

**AGENDA
MONTGOMERY TOWNSHIP
BOARD OF SUPERVISORS
NOVEMBER 23, 2020**

www.montgomerytwp.org

Tanya C. Bamford
Candyce Fluehr Chimera
Annette M. Long
Matthew W. Quigg
Beth A. Staab

Carolyn McCreary
Township Manager

ACTION MEETING – 7:00 PM

1. Call to Order by Chairman
2. Pledge of Allegiance
3. Public Comment
4. Announcements
5. Announcement of Executive Session
6. Consider Approval of Minutes of November 9, 2020 Meeting
7. Recognition of Township Residents Lisa and Michael Wasserman, Owners of DVDA
8. Introduction of New Employee: Favian Zendejas-Ruiz, Information Technology Dept.

Public Hearing:

9. Conditional Use Hearing: TNT Volleyball Inc., 1050 Bethlehem Pike (C-72)

Planning & Zoning:

10. Consider Escrow Release #2 – 911 Lansdale Avenue

Fire Services:

11. Consider Acceptance of the DFS & FDMT Office of State Fire Commissioner COVID-19 Supplemental Grants and the Montgomery County Act 147 Grant
12. Consider Annual Adoption of Emergency Operations Plan

Administration:

13. Consider Approval of Addendum to Delaware Valley Health Trust Agreement
14. Consider Approval of Collective Bargaining Agreement: Montgomery Township Professional Firefighters IAFF Local 4890
15. Consider Approval of Disposal of Non-Permanent Township Records
16. Consider Payment of Bills

New Business:

17. Discussion Items

- a. Cardboard Recycling Issue
- b. Recognition of Local Businesses for Best COVID-19 Practices
- c. Proposed Powerline Trail
- d. Department Reports
- e. Committee Liaison Reports

18. Adjournment

Future Public Hearings/Meetings:

12-14-2020 @7:00pm – Board of Supervisors

PLEASE NOTE: For the safety of all participants, masks must be worn in the Township building and meeting room. Social distancing measures have been put into place which reduces the number of people who can safely occupy the meeting room. You may be asked to wait in the lobby if the room capacity has been reached. Thank you for your patience and cooperation in working to keep everyone safe.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 3

SUBJECT: Public Comment
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Tanya C. Bamford, Chair

BACKGROUND:

Persons wishing to make public comment during this meeting on any items not listed on the agenda may do so at this time.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

Item # 4

SUBJECT:	Announcements
MEETING DATE:	November 23, 2020
BOARD LIAISON:	
INITIATED BY:	Tanya C. Bamford, Chair

Fall Leaf and Yard Waste Curbside Pickup: this year the date will be Saturday, December 12. Please have all leaf and yard waste placed in paper biodegradable leaf bags and out by your curb the night before the pickup. Please do not use plastic bags as they will not be picked up. The monthly drop off date for leaf and yard waste is Saturday, December 19th at the William F. Maule Park at Windlestrae from 8am to Noon.

Toys For Tots: Once again the Township is honored to serve as a drop-off location for Toys For Tots. New, unwrapped toys may be dropped off in the lobby of the Township building. If you're not comfortable shopping and bringing it to the Township building there is a new online option which will let you select a toy and donate virtually.

25th Annual Lt. Patty Simons Food Drive: More than a dozen local law enforcement agencies and area businesses have teamed up once again for one of the largest food collections in the region. Collected items will go to various pantries and food programs. Non-perishable food donations can be dropped off in the lobby of the Township building during current operating hours, Monday thru Friday, 8:30 a.m. – 3:30 p.m.). The last day for donations is Tuesday, December 15.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

BOARD ACTION SUMMARY

Item # 5

SUBJECT: Announcement of Executive Session
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Tanya C. Bamford, Chair

BACKGROUND:

The Solicitor will announce that the Board of Supervisors met in Executive Session and will summarize the matters discussed.

The Board of Supervisors met in Executive Session at 6:15 p.m. this evening to discuss one litigation matter and two personnel matters.

The topics discussed are legitimate subjects of an Executive Session pursuant to the Commonwealth of Pennsylvania's Sunshine Law.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 6

SUBJECT: Consider Approval of Minutes for November 9, 2020 Board Meeting
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Tanya C. Bamford, Chair

BACKGROUND:

Please contact Deb Rivas on Monday, November 23, 2020 with any changes to the minutes.
Thank you.

MOTION/RESOLUTION:

Motion to approve the minutes of the November 9, 2020 meeting.

**MINUTES OF MEETING
MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
NOVEMBER 9, 2020**

At 6:30 p.m., Vice Chair Matthew W. Quigg called to order the Executive Session at the Montgomery Township Municipal Building, 1001 Stump Road, Montgomeryville, PA. In attendance were Supervisors Candyce Fluehr Chimera, Annette M. Long and Beth A. Staab. Chair Tanya C. Bamford was absent. Also in attendance was Township Manager Carolyn McCreary and Township Solicitor Sean Kilkenny, Esquire.

At 7:00 p.m., Vice Chair Matthew W. Quigg called to order the action meeting at the Montgomery Township Municipal Building, 1001 Stump Road, Montgomeryville, PA.

IN ATTENDANCE:

Vice Chair Matthew W. Quigg
Supervisor Candyce Fluehr Chimera
Supervisor Annette M. Long
Supervisor Beth A. Staab
Township Manager Carolyn McCreary
Township Solicitor Sean Kilkenny, Esq.

ABSENT:

Chair Tanya C. Bamford

ALSO IN ATTENDANCE:

Police Chief J. Scott Bendig
Director of Fire Services Bill Wiegman
Director of IT Rich Grier
Director of Planning & Zoning Bruce Shoupe
Director of Finance Brian S. Shapiro
Director of Recreation Floyd Shaffer
Director of Admin & HR Ann M. Shade
Director of Public Works Kevin Costello
Recording Secretary Deborah A. Rivas

Following the Pledge of Allegiance, Vice Chair Matthew W. Quigg called for public comment from the audience.

Under public comment, Matt Echelmeier of 11 Spur Road, stated that a new Rotary organization had been started in the Montgomery Township, Chalfont Borough and New Britain Township areas. Mr. Echelmeier said that he wanted to bring awareness to the club and its mission as a service organization. The club had already adopted two highways in the Township, Doylestown Road and the 202 Parkway. Mr. Echelmeier asked the Board to consider the Rotary if they hear of any fundraising or service projects that might be needed in the future.

Supervisor Candyce Fluehr Chimera reported that the Halloween Drive-Through Event held on Saturday, October 31, 2020 was a great success. Many thanks were shared with all of those who attended and worked the event. Supervisor Chimera also reported on the 2020 Montgomery County Award presented to Montgomery Township for a transportation improvement project at the Higher Rock Development located at Stump Road and Bethlehem Pike.

Vice Chair Matthew W. Quigg announced that the Board wished to thank the Police Department and Volunteer Fire Personnel for coordinating the successful food drive at Giant Supermarket on October 24, 2020. Due to the generosity of so many, 1,600 lbs. of food was donated to Manna on Main Street and the Mattie N. Dixon Community Cupboard. Vice Chair Quigg also announced

that the Township is again honored to service as a drop-off location for Toys for Tots. New, unwrapped toys may be dropped off in the lobby of the Township building. Also new this year is an online option which allows you to select a toy and donate virtually.

Township Solicitor Sean Kilkenny, Esquire, announced that the Board met in an executive session earlier this evening at 6:30 p.m. to discuss two personnel matters. Mr. Kilkenny stated that these matters are legitimate subjects of executive session pursuant to Pennsylvania's Sunshine Law.

Vice Chair Matthew W. Quigg made a motion to approve the minutes of the October 26, 2020 Board of Supervisors meeting and Supervisor Beth A. Staab seconded the motion. The minutes of the meeting were unanimously approved as submitted.

Montgomery Township Municipal Sewer Authority Manager Shannon Drosnock presented the 2021 Proposed Budget for the Sewer Authority. Members of the Sewer Authority Board were present, Christopher Kelm, Dan Baker and Manish Ingle.

Township Manager Carolyn McCreary reviewed details of the 2021 budget process, noting proposed capital projects and expenditures were presented on September 28, with worksessions held on October 5, October 6 and in an Executive Session held on October 12 to discuss personnel matters.

Included in the budget presentation were highlights of each department's accomplishments and operations in 2020 despite the pandemic. She also shared each department's goals for 2021 and how many of the proposed capital expenditures tied into these goals.

Key points in the 2021 budget are no recommended tax increase, the General Fund expenditures increasing by .99% compared to 2020 with key revenues proposed at 6.1% less than 2020 due to uncertainty in earned income tax and business privilege tax revenue. The budget also includes the addition of one full-time firefighter, and one entry level position in Administration/Human Resources. The proposed expenditures of \$13,460,000 equal the proposed revenue in the General Fund, resulting in no proposed utilization of fund balance (reserves). It was noted that the proposed capital expenditures for 2021 are 40% less than those approved as part of the adopted 2020 budget. Total expenditures for all funds is \$20,996,700.

Resolution #20-174 made by Supervisor Beth A. Staab, seconded by Supervisor Annette M. Long and adopted unanimously, authorized the advertisement of the proposed 2021 Budget (all funds) to be considered for adoption at the public meeting on Monday, December 14, 2020 after 7:00 p.m. Copies of the adopted Preliminary Budget will be made available for viewing at the Township building and on the Township website at www.montgomerytwp.org.

Director of Public Works Kevin Costello reported that staff is proposing the replacement of the 25 year old Honeywell control panel with a new Carrier VVT zone system. The system will consist of 9 zones with modulating bypass dampers and separate thermostats for each zone. Three quotes were solicited and Scatton's Heating & Cooling provided the lowest quote for a total cost

of \$20,230.00. Resolution #20-175 made by Supervisor Annette M. Long, seconded by Supervisor Beth A. Staab and adopted unanimously, authorized the installation of the zone system control panel to be installed by Scatton's Heating and Cooling Inc. for a total cost of \$20,300.00.

Chief of Police J. Scott Bendig reported that staff is requesting consideration for the adoption of Ordinance #20-316 – Amendment to Chapter 107 of the Montgomery Township Ordinance – Firearms and Hunting. Chief Bendig stated that currently the ordinance allows for the discharge of firearms and bows and arrows for the purpose of target practice on residential properties. Since the adoption of this ordinance in 1992, the residential population has doubled, therefore, the allowance of the discharge of firearms and bows and arrows on residential properties for target practice is unsafe based on population density and the change is recommended. Resolution #20-176 made by Vice Chair Matthew W. Quigg, seconded by Supervisor Candyce Fluehr Chimera and adopted unanimously, adopted Ordinance #20-316, amending Chapter 107 of the Township Ordinance-Firearms and Hunting.

Chief of Police J. Scott Bendig reported that staff is requesting consideration for the execution of an Intermunicipal Police Services Agreement between Montgomery Township, Warrington Township and New Britain Township. This agreement was created in an effort to formulate a County Line Road Traffic Task Force. The Task Force is designed to provide mutual police aid across jurisdictional lines along County Line Road in the three Townships to enable police to more effectively enforce traffic statutes. Discussion followed. Resolution #20-177 made by Supervisor Annette M. Long, seconded by Vice Chair Matthew W. Quigg and adopted unanimously, authorized the adoption of the Intermunicipal Police Services Agreement.

Director of Finance Brian Shapiro reported that Berkheimer Associates, the appointed tax collector for Earned Income, Local Services, Merchantile, Business Privilege and Amusement taxes, requires a resolution for online access to view various reports. Mr. Shapiro recommended that three staff members of the Finance Department, in addition to himself, be granted online access. Resolution #20-178 made by Vice Chair Matthew W. Quigg, seconded by Supervisor Annette M. Long and adopted unanimously, approved the Confidentiality Resolution authorizing liaisons between the Finance Director, Human Resources Coordinator and two Accounting Associates and Berkheimer Associates for the express purpose of sharing confidential tax information for official purposes.

A motion to approve the payment of bills was made by Supervisor Candyce Fluehr Chimera, seconded by Vice Chair Matthew W. Quigg, and adopted unanimously, approving the payment of bills as submitted for November 9, 2020.

There being no further business to come before the Board, the meeting adjourned at 7:52 p.m.

Respectfully submitted,

Deborah A. Rivas, Recording Secretary

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

Item # **7**

SUBJECT:	Recognition of Township Residents Lisa and Michael Wasserman, Owners of DVDA
MEETING DATE:	November 23, 2020
BOARD LIAISON:	
INITIATED BY:	Tanya C. Bamford, Chair

BACKGROUND:

The Board of Supervisors wishes to recognize and commend Montgomery Township residents Lisa and Michael Wasserman, owners of Delaware Valley Dance Academy (DVDA). The Wassermans have done an excellent job in adapting their dance studio around the pandemic to protect their pupils and staff, while also keeping their business afloat during a really challenging time.

The DVDA has gone to partially virtual, partially in person instruction. They are diligent about requiring masks and social distancing within their studio. Parents are required to remain in their cars for drop-off and pick-up. They've also established strict policies stipulating that any dancer caught violating CDC guidelines outside of class will be required to quarantine for 14 days before they're allowed to return to class.

The Board of Supervisors is proud to publicly recognize people like the Wassermans who have effectively adapted to doing business in the pandemic, and providing a safe opportunity for children to continue to enjoy normal activities. We encourage more people and small businesses to follow in their stead.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby recognize and commend Lisa and Michael Wasserman, owners of the Delaware Valley Dance Academy, for effectively adapting their business practices during the pandemic, and thank them for their continuing commitment to the safety of their clients and the community.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY

Item # 8

SUBJECT:	Introduce New Information Technology Employee
MEETING DATE:	November 23, 2020
BOARD LIAISON:	Tanya C. Bamford, Chair
INITIATED BY:	Rich Grier, Director of Information Technology

BACKGROUND:

Tonight we would like to introduce and welcome a new employee, Favian Zendejas Ruiz, to Montgomery Township as an IT Support Technician in the Information Technology Department. This is a newly created position within the township.

Favian joined us on November 16, 2020. Favian brings a background offering proven technology support skills, a solid customer service experience, and is currently working to complete Microsoft certifications that will provide immense assistance to the IT Department.

PREVIOUS BOARD ACTION:

None.

BUDGET IMPACT:

Funding for the position has been allocated in the approved 2020 Budget.

RECOMMENDATION:

Welcome Favian Zendejas Ruiz as a new employee of Montgomery Township.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby welcome new employee, Favian Zendejas Ruiz, to Montgomery Township effective November 16, 2020.

MOTION BY: _____ SECOND BY: _____

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # **9**

SUBJECT: Conditional Use Hearing – TNT Volleyball Inc. – C74 at 1050 Bethlehem Pike

MEETING DATE: November 23, 2020

BOARD LIAISON Tanya C. Bamford, Chair

INITIATED BY: Bruce Shoupe, Director of Planning and Zoning

BACKGROUND:

TNT Volleyball Inc. proposes to rent 10,000 sf of warehouse space at 1050 Bethlehem Pike for their volleyball club formed in 2016 for members between the age 12 and 18.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

The Conditional Use hearing was advertised on Monday, November 9th and 16th, 2020.

PREVIOUS BOARD ACTION:

None

ALTERNATIVES/OPTIONS:

The Board could approve or deny this request.

BUDGET IMPACT:

None.

RECOMMENDATION: Provide Staff direction.

MOTION: _____ SECOND: _____ ROLL CALL: _____

Resolution #

WHEREAS, TNT Volleyball Inc., has submitted an application to the Township of Montgomery for Conditional Use approval to allow TNT Volleyball Club in a property located at 11050 Bethlehem Pike.

WHEREAS, said application was submitted in compliance with Section 230- 156.2 of the Zoning Code; and

WHEREAS, the Board has considered said application, the evidence presented at this hearing, and compliance with the recommendations of the Township staff and consultants, and the opinions of the citizens of the Township.

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve/deny the Conditional Use Application for TNT Volleyball Inc. failure/subject to compliance with the all applicable Conditional Use review letters. This approved/denied Conditional Use shall be in strict conformance with the testimony and exhibits presented at this hearing.

MOTION BY:

SECOND BY:

VOTE:

DATE:

xc: Applicant, B. Shoupe, Minute Book, Resolution File, File

Reporter, The



C-74

Publication Name:

Reporter, The

Publication URL:

Publication City and State:

Lansdale, PA

Publication County:

Montgomery

Notice Popular Keyword Category:

Notice Keywords:

montgomery township

Notice Authentication Number:

202011191237268146278

387451020

Notice URL:

[Back](#)

Notice Publish Date:

Monday, November 16, 2020

Notice Content

MONTGOMERY TOWNSHIP LEGAL NOTICE On Monday, November 23, 2020, at 7:00 p.m. the Montgomery Township Board of Supervisors, during its regularly scheduled meeting, will conduct a public hearing to consider the Conditional Use Application of TNT Volleyball Inc. ("Applicant"): The Application involves tax parcel 46-00-00277-00-1, 1050 Bethlehem Pike, Montgomery Township, Pennsylvania (the "Property"). The Applicant seeks to operate an indoor volleyball facility on the Property. Pursuant to Section 230-103(C)(2) of the Township's Zoning Ordinance, "Indoor Athletic Facilities" in the LI-Limited Industrial Zoning District are permitted by conditional use. The Applicant has requested approval for indoor volleyball courts on the Property, by submitting a conditional use application on November 2, 2020. The conditional use application is on file at the Planning and Zoning Office at the Township Building and may be inspected by appointment. The public is invited to attend and will be given an opportunity to provide comments regarding this proposed conditional use. There will be limited capacity for in-person attendance due to COVID-19 requirements. Once capacity is reached, no other attendees will be permitted in the meeting room. Safety guidelines, including maintaining social distance and wearing a mask, must be followed by those attending in-person. 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. At the conclusion of the hearing, the Board will consider approval of the conditional use application, unless it deems additional time is required for consideration and discussion, in which case it will hold an additional public hearing at another meeting at an announced date and time for that purpose.

