Investment Plan are roads which are scheduled to be resurfaced as part of the Township's Road Improvement Plan (see attached). Competitive bids will be solicited utilizing the PennBid website.

**BUDGET IMPACT:**

The 2026 budget includes \$1,454,000.00 in the State Liquid Fuels Fund for this project.

**RECOMMENDATION:**

It is recommended that the Board of Supervisors approves the authorization for the advertisement of the bid.

**MOTION/RESOLUTION:**

**Motion** to authorize the advertisement of the 2026 In-Place Paving Bid utilizing PennBid.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will call for public comment.
- 3) Chairwoman will call for a vote.

## PROJECT QUANTITIES

CLIENT: Montgomery Township  
PROJECT NAME: 2026 Paving Project  
G&A PROJECT #: 2025-00914



GILMORE & ASSOCIATES, INC.  
ENGINEERING & CONSULTING SERVICES

9/15/25

LINE ITEMS	UNIT	Horseshoe Lane (Upper State Road - Upper State Road)	Corporate Drive (Domorah Drive - Hartman Road)	North Wales Road (Route 463 - Montgomery Glen Drive)	North Wales Road (Route 309 - Route 463)	Colwyn Terrace (Fair Acres Drive - Kelsey Drive)	Kelsey Drive (Upper State Road - Cul-de-sac)	Amber Place (Cathedral Drive - Cul-de-sac)	Brittany Place (Cathedral Drive - Cul-de-sac)	Cathedral Drive (Upper State Road - Cathedral Drive)
1 1.5 in. Mill	(SY)	4,693	7,365	5,307	6,497	3,373	6,016	1,714	1,655	8,437
2 11 in. Base Repair	(SY)	118	185	266	325	85	151	43	42	211
3 Scratch/Leveling	(TON)	33	52	75	91	24	42	12	12	59
4 1.5 in. Wearing	(SY)	4,693	7,365	5,307	6,497	3,373	6,016	1,714	1,655	8,437
5 Tack Coat	(SY)	4,693	7,365	5,307	6,497	3,373	6,016	1,714	1,655	8,437
6 Asphalt Curb	(LF)	0	0	0	0	0	0	0	0	0
7 24 in. STOP Bar	(LF)	0	0	48	58	0	0	0	0	0
8 4 in. DYL	(LF)	0	0	1,265	1,656	0	0	0	0	0
9 4 in. SWL	(LF)	0	0	103	540	0	0	0	0	0
10 Gore Striping Yellow	(LF)	0	0	0	120	0	0	0	0	0
11 24" SWL Gore Striping	(LF)	0	0	0	0	0	0	0	0	0
12 Vascar Lines	(LF)	0	0	0	0	0	0	0	0	0
13 6 in. SWL	(LF)	0	0	610	116	0	0	0	0	0
14 4 in. Dotted Dash Line SWL	(LF)	0	0	0	0	0	0	0	0	0
15 Arrow	(EA)	0	0	5	5	0	0	0	0	0
16 ONLY	(EA)	0	0	5	5	0	0	0	0	0
17 Continental Striping	(LF)	0	0	0	0	0	0	0	0	0
18 Dual Turn Lane	(LF)	0	0	0	0	0	0	0	0	0
19 Loop Sensor	(EA)	0	0	2	2	0	0	0	0	0
20 Temp. Line Striping	(LF)	0	0	1,013	1,185	0	0	0	0	0

**CLIENT: Montgomery Township**  
**PROJECT NAME: 2026 Paving Project**  
**G&A PROJECT #: 2025-00914**

[illegible]

## PROJECT QUANTITIES

CLIENT: Montgomery Township  
PROJECT NAME: 2026 Paving Project  
G&A PROJECT #: 2025-00914



GILMORE & ASSOCIATES, INC.  
ENGINEERING & CONSULTING SERVICES

9/15/25

LINE ITEMS	UNIT	Red Haven Drive - (Orchard Drive - Orchard Drive)	Stayman Drive - (Orchard Drive - Red Haven Drive)	Windsor Circle - (Jonathan Drive - Cul-de-sac)	TOTAL
1 1.5 in. Mill	(SY)	7,078	5,705	1,316	87,650
2 11 in. Base Repair	(SY)	177	143	33	2,496
3 Scratch/Leveling	(TON)	50	40	10	703
4 1.5 in. Wearing	(SY)	7,078	5,705	1,316	87,650
5 Tack Coat	(SY)	7,078	5,705	1,316	87,650
6 Asphalt Curb	(LF)	0	0	0	0
7 24 in. STOP Bar	(LF)	0	0	0	130
8 4 in. DYL	(LF)	0	0	0	3,214
9 4 in. SWL	(LF)	0	0	0	643
10 Gore Striping Yellow	(LF)	0	0	0	120
11 24" SWL Gore Striping	(LF)	0	0	0	0
12 Vascar Lines	(LF)	0	0	0	0
13 6 in. SWL	(LF)	0	0	56	782
14 4 in. Dotted Dash Line SWL	(LF)	0	0	0	0
15 Arrow	(EA)	0	0	0	12
16 ONLY	(EA)	0	0	0	11
17 Continental Striping	(LF)	0	0	0	0
18 Dual Turn Lane	(LF)	0	0	0	0
19 Loop Sensor	(EA)	0	0	0	4
20 Temp. Line Striping	(LF)	0	0	0	2,357

**OPINION OF PROBABLE COST**

**CLIENT:** Montgomery Township  
**PROJECT NAME:** 2026 Paving Project  
**G&A PROJECT #:** 2025-00914



**GILMORE & ASSOCIATES, INC.**  
 ENGINEERING & CONSULTING SERVICES

**Sep/15/2025**

ITEM NO.	ITEM ID	ITEM	UNIT	TOTAL PROJECT		
				QUANTITY	UNIT COST	EXTENDED COST
1	B1	Mill Roadway, 1.5" Depth	SY	87,650.0	\$ 2.90	\$ 254,185.00
2	B2	11" Base Repair	SY	2,496.0	\$ 51.00	\$ 127,296.00
3	B3	Leveling Course	TON	703.0	\$ 108.00	\$ 75,924.00
4	B4	Wearing Course, 1.5" Depth	SY	87,650.0	\$ 9.40	\$ 823,910.00
5	B5	Tack Coat	SY	87,650.0	\$ 0.40	\$ 35,060.00
6	B6	24 in. Thermoplastic STOP Bar	LF	130.0	\$ 17.00	\$ 2,210.00
7	B7	4 in. Epoxy DYI	LF	3,214.0	\$ 5.30	\$ 17,035.00
8	B8	4 in. Epoxy SWL	LF	643.0	\$ 3.00	\$ 1,929.00
9	B9	6 in. Thermoplastic SWL	LF	782.0	\$ 4.00	\$ 3,128.00
10	B10	24 in. Thermoplastic Gore Striping	LF	120.0	\$ 17.00	\$ 2,040.00
11	B11	Thermoplastic Arrow	EA	12.0	\$ 310.00	\$ 3,720.00
12	B12	Thermoplastic ONLY	LF	11.0	\$ 300.00	\$ 3,300.00
13	B13	Loop Sensor	EA	4.0	\$ 2,000.00	\$ 8,000.00
14	B14	Temporary Line Striping	LF	2,356.5	\$ 0.50	\$ 1,179.00
15	B15	Maintenance and Protection of Traffic	LS	1.0	\$ 25,000.00	\$ 25,000.00
		<b>SUBTOTAL</b>				\$ 1,384,000.00
		<b>CONTINGENCY</b>		5.0%		\$ 69,200.00
		<b>TOTAL</b>				\$ 1,453,200.00

**ENGINEERING**

**\$ 52,000.00**

- Survey not anticipated and not included
- Bid Documents & Bidding
- CM & Observation

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #11

---

SUBJECT: Authorization to Bid Tennis Court Improvements at Windlestrae Park -  
Rose Twig  
MEETING DATE: February 9, 2026  
BOARD LIAISON: Tanya Bamford, Chairwoman  
INITIATED BY: Greg Reiff, Public Works Director

---

**BACKGROUND:**

Included in the 2026 Capital Investment Plan are improvements to the four (4) tennis courts at Windlestrae Park - Rose Twig. Gilmore & Associates, the Township Engineer, has prepared the required bid specifications, and competitive bids will be solicited utilizing the PennBid website.

**BUDGET IMPACT:**

A total of \$321,000.00 has been included in the 2026 Capital Investment Plan for tennis court improvements at Windlestrae Park - Rose Twig.

**RECOMMENDATION:**

It is recommended that the Board of Supervisors approve the authorization to advertise the bid.

**MOTION/RESOLUTION:**

**Motion** to authorize the advertisement of the bid for the four (4) tennis court improvements at Windlestrae Park - Rose Twig utilizing PennBid.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will call for public comment.
- 3) Chairwoman will call for a vote.



MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #12

---

SUBJECT:	Fire Department of Montgomery Township 2026 Fundraising Efforts
MEETING DATE:	February 9, 2026
BOARD LIAISON:	Eric S. Pelletier
INITIATED BY:	Carolyn McCreary, Township Manager

---

**BACKGROUND:**

The Fire Department of Montgomery Township must advise the Board of Supervisors annually before planned fundraising activities per the Fire Services Agreement dated February 14, 2022. Expenditures of monies obtained through fundraising or non-township tax revenues shall be allocated in the approved budget or any budgetary amendments made by the FDMT or represent a reasonable expenditure necessary to conduct or provide fire protection services. The FDMT is seeking the Board's approval of its planned fundraising activities for 2026. The following FDMT fund-raising activities are proposed for 2026.

- Residential fund-raising mailer in Winter 2026
- Business fund-raising mailer in Summer 2026
- Car washes in Summer of 2026
- Dine and Donate events throughout 2026

**BUDGET IMPACT:**

The township has budgeted \$10,000.00 for the FDMT fundraising activities for 2026. There would be no additional impact on the township's budget. There would be a positive impact on the FDMT budget for the money collected through the FDMT's fundraising activities.

**RECOMMENDATION:**

Staff recommend that the Board of Supervisors approve the 2026 planned fundraising activities for the FDMT and contribute \$10,000 to the FDMT for their fundraising activities.

**MOTION/RESOLUTION:**

**Motion** to approve the 2026 planned fundraising activities of the FDMT and the contribution of \$10,000 to the FDMT for their fundraising activities.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will call for public comment.
- 3) Chairwoman will call for a vote.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #13

---

SUBJECT:	Adoption of Ordinance Amendments for Traffic Control (Right Turn Prohibited on Red Signal)
MEETING DATE:	February 9, 2026
BOARD LIAISON:	Eric E. Pelletier
INITIATED BY:	William R. Peoples, Police Chief

---

**BACKGROUND:**

Included in the Board of Supervisors Agenda Packet is an ordinance proposing an amendment to Montgomery Township Ordinance 222-11, *Right Turn Prohibited on Red Signal*. The proposed amendment would prohibit right turns on red for vehicles traveling eastbound on Horsham Road and turning right onto Stump Road, as well as for vehicles traveling westbound on Horsham Road and turning right onto Stump Road. This amendment is being recommended in accordance with PennDOT guidance.

**RECOMMENDATION:**

Staff recommends that the Board adopt the proposed ordinance amendments.

**MOTION/RESOLUTION:**

**Motion** to adopt Ordinance #26-356, amending Ordinance 11-222, Right Turn Prohibited on Red Signal, to prohibit right turns on red for vehicles traveling on Horsham Road, either eastbound or westbound, and turning onto Stump Road.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) The Chairwoman will call for public comment.
- 3) The Chairwoman will call for a vote.

**MONTGOMERY TOWNSHIP  
MONTGOMERY COUNTY, PENNSYLVANIA**

**ORDINANCE NO. 26-356**

**AN ORDINANCE AMENDING SECTION 222-11, RIGHT TURN PROHIBITED ON  
RED SIGNAL, TO ADD RIGHT TURN ON RED PROHIBITIONS FOR VEHICLES  
TRAVELING ON HORSHAM ROAD (ROUTE 463) FACING EAST AND WEST  
AND TURNING ONTO STUMP ROAD**

**WHEREAS**, the Pennsylvania Vehicle Code, 75 P.S. §6109, delegates certain powers to Montgomery Township to regulate and enforce vehicular stopping, standing and parking within the Township and to prohibit certain vehicles on certain roads;

**WHEREAS**, Section 607(1) of the Pennsylvania Second Class Township Code provides that the Board of Supervisors is charged with securing the health, safety and welfare of the citizens of the Township;

**WHEREAS**, Section 2327 of the Pennsylvania Second Class Township Code provides that the Board of Supervisors may, by ordinance, provide for the erection, maintenance and operation of traffic signals in accordance with the Pennsylvania Vehicle Code;

**WHEREAS**, it has been determined that to better secure the health, safety, and welfare of the citizens of the Township, that right turn on red rights should be prohibited for vehicles facing east and west along Horsham Road (Route 463) and desiring to turn right onto Stump Road;

**WHEREAS**, the Board of Supervisors has met the procedural requirements of the Second-Class Township Code for the adoption of this proposed ordinance;

**NOW, THEREFORE, BE IT ORDAINED AND ENACTED** by the Board of Supervisors of the Montgomery Township, Montgomery County, Pennsylvania, it is hereby enacted and ordained by the authority of same, as follows:

**SECTION 1. Code Amendment.** Section 222-11, "Right Turn Prohibited on Red Signal; penalty" is hereby amended to prohibit vehicles from making right turns on a steady red signal at the following intersections:

<b>Intersection</b>	<b>Vehicles Traveling On</b>	<b>Facing</b>
Stump Road	Horsham Road (Route 463)	East
Stump Road	Horsham Road (Route 463)	West

**SECTION II. Installation of Signage.** The appropriate Township personnel are hereby authorized and directed to install proper signage or other traffic control devices required or recommended to reflect the restrictions established herein.

**SECTION III. Severability.** The terms, conditions, and provisions of this Ordinance are hereby declared to be severable, and should any portion, part, or provision of this Ordinance be found by a court of competent jurisdiction to be invalid, unenforceable, or unconstitutional, the Montgomery Township Board of Supervisors hereby declares its intent that the Ordinance shall have been enacted without regard to the invalid, unenforceable, or unconstitutional portion, part or provision of this Ordinance, and the remainder of the Ordinance shall remain in force.

**SECTION IV. Repealer.** Any and all other Ordinances or parts of Ordinances in conflict with the terms, conditions, and provisions of this Ordinance are hereby repealed to the extent of such irreconcilable conflict.

**SECTION V. Effective Date.** This Ordinance shall become effective upon enactment as provided by law.

**SECTION VI. Failure to Enforce Not a Waiver.** The failure of Montgomery Township to enforce or delay enforcement of any provision of this Ordinance shall not constitute a waiver by Montgomery Township of its rights to future enforcement hereunder.

**ORDAINED AND ENACTED** by the Board of Supervisors of Montgomery Township, Montgomery County, Pennsylvania, this 9th day of February, 2026.