CAROLYN MCCREARY TOWNSHIP MANAGER LAN: Nov. 9, 16. a-1

[Back](#)

Reporter, The



Publication Name:

Reporter, The

Publication URL:

Publication City and State:

Lansdale, PA

Publication County:

Montgomery

Notice Popular Keyword Category:

Notice Keywords:

montgomery township

Notice Authentication Number:

202011191238049927261

387451020

Notice URL:

[Back](#)

Notice Publish Date:

Monday, November 09, 2020

Notice Content

MONTGOMERY TOWNSHIP LEGAL NOTICE On Monday, November 23, 2020, at 7:00 p.m. the Montgomery Township Board of Supervisors, during its regularly scheduled meeting, will conduct a public hearing to consider the Conditional Use Application of TNT Volleyball Inc. ("Applicant"): The Application involves tax parcel 46-00-00277-00-1, 1050 Bethlehem Pike, Montgomery Township, Pennsylvania (the "Property"). The Applicant seeks to operate an indoor volleyball facility on the Property. Pursuant to Section 230-103(C)(2) of the Township's Zoning Ordinance, "Indoor Athletic Facilities" in the LI-Limited Industrial Zoning District are permitted by conditional use. The Applicant has requested approval for indoor volleyball courts on the Property, by submitting a conditional use application on November 2, 2020. The conditional use application is on file at the Planning and Zoning Office at the Township Building and may be inspected by appointment. The public is invited to attend and will be given an opportunity to provide comments regarding this proposed conditional use. There will be limited capacity for in-person attendance due to COVID-19 requirements. Once capacity is reached, no other attendees will be permitted in the meeting room. Safety guidelines, including maintaining social distance and wearing a mask, must be followed by those attending in-person. 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. At the conclusion of the hearing, the Board will consider approval of the conditional use application, unless it deems additional time is required for consideration and discussion, in which case it will hold an additional public hearing at another meeting at an announced date and time for that purpose.

CAROLYN MCCREARY TOWNSHIP MANAGER LAN: Nov. 9, 16. a-1

[Back](#)



GILMORE & ASSOCIATES, INC.
ENGINEERING & CONSULTING SERVICES

November 17, 2020

File No. 20-11049

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

Reference: TNT Volleyball, Inc. (1050 Bethlehem Pike)
Conditional Use Application
Montgomery Township, Montgomery County, PA
Transportation Review

Dear Bruce:

Pursuant to your request, Gilmore & Associates, Inc. has reviewed the Conditional Use Application Submission for TNT Volleyball, Inc. (1050 Bethlehem Pike). We offer the following comments for your consideration:

A. ZONING §230-156.2 C.(5)

1. Provide a study to describe how parking will be accommodated for the site. There will be multiple tenants for the building. It is unclear if the facility will meet parking requirements per **§230-134** or can meet the parking needs for the site. In the study, determine the parking needed for existing use(s) to remain, the parking for summer youth clinics, summer camps, leagues, private lessons and court rentals. In addition, provide a discussion if tournaments will be held. If additional parking is required, describe how it can be accommodated (i.e. offsite shuttle.) Discuss which services can happen concurrently (i.e. existing use and summer camps). If adequate parking cannot be provided, we note this can lead to traffic congestion.
2. Provide plans showing the proposed parking space locations. The existing parking area is unmarked. ADA parking should be provided. Signage should be provided upon entering the site to direct vehicles to the appropriate parking area (i.e. TNT parking or warehouse).

If you have any questions, please don't hesitate to contact me.

Sincerely,

Damon Drummond, P.E., PTOE
Senior Transportation Engineer
Gilmore & Associates Inc.

cc: Carolyn McCreary, Township Manager
Jim Dougherty, P.E. Gilmore & Associates, Inc.
Leslie Salsbury, P.E. Gilmore & Associates, Inc.

CJ-74

**MONTGOMERY COUNTY
BOARD OF COMMISSIONERS**

VALERIE A. ARKOOSH, MD, MPH, CHAIR
KENNETH E. LAWRENCE, JR., VICE CHAIR
JOSEPH C. GALE, COMMISSIONER



**MONTGOMERY COUNTY
PLANNING COMMISSION**

MONTGOMERY COUNTY COURTHOUSE • PO Box 311
NORRISTOWN, PA 19404-0311
610-278-3722
FAX: 610-278-3941 • TDD: 610-631-1211
WWW.MONTCOPA.ORG

SCOTT FRANCE, AICP
EXECUTIVE DIRECTOR

November 12, 2020

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

Re: MCPC #20-0221-001
Name: TNT Volleyball Inc.
Situate: 1050 Bethlehem Pike, near Hartman Road
Montgomery Township

Dear Mr. Shoupe:

We have reviewed the above-referenced conditional use application as you requested on November 4, 2020. We forward this letter as a report of our review.

BACKGROUND

The applicant, TNT Volleyball Inc., proposes to lease 10,760 square feet of an existing 100,000 square foot warehouse located at 1050 Bethlehem Pike in order to install 3 volleyball courts. As this property is in the LI Limited Industrial district, indoor athletic facilities must be authorized as a conditional use per Montgomery Township's code (Section 230-103.c.2); requirements include that the building must have at least 20,000 square feet of gross floor area and that retail sales areas and game rooms do not compromise more than 15% of the athletic facility area. The applicant is proposing no additional retail sales area or game rooms.

COMPREHENSIVE PLAN COMPLIANCE

Montgomery Township's 2008 Comprehensive Plan Update Vision Plan identifies the area of this warehouse as light industrial. We believe that this conditional use is compatible with the township's vision plan.

Montgomery County's comprehensive plan, *Montco 2040: A Shared Vision*, sets forth a goal for the county to "provide more opportunities for residents to exercise and have healthy lifestyles". This conditional use application is compatible with *Montco 2040*.



RECOMMENDATION AND COMMENTS

The Montgomery County Planning Commission (MCPC) generally supports the applicant's conditional use application. The addition of volleyball courts to this warehouse will help to activate already built space and to provide recreational opportunities in a reliable location for the applicant.

It was noted during review that the demand for parking for users of the volleyball courts may outstrip the number of parking spaces already present on site, especially during tournaments and other large events. We would recommend that the applicant and the Township work to ensure a safe and adequate parking plan is in place in case overflow parking is needed during special events.

CONCLUSION

Please note that the review comments and recommendations contained in this report are advisory to the municipality and final disposition for the approval of any proposal will be made by the municipality.

Sincerely,



Matthew Popek, AICP
Senior Transportation Planner
mpopek@montcopa.org - 610-278-3730

c: TNT Volleyball Inc., Applicant
Matthew J. McHugh, Esq., Applicant's Representative
Carolyn McCreary, Twp. Manager
Jay Glickman, Chrm., Twp. Planning Commission

Planning Commission Meeting Minutes November 19, 2020

In attendance: Jim Rall, Leon McGuire, Frank Davey, Rutuke Patel and Tom Borghetti. Also in attendance; Candyce Fleuhr-Chimera, Marianne McConnell and Bruce Shoupe.

Call to Order: 7:30pm

Approval of Minutes: On a motion made by Leon and seconded by Rutuke, the minutes from the October 2020 meeting were approved as submitted.

Public Comment: none

TNT Volleyball, Inc. Conditional Use Application / 1050 Bethlehem Pike – The application was presented to the Commission by the applicant's attorney, Matthew McHugh and Chuck Dougherty. The applicant, TNT Volleyball, is a volleyball club formed in 2016. Currently the club has 12 teams for ages 12-18 with plans to expand with additional teams, youth clinics, summer camps, leagues, private lessons, court rentals, and tournaments.

The applicant proposes to lease a 10,760 square foot space within a 100,000 square foot building located at 1050 Bethlehem Pike. The space will be fitted out to create 3 volleyball courts. The proposed use will primarily operate evenings and weekends, the opposite hours of the current tenants within the building. An indoor recreation facility is permitted within the Limited Industrial District by Conditional Use. The applicant is scheduled to appear before the Board of Supervisors on November 23, 2020. The applicant stated that the proposed use meets the Conditional Use requirements set forth in the Township Code.

The following questions were asked by the Commission and answered by the applicant / Township staff:

1. *Is there adequate parking for your proposed use?* Approximately 65 parking spaces are available on the site for all tenants. Landlord has committed to "striping" the parking lot to define the spaces.
2. *Can the other tenants expand their current hours of operation if needed?* Yes, they are not limited to specific hours.
3. *Will you be hosting tournaments and how often?* Yes, and not sure of frequency. Will look into off-site parking options and shuttles for events.
4. *What is the estimated number of players and coaches at one time for practices?*
Approximately 35 for practices. 95% of use will be for training.

The Commission expressed concerns over parking as the business expands and tournaments are scheduled.

On a motion made by Leon McGuire and seconded by Tom Borghetti the Planning Commission recommends the Board of Supervisors recommend the Conditional Use application presented subject to compliance with the Township Staff and Consultant Review letters and traffic concerns.

Adjournment: There being no further business to come before the Commission and on a motion made by Jim Rall and seconded by Frank Davey, the meeting adjourned at 8:10 pm. The next meeting will be held at 7:30 pm on December 17, 2020 at the Montgomery Township Building.

DRAFT



**KLEHR HARRISON
HARVEY BRANZBURG LLP**

RECEIVED

NOV 02 2020

Matthew J. McHugh
Direct Dial: (215) 569-1662
Email: mmchugh@klehr.com

MONTGOMERY TOWNSHIP

October 27, 2020

VIA E-MAIL (bshoupe@montgomerytwp.org) AND FEDERAL EXPRESS

Montgomery Township
ATTN: Bruce Shoupe, Planning & Zoning Director
1001 Stump Road
Montgomeryville, PA 18936

**Re: Montgomery Township Board of Supervisors
Conditional Use Application of TNT Volleyball, Inc.
Subject Property: 1050 Bethlehem Pike**

To Whom It May Concern:

Enclosed please find six (6) copies of a Conditional Use Application consisting of the following:

- Executed Conditional Use Application
- Addendum to Conditional Use Application
- Existing Conditions Plan
- Tax Map
- Deed
- Executed Letter of Intent
- Proposed Floor Plan
- List of Adjacent Property Owners

The required fees will be delivered under separate cover by the Applicant.

We request a hearing on this application.

Please:

- Confirm receipt of the completed application and advise of the date that this application will be scheduled for a hearing before the Board of Supervisors;

1835 MARKET STREET SUITE 1400 PHILADELPHIA, PA 19103 t 215.569.2700 f 215.568.6603 www.klehr.com
PENNSYLVANIA NEW JERSEY DELAWARE



- Provide me with copies of any correspondence, reviews and comments sent or received by the Township with regard to this application; and
- Provide me with advance notice of any meeting of a Township board, commission, agency, or committee which intends to discuss or consider this application.

Thank you for your consideration. Please do not hesitate to contact me if you should have any question or require any further information

Very truly yours,

Matthew J. McHugh

Enclosure

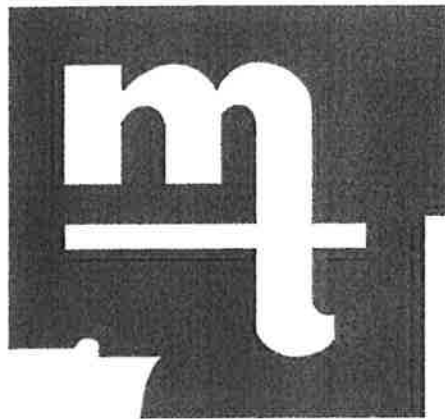
cc: Chuck Dougherty (via e-mail only)

RECEIVED

NOV 02 2020

MONTGOMERY TOWNSHIP

Application for Conditional Use



Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936-9605

Telephone: 215-393-6920
Fax: 215-855-1498
www.montgomerytwp.org

1-2017

Application for Conditional Use

Township of Montgomery, Montgomery County, Pennsylvania

Notice Of Appeal

Appellant: Name: TNT Volleyball Inc.
 Address: 237 Berkeley Road
 Glenside, PA 19038

 Phone: 215-206-6123 Fax:
 E-Mail tntvolleyballphilly@gmail.com

Owner: Name: Unified 1050 LLC
 Address: 1900 Rittenhouse Square, Suite 4B
 Philadelphia, PA 19103

 Phone: Fax:
 E-Mail

Attorney: Name: Matthew J. McHugh, Esquire
 Address: 1835 Market Street, Suite 1400
 Philadelphia, PA 19103

 Phone: 215-569-1662 Fax:
 E-Mail mmchugh@klehr.com

Notice of Appeal
Page 2

Interest of appellant, if not owner (agent, lessee, etc.):

Lessee

1. Brief Description of Real Estate Affected:

Block and Unit Number 46-00-00277-00-1

Location 1050 Bethlehem Pike

Lot Size 5.386 acres

Present Use Warehouse

Present Zoning Classification Limited Industrial

Present Improvements Upon Land Approx. 100,000 sq ft warehouse building

Deed Recorded at Norristown in Deed Book 6116 Page 01229

2. Specific reference to section of the Zoning Ordinance upon which application is based.

Section 230-103(c)

3.

Action desired by appellant or applicant (statement of proposed use)

See attached addendum

4. Reasons appellant believes Board should approved desired action (refer to section(s) of Ordinance under which it is felt that desired action may be allowed, as well as regulations contained in Article XVII, Signs, Article XIX, Off Street Parking and Loading and Article XXI, Miscellaneous Provisions.

See attached addendum

5. Has previous application for conditional use been filed in connection with these premises?
_____ Yes X No

NOTE:

If more space is required, attach a separate sheet and make specific reference to the question being answered.

I, hereby depose and say that all of the above statements and the statements contained in any papers or plans submitted herewith, are true to the best of my knowledge and belief.

SWORN TO AND SUBSCRIBED BEFORE ME THIS

 27 DAY OF Oct 20 20



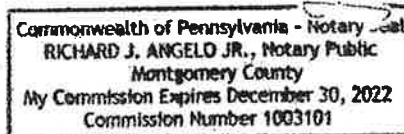
Notary Public



Appellant's or Owner's Signature

State of PA

County of Montgomery



MONTGOMERY TOWNSHIP

ADDENDUM TO CONDITIONAL USE APPLICATION

Applicant: TNT Volleyball Inc.
237 Berkeley Road
Glenside, PA 19038

Owner: Unified 1050 LLC
1900 Rittenhouse Square, Suite 4B
Philadelphia, PA 19103

Subject Property: 1050 Bethlehem Pike
Montgomeryville, PA 18936
Tax Parcel No. 46-00-00277-00-1

Attorney: Matthew J. McHugh, Esquire
KLEHR HARRISON HARVEY BRANZBURG LLP
1835 Market Street, Suite 1400
Philadelphia, PA 19103
mmchugh@klehr.com
(215) 569-1662

Relief Requested:

1. A conditional use from Section 230-103(c)(2) of the Montgomery Township Zoning Ordinance to permit an Indoor Athletic Facility on the Subject Property within the LI – Limited Industrial Zoning District.

Summary of Application

The Applicant is a volleyball club that was formed in 2016 with a mission to provide affordable club volleyball for all families. The Applicant presently has 12 club volleyball teams for ages 12 through 18 years with plans to expand to include future teams in the near future. The Applicant also plans to expand its services to include youth clinics, summer camps, leagues, private lessons and court rentals. In order to accommodate its expanded services, the Applicant must secure the necessary volleyball courts, which has become increasingly harder due to COVID-19 restrictions on the use of school facilities and gymnasiums.

Therefore, the Applicant desires to lease approximately 10,760 square feet of the existing approximately 100,000 square foot warehouse building on the Subject Property (the “Leased Premises”). The Leased Premises will be fit out by laying sport court floors to create 3 volleyball courts.

Indoor athletic facilities, including volleyball courts, are permitted by conditional use in the LI – Limited Industrial Zoning District. The Zoning Ordinance requires that indoor athletic

facilities must take place in a building that has at least 20,000 square feet of gross floor area, although the indoor athletic facility does not need to use the whole building. The proposed indoor athletic facility will take place in a building with approximately 100,000 square feet of gross floor area with the proposed indoor athletic facility occupying approximately 10,760 square feet of the building. There will be no accessory retail sales or accessory video games/arcade rooms associated with the proposed indoor athletic facility.

In addition to the above indoor athletic facility conditional use requirements, the Applicant will demonstrate compliance with the below general conditional use standards and criteria set forth in the Montgomery Township Zoning Ordinance:

1. The proposed use is permitted by conditional use, and it will conform to the applicable regulations of the district in which it is located or any district regulations which may relate to or apply to the use, including but not limited to setbacks, building coverage, open space and buffering.

2. The proposed use will conform to the regulations applicable according to use and/or district, including but not limited to regulations contained in Article XVIII, Signs, Article XIX, Off-Street Parking and Loading, Article XX, Nonconforming Uses and Article XXI, Miscellaneous Provisions.

3. Points of vehicular access to the lot are provided at a distance from the intersections and other points of access and in number sufficient to prevent undue traffic hazards and obstruction to the movement of traffic.

4. The location of the site with respect to the existing public roads giving access to it is such that the safe capacity of the public roads is not exceeded by the estimated traffic attracted or generated by the proposed use, and the traffic generated or attracted is not out of character with the normal traffic using said public roads.

5. A determination that the proposed use will not have an unwarranted impact on traffic in the area, either creating significant additional congestion in an area of existing congestion or posing a threat of significant additional congestion where there is a high probability of future congestion. In addition, the Board shall consider whether the proposed use will create any traffic hazard dangerous to the public safety.

6. Screening of the proposed use from adjacent uses is sufficient to prevent the deleterious impact of the uses upon each other, considering the type, dimension and character of the screening.

7. The proposed use does not adversely affect or contradict Montgomery Township's Comprehensive Plan.

8. The proposed use meets the purpose described in Article I of this chapter.

9. The proposed use is suitable for the character of the neighborhood and the uses of the surrounding properties.

10. The proposed use will not impair an adequate supply of light and air to adjacent property.

11. The proposed use will not adversely affect the public health, safety or general welfare.

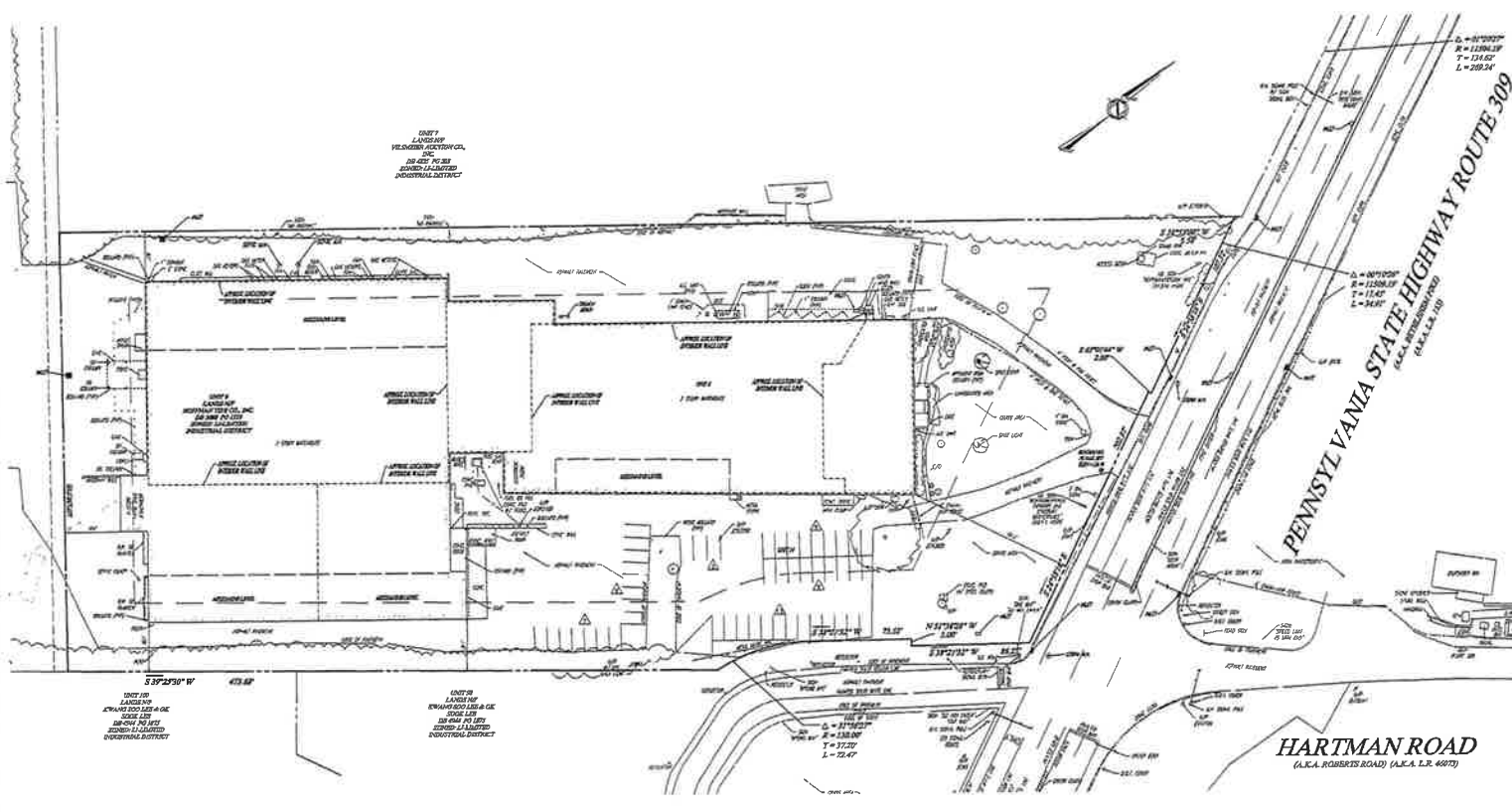
12. The proposed use will not adversely affect transportation or unduly burden water, sewer, school, park or other public facilities.

13. The proposed use shall not overcrowd land or create undue concentration of population or undue intensity of use.

The Applicant believes and therefore avers that the Subject Property is an appropriate location for an indoor athletic facility and the proposed use and location is consistent with the spirit and intent of the general conditional use standards and criteria contained in the Montgomery Township Zoning Ordinance.

Conclusion

At the hearing on this matter, the Applicant will present sufficient credible testimony and evidence to support its entitlement to the Relief Requested herein.



- GENERAL NOTES:**
- 1. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 2. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 3. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 4. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 5. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 6. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 7. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 8. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 9. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 10. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).

AREA	AREA	AREA	AREA
1.0000	1.0000	1.0000	1.0000
2.0000	2.0000	2.0000	2.0000
3.0000	3.0000	3.0000	3.0000
4.0000	4.0000	4.0000	4.0000
5.0000	5.0000	5.0000	5.0000
6.0000	6.0000	6.0000	6.0000
7.0000	7.0000	7.0000	7.0000
8.0000	8.0000	8.0000	8.0000
9.0000	9.0000	9.0000	9.0000
10.0000	10.0000	10.0000	10.0000

- AREA NOTES:**
- 1. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 2. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 3. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 4. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 5. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 6. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 7. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 8. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 9. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).
 - 10. THE SHOWN LOT LINES ARE BASED UPON THE RECORD PLAT FOR THE HARTMAN ROAD (A.C.A. L.R. 6072) AND THE RECORD PLAT FOR THE PENNSYLVANIA STATE HIGHWAY ROUTE 309 (A.C.A. L.R. 6073).

Bohler Engineering, Inc.
Civil & Consulting Engineers • Surveyors • Traffic Consultants
1000 BETHLEHEM PIKE
MONTGOMERYVILLE, PA 17502
(717) 344-1111
www.bohlereng.com

PROJECT: MONTGOMERYVILLE ASSOCIATES, L.P.
1000 BETHLEHEM PIKE
MONTGOMERYVILLE, PA 17502

EXISTING CONDITIONS PLAN

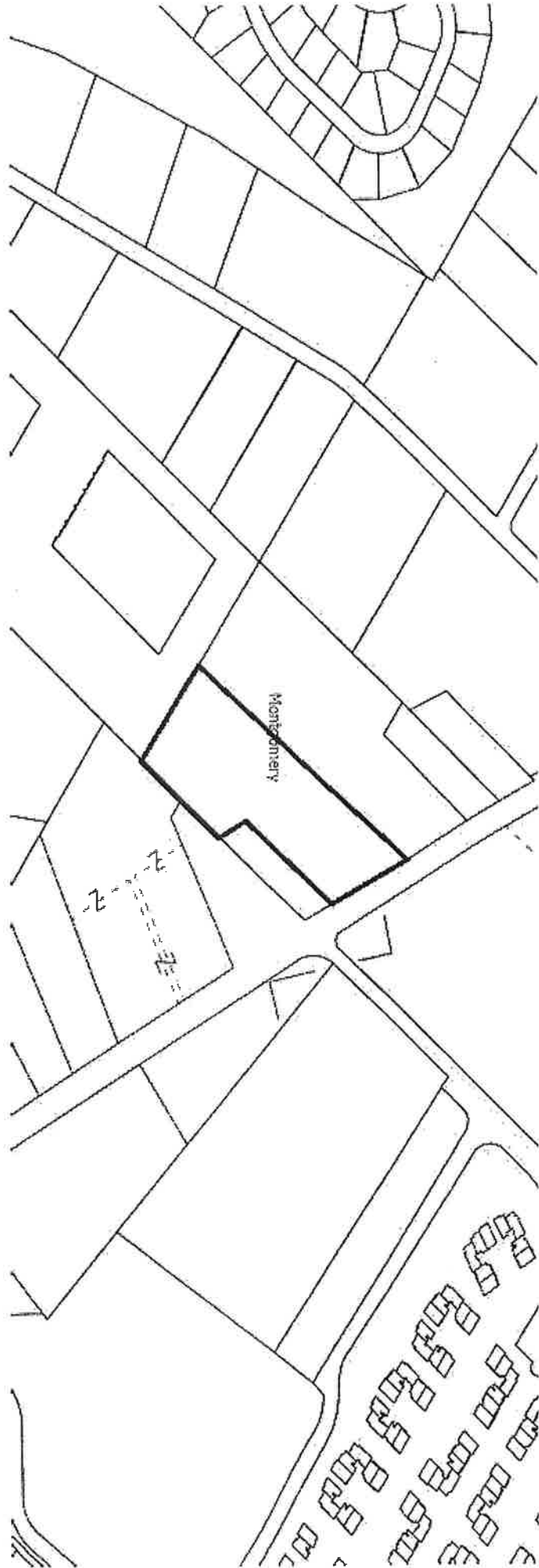
R.D. IRONS

CALL BEFORE YOU DIG!
PENNSYLVANIA LAW REQUIRES
CONSTRUCTION PROJECTS TO BE
MARKED PRIOR TO EXCAVATION
DAYS IN DESIGN STAGE - STOP CALL

PA 1
1000 BETHLEHEM PIKE
MONTGOMERYVILLE, PA 17502

DATE: 10/1/2010
BY: R.D. IRONS
SCALE: 1" = 40'

1



Prepared by:

Silverang, Donohoe, Rosenzweig & Haltzman, LLC
595 E. Lancaster Avenue, Suite 203
St. Davids, PA 19087
Attn : Ronald P. Kalyan, Jr., Esquire
610-263-0116

Return to :

Commonwealth Land Title Insurance Company
Fidelity National Title Insurance Company
1700 Market Street; Suite 2100
Philadelphia, PA 19103
Attn: Theresa Solitario

Property Description:

1050 Bethlehem Pike, Montgomery Township,
Montgomery County, Commonwealth of Pennsylvania

Tax Parcel Nos. : 46-00-00277-001 and 46-00-00274-004

SPECIAL WARRANTY DEED

THIS INDENTURE is made the 27th day of November, 2018, by and between **MONTGOMERYVILLE REAL ESTATE ASSOCIATES, L.P.**, a Pennsylvania limited partnership having an address of 595 East Lancaster Avenue, Suite 203, St. Davids, PA 19087 (the "Grantor"), in favor of **UNIFIED 1050 LLC**, a Pennsylvania limited liability company having a mailing address at 1900 Rittenhouse Square, Suite 4B, Philadelphia, PA 19103 (the "Grantee").

WITNESSETH, that the said Grantor for and in consideration of the sum of **FOUR MILLION THREE HUNDRED THOUSAND AND 00/100 DOLLARS (\$4,300,000.00)** lawful money of the United States of America, unto it well and truly paid by the said Grantee, at or before the sealing and delivery hereof, the receipt of which is hereby acknowledged, has granted, conveyed, bargained and sold, aliened, enfeoffed, released and confirmed and by these presents does grant, convey, bargain and sell, alien, enfeoff, release and confirm unto the said Grantee and its successors and assigns:

ALL THOSE CERTAIN parcels of land and the improvements thereon situate in the Township of Montgomery, Montgomery County, Pennsylvania, being more particularly described on Exhibit "A" attached hereto and made a part hereof.

TOGETHER with all and singular the Buildings, Improvements, Streets, Alleys, Passages, Ways, Waters, Water-Courses, Rights, Liberties, Privileges, Hereditaments and Appurtenances whatsoever thereunto belonging, or in any way appertaining, and the Reversions and Remainders, Rents, Issues and Profits thereof; and all the estate, right, title, interest, property, claim and demand whatsoever, of it, the said Grantor, in law, equity, or otherwise, of,

in, and to the same and every part thereof.

TO HAVE AND TO HOLD the above described land together with all buildings and improvements thereon and all Hereditaments and Premises hereby granted, or mentioned and intended so to be, with the Appurtenances, unto the said Grantee, and to its successors and assigns, to and for the only proper use and behoof of the said Grantee, and its successors and assigns, forever.

AND the said Grantor, for itself and its successors and assigns, does by these presents, covenant, grant and agree to and with the said Grantee, and its successors and assigns, that they, the said Grantor and its successors and assigns, all and singular the Hereditaments and Premises herein above described and granted, or mentioned and intended so to be, with the Appurtenances, unto the said Grantee, and its successors and assigns, against them, the said Grantor, its successors and assigns, and against all and every other person or persons whomsoever lawfully claiming or to claim the same or any part thereof, by, from, or under it, them, or any of them, shall and will **SPECIALLY WARRANT AND FOREVER DEFEND**.

REMAINDER OF PAGE INTENTIONALLY BLANK

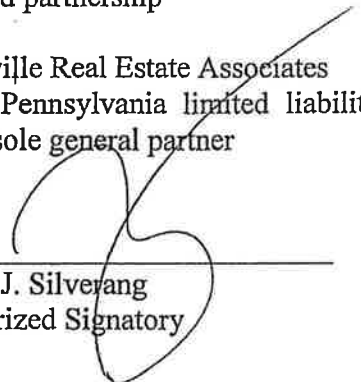
SIGNATURES APPEAR ON FOLLOWING PAGE

IN WITNESS WHEREOF, the Grantor has caused this Indenture to be duly executed on the day and year first above written.

GRANTOR:

**MONTGOMERYVILLE REAL ESTATE
ASSOCIATES, L.P.,**
a Pennsylvania limited partnership

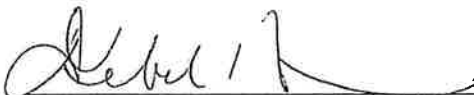
By: Montgomeryville Real Estate Associates
GP, LLC, a Pennsylvania limited liability
company, its sole general partner

By: 
Kevin J. Silverang
Authorized Signatory

COMMONWEALTH OF PENNSYLVANIA)
)ss.
COUNTY OF Delaware)

On this 21st day of November, 2018, before me, a Notary Public, personally appeared Kevin J. Silverang, known to me (or satisfactorily proven) to be the Authorized Signatory of Montgomeryville Real Estate Associates GP, LLC, a Pennsylvania limited liability company and General Partner of Montgomeryville Real Estate Associates, L.P., a Pennsylvania limited partnership, whose name appears in the foregoing instrument, and acknowledged that he executed said instrument on behalf of the limited partnership in such capacity and for the purposes therein contained.

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


Notary Public
My Commission Expires:

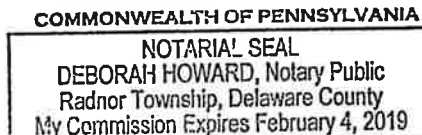


EXHIBIT A TO DEED

ALL THAT CERTAIN tract of land situate in Montgomery Township, Montgomery County, Commonwealth of Pennsylvania, being Units 8 & 14, Block 19 (APN#S 46-00-00277-0-1 & 46-00-00274-00-40), being described as follows to wit:

BEGINNING AT A POINT on the title line and Southwesterly legal right-of-way line of Pennsylvania State Highway Route 309 (a.k.a. Bethlehem Pike, S.R. 309, L.R. 153, variable width legal right-of-way) at the intersection of the dividing line between Units 8 & 14, Block 19, lands now or formerly Montgomeryville Real Estate Associates, L.P., and Unit 7, Block 19, lands now or formerly storage partners of Montgomeryville, L.P., and from said point of beginning running, thence;

The following eight (8) courses and distances along the title line and Southwesterly legal right-of-way line of Pennsylvania State Highway Route 309:

1. Along the arc of a circle curving to the left, having a radius of 11,509.19 feet, a central angle of 00 degrees - 10 minutes - 26 seconds, an arc length of 34.91 feet, a chord bearing South 24 degrees - 53 minutes - 03 seconds East and a chord distance of 34.91 feet to a point, thence;
2. South 24 degrees - 58 minutes - 16 seconds East, a distance of 107.32 feet to a point, thence;
3. South 65 degrees - 01 minutes - 44 seconds West, a distance of 2.00 feet to a point, thence;
1. South 24 degrees - 58 minutes - 16 seconds East, a distance of 202.97 feet to a point, thence;
2. South 38 degrees - 21 minutes - 32 seconds West, a distance of 86.25 feet to a point, thence;
3. North 51 degrees - 38 minutes - 28 seconds West, a distance of 5.00 feet to a point, thence;
4. South 38 degrees - 21 minutes - 32 seconds West, a distance of 73.52 feet to a point of curvature, thence;
5. Along the arc of a circle curving to the left, having a radius of 130.00 feet, a central angle of 31 degrees - 56 minutes - 27 seconds, an arc length of 72.47 feet, a chord bearing South 22 degrees - 23 minutes - 18 seconds West and a chord distance of 71.54 feet to a point, thence;
9. Along the lands of the Commonwealth of Pennsylvania and the dividing line between Units 8 & 14, Block 19 and unit 100, block 19, lands now or formerly Lee, South 39 degrees - 25 minutes - 30 seconds West, a distance of 473.68 feet to a concrete monument, thence;
10. Along the dividing line between Units 8 & 14, Block 19 and Unit 46, Block 19, lands now or formerly Exeter 1360 Welsh, L.P., North 51 degrees - 30 minutes - 00 seconds West, a distance of 321.78 feet to a concrete monument; thence;
11. Along the dividing line between Units 8 & 14, Block 19 and Unit 7, Block 19, North 38 degrees - 55 minutes - 00 seconds East, a distance of 858.17 feet to the point and place of beginning.