**ATTEST:**

**MONTGOMERY TOWNSHIP  
BOARD OF SUPERVISORS**

By: \_\_\_\_\_  
Carolyn McCreary, Township Secretary

By: \_\_\_\_\_  
Tanya C. Bamford, Chair of the  
Montgomery Township Board of Supervisors

PHILADELPHIA GROUP

**AFFIDAVIT OF PUBLICATION**  
390 Eagleview Boulevard • Exton, PA 19341

**Montgomery Township - Legal Notices**  
**1001 STUMP ROAD**  
**MONTGOMERYVILLE, PA 18936**  
**Attention: TWP. MANAGER**

STATE OF PENNSYLVANIA,

The undersigned , being duly sworn the he/she is the principal clerk of The Reporter, The Reporter Digital, published in Montgomery County for the dissemination of local or transmitted news and intelligence of a general character, which are duly qualified newspapers, and the annexed hereto is a copy of certain order, notice, publication or advertisement of:

**MONTGOMERY TOWNSHIP  
LEGAL NOTICE**

On Monday, February 9, 2026 at 7:00 p.m. during its established scheduled meeting at the Township Building located at 1001 Stump Rd., Montgomeryville, PA 18936, the Montgomery Township Board of Supervisors will consider enacting:

**AN ORDINANCE AMENDING SECTION 222-11, RIGHT TURN PROHIBITED ON RED SIGNAL, TO ADD RIGHT TURN ON RED PROHIBITIONS FOR VEHICLES TRAVELING ON HORSHAM ROAD (ROUTE 463) FACING EAST AND WEST AND TURNING ONTO STUMP ROAD.**

A copy of the full text of the proposed ordinance is available for inspection and/or copying by the public by appointment at the Township Building, the offices of this newspaper, and the Montgomery County Law Library. The public is invited to attend the meeting and will be given an opportunity to provide comments regarding the proposed ordinance. Persons with disabilities, wishing to attend the public meeting and requiring auxiliary aid, service, or other accommodations to participate should contact the Montgomery Township Director of Administration & Human Resources at 215-393-6900.

Carolyn McCreary  
Township Manager  
LAN: Feb 2. a-1

**Montgomery Township - Legal Notices**

**Published in the following edition(s):**

The Reporter, The Reporter Digital  
02/02/26

Sworn to the subscribed before me this 2/2/26.

**Notary Public, State of Pennsylvania**  
**Acting In County of Montgomery**

Commonwealth of Pennsylvania - Notary Seal  
Maureen Schmid, Notary Public  
Montgomery County  
My Commission Expires March 31, 2029  
Commission Number 1248132

**Advertisement Information**

Client Id: 881229 Ad Id: 2790695 PO: 2/9/26 Ord Mtg Sales Person: 063308

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD INFORMATION SUMMARY**  
Item #14

---

SUBJECT: Proposed Traffic Calming Policy  
MEETING DATE: February 9, 2026  
BOARD LIAISON: Eric S. Pelletier, Public Safety Liaison  
INITIATED BY: William Peoples, Chief of Police

---

**BACKGROUND:**

At the January 26, 2026, Board of Supervisors meeting, I advised that a new Traffic Calming Policy was recommended as part of a PennDOT traffic study. The Police Department reviewed several similar policies from surrounding departments, as well as Chapter 18 of PennDOT Publication 13, *Contextual Roadway Design*. After reviewing these materials, a comprehensive Traffic Calming Policy was developed using best practices identified in comparable policies. The proposed Traffic Calming Policy was reviewed at the February 4, 2026, Public Safety Committee meeting. Following the review, the policy was endorsed by the Public Safety Committee to be forwarded to the Board of Supervisors for review and adoption.

The proposed Traffic Calming Policy has been included with the Board Information Summary for your review.

# TRAFFIC CALMING POLICY



## **TABLE OF CONTENTS**

PURPOSE .....	3
GOALS .....	3
TRAFFIC CALMING PRINCIPLES .....	4
DEFINITIONS .....	5
TRAFFIC CALMING ELIGIBILITY .....	7
LOCATION GUIDELINES .....	8
AMERICANS WITH DISABILITIES ACT .....	8
TRAFFIC CALMING MEASURES, DESIGN GUIDELINES, AND SIGNAGE .....	8
IMPLEMENTATION PROCESS .....	9
TEMPORARY TRAFFIC CALMING FEATURES .....	14
REMOVAL OR MODIFICATION OF TRAFFIC CALMING .....	14
AMENDMENTS TO TRAFFIC CALMING POLICY .....	14
APPENDIX A: RANKING SYSTEM .....	15
APPENDIX B: TRAFFIC CALMING PETITION .....	16
APPENDIX C: TRAFFIC CALMING INQUIRY FORM .....	17



This Traffic Calming Policy (TCP) identifies the procedure that will be followed when a resident of the Township inquires about traffic calming. This policy, in no way limits the Township's authority to erect traffic control devices in accordance with Section 6122 of the Pennsylvania Vehicle Code (Title 75).

#### **PURPOSE:**

Traffic calming is a combination of mainly physical measures designed to reduce the negative effects of motor vehicle use, alter driver behavior, and improve conditions for non-motorized users of public streets.

Montgomery Township's TCP is designed to address traffic concerns in residential areas of the Township, such as speeding, high volume, transient traffic, and pedestrian safety. The Township's Traffic Calming Program, working in cooperation with neighborhoods, seeks to provide a safe environment for pedestrians/bicyclists, promotes the preservation of the residential character of the Township's neighborhoods, and helps to improve the overall quality of life.

#### **GOALS:**

The Township's TCP promotes safety and preservation of the residential neighborhoods and the residential character of the Township through the following goals:

- Create and maintain safe and attractive streets.
- Reduce the negative effects of motor vehicles on pedestrians and the environment.
- Enhance the quality of life in residential neighborhoods.
- Promote safe conditions for motorists, cyclists, and pedestrians.
- Maximize the efficiency of the local road network.
- Achieve safe and reasonable speeds for motor vehicles.
- Reduce transient traffic.
- Support police traffic enforcement.

### **TRAFFIC CALMING PRINCIPLES:**

The Township's traffic calming goals and objectives are achieved by meeting minimum criteria in established principles and planning concepts to ensure proper implementation. Therefore, traffic calming initiatives must recognize the following principles and planning concepts:

- Evaluation and selection of traffic calming measures must follow an objective process based on satisfaction of specific criteria with community support.
- Satisfaction of traffic calming criteria does not guarantee measures will be implemented, as it is also necessary to recognize issues related to feasibility, funding, maintenance, legal implications, police functions, Township Ordinances, the Pennsylvania Motor Vehicle Code, and other considerations, any of which may be cause to deny installation of traffic calming measures.
- Traffic solutions may be implemented at the discretion of the Township outside of this policy if determined appropriate in the best interest of public safety.
- Traffic calming must consider the need to ensure access by emergency services.
- Traffic calming must consider the need to effectively maintain public streets.
- Traffic calming considers the potential impacts to nearby streets and neighborhoods.
- Traffic calming considers the safety of the street for all roadway users, including pedestrians and bicyclists.
- Traffic calming considers the potential impact to schools, parks, and senior housing.

## **DEFINITIONS:**

*“85th Percentile Speed”* shall mean that speed at which 85% of the free-flowing vehicles are traveling, or below.

*“Arterial Road”* shall mean a roadway of considerable continuity used primarily as a main traffic artery and having the capability of carrying high volumes of traffic.

*“Collector Road”* shall mean a road that carries traffic from minor roads to arterial roads and may include the principal entrance roads of a residential development and roads for circulation within such development.

*“Local Road”* shall mean a roadway with relatively low traffic volumes that serves short trips at low speeds. For purposes of this program, local roads are typically residential roadways.

*“Generally Affected Area”* shall consist of all properties that will be affected by the installation of traffic calming, and it includes the properties located directly along the roads with traffic calming, as well as the nearby neighborhood roads that may be impacted by the Traffic calming because either those residents must drive through the traffic calmed area, or because the traffic calming measures may cause a diversion of traffic to other nearby neighborhood roads. The boundaries of the generally affected area will be determined by the Montgomery Township Police Highway Safety Unit.

*“Primary Access Route for Emergency Services”* shall mean those roadways, determined by the Chief of Police in consultation with other emergency service personnel if appropriate, that serve as primary access into neighborhood areas requiring their services. *“Primary Access Routes for Emergency Services”* shall only be eligible for traffic calming features if approved by the Chief of Police.

*“Property Owner”* shall mean the person(s) or agency that possess title to a parcel of land, as determined by the Township. Renters or residents other than the property owner are not included in this definition.

*“Public Transportation Route”* shall mean roadways where mass transportation providers, such as SEPTA, have established generally fixed routes to connect large numbers of people to many destinations throughout the region.

*“Traffic Calming”* shall mean the combination of mainly physical features that reduce the negative effects of motor vehicle traffic use, alter driver behavior, and/or improve conditions for non-motorized street users. Traffic calming features are not traffic control devices, but rather physical parts of a roadway's design characteristics. Specific traffic calming measures are described in PennDOT Publication 13, Design Manual.

*"Transient"* shall mean non-local vehicular traffic using neighborhood streets as a short-cut to other areas, or to bypass an alternate route on a nearby high order street(s).

### **TRAFFIC CALMING ELIGIBILITY:**

A street may be considered for installation of traffic calming measures if it meets all the following criteria:

1. The street is located in an area zoned residential.
2. The street must be a minimum of 500 feet in length, with a grade not to exceed (8)%.
3. Two-thirds of the street must front on residences, parks, and/or schools.
4. The street is classified as a collector or local road, according to the Township's Director of Public Works or the Township's Traffic Engineer.
5. The posted speed limit is 25 mph or less.
6. The average daily traffic (ADT) volume exceeds 750 vehicles.
7. Where transient traffic is a concern, the ADT on the subject road exceeds the calculated average weekday trips by 40% or more (based on the ITE Trip Generation Manual, 12th edition or latest, for the number of units along the street being considered).
8. Where speeding is a concern, the 85th percentile speed is more than 10 mph (11 mph or greater) over the posted speed limit.
9. The traffic calming measures cannot negatively impact a public transportation route.
10. The street is wholly owned and maintained by the Township (both directions).
11. Traffic calming measures will not be considered on cul-de-sac streets.
12. Arterial roadways within Montgomery Township are not eligible for traffic calming features through the Traffic Calming Program described herein.

This minimum criterion may need to be modified in some instances to better reflect locational traffic conditions. Modification of eligibility requirements may be recommended by the Director of Public Works, the Chief of Police, or the Township's Traffic Engineer, and approved by the Township Manager.

## **LOCATION GUIDELINES**

- Any traffic calming feature shall be visible to oncoming traffic for at least the minimum safe stopping sight distance based on the 85th percentile speed.
- Traffic calming shall take into account existing drainage features and bicycle facilities.
- Where possible, features shall be located to minimize impacts to on-street parking.
- The following shall apply where feasible: features should be placed near streetlights and related signage should be placed on property lines as opposed to directly in front of a residence.
- Diverters should not be installed where traffic is likely to be rerouted to other residential streets.

## **AMERICANS WITH DISABILITIES ACT**

Traffic calming measures must be designed to accommodate all people in the community. To accomplish this goal, features that are implemented to improve pedestrian safety, or have an effect on pedestrian travel, must be designed to meet the requirements of the Federal Americans with Disabilities Act.

## **TRAFFIC CALMING MEASURES, DESIGN GUIDELINES, AND SIGNAGE**

Traffic calming devices can include, but are not limited to, speed humps/tables/cushions, traffic islands, traffic circles, chicanes, bulb-outs, curb extensions, and pedestrian refuge islands.

The types, designs, and styles of selected traffic calming measures shall be in accordance with PennDOT Publication 13, *Design Manual*, in their entirety and any more recent applicable PennDOT publication on traffic calming.

Standard signing and pavement markings shall be in accordance with the Federally adopted *Manual on Uniform Traffic Control Devices* (MUTCD). Advanced warning signs shall be used with any traffic calming measure, when feasible.

## **IMPLEMENTATION PROCESS**

The following steps will be followed before the implementation of any traffic calming measure:

### **Step 1:**

**Inquiry / Request:** Requests for traffic calming initiatives may be submitted by Township residents, members of the Montgomery Township Board of Supervisors, or Township staff, and may also be proactively developed by the Police Department. Residents inquiring about traffic calming in their neighborhood will be required to complete a Traffic Calming Inquiry Form available on the Township website ([www.montgomerytp.org](http://www.montgomerytp.org)) or at the Montgomery Township Municipal Building. This form is required to begin the process of assessing the suitability of a particular local road(s) for traffic calming. Requests for traffic calming shall not be considered without the appropriate completed request form.

### **Step 2:**

**Evaluation:** Each request for traffic calming will be evaluated by the Montgomery Township Police Highway Safety Unit (HSU). Depending on the nature of the situation, the HSU may initially deny the request in favor of other measures, such as education to the community and increased police enforcement. The requesting individuals will be informed of the decision by the HSU, as well as possible next steps.

After the inquiry has been received, the HSU will conduct traffic studies on the affected roadways to determine 85th percentile speeds and average daily traffic volumes. A review of the crash history will also be performed for a period of three (3) years. Only roadways with an 85th percentile speed that exceeds the posted speed limit by more than 10 mph (11 mph or more) will be considered for traffic calming measures. The HSU will analyze the traffic data and evaluate it based upon the criteria and point system detailed in Appendix A.

After this analysis, inquiring neighborhood areas which score less than 3 points minimum from the combined ranking scale for crash history, traffic volumes, and vehicle speeds will not be eligible for the construction of traffic calming features through this program. Inquiring neighborhood areas that score 3 points or more will be eligible for the construction of traffic calming features through this program and may proceed with the remaining steps described herein.

Inquiring neighborhood areas which score less than the minimum 3 points who wish to re-inquire at a later time shall wait a minimum of **three (3)** years from the date the previous inquiry was received by Township staff before submitting a new inquiry for the same area, unless Township staff determines a change in traffic conditions has significantly impacted the neighborhood area since the previous inquiry was reviewed. Such significant changes may include new construction, roadway improvements, changes in land use, or similar changes creating regional impacts.

### **Step 3:**

Public Support - Petition: If the traffic data meets the criteria outlined above, then the HSU will determine the generally affected area. The generally affected area will be determined based on proximity to the proposed traffic calming feature, likelihood of traffic diverting onto adjacent roadways as a result of the proposed traffic calming feature, and roadways where residents will be impacted by the feature. This information will be provided to the original applicant.

If the original applicant wishes to proceed with formal petitioning of a traffic calming feature, the applicant shall obtain signatures from at least 70% of property owners within the generally affected area.

*The purpose of obtaining signatures from property owners (of a minimum of 70% of the generally affected properties) is to verify there are a significant number of residents interested in traffic calming before proceeding through the remainder of the Traffic Calming Program.*

The completed petition shall be returned to the HSU within three (3) months of the conclusion of the traffic study outlined in Step 2, as determined by the HSU. Failure to return the completed petition, with the required 70% of signatures, by the stated deadline will result in the petition being assumed to lack public support. This petition will then be denied and the traffic calming process ended.

If a petition is denied due to lack of support, any applicant must wait a minimum of two (2) years before a new inquiry/petition will be considered for any traffic calming feature within the same generally affected area.

If the Public Support Petition fails to obtain the required 70% of signatures, the Township reserves the right to proceed to Step 4 in the interest of public safety.



**Step 4:**

Public Information Meeting: Once a formal petition has been received, the HSU will develop a short list of potential traffic calming features appropriate to address the original concern, and any other concerns that may have arisen as a result of the traffic study. This list will be developed in conjunction with the Township Manager, the Township Engineer, the Director of Public Works, and the Chief of Police.

Township staff will schedule a public meeting to occur as part of a regularly scheduled Public Safety Committee meeting. This meeting will be open to the public, but a direct mail or email invitation will be sent to the properties within the generally affected area only. Representatives of the neighborhood will be asked to play a role at this informational meeting. Additionally, this public meeting will be used to gain information from the public regarding the traffic calming issues within the neighborhood area.

At the conclusion of this meeting, the Public Safety Committee shall make a recommendation as to whether the traffic calming process should continue, and which traffic calming measure would be most appropriate. The Township Board of Supervisors shall be advised of the status of the petition.