CONTAINING 248,040 SQUARE feet or 5.694 acres

This description was written based upon a Map entitled "Boundary And Partial Topographic Survey, #1350 & 1360 Welsh Road, Units 8, 14, & 46, Block 19, APN #'s 46-00-22277-11-1, 46-00-00274-00-4, 46-00-04243-00-4, Montgomery County, Commonwealth Of Pennsylvania", prepared by Control Point Associates, Inc., revision 4 dated 6/16/2017, File No. 02-960076-01, Sheet 1-3 of 3.

BEING Tax Parcel Nos. 46-00-00277-00-1 and 46-00-00274-00-4.

BEING PART OF THE SAME PREMISES which Marc I. Hoffman and Jeffrey A. Hoffman and Fred J. Hoffman and David G. Hoffman by Deed dated 7/14/2005 and recorded 8/4/2005 in Montgomery County in Deed Book 5565 Page 593 conveyed unto Montgomeryville Real Estate Associates, L.P. in fee.

SPECIAL WARRANTY DEED

**MONTGOMERYVILLE REAL ESTATE ASSOCIATES, L.P.,
A Pennsylvania limited partnership**

TO

**UNIFIED 1050 LLC
A Pennsylvania limited liability company**

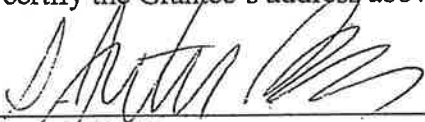
Property Address:

1050 Bethlehem Pike, Montgomery Township, Montgomery County, PA 19454
Tax Parcel Nos.: 46-00-00277-001 and 46-00-00274-004

The mailing address of the above-named Grantee is:

1900 Rittenhouse Square, Suite 4B,
Philadelphia, PA 19103

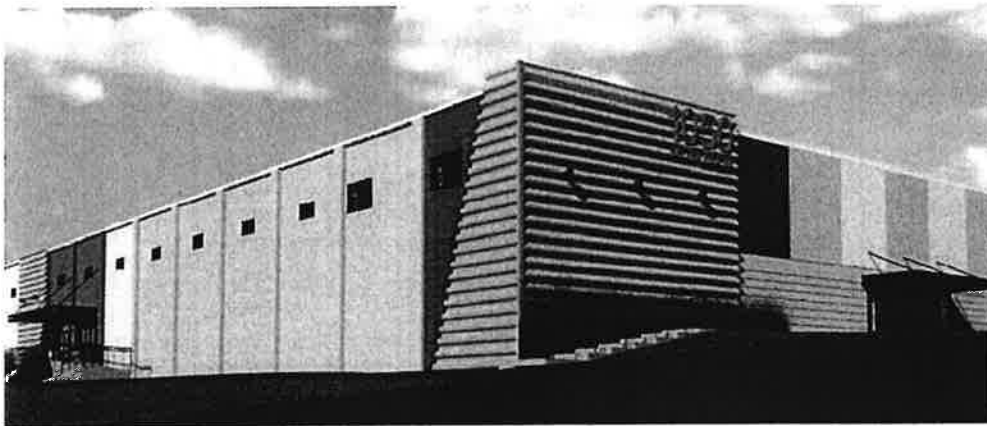
I certify the Grantee's address above is correct.


On behalf of the Grantee

PREPARED FOR:



PROPOSAL FOR
1050 BETHLEHEM PIKE
MONTGOMERYVILLE, PA



PREPARED BY:



The Flynn Company
1621 Wood Street
Philadelphia, PA 19103
Mark Pawlowski, Mike Borski, Jr & Kevin Flynn, Jr

PROPOSAL
1050 Bethlehem Pike
October 15, 2020

1. **Tenant:** TNT Volleyball, Inc.
2. **Complex:** 1050 Bethlehem Pike, Montgomeryville, PA
3. **Ownership & Management:**
Unified 1050 LLC is the owner of the property. Based in Philadelphia, Unified 1050 LLC is an experienced owner of industrial based real estate with assets in and around the Philadelphia region. The Flynn Company will assist Unified 1050 LLC in the leasing and management of the complex.
4. **Building Size:**
The multi-tenant building totals approximately 100,000 SF.
5. **Ingress/Egress:**
The building is located directly on 309. Secondary access to Welsh Road is available in the rear of the complex.
6. **Requirement Size:**
An 11,180 SF space as outlined on Exhibit "A".
**Interior space measures 127' x 83', totaling 10,541 square feet
7. **Lease Term:** 5 Years
8. **Base Rent:** [REDACTED]
9. **Lease Structure:**
This lease structure will be considered a "Gross Plus Utilities" rent structure. In addition to the rent schedule above, Tenant will be responsible for their consumption and usage of electric, gas, water, sewer, phone, internet and for their own janitorial and trash removal. This lease structure does include real estate taxes, property insurance, grass cutting, snow plowing, landscaping, exterior lighting, management fees and other items traditionally associated with NNN expenses.
10. **Lease Commencement:**
January 1, 2021. Landlord will obtain all Township permits for Landlord's Work.

11. Landlord Work:

Landlord, at Landlord's sole cost and expense will deliver the improvements listed below prior to Tenant's occupancy;

- Demolish the two walls in the NW corner of the Premises.
- Demolish the mezzanine on the south wall.
- Convert the current garage door to a roll up door and removing the metal framework.
- Remove the sprinklers under the current mezzanine.

12. Tenant Work:

Tenant, at Tenant's sole cost and expense will complete the following:

- Create new mezzanine for spectators and offices.
- Adjust the ramp at the garage door.
- Install additional bathrooms. IF Tenant desires to install a new bathroom, Landlord will provide a One Month Rent Credit towards Tenant's cost. **When the tenant decides to construct the additional bathrooms in spring/summer, the rent credit will be given at that time.
- All work must be in compliance with Township codes. Landlord reserves the right to require the Tenant to return the Premises to the condition it was prior to Tenant's work.

13. Security Deposit:

██████████ will be posted as a security deposit at lease execution along with the first month's rent of ██████████ Total check owed at lease signing is ██████████ This deal is further contingent upon Landlord's satisfactory review of Tenant's financial statements. It is requested that the financial statements are sent immediately for review.

13. Brokerage Commission:

Mimi Moynihan at Re/Max is recognized as the Tenant's real estate broker involved in this proposed transaction and shall be paid a 3%, "As Collected" commission by the Landlord.

14. Signage:

Tenant shall be given their proportionate share of the monument sign facing Route 309. The sign will be built in accordance with township code.

15. Disclaimer:

The terms set forth in the proposal are not contractual. This transaction shall not be valid until a Lease has been executed by all parties.

15. Timing:

This proposal is valid until October 22, 2020.

****TNT Volleyball requesting change in lease term from January 1 2021- January 2026 to**

January 1, 2021- May 31, 2026 with 5 year option at FMV

Please add the following lease term:

****This lease is contingent upon Tenant's receipt of final, unappealable conditional use approval from Montgomery Township to operate the Premises as an indoor athletic facility.**

If you agree with the above stated terms please have an authorized party execute and date below and return to my attention. Ownership will immediately prepare a formal lease agreement upon receipt.

Sincerely,

Accepted By:



Kevin Flynn, Jr.

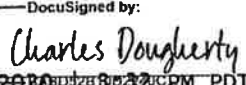
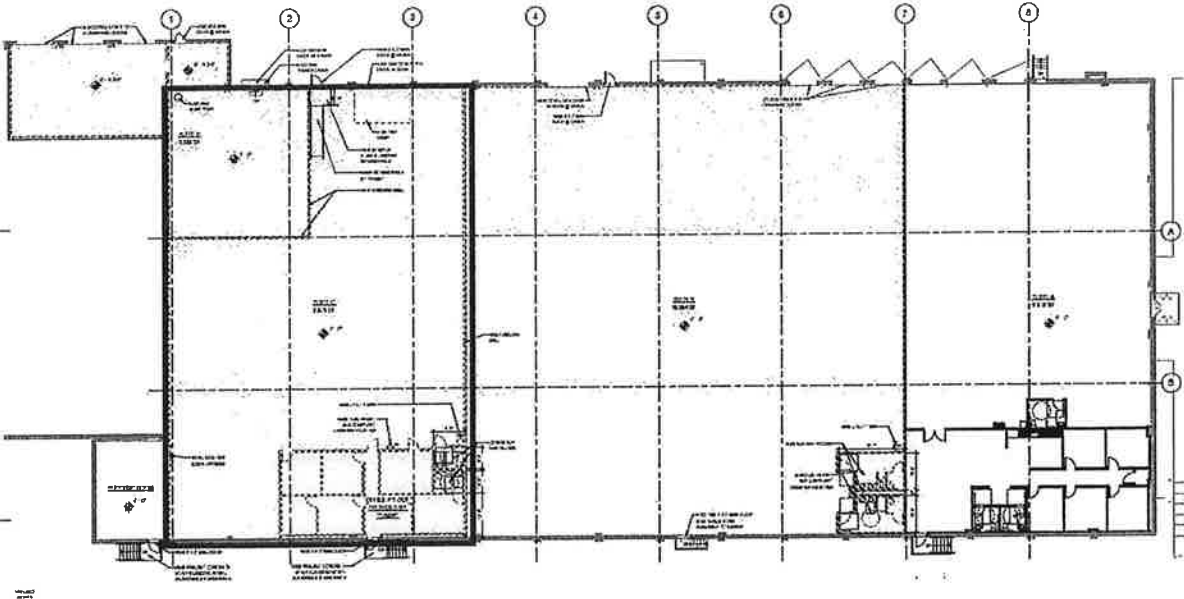
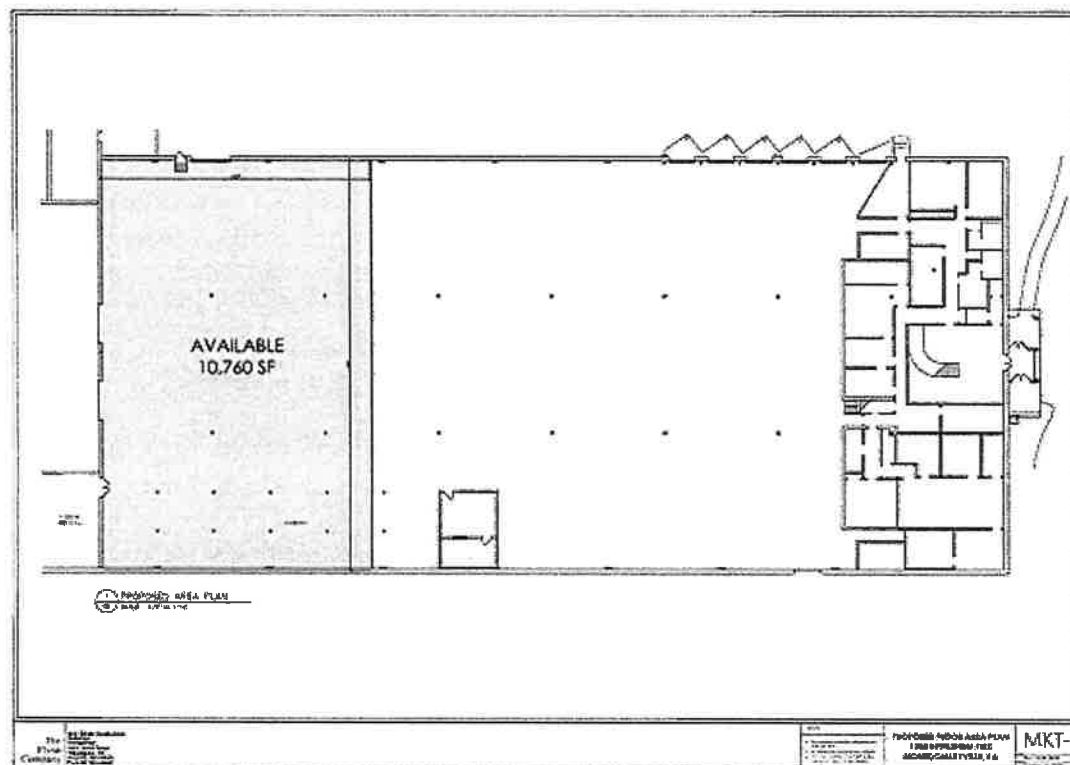
DocuSigned by:

Print Name: Charles Dougherty
Date: 10/19/2020 1:37:32 PM PDT

EXHIBIT "A"



DocuSigned by:
Charles Dougherty
BABD52B10D2240C...
10/19/2020 | 3:32 PM PDT



1050 BETHLEHEM PIKE

ADJACENT PROPERTY NOTIFICATION LIST

<u>Tax Parcel No.</u>	<u>Property Address</u>	<u>Mailing Address</u>
46-00-00280-00-7	1044 Bethlehem Pike	Storage Part of Montgomeryville LP PO Box 320099 Alexandria, VA 22320
46-00-00274-00-4	Bethlehem Pike	Unified 1050 LLC 1900 Rittenhouse Square, Suite 4B Philadelphia, PA 19103
46-00-00271-00-7	1060 Bethlehem Pike	Lee Kwang Soo & Ok Sook 7 Bayberry Circle Ambler, PA 19002
46-00-04243-00-4	1350-1360 Welsh Road	Montgomeryville Real Estate Assoc LP 140 W Germantown Pike, Suite 140 Plymouth Meeting, PA 19462
46-00-00088-00-1	1049 Bethlehem Pike	Glasgow Inc. PO Box 1089 Glenside, PA 19038

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS

BOARD ACTION SUMMARY

Item # **10**

SUBJECT: Consider Construction Escrow Release 2 - 911 Lansdale Avenue –
M.L. Homes - LDS 435R
MEETING DATE: November 23, 2020
BOARD LIAISON Tanya C. Bamford, Chair
INITIATED BY: Bruce Shoupe, Director of Planning and Zoning

BACKGROUND:

Attached is a construction escrow release requested by M.L. Homes for 911 Lansdale Avenue as recommended by the Township Engineer.

The original amount of the escrow was \$74,844.24, held as Cash with the Township. This is the second release for this project and is in the amount of \$34,016.00. The new balance would be \$12,027.00.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT: None

PREVIOUS BOARD ACTION: None

ALTERNATIVES/OPTIONS: Approve or not approve the construction escrow release.

BUDGET IMPACT: None.

RECOMMENDATION: That this construction escrow be released.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby authorize a construction escrow release in the amount of \$34,016.00 as recommended by the Township Engineer for the M.L Holmes.

MOTION _____ SECOND _____ VOTE _____



GILMORE & ASSOCIATES, INC.
ENGINEERING & CONSULTING SERVICES

VIA EMAIL

REVISED

November 18, 2020

File No. 2020-03032

Ms. Carolyn McCreary, Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Reference: 911 Lansdale Avenue – LD/S #435
Financial Security Release 2

Dear Carolyn:

We have received and reviewed the Request for Escrow Release for the above-referenced project. This letter is to certify that the improvements attached to this letter in the amount of \$34,016.00 have been completed. Please find enclosed a copy of our escrow calculations and the application for release of funds for your use.

Please be advised that these improvements will be subject to a final inspection prior to dedication and again at the end of the maintenance period. Any deficiencies will be required to be corrected by the developer.

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

Sincerely,

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

JPD/SW/jpd

Enclosures: Release of Escrow Form, Escrow Status Report

cc: Bruce S. Shoupe, Director of Planning and Zoning
Lauren Arechaga – M.L. Homes
Valerie Liggett, R.L.A. – Gilmore & Associates, Inc.
Brian Dusault – Gilmore & Associates, Inc.

65 East Butler Avenue | Suite 100 | New Britain, PA 18901 | Phone: 215-345-4330 | Fax: 215-345-8606

Gilmore & Associates, Inc.
Building on a Foundation of Excellence
www.gilmore-assoc.com

RELEASE OF ESCROW FORM

James P. Dougherty, P.E.
Senior Project Manager
Gilmore & Associates, Inc.
65 East Butler Avenue, Suite 100
New Britain, PA 18901
215-345-4330

Date: 11/10/2020

Development: 911 Lansdale Ave. (B/U: 006A/054) - LDS-435
Release #: 2

G&A Project #: 2020-03032

Dear Mr. Dougherty:

This is an escrow release request in the amount of \$34,016.00. Enclosed is a copy of our escrow spreadsheet with the quantities noted.