**Step 5:**

Plan Development: Township staff and/or consultants will develop a proposed traffic calming Plan. For a particular roadway section, traffic calming features may be most effective if applied in a series. The locations of traffic calming features will be determined through the traffic calming study and will depend on several factors, including but not limited to, adequate spacing between features, driveway connections to road rights-of-way, intersecting side streets, horizontal or vertical curvature of the roadway, and drainage. Selection of locations must also take into consideration existing infrastructure such as fire hydrants, drainage inlets, utility boxes, manholes, poles, etc.

Where applicable, Township staff will coordinate development of the traffic calming Plan with representatives of PennDOT and adjacent municipalities. If required, additional traffic studies will be completed to assess the impact of constructing traffic calming measures and to obtain any required permits.

## **Step 6:**

**Public Support – Survey:** A mail and/or online survey will be sent to the property owners in the generally affected area, which includes the following information:

- A graphic description of the proposed traffic calming plan.
- A summary of data which supports implementation of traffic calming.
- A description of the boundaries of the generally affected area.
- An official ballot form for the specific properties within the generally affected area eligible to vote.
- An estimated cost of implementing the traffic calming feature(s).
- A summary of the voting process and deadline.

The survey will be open for 60 days, beginning on the date the paper ballots are placed in the mail or the date the online survey is activated. If paper ballots are used, the ballots must be dropped off at the Township building by the deadline date indicated. If returned via mail, then the ballot must be postmarked by the deadline-date indicated and must be received by the postal service at the Township within seven calendar days, starting with day one as the first day after the established deadline.

The Township is not obligated to follow up with the property owners to request a response to the survey. A property owner may request a replacement ballot if their original ballot is lost or damaged, but they must follow the same overall voting schedule. In the event there are multiple owners of a property, only one property owner's vote will be counted for that property. If conflicting responses are received for the same property, it will be counted as one vote in favor of the traffic calming plan. In the case of a property owner owning multiple properties, one vote for each property owned will be accepted. If an agency or group entity is the official property owner on record, then an official agent of the group may offer one vote on their behalf.

If a property owner does not respond to the survey, the lack of response will be counted as the property owner being in favor of the traffic calming plan. At least 80% of the property owners within the generally affected area must be in favor of the traffic calming plan.

Without the required favorable responses, the process may stop, and no further action will be taken on this request, unless at the sole discretion of the Montgomery Township Board of Supervisors. In this case, the received results will assist in the decision-making process for the installation of the traffic calming plan, a variation of the traffic calming plan, or any other traffic solution, especially as needed in the best interest of public safety.

Without the required support in favor of the traffic calming plan, and if agreed to by the Board of Supervisors, at least three (3) years must pass before the Township will entertain future requests for any traffic calming feature on any street within the same generally affected area, as in Step 2.

**Step 7:**

Board of Supervisors Approval: As in Step 4, Township staff will schedule a public meeting to occur as part of a regularly scheduled Board of Supervisors meeting. This meeting will be open to the public. The Board of Supervisors will have final determination as to whether the traffic calming plan will be completed. A motion in favor of implementing the traffic calming plan must be passed in order for construction to begin.

**Step 8:**

Construction: Subsequent to a favorable vote by the Board of Supervisors, the approved traffic calming plan will be placed on a schedule for installation of the traffic calming feature(s) within one (1) year. This schedule will be developed at the discretion of the Township Manager. The Township Manager shall have discretion to delay construction dependent on funding, public bid, and any other Township projects. The Township Manager shall not unduly delay construction.

An approved traffic calming plan is not a guarantee of implementation, as implementation of a traffic calming plan depends on priority, order of approval, and availability of funding.

### **TEMPORARY TRAFFIC CALMING FEATURES**

After a traffic calming plan has been approved by the Board of Supervisors, the traffic calming features can be installed on either a temporary or permanent basis.

Temporary features provide an opportunity to review the plan design in the field without a costly removal expense if the plan does not satisfy the original goals.

Traffic calming features that are installed on a temporary basis must resemble permanent features as much as possible and shall be marked, signed, and lit as if the features are permanent. Such temporary features should also be designed using crashworthy devices to reduce or eliminate safety hazards.

A six (6) to twelve (12) month test period should be considered when temporary features are installed.

Following the temporary installation period, modifications may be made to the neighborhood traffic calming plan and resubmitted to the Board of Supervisors in a public meeting (as in Step 7). If no modifications are needed, the features may be made permanent.

### **REMOVAL OR MODIFICATION OF TRAFFIC CALMING**

The Montgomery Township Board of Supervisors, at its sole discretion, may modify or remove any traffic calming features in the interest of public safety, or in its determination that specific traffic calming features are no longer fulfilling their intended purpose.

### **AMENDMENTS TO TRAFFIC CALMING POLICY**

Township staff may periodically make recommendations to the Board of Supervisors for amendments to the traffic calming Policy.

## APPENDIX A

### RANKING SYSTEM

The following criteria are to be used for the evaluation of traffic data in neighborhoods petitioning for traffic calming. Each roadway will be analyzed individually within the generally affected area according to the below criteria. The highest point value received on an individual roadway segment within the area petitioning for traffic calming will be the point total assigned to the neighborhood petition for the purposes of ranking and prioritizing.

#### Vehicular Travel Speeds:

85<sup>th</sup> Percentile Speeds on average weekday

POINTS	85 <sup>th</sup> % SPEED
1	30 mph
1.5	31 to 33 mph
2	34 to 35 mph
2.5	36 to 37 mph
3	38 mph or greater

#### Motor Vehicle Traffic Volumes:

Average Daily Traffic (ADT) over 24-hours on average weekday

POINTS	ADT VOLUME
0.5	1 to 500 vehicles per day
1	501 to 850 vehicles per day
1.5	851 to 1200 vehicles per day
2	1201 or greater vehicles per day

#### Crash Report History:

Review of reported traffic crashes over a three-year period. Non-reportable crashes will be given a half-point. Reportable crashes will be given a full point.

POINTS	AVG. CRASHES ANNUALLY
1	0.51 to 1.00
2	1.01 to 1.25
3	1.26 to 1.50
4	1.51 to 2.00
5	2.01 to 2.50
6	2.51 or greater

# MONTGOMERY TOWNSHIP

## Traffic Calming Petition

Page \_\_\_\_ of \_\_\_\_

Number of Homes in Generally Affected Area \_\_\_\_\_

ONE (1) PROPERTY OWNER (HEAD OF HOUSEHOLD) SIGNATURE PER ADDRESS.

Renters are not eligible to sign this petition. Renters should contact the Landlord or owner.

NAME (PLEASE PRINT)	ADDRESS & PHONE #	SIGNATURE

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

BOARD ACTION SUMMARY

Item #15

---

SUBJECT: Request Authorization to Purchase Replacement Desktop Computers  
MEETING DATE: February 9, 2026  
BOARD LIAISON: Eric Pellitier, Public Safety Liaison  
INITIATED BY: William R. Peoples, Chief of Police

---

BACKGROUND:

In 2026, the police department is scheduled to replace the desktop computers assigned to the Patrol Sergeants, Highway Safety Unit, and Command Staff. These ten (10) computers have reached the end of their service life and manufacturer warranties. Funding for this capital replacement was approved in the 2026 Final Budget.

Attached is a quote dated February 2, 2026, from Dell Technologies, an authorized vendor under the Co-Stars Cooperative Purchase Program (Contract #C000001020025), to provide the requested computers at a cost of \$15,748.32. This cost is 8.6% below the manufacturer's suggested retail price of \$18,296.20, representing a savings of \$2,547.88. The equipment meets the specifications that were prepared by the Police Department.

The total cost to replace the above-listed computers is \$15,748.32.

BUDGET IMPACT:

A total of \$12,210 was included in the 2026 Approved Final Budget-Police Department Capital Replacement to purchase the above-listed computers.

RECOMMENDATION:

It is recommended that the Board of Supervisors approve the awarding of the contract for the referenced purchase per the 2026 approved Final Budget.

MOTION/RESOLUTION:

Motion to award a contract for the purchase of ten (10) desktop computers from Dell Technologies, an authorized vendor under the Co-Stars Cooperative Purchase Program, in the total amount of \$15,748, in accordance with their submitted quote.

- 1) Motion by:\_\_\_\_\_ Second by:\_\_\_\_\_
- 2) Chairwoman will ask for public comment.
- 3) Chairwoman will call for a vote.



## Your quote is ready for purchase.

Complete the purchase of your personalized quote through our secure online checkout before the quote expires on **Feb. 16, 2026**.

You can download a copy of this quote during checkout.

[Place your order](#)

<b>Quote No.</b>	<b>3000194947463.5</b>	<b>Sales Rep</b>	Remy Shaffer
<b>Total</b>	<b>\$15,748.32</b>	<b>Phone</b>	1(800) 4563355, 6184371
<b>Customer #</b>	530036591273	<b>Email</b>	Remy.Shaffer@dell.com
<b>Quoted On</b>	Feb. 02, 2026	<b>Billing To</b>	JEFF SARNOCINSKI
<b>Expires by</b>	Feb. 16, 2026		MONTGOMERY TWP POLICE DEP
<b>Contract Name</b>	Pennsylvania DGS		1001 STUMP RD
<b>Contract Code</b>	COSTARS-3 IT Hardware		MONTGOMERYVILLE, PA 18936
<b>Contract Code</b>	C000001020025		
<b>Customer Agreement #</b>	COSTARS-003-E22-603		
<b>Deal ID</b>	29707813		

### Message from your Sales Rep

Please use the Order button to securely place the order with your preferred payment method online. You may contact your Dell sales team if you have any questions. Thank you for shopping with Dell.

Regards,  
Remy Shaffer

### Additional Comments

All Orders are now being processed thru Self-Checkout Online. Simple, Fast and Secure. • Log into Premier Portal to place your order. • If you do not have a Premier Page, You can click & process your order at [dell.com/qto](#) choose 'Checkout as a Guest' • SAVE MORE with standard configurations that I can set up for you on your Premier Page.

### Shipping Group

Shipping To	Shipping Method
JEFF SARNOCINSKI MONTGOMERY TWP POLICE DEP 1001 STUMP RD MONTGOMERYVILLE, PA 18936 (215) 393-6953	Standard Delivery

Product	Unit Price	Quantity	Subtotal
Dell Pro Micro QCM1250	\$857.67	10	\$8,576.70
Dell OptiPlex Micro AIO Stand	\$97.49	10	\$974.90
Dell Monitor Slim Soundbar - SB521A	\$30.93	4	\$123.72



Dell UltraSharp 27 Monitor - U2724D	\$303.65	20	\$6,073.00
Subtotal:			\$15,748.32
Shipping:			\$0.00
Non-Taxable Amount:			\$15,748.32
Taxable Amount:			\$0.00
Estimated Tax:			\$0.00
Total:			\$15,748.32

Accelerate the power of AI for your data

Take the first step in achieving Generative AI success

[Learn More](#)

## Shipping Group Details

### Shipping To

JEFF SARNOCINSKI  
MONTGOMERY TWP POLICE DEP  
1001 STUMP RD  
MONTGOMERYVILLE, PA 18936  
(215) 393-6953

### Shipping Method

Standard Delivery

### Dell Pro Micro QCM1250

Estimated delivery if purchased today:  
Mar. 18, 2026  
Contract # C000001020025  
Customer Agreement # COSTARS-003-E22-603

Unit Price	Quantity	Subtotal
\$857.67	10	\$8,576.70

Description	SKU	Unit Price	Quantity	Subtotal
Intel(R) Core(TM) i5 14500T (R) (14 cores, up to 4.8GHz)	338-CRZV	-	10	-
Windows 11 Pro	619-BBQD	-	10	-
16 GB: 1 x 16 GB, DDR5, up to 4800 MT/s, non-ECC	370-BCXQ	-	10	-
512GB SSD TLC	400-BSWX	-	10	-
Internal WiFi Antenna	555-BLWT	-	10	-
Intel(R) Wi-Fi 6E AX211, 2x2, 802.11ax, Bluetooth(R) wireless card	555-BLWW	-	10	-
Wireless Driver, Intel(R) Wi-Fi 6E AX211, 2x2, 802.11ax, Bluetooth(R) wireless card	555-BLZP	-	10	-
Dell Pro Micro with 35W Processor	329-BKRJ	-	10	-
Dell Pro Keyboard and Mouse - KM5221W - US English - Black	580-BCCH	-	10	-
Mouse included with Keyboard	570-AADI	-	10	-
ENERGY STAR Qualified	387-BBLW	-	10	-
US Power Cord	450-AAZN	-	10	-
Documentation	340-DNBV	-	10	-
Watch Dog SRV	379-BFYR	-	10	-
Quick Start Guide	340-DTWQ	-	10	-
US/Canada Battery Warning Label	389-FKHG	-	10	-
Trusted Platform Module (Discrete TPM Enabled)	329-BBJL	-	10	-
Shipping Material, MPP Cushion	340-DTXM	-	10	-
Shipping Label	389-BBUU	-	10	-
Regulatory Label for 90W Adapter	389-FKPH	-	10	-
Driver/APP for IRST	658-BFTS	-	10	-
Desktop BTO Standard shipment	800-BBIO	-	10	-
Dell Pro Micro QCM1250	210-BPQJ	-	10	-
No vPro(R) support	631-BCFN	-	10	-
EPEAT Gold with Climate+	379-BDZB	-	10	-
Custom Configuration	817-BBBB	-	10	-
1st M.2 2230 SSD Extend Bracket & Screw	575-BCRQ	-	10	-
Internal Speaker	520-BBGY	-	10	-

No Additional Video Ports	492-BCKH	-	10	-
90 Watt A/C Adapter	450-ALFO	-	10	-
No Option Included	340-ACQQ	-	10	-
English, French, Spanish, Brazilian Portuguese	619-BBPD	-	10	-
Dell Limited Hardware Warranty Plus Service	716-3403	-	10	-
ProSupport: Next Business Day Onsite, 4 Years	716-4276	-	10	-
ProSupport: 7x24 Technical Support, 4 Years	716-4281	-	10	-
Thank you choosing Dell ProSupport. For tech support, visit //support.dell.com/ProSupport	989-3449	-	10	-
Activate Your Microsoft 365 For A 30 Day Trial	630-ABBT	-	10	-
Dell Pro Micro QCM1250	658-BFVZ	-	10	-
		<b>Unit Price</b>	<b>Quantity</b>	<b>Subtotal</b>

### Dell OptiPlex Micro AIO Stand

Estimated delivery if purchased today:

Feb. 04, 2026

Contract # C000001020025

Customer Agreement # COSTARS-003-E22-603

Description	SKU	Unit Price	Quantity	Subtotal
Dell Pro Micro All-in-One Stand - MFS22	452-BDUB	-	10	-
		<b>Unit Price</b>	<b>Quantity</b>	<b>Subtotal</b>
		<b>\$30.93</b>	<b>4</b>	<b>\$123.72</b>

### Dell Monitor Slim Soundbar - SB521A

Estimated delivery if purchased today:

Feb. 04, 2026

Contract # C000001020025

Customer Agreement # COSTARS-003-E22-603

Description	SKU	Unit Price	Quantity	Subtotal
Dell Monitor Slim Soundbar - SB521A	520-AARU	-	4	-
		<b>Unit Price</b>	<b>Quantity</b>	<b>Subtotal</b>
		<b>\$303.65</b>	<b>20</b>	<b>\$6,073.00</b>

### Dell UltraSharp 27 Monitor - U2724D

Estimated delivery if purchased today:

Feb. 10, 2026

Contract # C000001020025

Customer Agreement # COSTARS-003-E22-603

Description	SKU	Unit Price	Quantity	Subtotal
Dell UltraSharp 27 Monitor - U2724D	210-BKSF	-	20	-
Dell Limited Hardware Warranty	814-5380	-	20	-
Advanced Exchange Service, 3 Years	814-5381	-	20	-

<b>Subtotal:</b>	<b>\$15,748.32</b>
<b>Shipping:</b>	<b>\$0.00</b>
<b>Estimated Tax:</b>	<b>\$0.00</b>
<b>Total:</b>	<b>\$15,748.32</b>

## Important Notes

---

### Terms of Sale

This Quote will, if Customer issues a purchase order for the quoted items that is accepted by Supplier, constitute a contract between the entity issuing this Quote ("Supplier") and the entity to whom this Quote was issued ("Customer"). Unless otherwise stated herein, pricing is valid for Fourteen days from the date of this Quote. All products, pricing, and other information are based on the latest information available and are subject to change for any reason, including but not limited to tariffs imposed by government authorities, shortages in materials or resources, increase in the cost of manufacturing or other factors beyond Supplier's reasonable control. If such changes occur, pricing may be adjusted or purchase orders may be cancelled by Supplier, even after an order has been placed. Supplier also reserves the right to cancel this Quote and Customer purchase orders arising from pricing errors and/or customer changes to Supplier's planned delivery date. Taxes and/or freight charges listed on this Quote are only estimates. The final amounts shall be stated on the relevant invoice. Additional freight charges will be applied if Customer requests expedited shipping. Please indicate any tax exemption status on your purchase order and send your tax exemption certificate to [Tax\\_Department@dell.com](mailto:Tax_Department@dell.com) or [ARSalesTax@emc.com](mailto:ARSalesTax@emc.com), as applicable.

**Governing Terms:** This Quote is subject to: (a) a separate written agreement between Customer or Customer's affiliate and Supplier or a Supplier's affiliate to the extent that it expressly applies to the products and/or services in this Quote or, to the extent there is no such agreement, to the applicable set of Dell's Terms of Sale (available at [www.dell.com/terms](http://www.dell.com/terms) or [www.dell.com/oemterms](http://www.dell.com/oemterms)), or for cloud/as-a-Service offerings, the applicable cloud terms of service (identified on the Offer Specific Terms referenced below); and (b) the terms referenced herein (collectively, the "Governing Terms"). Different Governing Terms may apply to different products and services on this Quote. The Governing Terms apply to the exclusion of all terms and conditions incorporated in or referred to in any documentation submitted by Customer to Supplier.

**Supplier Software Licenses and Services Descriptions:** Customer's use of any Supplier software is subject to the license terms accompanying the software, or in the absence of accompanying terms, the applicable terms posted on [www.Dell.com/eula](http://www.Dell.com/eula). Descriptions and terms for Supplier-branded standard services are stated at [www.dell.com/servicecontracts/global](http://www.dell.com/servicecontracts/global) or for certain infrastructure products at [www.dellemc.com/en-us/customer-services/product-warranty-and-service-descriptions.htm](http://www.dellemc.com/en-us/customer-services/product-warranty-and-service-descriptions.htm).

**Offer-Specific, Third Party and Program Specific Terms:** Customer's use of third-party software is subject to the license terms that accompany the software. Certain Supplier-branded and third-party products and services listed on this Quote are subject to additional, specific terms stated on [www.dell.com/offeringsspecificterms](http://www.dell.com/offeringsspecificterms) ("Offer Specific Terms").

**In case of Resale only:** Should Customer procure any products or services for resale, whether on standalone basis or as part of a solution, Customer shall include the applicable software license terms, services terms, and/or offer-specific terms in a written agreement with the end-user and provide written evidence of doing so upon receipt of request from Supplier.

**In case of Financing only:** If Customer intends to enter into a financing arrangement ("Financing Agreement") for the products and/or services on this Quote with Dell Financial Services LLC or other funding source pre-approved by Supplier ("FS"), Customer may issue its purchase order to Supplier or to FS. If issued to FS, Supplier will fulfill and invoice FS upon confirmation that: (a) FS intends to enter into a Financing Agreement with Customer for this order; and (b) FS agrees to procure these items from Supplier. Notwithstanding the Financing Agreement, Customer's use (and Customer's resale of and the end-user's use) of these items in the order is subject to the applicable governing agreement between Customer and Supplier, except that title shall transfer from Supplier to FS instead of to Customer. If FS notifies Supplier after shipment that Customer is no longer pursuing a Financing Agreement for these items, or if Customer fails to enter into such Financing Agreement within 120 days after shipment by Supplier, Customer shall promptly pay the Supplier invoice amounts directly to Supplier.

Customer represents that this transaction does not involve: (a) use of U.S. Government funds; (b) use by or resale to the U.S. Government; or (c) maintenance and support of the product(s) listed in this document within classified spaces. Customer further represents that this transaction does not require Supplier's compliance with any statute, regulation or information technology standard applicable to a U.S. Government procurement.

For certain products shipped to end users in California, a State Environmental Fee will be applied to Customer's invoice. Supplier encourages customers to dispose of electronic equipment properly.

Electronically linked terms and descriptions are available in hard copy upon request.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #16

---

SUBJECT:	Authorization to Retrofit the Parking Lot Lights at the Community and Recreation Center
MEETING DATE:	February 9, 2026
BOARD LIAISON:	Eric S. Pelletier
INITIATED BY:	Carolyn McCreary, Township Manager

---

**BACKGROUND:**

In recent years the parking lot lights at the Community and Recreation Center (CRC) have not provided adequate illumination. Repairs have been made, when possible, but the technology is dated since the CRC is 10 years old and continues to either not work or provide dramatically reduced lighting.

The parking lot lights were evaluated and prioritized as part of the study performed for the CRC by D'Huy Engineering after the exterior concrete work and the replacement of the gymnasium floor, both of which were completed in 2024 and 2025 respectively.

Included in your packet is a proposal from Stouch Lighting Solutions which includes a layout of the site showing existing conditions and the results of the proposed improvements. Stouch Lighting Solutions is an approved COSTARS vendor and has provided a cost for materials and installation of \$236,871.86

**BUDGET IMPACT:**

\$220,000.00 was included in the 2026 budget.

**RECOMMENDATION:**

Staff recommends the Board authorize the Township to contract with Stouch Lighting Solutions for the CRC parking lot lighting project.

**MOTION/RESOLUTION:**

**Motion** to approve the proposal from Stouch Lighting Solutions to retrofit the Community and Recreation Center parking lot lights at a cost of \$236,871.86

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) The Chairwoman will call for public comment.
- 3) The Chairwoman will call for a vote.



The Best Solution for Your Environment

Energy Solution Proposal For:



Montgomery Twp Solar Area Light Retrofit V3.1

Floyd Shaffer

2 Braxton Way, Ste 100

Glen Mills, PA 19342

p: 866.964.8559

f: 610.494.6138

[info@stouchlighting.com](mailto:info@stouchlighting.com)

[www.stouchlighting.com](http://www.stouchlighting.com)





# About Stouch Lighting

Energy Solution | Montgomery Fwp Solar Area Light Retrofit V3.1

12/1/2025

**Mission Statement:** To provide and achieve sustainability through the implementation of energy efficient lighting solutions.

**Vision Statement:** A brand that is recognized as the LED supplier of choice; by providing the best solution for every application resulting in maximum environmental and economical efficiencies for the customer.

**Business Model:** Here at Stouch Lighting we pride ourselves in supplying our customers with the best product for their specific application. By working with our customers we first assess the existing lighting environment. We then educate the customer on the multiple product choices for their needs. After this, we evaluate the best product recommendation driven by the customers' needs, which results in substantial economical and environmental savings. By distributing multiple products for each application our purpose is solution driven, rather than product driven. We use a best solution methodology, fully understanding that every customer is unique and has specific requirements that need to be met, which is exactly why we offer multiple options to provide the best results possible.

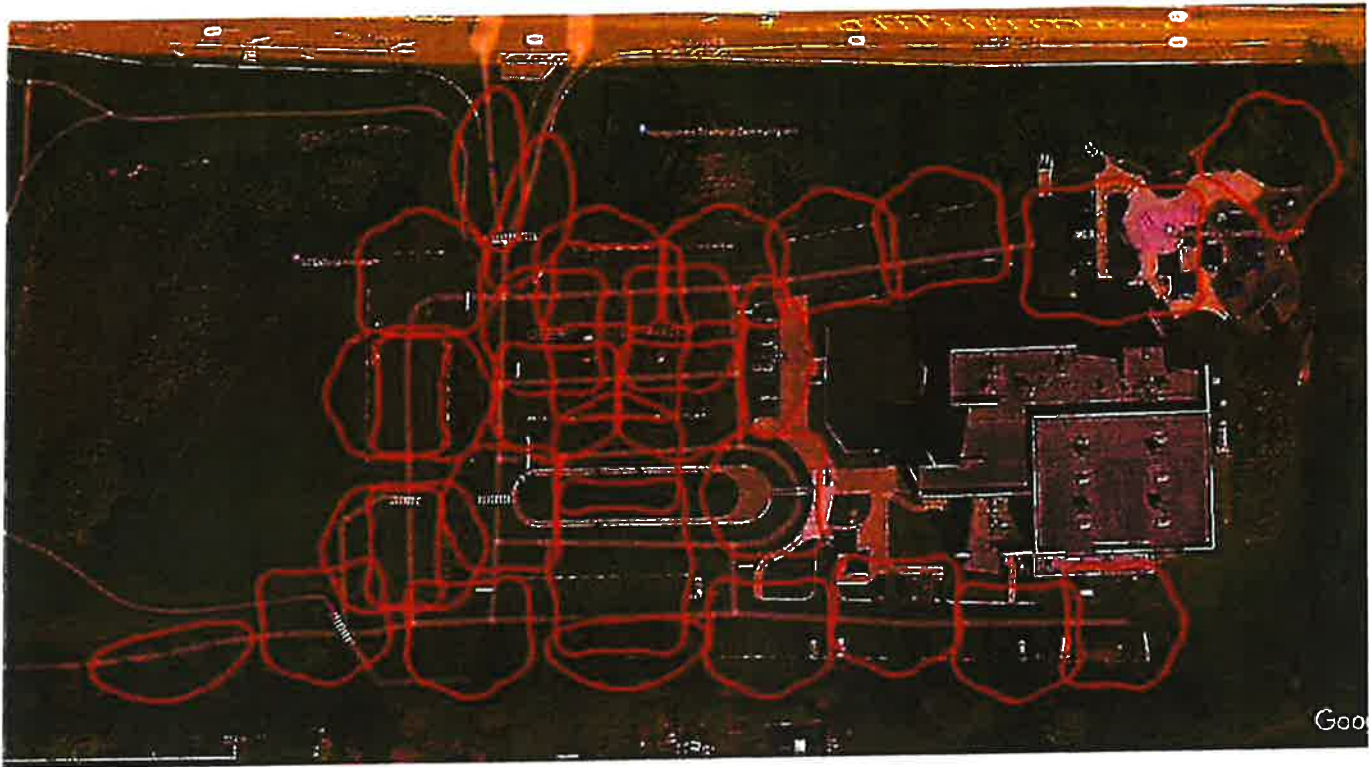
**Company Profile:** Headquartered in Aston, PA, Stouch Lighting is a LED lighting distributor with over 20 years of extensive knowledge and experience in the lighting industry. Our products will generate up to 80% in energy savings and eliminate maintenance costs. Stouch Lighting has the ability to provide lighting retrofits or "lighting upgrades" to your current lighting system. We provide comprehensive lighting solutions and project management by implementing lighting technologies. We understand that each client has different needs, which is why we evaluate every situation to provide the best solution.





# Photometric Layout

Energy Solution | Montgomery Twp Solar Area Light Retrofit V3.1 12/1/2025



Calculation Summary							
Label	CalcType	Units	Avg	Max	Min	Avg/Min	Max/Min
MTCC Retrofit	Illuminance	Fc	0.58	1.9	0.1	5.80	19.00



Energy Solution | Montgomery Twp Solar Area Light Retrofit V3.1



Before



After



# Install Examples

Energy Solution | Montgomery Twp Solar Area Light Retrofit V3.1

12/17/2025

## Shoppes at Longwood Village



Before



After



# Install Examples

Energy Solution | Montgomery Twp Solar Area Light Retrofit V3.1

12/1/2025

## The Shops at Lionville



**Before**



**After**





# Install Examples

Energy Solution | Montgomery Twp Solar Area Light Retrofit V3.1

12/1/2025

## Dollar General



Before

After





# Install References

## Energy Solution | Montgomery Twp Solar Area Light Retrofit Y3.1

Project – Neumann University  
Location – Aston, PA



Project – Kevon Office Center  
Customer – Kaiserman Company  
Location – Cherry Hill, NJ



Project – Storage Depot  
Customer – The McKee Group  
Location – Clifton Heights, PA





# Testimonials

Energy Solution | Montgomery Twp Solar Area Light Retrofits V3.1

12/11/2025

## Bike Line

"...Stouch Lighting did a great job upgrading our lights here at Bike Line," said store manager, John Graves. "With this OptaLume technology, our displays and products are more visible to customers, since there is very little glare. This upgrade reduced our energy consumption by 67% and put out more light, which makes a world of difference for everyone who is inside or outside of the store."

## Ice Line

"... The lighting looks fantastic," Mike Graves, ICE LINE Vice President said. "We are so pleased with the improved lighting quality and energy savings, that we are planning in the near future for the other two rinks and the complex's massive parking lot to also be retrofitted with Stouch Lighting's LED lights."

## Richlandtown Borough

"...The OptaLume technology provided by Stouch Lighting provides a great quality of light, while reducing our energy consumption in the municipal building," Dani McClanahan, Richlandtown's Borough Secretary said. "We are more than happy with the job that Stouch Lighting provided."

## Upper Merion Township

"...We have received many compliments regarding our LED lighting throughout the township," said Maintenance Superintendent Todd Lachenmayer. "With the coming of our one year anniversary of our lighting installation (October 2011) we are more than pleased with the job that Stouch Lighting provided for Upper Merion."

## West Nottingham Township

"... The lighting upgrades provided by Stouch Lighting improved safety in our town, as well as a reduction in energy and maintenance costs," said Candace Miller, Secretary/ Treasurer of West Nottingham Township."