ESCROW RELEASE REQUESTS ARE LIMITED TO ONE PER MONTH.

Ms. Carolyn McCreary
Township Manager
Montgomery Township
1001 Stump Road
Montgomeryville, PA 18936

Date: 11/18/2020

Dear Ms. McCreary:

We have reviewed the developer's request for an escrow release. We therefore, recommend that \$34,016.00 be released. These improvements will be subject to a final observation prior to dedication and again at the end of the maintenance period. Any deficiencies will be required to be corrected by the developer.

James P. Dougherty 11/18/2020
James P. Dougherty, P.E., Senior Project Manager, Gilmore & Associates, Inc.

Resolution # _____

WHEREAS, a request for release of escrow was received from M.L. Homes for 911 Lansdale Ave. (B/U: 006A/054) - LDS-435, in the amount of \$34,016.00, on the representation that work set forth in the Land Development Agreement to the extent has been completed and;

WHEREAS, said request has been reviewed by the Township Engineer who recommends release of \$34,016.00;

NOW, THEREFORE, BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we do hereby authorize release of \$34,016.00; in accordance with the developer's request, and the officers of the Township are authorized to take the necessary action to obtain release of said sum.

BE IT FURTHER RESOLVED that Township records indicate that escrow has been deposited via Cash with Montgomery Township in total sum of \$74,844.24 pursuant to a signed Land Development Agreement and that \$28,027.00 has previously been released from escrow. Therefore, the action of the Board releasing said sum leaves a new balance of \$12,801.24 in escrow.

MOTION BY: _____

VOTE: _____

SECOND BY: _____

DATED: _____

RELEASED BY: _____

Department Director



ESCROW RELEASE NO.: 2

DATE PREPARED: 18-Nov-2020

PROJECT NAME: 911 Lansdale Ave. (B/U: 006A/054)	TOTAL ENG/INS/LEGAL (CASH ESCROW): \$ 6,900.00	MONTGOMERY TOWNSHIP
DEVELOPER: M.L. Homes	TOTAL ADMINISTRATION (CASH ESCROW): \$ 3,000.00	TOWNSHIP NO.: LDS-435
ESCROW AGENT: Montgomery Township		G&A PROJECT NO.: 2020-03032
TYPE OF SECURITY: Cash	MAINTENANCE BOND AMOUNT (15%): \$ 10,206.03	AGREEMENT DATE:

SUMMARY OF IMPROVEMENT ESCROW ACCOUNT		TOTAL COST	RELEASE REQUESTS		TOTAL	BALANCE
			CURRENT	PRIOR		
CONSTRUCTION		\$ 68,040.22	\$ 34,016.00	\$ 28,027.00	\$ 62,043.00	\$ 5,997.22
ANNUAL 10% CONSTRUCTION COST INCREASE (Balance as of mm/dd/yy = \$x.xx)		\$ -	\$ -	\$ -	\$ -	\$ -
CONTINGENCY (10%)		\$ 6,804.02	\$ -	\$ -	\$ -	\$ 6,804.02
TOTAL		\$ 74,844.24	\$ 34,016.00	\$ 28,027.00	\$ 62,043.00	\$ 12,801.24

CONSTRUCTION ITEMS	UNIT	QUANTITY	UNIT COST	TOTAL COST	CURRENT REQUEST		PRIOR REQUESTS		TOTAL REQUESTS (Incl. current release)		AVAILABLE FOR RELEASE (Incl. current release)	
					QTY	COST	QTY	COST	QTY	COST	QTY	COST
A. EROSION CONTROL												
1. Construction Entrance	EA	1	\$ 2,500.00	\$ 2,500.00		\$ -	1.00	\$ 2,500.00	1.00	\$ 2,500.00		\$ -
2. Tree Protection Fence	LF	790	\$ 3.00	\$ 2,370.00		\$ -	790.00	\$ 2,370.00	790.00	\$ 2,370.00		\$ -
3. 12 inch Silt Sock	LF	105	\$ 5.00	\$ 525.00		\$ -	105.00	\$ 525.00	105.00	\$ 525.00		\$ -
4. 18 inch Silt Sock	LF	237	\$ 6.00	\$ 1,422.00		\$ -	237.00	\$ 1,422.00	237.00	\$ 1,422.00		\$ -
B. STORMWATER MANAGEMENT												
1. 6 inch Roof Header	LF	123	\$ 12.00	\$ 1,476.00	123.00	\$ 1,476.00		\$ -	123.00	\$ 1,476.00		\$ -
2. R-3 Apron	LS	1	\$ 300.00	\$ 300.00	1.00	\$ 300.00		\$ -	1.00	\$ 300.00		\$ -
3. Rain Garden (inc. excavation, amended soils, U-Drain, OCS, restoration, & seeding)	LS	1	\$ 9,000.00	\$ 9,000.00	1.00	\$ 9,000.00		\$ -	1.00	\$ 9,000.00		\$ -
4. Betula nigra - River Birch 6 to 8 ft	EA	2	\$ 750.00	\$ 1,500.00	2.00	\$ 1,500.00		\$ -	2.00	\$ 1,500.00		\$ -
5. Ilex verticillata 'Winter Red' - Winterberry 18 to 24 in.	EA	8	\$ 85.00	\$ 760.00	8.00	\$ 760.00		\$ -	8.00	\$ 760.00		\$ -
6. 71 ft x 2 ft x 2 ft (LxWxD) Level Spreader (inc. 6 inch HDPE, cleanouts, clean AASHTO No. 3, filter fabric)	LS	1	\$ 2,100.00	\$ 2,100.00	1.00	\$ 2,100.00		\$ -	1.00	\$ 2,100.00		\$ -
C. SITE IMPROVEMENTS												
1. 1.5 inch 9.5mm WMA/HMA, 3-10 ESALS, SRL-H	SY	606	\$ 8.50	\$ 5,147.22		\$ -		\$ -		\$ -	605.56	\$ 5,147.22
2. 5 inch, 25mm WMA/HMA, 3-10 ESALS	SY	606	\$ 25.00	\$ 15,150.00		\$ -	606.00	\$ 15,150.00	606.00	\$ 15,150.00		\$ -
3. 3 inch PADOT 2A	SY	606	\$ 8.00	\$ 4,848.00		\$ -	606.00	\$ 4,848.00	606.00	\$ 4,848.00		\$ -
4. PADOT Class 4, Type 'A' Geotextile (12 oz/sy, nonwoven)	SY	606	\$ 2.00	\$ 1,212.00		\$ -	606.00	\$ 1,212.00	606.00	\$ 1,212.00		\$ -
5. Sanitary Lateral - 6 inch SDR 35 (inc. lawn restoration)	LF	340	\$ 15.00	\$ 5,100.00	340.00	\$ 5,100.00		\$ -	340.00	\$ 5,100.00		\$ -
6. Water Service (inc. lawn restoration)	LF	340	\$ 10.00	\$ 3,400.00	255.00	\$ 2,550.00		\$ -	255.00	\$ 2,550.00	85.00	\$ 850.00
7. 4 ft Split Rail Fence w/ wire mesh	LF	202	\$ 15.00	\$ 3,030.00	202.00	\$ 3,030.00		\$ -	202.00	\$ 3,030.00		\$ -
8. 4 ft Split Rail Gate w/ wire mesh	LS	8	\$ 500.00	\$ 4,000.00	8.00	\$ 4,000.00		\$ -	8.00	\$ 4,000.00		\$ -
9. Concrete Walkway	SF	200	\$ 6.00	\$ 1,200.00	200.00	\$ 1,200.00		\$ -	200.00	\$ 1,200.00		\$ -
C. MISCELLANEOUS												
1. As-Built Plan	LS	1	\$ 3,000.00	\$ 3,000.00	1.00	\$ 3,000.00		\$ -	1.00	\$ 3,000.00		\$ -
D. ANNUAL CONSTRUCTION COST INCREASE PER PA MPC \$509/h												
1. 10% Annual Construction Cost Increase (Balance as of mm/dd/yy - \$x.xx)	LS		\$ -	\$ -		\$ -		\$ -		\$ -		\$ -
E. CONTINGENCY												
1. 10% Contingency (Released upon certification of completion and receipt of Maintenance Bond)	LS	1	\$ 6,804.02	\$ 6,804.02		\$ -		\$ -		\$ -	1.00	\$ 6,804.02

NOTES:
 2020-04-03 Initial construction cost issued for Development Agreement.
 2020-11-18 Split rail fence & gate released as this improvement was waived.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 11

SUBJECT: PA Office of State Fire Commissioner COVID-19 Supplemental Grant & Montgomery County ACT 147 Grant
MEETING DATE: November 23, 2020
BOARD LIAISON: Annette M. Long, Supervisor
INITIATED BY: William F. Wiegman, Director of Fire Services

BACKGROUND:

This year the PA Office of State Fire Commissioner offered a COVID-19 Supplemental Grant for fire departments within the Commonwealth to assist in the recovery efforts from the pandemic. The Department of Fire Services and the Fire Department of Montgomery Township applied for the supplemental grant in July. The PA OSFC awarded the DFS \$24,931.00 and the FDMT \$25,342.00. The funding will be utilized to purchase equipment and supplement COVID-19 related expenditures. The department is awaiting the final agreements from the OSFC before the money is dispersed by the State.

Additionally, the Department of Fire Services applied for Montgomery County ACT 147 Funding for county emergency radio infrastructure upgrades at the Battalion 1 firehouse in the event that the training room would need to be utilized as an Emergency Operations Center. The county awarded the DFS \$1600.00 in order to assist in the funding of the upgrades to the county emergency radio infrastructure at the Battalion 1 firehouse. The funding will be utilized to purchase remote county radio equipment.

PREVIOUS BOARD ACTION:

There is no previous Board Action for the PA OSFC COVID-19 Supplemental Grant Awards. The BOS has approved previous grant awards from the PA Office of State Fire Commissioner for both the DFS and FDMT. These previous grant awards were not related to the COVID-19 pandemic.

BUDGET IMPACT:

The budget will be impacted by an increase in funding for operational expenses in the following amounts:

1. Department of Fire Services \$24,931.00 OSFC
2. Department of Fire Services \$1,600.00 Act 147
3. Fire Department of Montgomery Township \$25,342.00

RECOMMENDATION:

It is recommended that the Board of Supervisors approved the awarded grant funding from the PA Office of State Fire Commissioner and Montgomery County Act 147 Funding..

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby approve the grant awards from the PA Office of State Fire Commissioner COVID19 Supplement Grants for the Department of Fire Services in the amount of \$24,931.00 and the Fire Department of Montgomery Township in the amount of \$25,342.00. Furthermore, we approve the grant award for \$1,600.00 from Montgomery County ACT 147.

MOTION BY: _____ SECOND BY: _____

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 12

SUBJECT: Consider Approval of Resolution to Promulgate Updated Emergency Operations Plan
MEETING DATE: November 23, 2020
BOARD LIAISON: Annette M. Long, Supervisor
INITIATED BY: William F. Wiegman, Director of Fire Services

BACKGROUND:

Pennsylvania legislation requires that political subdivisions of the Commonwealth establish a local emergency management organization. The emergency management organization is tasked with, among other things, the responsibilities to prepare, maintain, and keep current an Emergency Operations Plan.

The Pennsylvania Emergency Management Agency suggests that the Emergency Operations Plan (EOP) be updated at least every two years or when the majority of the governing body changes. While the EOP is continually updated as personnel and contact information changes, the plan was last updated in July 2018.

All of the Annexes in this plan have been reviewed and updated with current assets, personnel with contact information, and procedures.

The official Promulgation Form is attached to this document for review and signature.

PREVIOUS BOARD ACTION:

The BOS last signed the promulgation for the Emergency Operations Plan in July of 2018

BUDGET IMPACT:

None.

RECOMMENDATION:

It is recommended that the Board of Supervisors sign and promulgate the Emergency Operations Plan and direct the Emergency Management Coordinator to distribute the updated materials as required.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township that we hereby promulgate the Montgomery Township Emergency Operations Plan dated November 23, 2020.

MOTION BY: _____ SECOND BY: _____

PROMULGATION

THIS PLAN WAS ADOPTED BY THE MONTGOMERY TOWNSHIP BOARD OF
SUPERVISORS UNDER RESOLUTION NO. DATED NOVEMBER 23, 2020
IT SUPERCEDES ALL PREVIOUS PLANS.

Chairperson of the Board of Supervisors

Township Manager

Emergency Management Coordinator

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # **13**

SUBJECT: Consider Approval of Addendum to the Delaware Valley Health Trust Agreement
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Carolyn McCreary, Township Manager

BACKGROUND:

The Executive Committee of the Delaware Valley Health Trust reviewed and discusses renewal rates for 2021. Recognizing the impact COVID-19 has had on municipalities' revenues the Committee discussed options for providing additional rate relief to its members.

Approval of the addendum to our agreement will provide an additional \$108,604 in rate relief to the Township and result in rate increase in 2022 being capped at 6.5%. It should be noted the Township has no increase in its rates for 2021.

RECOMMENDATION:

Staff recommends the Board of Supervisors approve the addendum to the agreement.

MOTION/RESOLUTION:

Be it resolved by the Board of Supervisors of Montgomery Township that we hereby approve Addendum to the Delaware Valley Health Trust Agreement and authorize the Chair to execute on behalf of the Township.

Motion by: _____

Seconded by: _____



**ADDENDUM TO THE
DELAWARE VALLEY HEALTH TRUST AGREEMENT**

WHEREAS, Montgomery Township (the "Participant") desires to maintain its participation in the Delaware Valley Health Trust (the "Trust") for a minimum of two (2) full years after January 1, 2021 (through at least December 31, 2022) in exchange for the Trust providing the Participant's existing health benefits plans in accordance with the following terms and conditions:

- The Participant shall receive a 2021 premium credit in the amount of **\$108,604.00** which shall be allocated on a pro rata basis across each of the twelve monthly premium invoices for Year One (January 1, 2021 – December 31, 2021); and
- The Participant's gross premium increase for Year Two (January 1, 2022 – December 31, 2022) shall be capped at 6.5 percent (6.5%) from the unadjusted 2021 rates.

WHEREFORE, Montgomery Township hereby agrees to participate in the Delaware Valley Health Trust for a minimum of two (2) full years after January 1, 2021 (through at least December 31, 2022) in accordance with the terms and conditions set forth in the foregoing whereas clause. The parties therefore agree to amend the Delaware Valley Health Trust Agreement as set forth in this Addendum, with all other terms and conditions of the Trust Agreement remaining in full force and effect.

AGREED:

For **The Delaware Valley Health Trust**
BY:

DocuSigned by:

B98640A9E3D544D...
Robert G. Solarz
Executive Director & Trust Administrator

For **Montgomery Township**
BY:

Tanya C. Bamford
Chair
Board of Supervisors

Dated: _____



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

SUBJECT: Consider Approval of the Collective Bargaining Agreement with the
Montgomery Township Professional Firefighters IAFF Local 4890
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Carolyn McCreary, Township Manager

BACKGROUND:

The Township Manager, Director of Finance, and Director of Administration/Human Resources met with members of the IAFF over the last few months to discuss proposals for a new collective bargaining agreement. The current contract expired on 12/31/19.

An agreement was reached, and the representatives of the IAFF have executed the agreement.

The new agreement is for four years and includes a market adjustment of the hourly rates in the first year followed by wage increases of 2.5%, 2.5% and 3%. Additionally, the Township will pay one (1) hour per day for any day an employee is designated to be on-call for Fire Marshal services, and contribute \$2,600 annually to each full-time member's 457 plan.

RECOMMENDATION:

Staff recommends the Board of Supervisors approve the collective bargaining agreement with the Montgomery Township Professional Firefighters IAFF Local 4890.

MOTION/RESOLUTION:

Be it resolved by the Board of Supervisors of Montgomery Township that we hereby approve the collective bargaining agreement with the Montgomery Township Professional Firefighters IAFF Local 4890 effective January 1, 2021 to December 31, 2024.

Motion by: _____

Seconded by: _____

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # **15**

SUBJECT: Consider Approval of Disposal of Non-Permanent Township Records
MEETING DATE: November 23, 2020
BOARD LIAISON: Tanya C. Bamford, Chair
INITIATED BY: Carolyn McCreary, Township Manager

BACKGROUND:

On April 13, 2009, the Board of Supervisors adopted Resolution #7 declaring the Township's intent to follow the schedules and procedures for disposition of records as set forth in the Municipal Records Manual dated December 16, 2008, as amended March 28, 2019.

Records may be disposed of in accordance with the provisions of Sections 1386 and 1388 of the Municipal Records Act.

The attached exhibit lists Non-Permanent records of the Township that may be disposed of in accordance with the approved retention schedule.

PREVIOUS BOARD ACTION:

The Board last adopted a similar resolution in September of 2018.

RECOMMENDATION:

Approve the resolution authorizing disposal of the listed Non-Permanent records in accordance with the Retention and Disposition schedule for records of Pennsylvania Municipal Governments.

MOTION/RESOLUTION:

WHEREAS, by virtue of Resolution #7, adopted April 13, 2009, the Montgomery Township Board of Supervisors declared its intent to follow the schedules and procedures for the disposition of records as set forth in the Municipal Records Manual, as may be amended and adopted from time to time; and

WHEREAS, each individual act of disposition shall be approved by resolution of the Board of Supervisors.