## A Few More Selected Clients:

Einstein Noah Restaurant Group  
Artisan Display  
ConocoPhillips  
QuickChek  
Community Music School  
Delaware River Joint Toll Bridge Commission  
GMS Enterprises (Ginny's Cookies)  
Chester Heights Fire Department  
East Lansdowne Borough  
Swarthmore Borough

Collingdale Borough  
Upper Chichester Township  
Borough of West Chester  
Borough of Morrisville  
Hatfield Township  
New Britain Township  
Media Borough  
Folcroft Borough  
Bethel Township  
Glenolden Borough



# Proposal Acceptance Agreement

Energy Solution | Montgomery Twp Solar Area Light Retrofit V3.1

12/1/2025

Order Quote					
Quote No:	11894 V3.1	Account Director:	Justin Stouch	Customer P.O.:	XXXXX
Date Submitted:	11/24/2025	Phone:	610-548-5001 X134	Dated:	XX/XX/XX
Price valid for 60 days from date of submission.					
Customer Information					
	SITE:	BILL TO:		SHIP TO:	
Customer:	Montgomery Township	Montgomery Township		TBA	
Project Name:	Rec Center Solar Lighting	Rec Center Solar Lighting			
Attn:	Floyd Shaffer	Floyd Shaffer			
Address:	1030 Stump Road	1030 Stump Road			
City/State/Zip	Montgomeryville, PA 18936	Montgomeryville, PA 18936			
Phone:	267-649-7207	267-649-7207			
Email:	fshaffer@montgomerytp.org	fshaffer@montgomerytp.org			
Special Instructions					
Provide and Install: Provide below listed products per customer specifications. COSTARS Contract 364387. Proposed BOM pricing assumes usage of existing concrete footer foundations and that existing footers are in acceptable structural condition for use.					
Location	Product Code	Description	Qty		
Parking Lot	SL1	[TS4-CK16B-4K-TX][P190F-2P] HW-MC 20FT. ROUND TAPERED POLE CBP-1-6 FT ARM BLACK FINISH SINGLE SETUP SMARTUGHT ASSEMBLY WITH 624WH-24V NIMH BATTERY	29		
Parking Lot	SL2	2[TS4-CK16B-4K-TX][P310F-4P] HW-MC 20FT. ROUND TAPERED POLE CBP-2-6 FT ARM BLACK FINISH DOUBLE SETUP SMARTUGHT ASSEMBLY WITH 1248WH-24V NIMH BATTERY	2		
Parking Lot	GW	Gateway	1		
Total Order Amount Before Taxes					
Total Product/Materials + Installation				\$236,871.86	
Total Order Amount Including Taxes					
Estimated Tax				N/A	
Total Order Amount Including Taxes				\$236,871.86	
Payment Terms					
50% Deposit upon Acceptance of Project Agreement				\$118,435.93	
Balance Due				\$118,435.93	
WITH DEPOSIT: Remaining Balance upon completion of project.					
Customer Acceptance					
Authorized Signature:			Date:		
Authorized Name: (Please print)			Title:		
Terms & Conditions					
TERMS & CONDITIONS OF SALE DOCUMENT ATTACHED			TERMS: See Above		
<small>All data and information contained herein and provided by Stouch Lighting is confidential and proprietary. The data and information herein is for informational purposes only. Stouch Lighting is not responsible for any errors or omissions in the content of this document. Stouch Lighting is not responsible for any errors or omissions in the content of this document. Stouch Lighting is not responsible for any errors or omissions in the content of this document.</small>					





## TERMS AND CONDITIONS

**SCOPE OF AGREEMENT:** These Terms and Conditions shall govern the purchase of products, installation and services (collectively, "Products") pursuant to the Customer Proposal issued by Stouch Lighting<sup>®</sup>, Inc. to Customer. These Terms and Conditions may be amended by mutual agreement of the parties, which may be evidenced by exchange of written communications, including email proposal and acceptance by each party's authorized representative.

**1. ACCEPTANCE OF ORDER - TERMINATION** - Acceptance of any order is subject to credit approval and acceptance of order by Stouch Lighting LLC ("Stouch Lighting") and, when applicable, Stouch Lighting's suppliers. If credit of the buyer of the Products ("Customer") becomes unsatisfactory, Stouch Lighting reserves the right to terminate upon notice to Buyer and without liability to Stouch Lighting.

**2. PRICES AND SHIPMENTS** - Unless otherwise quoted, prices shall be those in effect at time of shipment, which shall be made F.O.B. shipping point and will be billed to the Customer by Stouch Lighting. Routing of shipments is at the discretion of Stouch Lighting.

**3. RETURN OF GOODS** - Credit may be allowed for goods returned with prior approval. A deduction may be made from credits issued to cover cost of handling.

**4. TAXES** - Prices shown do not include any applicable taxes and the Customer shall pay all federal, state, and local sales, use, property, excise or other taxes imposed on or with respect to the Products. Taxes now or hereafter imposed upon Products will be added to the purchase price. If the Customer is tax exempt, then the Customer will provide Stouch Lighting with a tax exemption certificate.

**5. DELAY IN DELIVERY** - Stouch Lighting is not to be accountable for delays in delivery occasioned by acts of God, failure of its suppliers to ship or deliver on time, or other circumstances beyond Stouch Lighting's reasonable control. Factory shipment or delivery dates are the best estimates of our suppliers, and in no case shall Stouch Lighting be liable for any consequential or special damages arising from any delay in shipment or delivery.

**6. INSTALLATION** - Stouch Lighting will use reasonable efforts to carry out installation of Products, if applicable, on the date agreed and within the timeframe agreed, but if Stouch Lighting needs to rearrange the date of the installation, you will be contacted as soon as possible to arrange an alternative installation date. In the event that an electrical power or wiring issue is discovered that may prevent the proper installation of Products, we may need to delay the completion of installation until the issues are resolved. Unless stated in the Scope of Work section of this Customer Proposal, Stouch Lighting is not responsible to correct any electrical wiring or power problems associated with the installation of Products.

**7. WARRANTIES** - Stouch Lighting warrants that all goods sold are free of any security interest and will make available to Buyer all transferable warranties (including without limitation warranties with respect to intellectual property infringement) made to Stouch Lighting by the manufacturer of the goods. Products carry a manufacturer's warranty against defects in material. No guarantee is provided for defects that occur as a result of improper or abnormal use or as a result of any attempt to repair, other than by an agent authorized by Stouch Lighting. This warranty is limited to repair or replacement by the Stouch Lighting, and does not cover labor charges, which shall be paid by the Customer.

STOUCH LIGHTING MAKES NO OTHER EXPRESS OR IMPLIED WARRANTIES, AND SPECIFICALLY DISCLAIMS ALL IMPLIED WARRANTIES INCLUDING BUT NOT LIMITED TO THE IMPLIED WARRANTIES OF MERCHANTABILITY AND FITNESS FOR PURPOSE.



MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD INFORMATION SUMMARY**

Item #17

---

SUBJECT:	Windlestrae Farmhouse Renovation Project
MEETING DATE:	February 9, 2026
BOARD LIAISON:	Beth A. Staab
INITIATED BY:	Carolyn McCreary, Township Manager

---

**BACKGROUND:**

Included in your packet is the presentation prepared by Phillips & Donovan Architects LLC. in 2023 and renderings dated 02/26/24 showing concepts for the renovation and repurposing of the farmhouse located in Windlestrae Park.

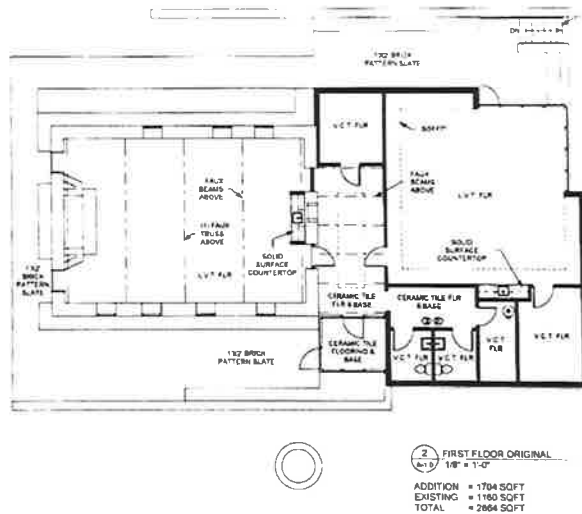
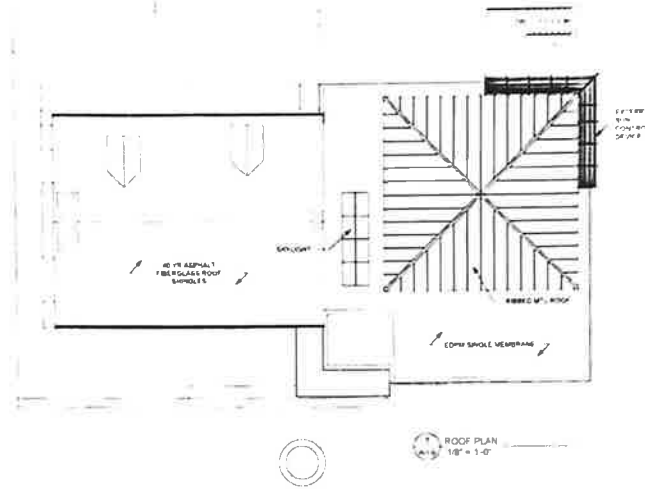
Staff is now working to identify grants that the project may qualify for including the Keystone Historic Preservation Planning and Construction Grant Program. However, in order to submit any application for a grant we need to determine what if anything has to be done to the site in order to make it accessible for the public. This includes the bridge which generally serves as a pedestrian connector within the park. This ensures we have an accurate estimate of the cost for the project. We have asked Gilmore & Associates, the Township Engineer to look at the site and provide us with a detailed description of what would be necessary to make it accessible to the general public. Additionally, we need to obtain an updated cost estimate for improvements to the farmhouse.

It is important to keep in mind that any successful grant award has a deadline associated with it for the project to be completed.

Based on past discussions suggesting a non-profit called "Friends of Windlestrae Park" be established, the Township Manager reached out to the Solicitor's office to determine if they could prepare and submit the necessary documents to form a 501c(3) to receive donations. Mr. Walko advised they can do this and have experience with other municipal clients.

**RECOMMENDATION:**

Staff is seeking Board consensus regarding the next steps outlined above and to better understand the Board's expectations and timeframe for this project.



- FLOOR & CEILING**
- \* CERAMIC TILES IN VESTIBULE LOBBY & RESTROOM CORRIDOR
  - \* 1/4\"/>
- WALLS**
- \* 2X4 P.T. WD SILL PLATE BOLTED 48\"/>
- ROOF**
- \* 40 YEAR ASPHALT FIBERGLASS ROOF SHINGLES
  - \* NAUABLE RIDGE VENT
  - \* UNDERLAYMENT
  - \* SELF ADHERED ICE & WATER BARRIER
  - \* RIBBED METAL ROOF
  - \* EPDM SINGLE MEMBRANE
  - \* 5/8\"/>
- DOORS & WINDOWS**
- \* HOLLOW MT. DOORS & FRAME 1 3/4\"/>
- CASEWORK**
- \* PLASTIC LAMINATED (PLAM) BASED & WALL CABINETS
  - \* SOLID SURFACE COUNTERTOPS

PHILLIPS & PICHLER, INC.  
ARCHITECTS & ENGINEERS  
1000 N. 10TH AVE. SUITE 100  
DENVER, CO 80202  
TEL: 303.733.1000  
FAX: 303.733.1001  
WWW.PHILLIPSANDPICHLER.COM

**GROUND FLOOR & ROOF PLAN**

**WINDLESTRAE FARM HOUSE**

**WINDLESTRAE FARM HOUSE**

**FEASIBILITY STUDY MONTGOMERY TOWNSHIP**

dwg. no.

**A-1.0**

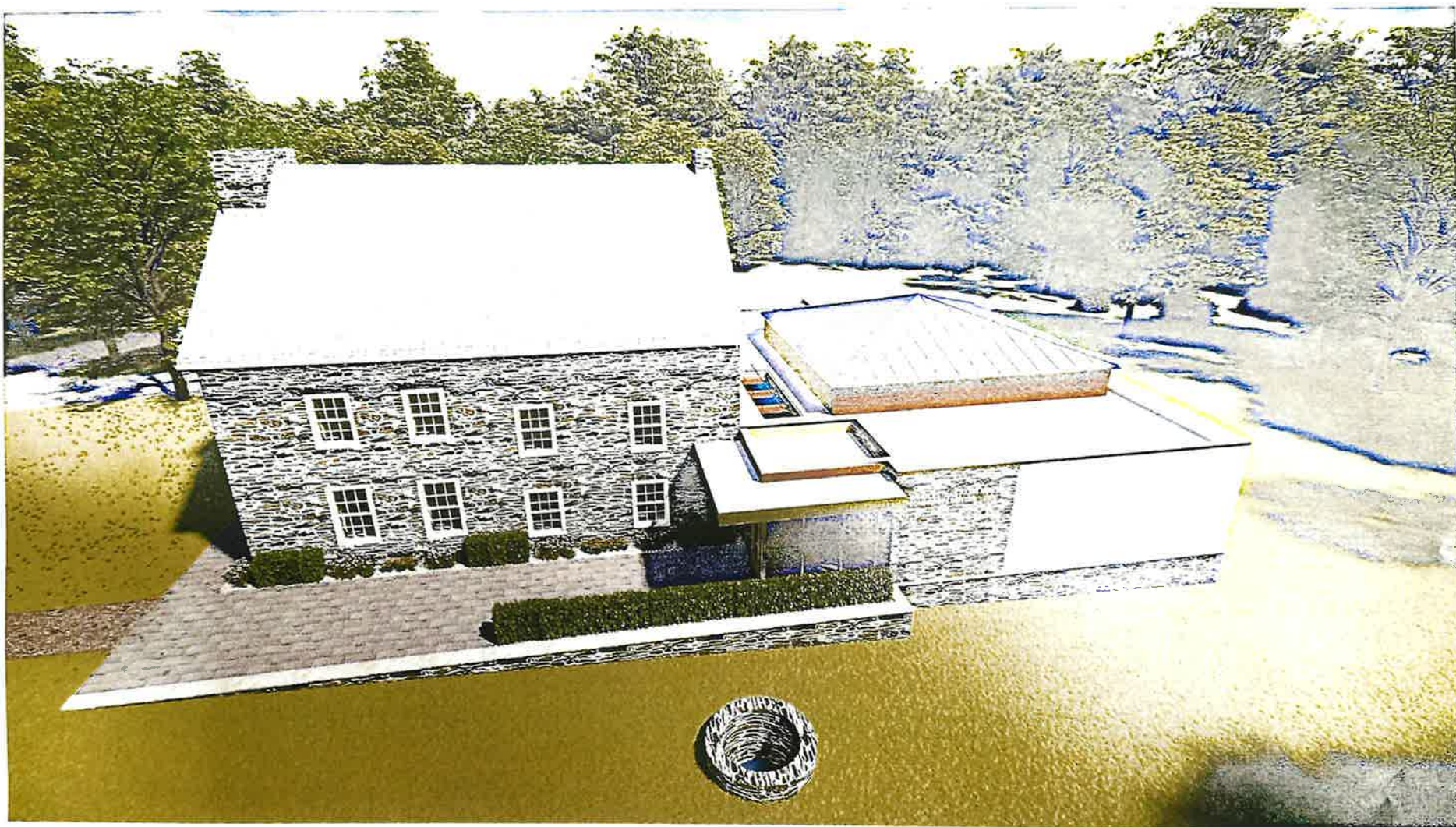
DATE 3-13-2024

DESIGNED BY

CHECKED BY

PROJECT NO.

23-59



# **ARIAL PERSPECTIVE**

## **WINDLESTRAE FARM HOUSE - FEASIBILITY STUDY: MONTGOMERY TOWNSHIP**

1147 Kenas Rd, North Wales, PA 19454



**PHILLIPS &  
DONOVAN  
ARCHITECTS, LLC**



THIS DRAWING IS COPYRIGHTED © BY PHILLIPS &  
DONOVAN ARCHITECTS, LLC. THIS DRAWING AND THE  
IDEAS EXPRESSED ON IT CAN NOT BE USED IN WHOLE OR  
IN PART WITHOUT THE EXPRESSED WRITTEN APPROVAL  
BY PHILLIPS & DONOVAN ARCHITECTS, LLC.

2-26-2024

23-53





**FRONT EXTERIOR PERSPECTIVE**

**WINDLESTRAE FARM HOUSE - FEASIBILITY STUDY:  
MONTGOMERY TOWNSHIP**

1147 Kenas Rd., North Wales, PA 19454



THIS DRAWING IS COPYRIGHTED © BY PHILLIPS & DONOVAN ARCHITECTS, LLC. THIS DRAWING AND THE IDEAS EXPRESSED ON IT CAN NOT BE USED IN WHOLE OR IN PART WITHOUT THE EXPRESSED WRITTEN APPROVAL BY PHILLIPS & DONOVAN ARCHITECTS, LLC.

3-28-2024

28-39



**PHILLIPS &  
DONOVAN  
ARCHITECTS, LLC.**

1147 Kenas Rd., North Wales, PA 19454

1147 Kenas Rd., North Wales, PA 19454





# ENTRYWAY

## WINDLESTRAE FARM HOUSE - FEASIBILITY STUDY: MONTGOMERY TOWNSHIP

1147 Kenas Rd, North Wales, PA 19454



THIS DRAWING IS COPYRIGHTED © BY PHILLIPS & DONOVAN ARCHITECTS, LLC. THIS DRAWING AND THE IDEAS EXPRESSED ON IT CAN NOT BE USED IN WHOLE OR IN PART WITHOUT THE EXPRESSED WRITTEN APPROVAL BY PHILLIPS & DONOVAN ARCHITECTS, LLC.

2-26-2024

20-59



PHILLIPS &  
DONOVAN  
ARCHITECTS, LLC

PHILLIPS & DONOVAN ARCHITECTS, LLC  
2000 Centre Street, Suite 200, North Wales, PA 19454  
Tel: 610-261-1111 Fax: 610-261-1112 Email: info@phillipsanddonovan.com Website: www.phillipsanddonovan.com





**BACK EXTERIOR PERSPECTIVE**

**WINDLESTRAE FARM HOUSE - FEASIBILITY STUDY:  
MONTGOMERY TOWNSHIP**

1147 Kenas Rd, North Wales, PA 19454



**PHILLIPS &  
DONOVAN  
ARCHITECTS, LLC**

3000 Centre Drive, Suite 200, North Wales, PA 19454-2020

Lehigh Valley Office: 300 First Street, Suite 200, Allentown, PA 18101-2020



THIS DRAWING IS COPYRIGHTED BY PHILLIPS &  
DONOVAN ARCHITECTS, LLC. THIS DRAWING AND THE  
IDEAS EXPRESSED ON IT CAN NOT BE USED IN WHOLE OR  
IN PART WITHOUT THE EXPRESSED WRITTEN APPROVAL  
BY PHILLIPS & DONOVAN ARCHITECTS, LLC.

2-26-2024

23-59





**LOBBY**

**WINDLESTRAE FARM HOUSE - FEASIBILITY STUDY:  
MONTGOMERY TOWNSHIP**

1147 Kenate Rd, North Wales, PA 19454



THIS DRAWING IS COPYRIGHTED © BY PHILLIPS & DONOVAN ARCHITECTS, LLC. THIS DRAWING AND THE IDEAS EXPRESSED ON IT CAN NOT BE USED IN WHOLE OR IN PART WITHOUT THE EXPRESSED WRITTEN APPROVAL BY PHILLIPS & DONOVAN ARCHITECTS, LLC.

2-25-2024

28:59

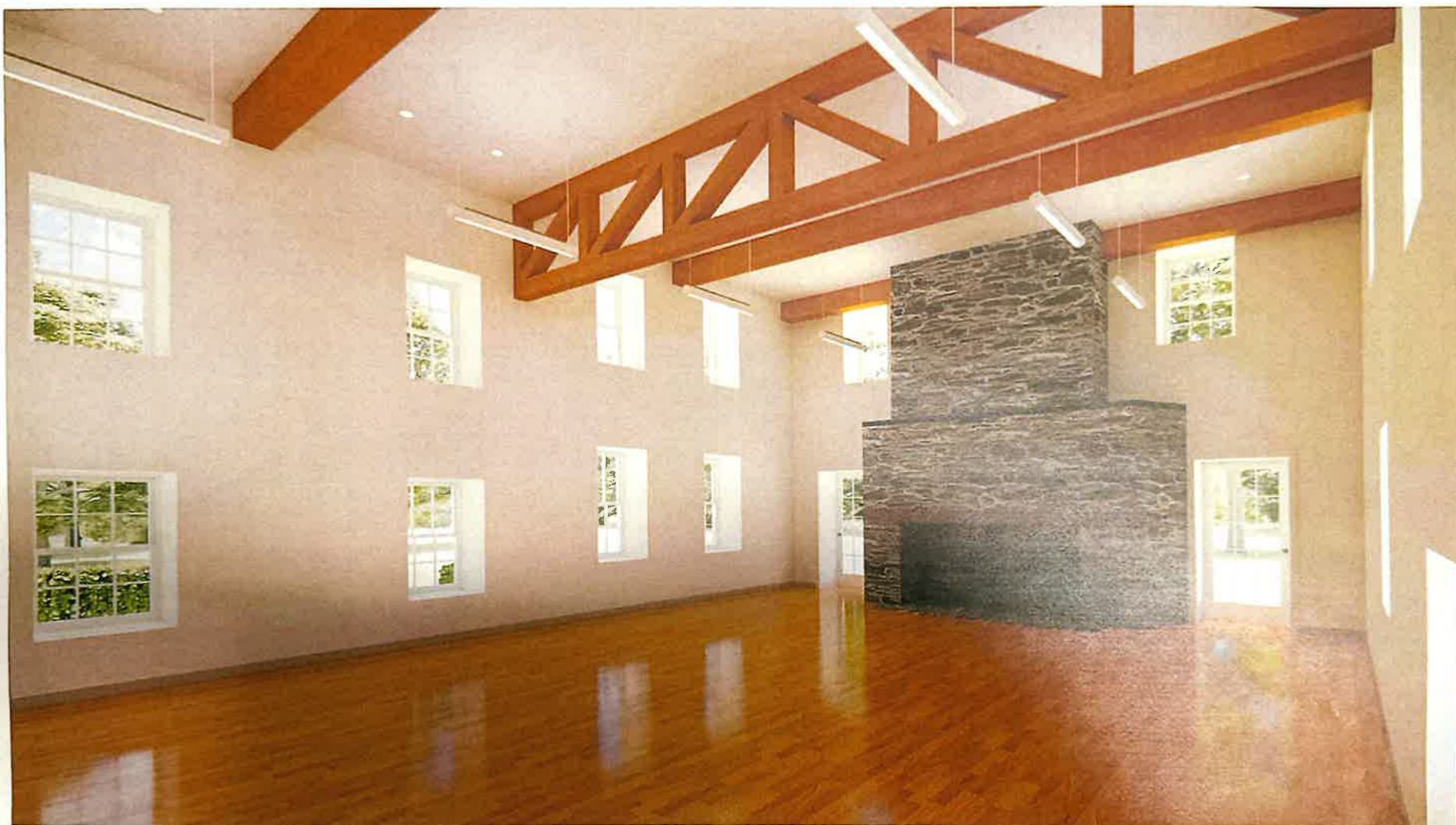


PHILLIPS &  
DONOVAN  
ARCHITECTS, LLC



**PROGRAM SPACE**





# **LARGE PROGRAM SPACE**

## **WINDLESTRAE FARM HOUSE - FEASIBILITY STUDY: MONTGOMERY TOWNSHIP**

1147 Kenas Rd, North Wales, PA 19454



PHILLIPS &  
DONOVAN  
ARCHITECTS, LLC



THIS DRAWING IS COPYRIGHTED © BY PHILLIPS &  
DONOVAN ARCHITECTS, LLC. THIS DRAWING AND THE  
IDEAS EXPRESSED ON IT CAN NOT BE USED IN WHOLE OR  
IN PART WITHOUT THE EXPRESSED WRITTEN APPROVAL  
BY PHILLIPS & DONOVAN ARCHITECTS, LLC.

2-26-2024

24-06



**MONTGOMERY TOWNSHIP**  
MONTGOMERY COUNTY, PENNSYLVANIA

# Project Proposal

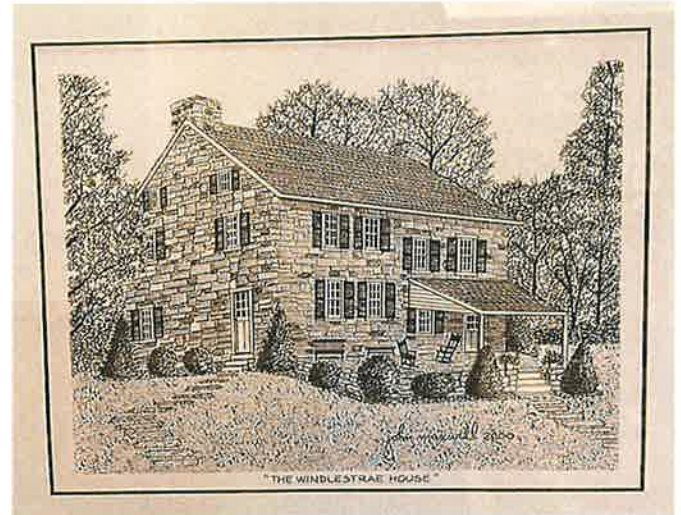
**The Farm House**





# The Farm House

The Historic Windlestrae Farm House in Windlestrae Park, along the Little Neshaminy Creek was built in the 1700s. One of the owners of the home was Joshua Jones, a Baptist minister. The Township rented the house for many years until 2009 when it was deemed uninhabitable.





# Exterior Photos of the Farm House





# Interior Photos of the Farm House



# Functions of the Building

Currently, the Farm House is uninhabited. It has been sitting on the Townships parks property for over 6 years untouched.

- Continue to be uninhabited.
- Be demolished.
- Be Repurposed



**Kings Gap Enviromental Education Center PA**



**Kings Gap Enviromental Education Center PA**



# Functions of the Space



# Mission and Vision

## Mission

Inspire passion and respect for the natural world through creative arts, music, culture and education.

## Vision

A multipurpose space that can be used for educational classes, exhibits, and events.



Art and Nature Center in Washington Island



St. Louis Park's Westwood Hills Nature Center



# Programs & Events

## Nature Topics for Programs:

- Human Impacts on the Environment
- Watersheds
- Minerals and Rocks
- Biodiversity
- Ecosystems
- Soil
- Wildlife Education



## Art Programs:

- Messy Art Class
- Jewelry Making Class
- Pottery Class
- Photography Class
- Music Class



## Culture Classes:

- Dance Classes
- Language Classes
- Flower Arrangement

## Events:

- Art Fair/Exhibit
- Craft Fair
- Concerts



# Target Audience

- Children
- Teenagers
- Adults
- Seniors
- Special Needs Individuals
- Schools
- Educators
- Art Enthusiast
- Nature lovers
- Creative minds
- Environmentalists
- Hikers
- Musicians
- Artists
- and More!



# How will it be Supported?

- Donors
- Grants
- Program/Membership Fees
- Public Private Partnership
- Intergovernmental Corporation





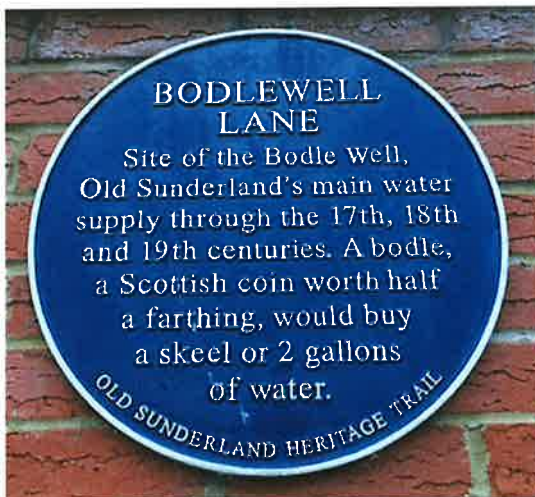
# Historical Ideas

The old well sits on the side of the Farmhouse. It has been closed off but is falling apart and has brush growing over it. This is the perfect site to display a plaque with the history of the Farmhouse.

Current Photo 4/13/23



Examples of well plaques



Examples of completed well





# Summary of the Proposal

The Park Board would like to request a Feasibility Study to be done on the Farm House. This study would suggest what needs to be done to create a multipurpose space that can be used for educational classes, exhibits, and events. This space would add value to the Township by creating a space for the community to learn, inspire and grow.



MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #18

---

SUBJECT:	Ratification of Real Estate Tax Appeal Settlement – 1218 Welsh Road
MEETING DATE:	February 9, 2026
BOARD LIAISON:	
INITIATED BY:	Blaine Bergey, Director of Finance

---

**BACKGROUND:**

The Taxpayer filed an appeal for the property tax for the 2024 Tax Year. The assessed value of 1218 Welsh Road was initially \$2,175,620.00. Based upon the applicable Common Level Ratio, the current implied market value for the property is as follows: \$6,128,507.04, \$6,612,826.75 for Tax Year 2025, and \$7,072,886.87 for Tax Year 2026. On October 16, 2023, after the Taxpayer presented evidence, the Board of Assessment Appeals (“BOAA”) issued a “Notice of No Change in Assessment.” The Taxpayer thereafter filed an appeal with the Court of Common Pleas.

**BUDGET IMPACT:**

The proposed settlement negotiated between the School District and the Taxpayer is a fair market value of \$5,494,000.00 for Tax Year 2024. Applying the applicable Common Level Ratio, the assessed value would become \$1,950,370.00, resulting in a decrease of the assessed value of \$225,250.00 for 2024.

The fair market value would become \$5,493,981.00 for Tax Year 2025. Applying the applicable Common Level Ratio, the assessed value would become \$1,807,520.00, resulting in a decrease of the assessed value of \$368,100.00 for 2025.

The fair market value would become \$5,493,985.00 for Tax Year 2026. Applying the applicable Common Level Ratio, the assessed value would become \$1,689,950.00, resulting in a decrease of the assessed value of \$485,670.00 for 2026.

Based on the proposed settlement, Should the Township agree to the settlement, the Taxpayer will be owed a refund in the amount of \$1,744.45 for the 2024-2025 Tax Years. The assessed value of the Property will be decreased by \$485,670.00 for the 2026 Tax Year.

**RECOMMENDATION:**

The Solicitor’s office has reviewed the proposed settlement and recommends the Board of Supervisors approve the settlement.

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

MOTION/RESOLUTION:

**Motion** to approve the stipulated settlement for 1218 Welsh Road and authorize the Township Solicitor to execute the document on behalf of the Township.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will ask for public comment.
- 3) Chairwoman will call for a vote.

IN THE COURT OF COMMON PLEAS OF MONTGOMERY COUNTY, PA  
CIVIL ACTION - LAW

RHEES NORTH WALES PA LP

VS.

MONTGOMERY COUNTY BOARD OF  
ASSESSMENT APPEALS

:  
:  
:  
:  
:  
:  
:

NO. 2023-24317

REAL ESTATE  
ASSESSMENT APPEAL

PARCEL NO. 46-00-04153-01-3

---

**ORDER**

AND NOW, this \_\_\_\_\_ day of \_\_\_\_\_ 2025, it is hereby ORDERED and DECREED that the terms and conditions of the attached Stipulation to Settle are accepted, adopted and incorporated herein, as terms and conditions of a binding Court Order.

IT IS FURTHER Ordered and Decreed that the Montgomery County Board of Assessment Appeals shall make the appropriate decreases in assessments as agreed to in the attached Stipulation to Settle, that the Taxing Authorities shall remit payments described in the attached Stipulation to Settle, and that the Prothonotary shall mark the above-captioned action "Settled, Discontinued and Ended."