NOW, THEREFORE, BE IT RESOLVED that the Board of Supervisors of Montgomery Township, Montgomery County, Pennsylvania, in accordance with the above cited Retention and Disposition Schedule for Records of Pennsylvania Municipal Governments, hereby authorizes the disposition of the public records as listed in the attachment.

MOTION BY: _____ SECOND BY: _____

Box Contents - as labeled

2006 accts rec; accounts 1109-2301
2011 BPT closed accounts
2010-2011 BPT Closed Accounts
2010 BPT Closed Accounts
2005 Journal Entries and cash receipts
2010 Cash Receipts R to U
2010 Cash Receipts Jul-Dec
2011 Timesheets/PD OT Cards
2012 Register transaction reports
2007-2011 Real Estate Tax Reports
outdated manuals (escrow)
2011 Audit Workpapers
2011 Business Tax Cash Receipts 9/26-12/30, 2011 Journal Entries
2011 Cash Receipts January - June
2011 Cash Receipts July-Dec
2011 Accounts Payable E to M
2012 Fire Services-Inspection Invoices, payments, reports, stipend payments
2009-2011 WC Claim and Benefit invoices
1995 Payroll Computer R/O
2011 Business Tax Cash Receipts 1/3-9/23
2011 Business Tax Receipts
2011 Accounts Payable A to Z; Chambers, Dischell
2011/12 Bank Rec and Escrow Recs
2009-2011 Accounts Payable, Fire Dept Stipend Payments
2010-11 Taxes; BCG 401 and 457 Audit-2011
2011 Accounts Payable Verizon Bids/1099 Misc
BCG Annual Reconciliation Morgan Stanley Statements, 2009-2010
2012 Payables; Refunds-only
2012 Payables-A, B, C
2012 Payables- T through Z
2008-09 - Payroll Taxes, W-2's, 1099's
2011 Payruns
2011 Payroll Reports
2011 Accounts Payable Refunds, Business Tax/Recreation - S to Z
2011 Accounts Payable - N to R, misc refunds
Harleysville National Bank Online Instructions; 2010 Bids; 2011 - Fire Service Reports/Invoices/Payments; Resolutions; Credit Applications; Pa Exemptions Mailed; W-9 forms rec'd and sent; AP Reports; Petty Cash Receipt Book 10/09-7/11
temporary retail 2012-2013 and scanned house plans
park comp plan/adopt a highway program/2002 township fee study/fee schedules

Old 202 Bypass Plans and files from 1990's-2004
Old 202 Bypass Plans and files from 1990's-2004
Old 202 Bypass Plans and files from 1990's-2004
2013-2014 Financial Software Proposals
Line Street Reconstruction Property Appraisals 2000
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
PA Stormwater Coalition- Administration Files no longer needed
North Penn Area Solid Waste Committee - Ord 96 and 96- 1985
1992 Bids Curbs and Richardson Road
Traffic Signals- Richardson Road and Route 309 to 1980
1998- North Penn Water Authority- coorespondences
1998- North Wales Water Authority- coorespondences
Street Lighting 1967-1972
Coorespondences -2001
RCN Telecom Services of Philadelphia Inc.- Open Video System Certification
1989- Bids - Richardson Road Widening
Applications for Employment (Not Hired), includes: 2014 FT Firefighters 2015 Finance Director 2015 Child Care Worker 2015 Front Desk Attendant 2015 PT Custodian/Maintenance 2015 Facility Supervisor 2016 PW PT Secretary 2016/2017 Seasonal-PW Laborers, Interns, Kids U 2017 PW FT Laborer
Bids - Police Uniforms- 2011-2012, 2013
Bids- Curb and Sidewalks- 2012, 2013
Bids- Annual Public Works Materials- 2012, 2013
Bidss- Leaf Waste- 2013
2012 Closed Businesses
2012 Closed Businesses
2012 Closed Businesses
2012 Closed Businesses
2012 Closed Businesses
2012 Closed Businesses
2012 Closed Businesses
2012 Payables
2012 Payables

2012 Payables
2012 Payables
2012 Payables
2012 Payables
2012 Payables
2012 Audit Work Papers
2012- Business Tax Batches
Scanned House Plans
Inactive/closed escrows
Inactive/closed escrows
Inactive/closed escrows
Inactive/closed escrows
2012 Cash Receipts
2012 Cash Receipts
2012 Cash Receipts
2012 AP Reports
2012 Tax Info
LST Archives
2012 Business Tax Receipts
2012 Business Tax Account Receivables & Reconciliation
2012 Payrolls Reports
2012 Pay Runs
Inactive/closed escrows
2016/2017 hiring applications (not hired)- PD
Time cards 2012-2016-PD
2012-2014 Paid Citations-PD
2003-2017- Accreditation Files-PD
2011-2017- NCIC Printouts- PD
2015- Other Agency Cell Logs- PD
2015- Evidence Forms- PD
2016- General Reports- PD
2016- Paid Citations- PD
2016- Parking and Traffic Ticket Voids- PD
2016- Game Commission Logs- PD
2016-Dept Receipt Logs- PD
2016-PENNDOT Logs- PD
2016- Lockout Forms- PD
2016 - General Reports- PD
2016- Stray Dog Impound- PD
2016- Gun Permit Requests- PD
2016- Citation logs- PD
2016- Daily Rosters- PD
2016- Animal Bite Forms- PD
2016- Other Agency Cell Logs- PD
2016- DL640 Return to PENNDOT- PD
2016- Duty Tow Logs- PD
2016- Solicitation Logs- PD

2016- Report Request approved/denied- PD
FN 2 - A/P 2011 – 2 boxes
FN 2 - A/P 2011 – 2 boxes
FN 2 - A/P 2012 – 2 boxes
FN 2 - A/P 2012 – 2 boxes
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
FN 12 - Daily Cash Receipts 2012 through 2016
WM 7 - HTMA DEP Cap docs
WM 7 – 1993 to 2014 Chapter 94 reports
WM 7 – 1993 to 2014 Chapter 94 reports
WM 7 – 1993 to 2014 Chapter 94 reports
PL 14 - 2011 time sheets – 1 box

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 16

SUBJECT:	Consider Payment of Bills
MEETING DATE:	November 23, 2020
BOARD LIAISON:	
INITIATED BY:	Tanya C. Bamford, Chair

BACKGROUND:

Please find attached a list of bills for your review.

MOTION/RESOLUTION:

Motion to pay the bills as submitted.

Check Date	Bank	Check	Vendor	Vendor Name	Amount
Bank 01 UNIVEST CHECKING					
11/19/2020	01	80039	00000496	21ST CENTURY MEDIA NEWSPAPERS LLC	775.88
11/19/2020	01	80040	MISC	A D PANACCIO	1,200.00
11/19/2020	01	80041	00001370	A. BRUCE WEIKEL	50.00
11/19/2020	01	80042	00000006	ACME UNIFORMS FOR INDUSTRY	180.30
11/19/2020	01	80043	100000892	ADAM ZWISLEWSKI	210.00
11/19/2020	01	80044	100000372	ADRIANNA CILIBERTO	56.94
11/19/2020	01	80045	00001202	AIRGAS, INC.	266.47
11/19/2020	01	80046	100000876	ALEXANDER J. DEANGELIS	15.00
11/19/2020	01	80047	100000814	AMAZON.COM SERVICES, INC	34.99
11/19/2020	01	80048	100000888	ANDREW WEINER	85.00
11/19/2020	01	80049	MISC	ANTHONY & SYLVAN POOLS	1,200.00
11/19/2020	01	80050	100000568	APMM	130.00
11/19/2020	01	80051	00000027	ARMOUR & SONS ELECTRIC, INC.	285.00
11/19/2020	01	80052	100000915	AUSTIN NEDWICK	15.00
11/19/2020	01	80053	00000209	BOUCHER & JAMES, INC.	18,043.43
11/19/2020	01	80054	100000128	BOW WOW WASTE	964.84
11/19/2020	01	80055	100001244	BRANDI BLUSIEWICZ	75.00
11/19/2020	01	80056	100000979	BRANDON UZDZIENSKI	70.00
11/19/2020	01	80057	00000069	C L WEBER CO INC.	6.00
11/19/2020	01	80058	100000878	CARL HERR	40.00
11/19/2020	01	80059	00001601	CDW GOVERNMENT, INC.	936.61
11/19/2020	01	80060	00000363	COMCAST	760.50
11/19/2020	01	80061	00000335	COMCAST CORPORATION	1,458.10
11/19/2020	01	80062	00000118	DEL-VAL INTERNATIONAL TRUCKS, INC.	162.33
11/19/2020	01	80063	100000893	DONALD TUCKER	60.00
11/19/2020	01	80064	00001166	DRUMHELLER CONSTRUCTION, INC.	78,670.56
11/19/2020	01	80065	00000152	ECKERT SEAMANS CHERIN &	4,042.50
11/19/2020	01	80066	100001625	ELEANOR SANTANA	75.00
11/19/2020	01	80067	03214663	ELITE 3 FACILITIES MAINTNEANCE, LLC	4,240.00
11/19/2020	01	80068	00000169	FEDEX	25.27
11/19/2020	01	80069	00001466	FEDEX OFFICE	71.77
11/19/2020	01	80070	100001602	FRANK BLUSIEWICZ	45.00
11/19/2020	01	80071	03214568	FULTON CARDMEMBER SERVICES	3,480.01
11/19/2020	01	80072	00000192	GENERAL RECREATION, INC.	3,485.00
11/19/2020	01	80073	00000229	GRAINGER	46.98
11/19/2020	01	80074	100000162	HERMAN GOLDNER COMPANY, INC.	2,470.32
11/19/2020	01	80075	00000903	HOME DEPOT CREDIT SERVICES	25.70
11/19/2020	01	80076	00000102	INTERSTATE BATTERY SYSTEMS OF	133.90
11/19/2020	01	80077	00000555	J & J TRUCK EQUIPMENT	162.23
11/19/2020	01	80078	100001014	J.I.LANDIS WELDING & MECHANICAL INC	12,500.00
11/19/2020	01	80079	100000882	JACOB MILLEVOI	105.00
11/19/2020	01	80080	100000889	JACOB WELTMAN	35.00
11/19/2020	01	80081	100000881	JOHN H. MOGENSEN	75.00
11/19/2020	01	80082	00000740	K.J. DOOR SERVICES INC.	1,948.00
11/19/2020	01	80083	00000264	KENCO HYDRAULICS, INC.	289.12
11/19/2020	01	80084	100001254	KILCOYNE & KELM, LLC	1,005.00
11/19/2020	01	80085	00000284	LIZELL OFFICE FURNITURE	360.00
11/19/2020	01	80086	00001706	LOWE'S COMPANIES INC.	164.52
11/19/2020	01	80087	100000875	MICHAEL BEAN	75.00
11/19/2020	01	80088	100000885	MICHAEL SHEARER	45.00
11/19/2020	01	80089	00002016	MICHAEL SHINTON	30.00
11/19/2020	01	80090	MISC	MICHALSKI MICHAEL A & CARLEEN M	1,200.00
11/19/2020	01	80091	00000324	MOYER INDOOR / OUTDOOR	140.70
11/19/2020	01	80092	MISC	MURPHY CHARLES S & SUSAN M	1,200.00
11/19/2020	01	80093	00905070	NORTH WALES LIBRARY	300.00
11/19/2020	01	80094	00000356	NORTH WALES WATER AUTHORITY	12.00
11/19/2020	01	80095	00000356	NORTH WALES WATER AUTHORITY	153.28
11/19/2020	01	80096	00000356	NORTH WALES WATER AUTHORITY	12.00
11/19/2020	01	80097	00000597	PATRICIA A. GALLAGHER	933.06
11/19/2020	01	80098	00000399	PECO ENERGY	6,740.38
11/19/2020	01	80099	00000595	PENN VALLEY CHEMICAL COMPANY	374.08
11/19/2020	01	80100	00001358	PENNSYLVANIA RECREATION AND PARK	240.00
11/19/2020	01	80101	100000754	PETROLEUM TRADERS CORP.	1,838.95
11/19/2020	01	80102	100000755	PETROLEUM TRADERS CORP.	843.00
11/19/2020	01	80103	00001155	PITNEY BOWES	710.37
11/19/2020	01	80104	00001689	PTM DOCUMENT SYSTEMS	165.42
11/19/2020	01	80105	100001010	RACHEL GIBSON	120.00
11/19/2020	01	80106	00906102	READY REFRESH	86.79
11/19/2020	01	80107	00001146	RESERVE ACCOUNT	3,000.00
11/19/2020	01	80108	100001606	ROBERT GRENDIA	240.00
11/19/2020	01	80109	100001100	ROSA ODENWALD	110.00
11/19/2020	01	80110	100000884	RYAN RUDELL	45.00
11/19/2020	01	80111	MISC	SANTE MICHAEL T II & ERICA M	1,200.00
11/19/2020	01	80112	00000556	SCOTT DEILEY	100.00
11/19/2020	01	80113	MISC	SCOTT PAYNE CUSTOM POOLS	1,200.00
11/19/2020	01	80114	00000041	SCOTT STUTZMAN	99.95
11/19/2020	01	80115	100000874	SEAN ALLISON	30.00
11/19/2020	01	80116	100000790	SHOEN SAFETY & TRAINING	630.00

11/19/2020 01:38 PM
User: msanders
DB: Montgomery Twp

CHECK REGISTER FOR MONTGOMERY TOWNSHIP
CHECK DATE FROM 11/10/2020 - 11/23/2020

Page: 2/2

Check Date	Bank	Check	Vendor	Vendor Name	Amount
11/19/2020	01	80117	00001656	SOSMETAL PRODUCTS INC.	45.49
11/19/2020	01	80118	00000015	SPRINT	247.48
11/19/2020	01	80119	100001626	STACY NA	99.00
11/19/2020	01	80120	00001394	STANDARD INSURANCE COMPANY	8,038.76
11/19/2020	01	80121	100000701	STAPLES BUSINESS CREDIT	450.59
11/19/2020	01	80122	00001984	TRAFFIC PLANNING AND DESIGN, INC.	5,434.00
11/19/2020	01	80123	100000897	TREVOR DALTON	15.00
11/19/2020	01	80124	0903444	TURNER SEMRAU	15.00
11/19/2020	01	80125	00000327	U.S. MUNICIPAL SUPPLY INC.	1,142.94
11/19/2020	01	80126	03214643	UNWINED & PAINT	90.00
11/19/2020	01	80127	00000040	VERIZON	139.99
11/19/2020	01	80128	100000854	VINAY SETTY	90.00
11/19/2020	01	80129	100000891	VINCENT ZIRPOLI	120.00
11/19/2020	01	80130	00001329	WELDON AUTO PARTS	728.43
11/19/2020	01	80131	100000229	YOUNG REMBRANDTS BUXMOUNT - PA	360.00
11/19/2020	01	80132	100001042	ZACHARY EIDEN	15.00

01 TOTALS:

Total of 94 Disbursements:

179,443.93

Check Register Report For
For Check Dates 11/10/2020 to 11/23/2020

Check Date	Name		Amount
11/18/2020	STATE OF PA	State Tax Payment	9,065.60
11/12/2020	PA SCDU	Withholding Payment	852.17
11/12/2020	MORGAN STANLEY SMITH BARNEY INC	Police Pension	7,108.19
11/12/2020	UNITED STATES TREASURY	941 Payment	81,021.39
11/12/2020	PBA	Withholding Payment	1,303.00
		Total	\$ 99,350.35

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # **17a**.

SUBJECT: Cardboard Recycling Receptacles at the Township Building
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Carolyn McCreary, Township Manager

BACKGROUND:

The Township currently has two dumpsters located in the parking lot of the Township building which are available to residents to bring their cardboard for recycling. During the pandemic there has been an increase in the amount of deliveries to residences resulting in increased usage of the dumpsters and notices from our trash hauler about too much cardboard being placed on and around the dumpsters, as well as items being placed in there that are not cardboard.

Recently it came to staff's attention that residents with businesses outside of the Township are using these dumpsters for their commercial use. This has added to the overflow situation we continue to experience.

RECOMMENDATION:

Staff is seeking consensus from the Board of Supervisors to permit staff to monitor the situation in the next few weeks and determine if these dumpsters should be removed altogether as residents have cardboard collection with their recycling.

Motion by: _____

Seconded by: _____

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # **17b.**

SUBJECT: Recognition of Businesses for Best COVID-19 Safety Practices
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Carolyn McCreary, Township Manager

BACKGROUND:

The Chair has requested the Board consider some type of recognition program for Township businesses who are continuing to follow best practices to mitigate the spread of COVID-19.

Motion by: _____

Seconded by: _____

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # **17c.**

SUBJECT: Proposed Powerline Trail Connector
MEETING DATE: November 23, 2020
BOARD LIAISON:
INITIATED BY: Carolyn McCreary, Township Manager

BACKGROUND:

Please see attached.

RECOMMENDATION:

Staff is seeking direction from the Board as to how to proceed based on the information provided this evening relating to the engineering costs for the project. Options include moving forward with the CLOMR study required by FEMA, looking at alternatives to the trail location, and investigating other/additional funding opportunities.

Motion by: _____

Seconded by: _____

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

SUBJECT: Consider Authorization to Execute the Required PennDOT Transportation Set-Aside Program Reimbursement Grant Agreement- Powerline Trail Connector Phase 1 Project (TAP Grant)

MEETING DATE: May 13, 2019 **ITEM NUMBER:**

MEETING/AGENDA: **ACTION** **NONE**

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

INITIATED BY: Stacy Crandell **BOARD LIAISON:** Michael J. Fox
Assistant to the Township Manager Chairman, Board of Supervisors

BACKGROUND:

On March 24, 2016, Montgomery Township was awarded funding through the Transportation Alternatives Program in the amount of \$850,000 for the Powerline Trail Connection- Phase 1 Project. This project will connect the Route 202 Parkway Trail to the Township's Community and Recreation Center. This will be the first phase of the Powerline Trail Connection that will eventually connect the Route 202 Parkway Trail to the Powerline Trail in Horsham Township.

Traffic Planning and Design has been working on finalizing the design of the project. As the project moves through finalizing the design, the Township is working towards the construction portion of the project, which will be funded through the grant funding. The Township is required to enter into a Reimbursement Agreement with PennDOT. The Board of Supervisors in addition needs to authorize a person to be the designated (electronic) signature for all documents and agreements.

Attached is the agreement, which was reviewed by the Township Solicitor and the resolution authorizing the signature for the project.

ZONING, SUBDIVISION OR LAND DEVELOPMENT IMPACT:

None.

PREVIOUS BOARD ACTION:

On January 4, 2016, the Board of Supervisors gave the Township authorization to submit the Transportation Alternatives Program Grant Application.

On April 25, 2016, the Board of Supervisors the professional scope of work from TPD in the amount not to exceed \$7,500 for the Powerline Trail Connection Phase 1 Project.

On March 13, 2017, the Board of Supervisors approved the proposal from TPD for the preliminary concept plan of the proposed alignment and the proposal, which outlines the remaining work, needed to complete the design phase of the project in the amount of \$140,500.

On November 27, 2017, the Board of Supervisors authorized the proposal from CHRS, Inc. for an archaeological survey requested by PennDOT in the amount of \$3,961.06.

On March 11, 2019, the Board of Supervisors authorized the proposal from Control Point Associates, Inc. for a total of \$16,800 for additional survey work for stream cross sections and the partial topographic and utility survey.

ALTERNATIVES/OPTIONS:

None.

BUDGET IMPACT:

None.

RECOMMENDATION:

Township Staff recommends the approval of the resolution and the execution of the Reimbursement Agreement.

MOTION/RESOLUTION:

BE IT RESOLVED by the Board of Supervisors of Montgomery Township, Montgomery County, that we hereby authorizes and directs the Assistant to the Township Manager or Township Manager to execute the required PennDOT Transportation Set-Aside Program Reimbursement Grant Agreement and to sign this application on behalf of the Municipality regarding the Montgomery Township Powerline Trail Connector- Phase 1 Project (MPMD No. 107180) as well as all related documents and agreements related to this project.

MOTION: _____ SECOND: _____

ROLL CALL:

Tanya C. Bamford	Aye	Opposed	Abstain	Absent
Candyce Fluehr Chimera	Aye	Opposed	Abstain	Absent
Jeffrey W. McDonnell	Aye	Opposed	Abstain	Absent
Matthew W. Quigg	Aye	Opposed	Abstain	Absent
Michael J. Fox	Aye	Opposed	Abstain	Absent

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

POWERLINE TRAIL CONNECTOR

ENGINEERING BUDGET

Design and Permitting

TASK

1	Environmental Clearance	\$42,600
2	Traffic Review	\$59,800
3	Utility Review	\$26,300
4	Constructability Review	\$10,900
5	Right-of-Way Review	\$59,900
6	DM3/QC Review	\$14,400
7	PS&E Review	\$10,900
8	Structural Review	\$19,700
9	ADA Review	\$ 3,100
10	Permitting (NPDES, E&S, PADEP, FEMA, ACOE)	\$ 115,300
TOTAL		\$362,900

Task 5 includes a \$15,000 allowance for Solicitor.

Task 8 assumes a precast box culvert for stream cross, rather than a bridge.

Task 10 includes \$2,250 for permit fees.

Construction Observation and Administration

Assuming an approximate 10-week duration, \$125,700, including \$10,000 allowance for material testing.

Typically, the design engineer is not permitted to be the construction inspector on these projects. It is typically a separate agreement with PennDOT inspector, PennDOT consultant, or a third-party consultant.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 17d.

SUBJECT:	Other Business – Department Reports
MEETING DATE:	November 23, 2020
BOARD LIAISON:	
INITIATED BY:	Tanya C. Bamford, Chair

BACKGROUND:

Township staff has prepared reports for the month of October. If there are any questions, the Department Directors will be available to answer them at the public meeting.

ADMINISTRATION REPORT

October 2020

Administrative Matters (Township Manager)

- Met with representatives of North Wales Water Authority to discuss water tank project at the Village of Windsor site.
- Met with Public Works staff to discuss operations while we look for next Public Works Director and answer questions concerning the hiring process and transition. Used the opportunity to discuss the change to the 401 and 457 plan provider and other HR related matters.
- Held meeting with Department Heads and Solicitor's office to review outstanding and new issues.
- Held meeting with key Public Works staff to develop inspection plan for streetlights corrective photocell installation.
- Participated in second interviews of IT Support Technician candidates.
- Held staff meeting with prior Township Engineer to discuss issues relating to Village of Windsor project.
- Held virtual meeting with Township's landscape architect and planner to discuss the Village of Windsor project and consider their recent communication concerning landscaping requirements.
- Reviewed and evaluated resume submissions for the Public Works Director position.
- Participated in Chamber of Commerce annual municipal managers' updates forum (virtual) to provide an update on the Township to its members.
- Held monthly staff meetings with Township Engineer and Township Traffic Engineer.
- Viewed webinar entitled "We've Always Done It This Way Is Over" with Department Heads
- Webinars: Rowing Forward Together: Managing Conflict in the Workplace, Policing Public Safety and Equity - Evidence and Insight for Better Policymaking, Improving Equity with the Right Tools

Human Resources

- Employee communications: E-Blasts on Employee Assistance Resources, DVHT Health center flu shots offering, DVT Scholarship Opportunity
- Health: gathering of open enrollment materials for draft announcements
- Recruitment: coordination of applications in response to public works director position, interviews conducted for IT technician position, PT Recreation Staff
- Benefits: coordination of occupational and non-occupational absences
- Training / Meetings: Virtual attendance at Delaware Valley Health Trust Annual Meeting; , PSATS HR policies webinar, attendance at department head team PSATS webinar, monthly wellness webinar invitation broadcast to employees, PSATS and Boroughs training offerings, LTAP virtual training conducted; County consortium meeting attendance

Public Information

- Communications writing/planning for Emergency Services Night, Fill-a-Truck Food Drive, Fire Prevention Month, Halloween Drive-thru, Halloween Story Time, and Fire Department Awards
- Communications for Open Space Alert, Thanksgiving Food Drive, Leaf & Yard Waste Drop-off, Election Ballot Drop-off Boxes and other Election/Voting Information, Berkheimer Transition, Spotted Lanternfly news, Real Estate Tax Reminders, Mont CRC Autumn Kit Thank You, Human Relations Ordinance, Montgomery County Halloween Guidelines, Montgomery County Child Care Grant, and various daily updates and communications
- Update Business Tax section of the website to reflect Berkheimer Transition with Finance
- Finalize October Employee Newsletter with Human Resources and begin drafting future newsletters
- 2021 Communication Planning with Recreation

- Public Works Director recruit strategy for social media with Human Resources
- Draft and finalize cover letter and application for PSATS Citizen Communication Awards
- PAFR Public Information items with Finance
- Project Updates website page planning and research
- Attended monthly Business Development Partnership Committee

Community and Recreation Center Report

October 2020

- Our hours of operation due to the COVID-19 virus continue to be:

Monday through Friday 5:30am to 7:30pm

Saturday 8:00am to 2:00pm

Sunday 8:00am to 2:00pm

- Mid-day sanitizing continues by our Janitorial Service to ensure fitness equipment, exercise machines, and high touch areas are clean for patrons. The practice has received positive comments from our patrons.
- “*Autumn Kits*” were distributed at the Community & Recreation Center during Halloween week. The packaged supplies were provided to give a sense of the Autumn Festival with an at-home experience for Township households. There were over 100 participant in the pickup event. These read to make kits included:
 - Clothing
 - One bale of straw
 - Twine
 - One pumpkin
 - Complete instructions to build the scarecrow
- Session I of our fall Youth Recreation Programs were successful and provided a number of inspired ideas for future socially distanced endeavors. These programs included:
 - Arts & Crafts -Tuesdays
 - Active Play - Wednesday
 - Creative Drama/Creative Writing - Thursday
- Fall Session II is scheduled to begin Monday November 9th.
- Youth Football Skills & Drills began on October 24th. There were 24 participants divided into two age groups. The program was conducted on the front lawn of the Community Recreation Center.
- Monthly CPR Certification Classes resumed in October.

- Our first Canvas Painting since reopening saw 12 young artists display their artistic talents.
- Adult Group Guitar Lessons were conducted. The musical instruction was provided to a full house of 8 participants.
- We continue to partner with North Wales Area Public Library for a Children's Story Time and a senior Book Club. Story time is held twice a month on Wednesday mornings. The Book Club convenes once a month.
- Recreational Opportunities continue to be added to our menu. Upcoming programs include:
 - Canvas Paintings & Ceramic Workshops for all ages
 - CPR Certification Classes
 - Group Guitar Lessons for Adults
 - Young Rembrandt drawing classes
- Group exercise classes, team sports (pickle ball, basketball, badminton, and volleyball) will not return to our programming schedule for the foreseeable future.
- Public social events are also on hold due to the COVID-19 public health crisis/pandemic.

Floyd S. Shaffer

Community and Recreation Center Director



Montgomery Township Inter-Office Memo

To: Carolyn McCreary, Township Manager
From: Brian Shapiro, Director of Finance
Date: 11/23/2020
Subject: October Finance Committee Report

Attached is a revenue and expenditure report as of 10/31/2020 for the Montgomery Township 2020 budget.

Major Revenue Source Comparison

As compared to this time last year, the Township is tracking 5.87% less or \$732,583 in the major revenue categories of Business Privilege/Mercantile, Earned Income, Real Estate, Real Estate Transfer, Local Services and Amusement Taxes. Business Privilege/Mercantile Tax is 12.45% or \$430,932 less and Earned Income Tax (EIT) is 2.47% or \$117,087 less as compared to this time last year.

General Fund 2020 Budget

- Overall, total General Fund revenues are \$12,137,744 or 89.44% of budget. The majority of the revenues (\$8,282,651) were generated from Act 511 Taxes (Earned Income, Real Estate Transfer, Local Services, Amusement and Mercantile/Business Privilege Taxes).
- Total General Fund Expenditures are \$10,839,853 or 76.80% of budget. Department expenditures are within budget and trending as normal.

General Fund Department Expenditures

Police Services – 01-410 – As of 10/31/20 – 74.24% of budgeted expenditures. The Police Department consist of 36 uniform and 9 non-uniform employees. The uniform employees are covered by a collectively bargained contract with the Township. The 2020 Police Services budget is \$7,141,130, in which 86% are personnel costs. Fixed costs such as utilities, insurance and building maintenance consist of 4.22% of the Police Services. The remaining 9.70% of the Police Services budget consist of operating costs. These costs include ammunition, uniforms and the canine unit.

Public Works – 01-430 – As of 10/31/20 – 69.79% of budgeted expenditures. The Public works budget consists of various departments through the General Fund. They include Snow and Ice Removal, Traffic, Street Lighting, Repairs and General Public Works. In total the Public Works budget is \$2,269,500. There are a total of 19 employees in the Public Works department, including 1 full time and 1 part time office staff. Besides personnel costs (70%) the majority of Public Works expenses are related to the operating costs for repairs and maintenance to various infrastructure of the Township.

Code Enforcement – 01-414 – As of 10/31/20 – 63.10% of budgeted expenditures. This department consists of 3 full time and 1 part time employees. Code Enforcement's budgeted expenditures is \$801,540 of which 24% is related to contracted inspection services. In 2019 staff processed over 1,300 permits and on average assisted 40 residents/businesses each day.

Finance and Tax Collection – 01-403 & 01-405 – As of 10/31/20 – 73.29% of budgeted expenditures. The total Finance and Tax Collection budget is \$635,580. The department has 3.5 full time employees. The Department is currently responsible for the collection of the annual Business Privilege/Mercantile and Amusement Tax. In 2020 1,459 tax returns were issued and reviewed. Other expenses from this department are the costs for the elected Real Estate Tax Collector (\$20,000), Berkheimer Associates (\$83,080) and auditing services (\$63,650).

Information Technology (IT) – 01-407 – As of 10/31/20 – 68.55% of budgeted expenditures. The total IT budget is \$313,180 and consists of 2 full time employees. This department oversees all technology needs of the Township.

Administration – 01-400 – As of 10/31/20 – 71.97% of budgeted expenditures. Expenditures in this department include 6.5 employees and costs associated with the Board of Supervisors. Included in the administration functions is Human Resources (2.5 employees), Public Information (1 employee) and the daily operations of all Township functions. The total Administration budget is \$1,390,280. Other costs expensed in this department are Legal (\$130,000) and Engineering (\$33,000). Additionally, fixed costs associated with the day to day operations of the Township are accounted for in this department.

**DEPARTMENT of FIRE SERVICES
OCTOBER 2020
MONTHLY ACTIVITY REPORT**

During the month October 2020, the Department of Fire Services performed the following activities:

EMERGENCY RESPONSES-54

Average response time of 1st arriving apparatus:

Stipend Crews – 6 minutes 44 sec
Volunteer Crews – 7 minutes 9 sec
Career Crews – 4 minutes 49 sec

Total responses and average number of personnel:

Stipend Crews – 10 calls; average of 9 FF members
Volunteer Crews – 21 calls; average of 11 FF members
Career Crews – 23 calls; average of 8 FF members with 4 representing Career Staff

Average number of personnel on fire/emergency scene:

Stipend Crews – 7 FF members
Volunteer Crews – 6 FF members
Career Crews – 5 FF members

SIGNIFICANT FIRE INCIDENTS

- October 12, 2020 Dwelling Fire 105 Citadel Court
- October 18, 2020 CO Incident 1210 Bethlehem Pike @ Tower Urgent Care
- October 23, 2020 Cardiac Arrest Incident 1049 Bethlehem Pike Quarry
- October 27, 2020 Dwelling Fire 125 Oxford Lane

ADMINISTRATIVE

Meetings attended (in person/phone/virtual) during the October:

- DFS Staff Meetings
- FDMT Officers Meetings
- Tower Ladder Replacement Committee Meetings
- Department Heads Meetings with Township Manager
- Meeting with MT Public Works Staff
- FDMT Business Meetings of the FDMT & FDMT Relief Association
- Meetings with Township Staff and Chief of the VMSC
- Meetings with Township Staff including Township Manager
- Meeting with MT Public Works Staff
- FDMT Business Meetings of the FDMT & FDMT Relief Association
- Meetings with Mutual Aid Fire Chiefs and Chief of the VMSC
- Township Board of Supervisors Meetings
- Meeting with Township Staff for Fire Prevention Activities
- Meeting with Township Staff for 2021 Departmental Budget
- Meeting with area Fire Officials and NPSD for Fire Prevention Activities and Hybrid Plan for in-person instructions
- Meetings with Montgomery County Fire Chiefs & Fire Marshals
- Meeting with FDMT Membership Committee

- Meetings with various vendors for equipment
- Meetings with Township Code Enforcement Officials
- Public Safety Committee Meeting at VMSC in Lansdale
- Fire Department 2021 Budget Presentation to the BOS on October 5, 2020
- Meeting with Kelsey Whalen for Ready Montco Notifications

COMMUNITY RELATIONS

Activities were conducted for Fire Prevention Month and Other Special Events

- 10/5/2020 Emergency Services Night at Wegmans
- Fire Prevention Video was released to the North Penn School District during the fire prevention week
- Social Media Fire Prevention Campaign
- Virtual Tour of Firehouse and Engagement with the Community
- Township Fill A Truck Event
- Township Drive Thru for the Halloween Event at Windlestrae Park

FIRE MARSHAL'S OFFICE

Inspections:

- Initial Life Safety Inspections – 21
- Life Safety Re-inspections – 25
- Closed Out Life Safety Inspections – 22
- Inspections turned over to Chief Fire Marshal for Multiple Outstanding Violations – 3
- Health Department /Citizen Complaint Inspections – 3

During the month of October the career staff conducted fire inspections and fire drills at day cares, hotels, nursing homes, and schools with exercising CDC guidelines in place.

Fire Prevention Activities:

- Fire Extinguisher Staff Training was conducted at The Malvern School and The Goddard School
- Four fire drills were conducted at the following daycares: Children of America, The Goddard School, Kiddie Academy, and Kinderworks
- Fire Prevention Activities were held at eight different Township Educational Facilities

Fire Marshal Investigations:

- There were 1 fire investigation conducted in the month of October
 - FM Wiegman & AFM Scheiter conducted a fire investigation at a dwelling fire at 105 Citadel Court in the Township

Knox-Boxes:

- There was one inquiry from property owners/tenants to activate new Knox Box systems for their buildings.

Follow Up:

- No follows up for October were reported/conducted

Smoke Alarms:

- Representatives from the Fire Marshal's Office had four inquiries from township residents for assistance with the battery installation in their dwellings.