BY THE COURT:

---

**J.**

Copies of the above Order mailed on \_\_\_\_\_ to:  
Alexander M. Glassman, Esquire  
Samantha Magee, Esquire  
Brian O. Phillips, Esquire  
James Gallagher, Esquire  
Andrew W. Hood, Esquire  
Court Administration – Civil

---

Judicial Secretary



**Clarke Gallagher Barbiero Amuso & Glassman Law**

BY: Alexander M. Glassman, Esquire

Attorney I.D. No. 314530

1301 Virginia Drive, Suite 405

Fort Washington, PA 19034

215.633.1890

Attorney for Appellant

North Penn School District

---

RHEES NORTH WALES PA LP

:

NO. 2023-24317

:

VS.

:

REAL ESTATE

:

ASSESSMENT APPEAL

:

MONTGOMERY COUNTY BOARD OF  
ASSESSMENT APPEALS

:

PARCEL NO. 46-00-04153-01-3

---

**SETTLEMENT STIPULATION**

Parties

1. Appellant is the Property Owner, Rhees North Wales PA LP.
2. Appellee is the Montgomery County Board of Assessment Appeals.
3. Intervenors are the North Penn School District, Montgomery County and Montgomery Township.

Property

4. The Property, which consists of approximately 1.06 acres is located on 1218 Welsh Road, Condo 1, within Montgomery County, and is further identified as Tax Parcel No. 46-00-04153-01-3 ("Property").
5. The Property's current assessment is \$2,175,620.

Appeal

6. In 2023, the Property Owner filed an assessment appeal with the Board of Assessment Appeals challenging the Property's amount of \$2,175,620 for the taxable year beginning January 1, 2024.
7. On October 16, 2023, after conducting a hearing on the Appeal, the Board issued a "Notice of No Change in Assessment" determination.

8. On November 1, 2023, the Taxpayer appealed to this Court from the Board's "Notice of No Change in Assessment" determination seeking a reduction.

**Settlement Terms**

9. Based upon the risks and costs of litigation, the parties have decided it is in their best interests to settle this matter based upon the terms and conditions set forth in this Stipulation.
10. Accordingly, the parties, intending to be legally bound, and to bind their respective clients, agree to the following settlement terms:

**2024 Assessment:** Effective January 1, 2024 for County and Township tax years and July 1, 2024 for the School District tax year, the assessment on the Property shall be **decreased** from its assessment of \$2,175,620 to \$1,950,370. Applying the County's 2024 common level ratio of .355 this assessment results in an indicated market value of \$5,494,000.

**2025 Assessment:** Effective January 1, 2025 for County and Township tax years and July 1, 2025 for the School District tax year, the assessment on the Property shall **decreased** from its assessment of \$2,175,620 to \$1,807,520. Applying the County's 2025 common level ratio of .329 this assessment results in an indicated market value of \$5,493,981.

**2026 Assessment:** Effective January 1, 2025 for County and Township tax years and July 1, 2025 for the School District tax year, the assessment on the Property shall **decreased** from its assessment of \$2,175,620 to \$1,689,950. Applying the County's 2025 common level ratio of .3076 this assessment results in an indicated market value of \$5,493,985.

11. The Property's assessment shall remain at \$1,689,950 for each subsequent tax year after 2026, and tax bills will be issued in accordance with this assessment, until a change as otherwise permitted by Pennsylvania law has been made.
12. Based upon the assessments established in this Stipulation, the taxing authorities owe Property Owners the following overpayment amounts.

**NORTH PENN SCHOOL DISTRICT**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	2,175,620	1,950,370	225,250	.0309667	\$6,975.25
2025	2,175,620	1,807,520	368,100	.032204	\$11,854.29
				<b>Total</b>	<b>\$18,829.54</b>

**MONTGOMERY COUNTY**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	2,175,620	1,950,370	225,250	0.004788	\$1,078.50
2025	2,175,620	1,807,520	368,100	.005252	\$1,933.26
				<b>Total</b>	<b>\$3,011.76</b>

**MONTGOMERY COUNTY COMMUNITY COLLEGE (MCCC)**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	2,175,620	1,950,370	225,250	.00039	\$87.85
2025	2,175,620	1,807,520	368,100	.00039	\$143.56
				<b>Total</b>	<b>\$231.41</b>

**MONTGOMERY TOWNSHIP**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	2,175,620	1,950,370	225,250	.00294	\$662.24
2025	2,175,620	1,807,520	368,100	.00294	\$1,082.21
				<b>Total</b>	<b>\$1,744.45</b>

13. These calculations are subject to verification by the tax collector and/or treasurers of each taxing authority.
14. The tax collector shall provide the necessary information to calculate the proper amount of refunds for all tax years at issue, including whether the prior year taxes were paid at face, discount or penalty, to the respective taxing authorities within thirty (30) days from the date of entry of the attached order.
15. The parties agree that the Taxing Authorities will remit all lump sum payments set forth in Paragraph 12, directly to the Property Owner within ninety (90) days from receipt of Taxpayer's confirmation of payment amount; the Taxing Authorities shall forward these payments directly to the Property Owner at the following addresses:

**RHEES NORTH WALES PA LP**  
c/o Andrew W. Hood, Esquire

Stavitsky & Associates  
350 Passaic Avenue  
Fairfield, NJ 07004

16. This Stipulation contains the statement of each and every term and provision agreed to by all parties. No other promises, representations or other inducements, oral or written, have been made to any of the other parties in exchange for this Stipulation.
17. The attorneys entering into this Stipulation represent that they and their clients have full authority to enter into this Stipulation and they have been authorized by their clients to enter into this Stipulation.
18. This Stipulation may be executed in one or more counterparts and by facsimile or electronic mail, each of which shall be deemed an original and all of which when taken together shall constitute a single agreement.
19. Each party shall bear its own costs as incurred.
20. This Stipulation shall be binding upon, and inures to the benefit of the undersigned, their clients, successors, grantees, heirs and assigns.

\*\*\*

[Signatures on Next Page]

---

**CATHY McCURTRIE**

President of the North Penn School District

---

**SAMANTHA MAGEE, ESQUIRE**

Attorney for Montgomery County

Board of Assessment Appeals

---

**JAMES GALLAGHER, ESQUIRE**

Attorney for Montgomery Township

---

**BRIAN O. PHILLIPS, ESQUIRE**

Attorney for Montgomery County

---

**ANDREW W. HOOD, ESQUIRE**

Attorney for Taxpayer

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #19

---

SUBJECT: Ratification of Real Estate Tax Appeal Settlement – 1222 Welsh Road  
MEETING DATE: February 9, 2026  
BOARD LIAISON:  
INITIATED BY: Blaine Bergey, Director of Finance

---

**BACKGROUND:**

The Taxpayer filed an appeal for the property tax for the 2024 Tax Year. The assessed value of 1222 Welsh Road was initially \$5,942,380.00. Based upon the applicable Common Level Ratio, the current implied market value for the property is as follows: \$16,739,098.59, \$18,061,945.29 for Tax Year 2025 and \$19,318,530.56 for Tax Year 2026. On October 16, 2023, after the Taxpayer presented evidence, the Board of Assessment Appeals issued a “Notice of No Change in Assessment.” The Taxpayer thereafter filed an appeal with the Court of Common Pleas.

**BUDGET IMPACT:**

The proposed settlement negotiated between the School District and the Taxpayer is a fair market value of \$15,006,000.00 for Tax Year 2024. Applying the applicable Common Level Ratio, the assessed value would become \$5,327,130.00, resulting in a decrease of the assessed value of \$615,250.00 for 2024.

The fair market value would become \$15,006,000.00 for Tax Year 2025. Applying the applicable Common Level Ratio, the assessed value would become \$4,936,970.00, resulting in a decrease of the assessed value of \$1,005,410.00 for 2025.

The fair market value would become \$15,006,000.00 for Tax Year 2026. Applying the applicable Common Level Ratio, the assessed value would become \$4,615,850.00, resulting in a decrease of the assessed value of \$1,326,530.00 for 2026.

Based on the proposed settlement, should the Township agree to the settlement, the Taxpayer will be owed a refund in the amount of \$4,764.74 for the 2024-2025 Tax Years. The assessed value of the Property will be decreased by \$1,326,530.00 for the 2026 Tax Year.

**RECOMMENDATION:**

The Solicitor’s office has reviewed the proposed settlement and recommends the Board of Supervisors approve the settlement.

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

MOTION/RESOLUTION:

**Motion** to approve the stipulated settlement for 1222 Welsh Road and authorize the Township Solicitor to execute the document on behalf of the Township.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) Chairwoman will ask for public comment.
- 3) Chairwoman will call for a vote.

IN THE COURT OF COMMON PLEAS OF MONTGOMERY COUNTY, PA  
CIVIL ACTION - LAW

RHEES NORTH WALES PA LP

NO. 2023-24303

VS.

REAL ESTATE  
ASSESSMENT APPEAL

MONTGOMERY COUNTY BOARD OF  
ASSESSMENT APPEALS

PARCEL NO. 46-00-04153-02-2

**ORDER**

AND NOW, this \_\_\_\_\_ day of \_\_\_\_\_ 2025, it is hereby ORDERED and DECREED that the terms and conditions of the attached Stipulation to Settle are accepted, adopted and incorporated herein, as terms and conditions of a binding Court Order.

IT IS FURTHER Ordered and Decreed that the Montgomery County Board of Assessment Appeals shall make the appropriate decreases in assessments as agreed to in the attached Stipulation to Settle, that the Taxing Authorities shall remit payments described in the attached Stipulation to Settle, and that the Prothonotary shall mark the above-captioned action "Settled, Discontinued and Ended."

BY THE COURT:

\_\_\_\_\_  
J.

Copies of the above Order mailed on \_\_\_\_\_ to:  
Alexander M. Glassman, Esquire  
Samantha Magee, Esquire  
Brian O. Phillips, Esquire  
James Gallagher, Esquire  
Andrew W. Hood, Esquire  
Court Administration – Civil

\_\_\_\_\_  
Judicial Secretary



**Clarke Gallagher Barbiero Amuso & Glassman Law**

BY: Alexander M. Glassman, Esquire

Attorney I.D. No. 314530

1301 Virginia Drive, Suite 405

Fort Washington, PA 19034

215.633.1890

Attorney for Appellant

North Penn School District

RHEES NORTH WALES PA LP

NO. 2023-24303

VS.

REAL ESTATE  
ASSESSMENT APPEAL

MONTGOMERY COUNTY BOARD OF  
ASSESSMENT APPEALS

PARCEL NO. 46-00-04153-02-2

**SETTLEMENT STIPULATION**

**Parties**

1. Appellant is the Property Owner, Rhees North Wales PA LP.
2. Appellee is the Montgomery County Board of Assessment Appeals.
3. Intervenors are the North Penn School District, Montgomery County and Montgomery Township.

**Property**

4. The Property, which consists of approximately 1.7247 acres is located on 1222 Welsh Road, Condo 2, within Montgomery County, and is further identified as Tax Parcel No. 46-00-04153-02-2 ("Property").
5. The Property's current assessment is \$5,942,380.

**Appeal**

6. In 2023, the Property Owner filed an assessment appeal with the Board of Assessment Appeals challenging the Property's amount of \$5,942,380 for the taxable year beginning January 1, 2024.
7. On October 16, 2023, after conducting a hearing on the Appeal, the Board issued a "Notice of No Change in Assessment" determination.

8. On November 1, 2023, the Taxpayer appealed to this Court from the Board's "Notice of No Change in Assessment" determination seeking a reduction.

**Settlement Terms**

9. Based upon the risks and costs of litigation, the parties have decided it is in their best interests to settle this matter based upon the terms and conditions set forth in this Stipulation.
10. Accordingly, the parties, intending to be legally bound, and to bind their respective clients, agree to the following settlement terms:

**2024 Assessment:** Effective January 1, 2024 for County and Township tax years and July 1, 2024 for the School District tax year, the assessment on the Property shall be **decreased** from its assessment of \$5,942,380 to \$5,327,130. Applying the County's 2024 common level ratio of .355 this assessment results in an indicated market value of \$15,006,000.

**2025 Assessment:** Effective January 1, 2025 for County and Township tax years and July 1, 2025 for the School District tax year, the assessment on the Property shall **decreased** from its assessment of \$5,942,380 to \$4,936,970. Applying the County's 2025 common level ratio of .329 this assessment results in an indicated market value of \$15,006,000.

**2026 Assessment:** Effective January 1, 2025 for County and Township tax years and July 1, 2025 for the School District tax year, the assessment on the Property shall **decreased** from its assessment of \$5,942,380 to \$4,615,850. Applying the County's 2025 common level ratio of .3076 this assessment results in an indicated market value of \$15,006,014.

11. The Property's assessment shall remain at \$4,615,850 for each subsequent tax year after 2026, and tax bills will be issued in accordance with this assessment, until a change as otherwise permitted by Pennsylvania law has been made.
12. Based upon the assessments established in this Stipulation, the taxing authorities owe Property Owners the following overpayment amounts.

**NORTH PENN SCHOOL DISTRICT**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	5,942,380	5,327,130	\$615,250	.0309667	\$19,052.26
2025	5,942,380	4,936,970	\$1,005,410	.032204	\$32,378.22
				<b>Total</b>	<b>\$51,430.49</b>

**MONTGOMERY COUNTY**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	5,942,380	5,327,130	\$615,250	0.004788	\$2,945.82
2025	5,942,380	4,936,970	\$1,005,410	.005252	\$5,280.41
				<b>Total</b>	<b>\$8,226.23</b>

**MONTGOMERY COUNTY COMMUNITY COLLEGE (MCCC)**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	5,942,380	5,327,130	\$615,250	.00039	\$239.95
2025	5,942,380	4,936,970	\$1,005,410	.00039	\$392.11
				<b>Total</b>	<b>\$632.06</b>

**MONTGOMERY TOWNSHIP**

<b>Tax Year</b>	<b>Old Assessment</b>	<b>New Assessment</b>	<b>Decrease</b>	<b>Millage Rate</b>	<b>Refund</b>
2024	5,942,380	5,327,130	\$615,250	.00294	\$1,808.84
2025	5,942,380	4,936,970	\$1,005,410	.00294	\$2,955.91
				<b>Total</b>	<b>\$4,764.74</b>

13. These calculations are subject to verification by the tax collector and/or treasurers of each taxing authority.
14. The tax collector shall provide the necessary information to calculate the proper amount of refunds for all tax years at issue, including whether the prior year taxes were paid at face, discount or penalty, to the respective taxing authorities within thirty (30) days from the date of entry of the attached order.
15. The parties agree that the Taxing Authorities will remit all lump sum payments set forth in Paragraph 12, directly to the Property Owner within ninety (90) days from receipt of Taxpayer's confirmation of payment amount; the Taxing Authorities shall forward these payments directly to the Property Owner at the following addresses:

**RHEES NORTH WALES PA LP**

c/o Andrew W. Hood, Esquire  
Stavitsky & Associates  
350 Passaic Avenue  
Fairfield, NJ 07004

16. This Stipulation contains the statement of each and every term and provision agreed to by all parties. No other promises, representations or other inducements, oral or written, have been made to any of the other parties in exchange for this Stipulation.
17. The attorneys entering into this Stipulation represent that they and their clients have full authority to enter into this Stipulation and they have been authorized by their clients to enter into this Stipulation.
18. This Stipulation may be executed in one or more counterparts and by facsimile or electronic mail, each of which shall be deemed an original and all of which when taken together shall constitute a single agreement.
19. Each party shall bear its own costs as incurred.
20. This Stipulation shall be binding upon, and inures to the benefit of the undersigned, their clients, successors, grantees, heirs and assigns.

\*\*\*

[Signatures on Next Page]

*Juliane Ramic*

Juliane Ramic

~~XXXXXXXXXXXX~~

President of the North Penn School District

---

**SAMANTHA MAGEE, ESQUIRE**

Attorney for Montgomery County

Board of Assessment Appeals

---

**JAMES GALLAGHER, ESQUIRE**

Attorney for Montgomery Township

---

**BRIAN O. PHILLIPS, ESQUIRE**

Attorney for Montgomery County



---

**ANDREW W. HOOD, ESQUIRE**

Attorney for Taxpayer



# CERTIFICATE *of* SIGNATURE

REF. NUMBER  
**NQ26Q-XTJRZ-FBBFC-S3TWS**

DOCUMENT COMPLETED BY ALL PARTIES ON  
**27 JAN 2026 16:18:09**  
UTC

## SIGNER

**JULIANE RAMIC**

EMAIL  
**RAMICJD@NPENN.ORG**

## TIMESTAMP

SENT  
**22 JAN 2026 22:37:51**  
VIEWED  
**27 JAN 2026 16:17:43**  
SIGNED  
**27 JAN 2026 16:18:09**

## SIGNATURE

*Juliane Ramic*

IP ADDRESS  
**100.11.108.251**

LOCATION  
**LANSDALE, UNITED STATES**

## RECIPIENT VERIFICATION

EMAIL VERIFIED  
**27 JAN 2026 16:17:43**



MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS  
**BOARD ACTION SUMMARY**  
Item #20

---

SUBJECT:	Consider Adoption of the 2026 Budget (As Amended)
MEETING DATE:	February 9, 2026
BOARD LIAISON:	
INITIATED BY:	Carolyn McCreary, Township Manager

---

**BACKGROUND:**

The 2026 operating budget which had been approved at the December 15, 2025 Board of Supervisors meeting was reopened at the January 5, 2026 meeting per Section 3202(d) of the Second Class Township Code, allowing for the Board of Supervisors to amend the budget in January following a municipal election. The previous budget was then revised by staff at the Board's direction, and an authorization to advertise the revised budget was passed at the January 26 meeting.

**PREVIOUS BOARD ACTION:**

The Board of Supervisors authorized the adoption of the revised budget at the January 26<sup>th</sup> public meeting. The budget was then made available for public inspection at the Township building and on the Township website.

**RECOMMENDATION:**

Staff recommends that the Board of Supervisors adopt the 2026 Final Budget.

**MOTION/RESOLUTION:**

Motion to adopt the 2026 budget for all funds with operating expenditures totaling \$34,640,400.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) The Chairwoman will ask for public comment.
- 3) The Chairwoman will call for a vote.

## 2026 Proposed Budgeted Operating Expenditures (all funds)

General	\$ 17,550,700
Street Lights	\$ 126,100
Fire	\$ 2,658,000
Parks & Recreation	\$ 578,400
Replacement Tree	\$ 55,500
Recreation Center	\$ 1,338,400
Debt Service	\$ 643,000
Capital Reserve	\$ 9,888,300
Highway Aid	\$ 1,684,000
Township Events	\$ 55,000
Environmental	\$ 63,000
Total	<u>\$ 34,640,400</u>

amended on 01/26/26

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #21

---

SUBJECT:	Adoption of Ordinance No. 26-357, Establishing a Fire Tax
MEETING DATE:	February 9, 2026
BOARD LIAISON:	
INITIATED BY:	Carolyn McCreary, Township Manager

---

**BACKGROUND:**

In keeping with the proposed plan for a fire tax to be levied to support the operations of the Township's fire department, the Solicitor's office has prepared and advertised an ordinance establishing a fire tax in Montgomery Township.

Adoption of this ordinance allows us to notify the Township's tax collector to revise the real estate tax bills to show this as a separate line item like the streetlight tax. In 2025 there was an internal allocation of .56 mills towards fire protection; this ordinance will add .44 mills to this for a total of 1.00 mills, and will formally allocate it to the Fire Protection Fund.

**RECOMMENDATION:**

Staff recommends the Board adopt the ordinance.

**MOTION/RESOLUTION:**

**Motion** to adopt Ordinance No. 26-357, formally establishing a fire tax in Montgomery Township.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) The Chairwoman will call for public comment.
- 3) The Chairwoman will call for a vote.

**MONTGOMERY TOWNSHIP  
MONTGOMERY COUNTY, PENNSYLVANIA**

**ORDINANCE NO. 26-357**

**AN ORDINANCE OF MONTGOMERY TOWNSHIP, MONTGOMERY COUNTY,  
PENNSYLVANIA, LEVYING A REVISED 1.00 MILL FIRE SERVICES TAX UPON ALL  
REAL PROPERTY IN MONTGOMERY TOWNSHIP FOR FISCAL YEAR 2026**

**WHEREAS**, Section 607(1) of the Pennsylvania Second Class Township Code provides that the Board of Supervisors is charged with securing the health, safety and welfare of the citizens of the Township;

**WHEREAS**, Section 1553 of the Pennsylvania Second Class Township Code provides that Montgomery Township (the "Township") shall be responsible for ensuring that fire services are provided within the Township by the means and to the extent determined by the Township;

**WHEREAS**, the cost of providing fire safety protection has risen substantially in recent years with a reduction in volunteers and the need for full-time fire coverage;

**WHEREAS**, in accordance with Section 3205(4) of the Second Class Township Code, the Township is authorized to levy an annual tax not exceeding three (3) mills to purchase and maintain fire apparatus and a suitable place to house fire apparatus, to make appropriations to fire companies located inside and outside the Township, to make appropriations for the training of fire company personnel and for fire training schools or centers and to contract with adjacent municipal corporations or volunteer fire companies therein for fire protection. Further, the Township may appropriate up to one (1) mill of the revenue generated from such tax for the purpose of paying salaries, benefits or other compensation of fire suppression employees of the Township or a fire company serving the Township;

**WHEREAS**, on July 11, 2024, the Pennsylvania General Assembly passed and Governor Shapiro signed into law Act 54 of 2024 (also referred to as House Bill No. 2310) that increased the amounts that municipalities located within Montgomery County, which is adjacent to Philadelphia County, may levy for fire safety services to a maximum of ten (10) mills of real estate tax annually;

**WHEREAS**, the Montgomery Township Board of Supervisors desires to utilize the recently enacted legislation to ensure that appropriate fire protection services are provided to the residents of the Township;

**WHEREAS**, on December 15, 2025, pursuant to Township Ordinance 25-353, the Township Board of Supervisors established a 1.71 mills of real estate tax for fire safety services for fiscal year 2026;

**WHEREAS**, thereafter on January 5, 2025 the Township Board of Supervisors voted to reopen the Township's 2026 budget;



**WHEREAS**, on January 26, 2026, the Township Board of Supervisors was presented with an amended budget that reduced the real estate tax for fire safety services for fiscal year 2026 to 1 mill.

**WHEREAS**, the Township Board of Supervisors desires to amend Township Ordinance 25-353 to reduce the real estate tax for fire safety services for fiscal year 2026 from 1.71 mills to 1 mill.

**WHEREAS**, the Board of Supervisors has met the procedural requirements of the Second-Class Township Code for amending the budget and the adoption of this proposed ordinance;

**NOW, THEREFORE, BE IT ORDAINED AND ENACTED** by the Board of Supervisors of the Montgomery Township, Montgomery County, Pennsylvania, it is hereby enacted and ordained by the authority of same, as follows:

**SECTION I. Fire Safety Tax Levy.** The Montgomery Township Board of Supervisors hereby establishes and authorizes a dedicated tax levy on all taxable real property improved or unimproved within Montgomery Township for calendar year 2026 on each dollar of assessed valuation at the rate of **1.00 mill** (or \$0.100 on each \$100 of assessed valuation of taxable property) for fire protection services. The dedicated tax levy authorized under this Ordinance shall be in addition to any other tax levies as authorized by the Board of Supervisors for 2026 whether by ordinance or by resolution and this Ordinance shall not be interpreted as to replace, negate, abrogate or otherwise limit any other annual tax levies authorized by the Board of Supervisors or by law. It is the express intent of the Board of Supervisors to reduce such millage to 1.00 mill from the previously enacted 1.71 mills established pursuant to Township Ordinance 25-353.

**SECTION II. Severability.** The terms, conditions, and provisions of this Ordinance are hereby declared to be severable, and should any portion, part, or provision of this Ordinance be found by a court of competent jurisdiction to be invalid, unenforceable, or unconstitutional, the Montgomery Township Board of Supervisors hereby declares its intent that the Ordinance shall have been enacted without regard to the invalid, unenforceable, or unconstitutional portion, part or provision of this Ordinance, and the remainder of the Ordinance shall remain in force.

**SECTION III. Repealer.** Any and all other Ordinances or parts of Ordinances in conflict with the terms, conditions, and provisions of this Ordinance are hereby repealed to the extent of such irreconcilable conflict.

**SECTION IV. Effective Date.** This Ordinance shall become effective upon enactment as provided by law.

**SECTION V. Failure to Enforce Not a Waiver.** The failure of Montgomery Township to enforce or delay enforcement of any provision of this Ordinance shall not constitute a waiver by Montgomery Township of its rights to future enforcement hereunder.

**ORDAINED AND ENACTED** by the Board of Supervisors of Montgomery Township, Montgomery County, Pennsylvania, this 9th day of February, 2026.

**ATTEST:** **MONTGOMERY TOWNSHIP  
BOARD OF SUPERVISORS**

By: \_\_\_\_\_  
Carolyn McCreary, Township Secretary

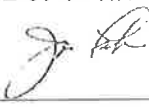
By: \_\_\_\_\_  
Tanya C. Bamford, Chair of the  
Montgomery Township Board of Supervisors

PHILADELPHIA GROUP

**AFFIDAVIT OF PUBLICATION**  
390 Eagleview Boulevard • Exton, PA 19341

**Montgomery Township - Legal Notices**  
**1001 STUMP ROAD**  
**MONTGOMERYVILLE, PA 18936**  
**Attention: Carolyn McCreary**

STATE OF PENNSYLVANIA,

The undersigned , being duly sworn the he/she is the principal clerk of The Reporter, The Reporter Digital, published in Montgomery County for the dissemination of local or transmitted news and intelligence of a general character, which are duly qualified newspapers, and the annexed hereto is a copy of certain order, notice, publication or advertisement of:

**MONTGOMERY TOWNSHIP  
LEGAL NOTICE**

On Monday, February 9, 2026 at 7:00 p.m. during its established scheduled meeting at the Township Building located at 1001 Stump Rd., Montgomeryville, PA 18936, the Montgomery Township Board of Supervisors will consider enacting:

**AN ORDINANCE OF MONTGOMERY TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA, LEVYING A REVISED 1.00 MILL FIRE SERVICES TAX UPON ALL REAL PROPERTY IN MONTGOMERY TOWNSHIP FOR FISCAL YEAR 2026.**

A copy of the full text of the proposed ordinance is available for inspection and/or copying by the public by appointment at the Township Building, the offices of this newspaper, and the Montgomery County Law Library. The public is invited to attend the meeting and will be given an opportunity to provide comments regarding the proposed ordinance. Persons with disabilities, wishing to attend the public meeting and requiring auxiliary aid, service, or other accommodations to participate should contact the Montgomery Township Director of Administration & Human Resources at 215-393-6900.

Carolyn McCreary  
Township Manager  
LAN: Jan. 30. a-1

**Montgomery Township - Legal Notices**

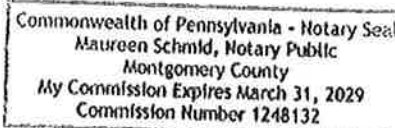
**Published in the following edition(s):**

The Reporter, The Reporter Digital  
01/30/26

Sworn to the subscribed before me this 1/30/26



**Notary Public, State of Pennsylvania**  
**Acting in County of Montgomery**



**Advertisement Information**

Client Id: 881229 Ad Id: 2789868 PO: Rev.Fire Serv Tax Sales Person: 063308

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

**BOARD ACTION SUMMARY**

Item #22

---

SUBJECT:	Establish the Real Estate Tax Millage for 2026
MEETING DATE:	February 9, 2026
BOARD LIAISON:	
INITIATED BY:	Carolyn McCreary, Township Manager

---

PREVIOUS BOARD ACTION:

The Board of Supervisors authorized the reopening of the 2026 budget at the January 5th public meeting. The budget and real estate tax millage was amended based on the Board's direction and presented at the January 26<sup>th</sup> public meeting. The Board voted to authorize the advertisement of the amended 2026 budget as being available for public inspection.

With the adoption of the 2026 amended budget, the Board must now establish the real estate tax millage for 2026.

MOTION/RESOLUTION:

**Motion** to adopt Resolution No. 2026-03, establishing the real estate tax millage for 2026 at 3.94 mills.

- 1) Motion by: \_\_\_\_\_ Second by: \_\_\_\_\_
- 2) The Chairwoman will ask for public comment.
- 3) The Chairwoman will call for a vote.

**MONTGOMERY TOWNSHIP  
MONTGOMERY COUNTY, PENNSYLVANIA**

**RESOLUTION NO. 2026-03**

**A RESOLUTION OF MONTGOMERY TOWNSHIP, MONTGOMERY COUNTY, PENNSYLVANIA,  
ESTABLISHING REAL ESTATE TAX RATES FOR THE CALENDAR YEAR 2026.**

***BE IT RESOLVED AND ENACTED*** by the Board of Supervisors of Montgomery Township, Montgomery County, Pennsylvania, as follows:

1. That taxes are hereby levied on all real property within the Township for the calendar year of 2026 as follows:
  - a. Tax rate for General Fund purposes shall be the sum of 1.2500 mills on each dollar of assessed real estate valuation, or the sum of 12.5 cents per every \$100 of assessed value.
  - b. Tax rate for Fire Protection purposes shall be the sum of 1.0000 mills on each dollar of assessed real estate valuation, or the sum of 10.0 cents per every \$100 of assessed value.
  - c. Tax rate for Parks and Recreation purposes shall be the sum of 0.2700 mills on each dollar of assessed real estate valuation, or the sum of 2.7 cents per every \$100 of assessed value.
  - d. Tax rate for Debt Service purposes shall be the sum of 0.5200 mills on each dollar of assessed real estate valuation, or the sum of 5.2 cents per every \$100 of assessed value.
  - e. Tax rate for Capital Reserves purposes shall be the sum of .9000 mills on each dollar of assess real estate valuation, or the sum of 9.0 cents per every \$100 of assessed value
2. That any resolution or part of a resolution conflicting with this Resolution is hereby repealed insofar as the same affects this Resolution.

***BE IT FURTHER RESOLVED*** by the Board of Supervisors of Montgomery Township that Montgomery Township establishes the Homestead Exclusion for the year 2026 at \$30,000, to be applicable to residential properties that are owner-occupied and have been approved by the Montgomery County Board of Assessments.



**ADOPTED** at a duly convened meeting of the Board of Supervisors of Montgomery Township conducted on this 9<sup>th</sup> day of February 2026.

---

Tanya C. Bamford, Chairwoman

---

Beth A. Staab, Vice-Chairwoman

---

Candyce F. Chimera, Member

---

Eric S. Pelletier, Member

---

Audrey R. Ware-Jones, Member

---

Attest: Carolyn McCreary, Secretary

## Current Real Estate Tax Allocation

Assessed Valuation	\$	2,170,971,744 (a)
--------------------	----	-------------------

General Fund	1.250	2,713,715
--------------	-------	-----------

Fire Protection	1.000	2,170,972
-----------------	-------	-----------

Parks and Recreation	0.270	586,162
----------------------	-------	---------

Debt Service	0.520	1,128,905
--------------	-------	-----------

Capital	0.900	1,953,875
---------	-------	-----------

	\$	8,553,629
--	----	-----------

(a) per 12/19/25 County report