TRAINING

The following training occurred during the month of October for the Department:

- The career staff members did various in-house, online-training sessions, and webinars during the month of October.
- The volunteer staff participated in ProBoard Fire Inspector 1 Certification class with the BCPSTC.
- Several volunteer members participated in various ProBoard and Local Level classes with the BCPSTC.
- Career and volunteer members participate Emergency Management Trainings
- Plans Review Training for career staff with Code Enforcement of The Village of Windsor Land Development Plan
- MT Emergency Management Tabletop Exercise was held on Sunday October 25th at the MT Recreation Center which included Heather Stem, from Montgomery County Office of Emergency Management, whom was onsite to facilitate the exercise which involved a fire driven incident that occurred on the highway.
- Firefighter Backlund participated in Norristown Fire Department's Probation Training burn hosted at Montgomery County Public Safety
- Chief Wiegman participated in a Regional Firefighting Tactics Training at Norristown Fire Company
- Chief Wiegman participated in a Department Heads Training at the Recreation Center

DEPARTMENTAL OPERATIONS

The Department was awarded the following Grants:

- OSFC COVID Supplemental Grant- DFS -\$24,931.00 & FDMT - \$25,342.00
- Montgomery County ACT 147 grant- \$1600.00

TRUCK COMMITTEE for TOWER LADDER 18

The formal presentation by Chief Wiegman to the Board of Supervisors to purchase a Spartan/Smeal 100 ft. Tower Ladder from Campbell Supply was held on October 26, 2020. A contract was signed and the township was invoiced for 50% of the cost at that time.

OFFICE OF EMERGENCY MANAGEMENT

- COVID 19 Related Activities
 - Procurement of supplies for the Township including but not limited to: N95 masks, medical masks, medical gloves, hand sanitizer, various forms of PPE, and disinfectant.
- Community Risk Reduction
 - Township Emergency Management Exercise on Sunday 10/25/2020
 - Fire Prevention Month Related Activities
 - Emergency Management Trainings
 - Review of the The Village of Windsor Land Development Plans

OCTOBER 2020 FIRE CALL REPORT

TYPE OF CALL	FDMT	AWAY	TOTALS	TOTAL (YTD)
FIRE ALARM	21	2	23	211
OTHER (GOOD INTENT)	0	0	0	2
BUILDING FIRE	0	2	2	25
FIRE POLICE	4	2	6	31
DUMPSTER	0	0	0	4
VEHICLE RESCUE	1	0	1	17
VEHICLE ACCIDENT S/B	0	0	0	9
VEHICLE FIRE	0	0	0	12
DWELLINGS	2	2	4	24
ELECTRICAL OUTSIDE	0	0	0	7
COVER OTHER COMPANY	0	0	0	5
ODOR GAS (INSIDE)	3	1	4	22
ODOR GAS (OUTSIDE)	1	0	1	10
CO	3	0	3	24
ASSIST EMS	4	0	4	20
ASSIST PD	1	0	1	4
INVESTIGATION	3	0	3	38
RIT	0	0	0	0
HAZ MAT	1	0	1	2
HELICOPTER	0	0	0	10
RESCUE (OTHER)	0	1	1	9
BRUSH/TRASH/RUBBISH	0	0	0	14
APPLIANCES	0	0	0	7
TOTAL	44	10	54	507



Montgomery Township Inter-Office Memo

To: Carolyn McCreary, Township Manager
From: Richard Grier, Director of IT
Date: November 18, 2020
Subject: October 2020 Information Technology activities

The following are the activities of the IT Department for the month of October 2020.

- Completed migration of all non-Police staff to Microsoft 365
- Trained Public Works and Rec staff on Microsoft 365 (Teams, SharePoint Online, OneDrive and Microsoft Search)
- Completed first and second round in-person interviews for Technology Support hire
- Met with Lerro, Inc. to discuss upgrade to our cable channel video server
- Completed quarterly PCI Compliance scans on our network to comply with credit card processing
- Replaced defective iPhone of Public Works Road foreman
- Attended County WebEOC (Emergency Operations Center) training for new website
- Renewed Exchange SSL certificate for email access through the web
- Attended and produced October 12th and 26th BOS Meeting for TV broadcast
- Installed new 45-port core switch for Township building Admin wing
- Completed offsite backups to Battalion 1 for Police data storage
- Continued work for PennDOT LPR (License Plate Reader) install for Police. Met with multiple electricians

Scheduled Projects for November 2020

- Complete 2020 Network Switch and Firewall upgrades – Only Police remains
- Progress on Microsoft 365 migrations
 - Start Police mailbox migration to Office 365
 - Complete Split Police off montgomerytp.org to MontPD.org
 - Continue M365 training
- Start Wi-Fi and CCTV upgrade project
- Complete new fiber run for MONTCRC digital sign
- Complete CLEAN circuit upgrade for Police and State communications

DEPARTMENT OF PLANNING & ZONING

OCTOBER 2020

Permits Submitted – 121

(October 2019 – 124)

YTD Permits Submitted – 1,115

(2019 YTD – 1,156)

Permit Fees Collected - \$67,369

(October 2019 – \$37,877)

2020 YTD Permit Fees - \$701,302

(YTD 2019 - \$561,113)

Violations / Complaints Investigated – 18

Permits Issued – 144

Zoning Hearing Board Applications heard: 1

Businesses issued Certificate of Occupancy: 4

Active Land Development Projects:

PROJECT NAME	LDS#	LOCATION	APP. DATE	MTPC	STATUS	
Parkview – Toll Bros.	679	Bethlehem Pike	1/20/2015	4/20/17	APPROVED WITH CONDITIONS	25 of 42 Building Permits Issued
Firefox Phase 2 (Walnut Creek)	630	Bethlehem Pike			APPROVED WITH CONDITIONS	50 of 58 Building Permits Issued
510 Bethlehem Pike – King	688	Bethlehem Pike	4/22/2016	5.16.19	REVISED PLANS SUBMITTED	Approved On Hold by Developer
Hawthorn Retirement Residence	690	Doylestown Road	7/27/2016		UNDER CONSTRUCTION	Anticipated Opening November 2020
Montgomeryville Nissan – Nappen	691	Bethlehem Pike	8/3/2016	1/19/2017	APPROVED WITH CONDITIONS	Phase 2 Under Construction
Higher Rock – Phase 1 & 2	694	Bethlehem Pike			Phase 1 Completed Phase 2 Under Construction	
FedEx Ground	696	Welsh Road	3/23/18	11/17/2016	REVISED PLANS SUBMITTED	Construction Completed
ProReal Carwash	699	Welsh Road	7/6/18	6.20.19	Preliminary Approval Granted	Final Approval Granted – Project Started
Police and Fire Federal Credit Union	700	Bethlehem Pike	10/11/2019	1/17/2019	Construction Completed	Opened Feb 2020
Montgomery Realty Assoc. - 744 Bethlehem Pike	701	744 Bethlehem Pike	10/29/18		REVISED PLANS SUBMITTED 5/20/19	Approved On Hold by Developer
Villages at Windsor	704	Horsham and North Wales – Vacant Lot			Pending Resubmission	
Bharatiya Temple – phase 2	707	County Line Road			Pending Resubmission	
Fahy – 276 Stump Road – 2 Lot Subdivision	708	Stump Road			Pending Resubmission	
Redners Gasoline Filling Station	709	1200 Welsh Road			Conditional Use Granted	Land Development Review Underway

CO's issued – New Businesses		
Integrated Image Inc	212 Progress Drive	Sign manufacturer, warehouse
Tilley Fire Solutions	140 Commerce Drive	Offices & Storage of Materials
My Meds, LLC	589 Bethlehem Pike	Sales Office – medical supplies
Brilliant Baby & Beyond	1210 Bethlehem Pike	Retail Sales & parent, baby classes

Montgomery Township Police Department
Monthly Activity Report
October 2020

COMMENDATIONS:

On October 23, 2020, a note was received from township residents Nicole and Mike Giuliani, thanking officers for keeping their community safe.

On October 23, 2020, a letter was received from Jack Finley thanking officers for all they do for our community.

On October 25, 2020, an email was received from township resident Jeff Grosse thanking officers for their community service.

On October 27, 2020, a call was received from township resident William Begley thanking officers for their handling of a recent call for service at their home.

EDUCATION:

On October 1, 2020, Officer Rushin, Officer Gerrard, Officer Thomas, Officer Rose, Officer Shearer, Officer Eufrazio, and Detective DeJesus attended Managing Implicit Bias webinar training conducted by the Anti-Defamation League of Philadelphia. NOTE: This training has recently resumed after being suspended in March 2020 in response to the COVID19 Pandemic.

On October 6, 2020, Sergeant Benner, Officer English, and Officer Deussing attended mandatory Use of Force/De-escalation recertification training in Montgomery Township.

On October 7 and October 8, 2020, Officer Rushin and Officer Rose attended SWAT-CR training at the Montgomery County Public Safety Training Campus.

On October 13, 2020, Lieutenant Dougherty attended Managing Implicit Bias webinar training conducted by the Anti-Defamation League of Philadelphia.

On October 14, 2020, Officer Long and Officer Bouch attended Rapid Deployment Officer training at the Montgomery County Public Safety Training Campus.

On October 14, 2020, Sergeant Hart, Officer Woch, Officer McGuigan, and Officer Rose attended Canine In-Service training in Montgomery Township, PA.

From October 19 to October 22, 2020, Officer Rushin and Officer Rose attended SWAT-CR training at Fort Dix, New Jersey.

Montgomery Township Police Department
Monthly Activity Report
October 2020

On October 20, 2020, Officer Woch, Officer Bouch, Officer Byrne, and Officer McGuigan attended Managing Implicit Bias webinar training conducted by the Anti-Defamation League of Philadelphia.

On October 21, 2020, Officer Scully attended Rapid Deployment Officer training at the Montgomery County Public Safety Training Campus.

On October 22, 2020, Lieutenant Peoples, Officer Beebe, Officer Deussing, Officer Haber, Officer Saada, Officer Johnson, and Detective Walter attended Managing Implicit Bias webinar training conducted by the Anti-Defamation League of Philadelphia.

From October 26 to October 28, 2020, Officer Schott attended High Impact Supervision training at the Limerick Township Police Department.

From October 27 to October 29, 2020, Officer Shearer attended Crisis Intervention Specialist training at the Montgomery County Department of Emergency Services.

NOTED INCIDENTS:

On October 5, 2020, officers responded to the parking lot of Livingston Court for a fight in progress. Upon arrival, officers located a heavily intoxicated male and a female who was visibly distraught. Officers learned that the intoxicated male had vandalized the female's vehicle. When the female confronted him, the male suspect became belligerent and extremely hostile. A good Samaritan attempted to intervene but was assaulted by the intoxicated male. Damages to the vehicle were estimated at \$4,300.00. The intoxicated male was arrested for criminal mischief, harassment, disorderly conduct, and public intoxication.

On October 5, 2020, officers conducted a traffic stop on a black Hyundai in Wegman's parking lot for a registration violation. Officers approached the vehicle and spoke with the two vehicle occupants. During conversations with the occupants, officers noted their nervous behavior and inconsistent statements. Believing that drugs were in the vehicle, a canine drug sweep was conducted. A positive alert was given on the driver's door, indicating the presence of drugs. When confronted with this information, the driver advised that there were empty bags of heroin inside the center console. A search of the vehicle revealed numerous large Aldi bags containing unopened over the counter medication such as Zyrtec, Allegra, and Flonase. During the search, officers also found a ledger that contained an inventory of the various over-the-counter medication, quantities, and resale values.

Montgomery Township Police Department
Monthly Activity Report
October 2020

The occupants had no receipts for the merchandise. Further investigation revealed that the occupants had taken the items without paying for them from the Giant Food Stores in Montgomery and New Britain Townships. The total value of stolen merchandise was \$2,362.97. The two occupants were arrested and charged with retail theft, criminal conspiracy, and receiving stolen property.

On October 6, 2020, an officer attempted to stop a grey Honda on Bethlehem Pike and Knapp Road for registration and equipment violations. The officer activated his emergency lights and siren to stop this vehicle. The vehicle failed to stop, continuing northbound on Bethlehem Pike. Before discontinuing the pursuit, the officer was able to see the driver. The officer conducted a search of PennDOT records, positively identifying the driver as the vehicle's registered owner. A warrant for arrest was filed for the driver charging him with fleeing and attempting to elude police and related summary offenses.

On October 6, 2020, officers responded to the parking lot of the Target for a subject huffing an aerosol can while sitting in a vehicle. Upon arrival, officers found the subject sitting in a grey Dodge spraying an aerosol can to his mouth while taking a deep breath. Officers approached the vehicle and were eventually able to get the subject to turn off the vehicle and roll down the window. During the encounter, the officer noted the subject's impaired condition. The suspect was taken into custody for the illegal use of certain solvents and noxious substances. This was the subject's twelfth arrest since May of 2020 involving solvents and noxious substance.

On October 7, 2020, officers conducted a traffic stop on a white GMC on Route 309 at the Route 202 Parkway for an equipment violation. Officers approached the vehicle, detecting the odor of marijuana coming from inside the vehicle. Officers also observed marijuana paraphernalia in plain view. A search of the vehicle was conducted. Officers located a loaded .45 caliber handgun wedged between the driver seat and center console. The serial number on the firearm was partially obliterated. Officers determined that the driver's license was suspended and that as a convicted felon, he should not possess a concealed weapon. The driver was arrested and charged with firearms violations, violations of the Drug Act, and related summary charges.

On October 10, 2020, officers responded to a home on Coventry Circle for a suspicious person. Upon arrival, officers met with the homeowners, who advised that through their Ring camera, they observed a subject entering their shed. The homeowners went outside to confront the subject, who ran out of the tool shed fleeing toward Montgomery Glen Drive. Officers reviewed the footage of the incident, obtaining a description of the subject. Officers were able to identify the subject and made contact with the subject and his mother.

Montgomery Township Police Department
Monthly Activity Report
October 2020

The subject admitted to entering the shed without permission to remove items. The subject was referred to the Montgomery County Youth Aid Panel instead of criminal charges.

On October 10, 2020, officers responded to Break-Thru Beverage on Hartman Road for a theft report. Upon arrival, officers spoke to an employee, who stated that unknown subject(s) stole eight tires and rims from several box trucks at their business. Additionally, three truck batteries and battery box covers were stolen from one of the trucks. A check of area business cameras revealed that the subjects were operating a white or silver van when they committed the theft. The total value of the property stolen was \$16,000.00. This investigation is ongoing.

On October 14, 2020, an officer conducted a traffic stop of a black BMW on DeKalb Pike and Welsh Road for failing to stop for a red signal. Officers approached the vehicle, noting that the occupants were juveniles. The driver was shaking and initially provided false information related to his age. The driver could not provide the name of the vehicle owner nor where he obtained the vehicle. Officers determined the vehicle was registered to a passenger's mother and that the vehicle was taken without permission. The vehicle owner was contacted and responded to the officers' location. The juvenile occupants were cited for curfew violations. The driver of the vehicle was cited for vehicle code violations.

On October 19, 2020, officers responded to Lowes Home Improvement for a retail theft. Upon arrival, officers spoke with a member of asset protection, who advised that a subject entered the store, posing as an XPO Logistics employee. The subject parked his pickup truck in the store's open bay area, entering the store. The subject walked directly to the receiving department, selecting a refrigerator and two gas ranges. The subject moved the items to the bay, cut the lock on the bay door, and loaded the items onto the pickup truck. The value of the stolen merchandise was \$2,597.00. Further investigation revealed that the subject committed numerous thefts in the tristate area. The total amount of theft from Lowes Home Improvement stores is currently \$14,688.09. This investigation is ongoing.

On October 22, 2020, officers conducted a traffic stop on a gray Mazda Tribute on North Wales Road at Rose Lane for an equipment violation. In speaking with the vehicle occupants, officers noted an odor of marijuana emanating from the vehicle and discarded marijuana cigarettes in the passenger side door handle. A search of the vehicle was conducted. Officers located fifteen bags of marijuana, marijuana edibles, seventeen Oxycodone Hydrochloride pills, a digital scale, and over \$3,000.00 in United States currency. Both occupants were arrested and charged with violations of the Drug Act, including possession with the intent to deliver. The currency was seized and forwarded to the Montgomery County District Attorney's Office for asset forfeiture proceedings.

Montgomery Township Police Department
Monthly Activity Report
October 2020

On October 27, 2020, officers responded to the Target for a theft in progress. Officers were notified that a subject involved in the theft was walking toward a black Chevrolet in the parking lot. Upon arrival, officers located the vehicle, occupied by two subjects.

While speaking with the occupants, officers observed several toy sets and other items in the rear passenger seat. Asset protection personnel met officers in the parking lot, where they advised officers that the passenger was observed on camera leaving the store with the unpaid items, totaling \$982.37. The passenger was subsequently taken into custody for retail theft. A routine records check on both individuals alerted officers that the driver had an active warrant from the U.S. Marshals Office for a felony probation violation in reference to threats against federal prosecutors. The driver was taken into custody for the warrant and was turned over to the United States Marshals Service.

On October 30, 2020, officers conducted a traffic stop of a white Nissan traveling on Bethlehem Pike for careless driving. As the officer activated his lights, the vehicle pulled into an adjacent parking lot, and the driver began to exit the vehicle. The officer observed marijuana and marijuana paraphernalia in the vehicle's center console while speaking with the driver. A search of the vehicle revealed heroin, marijuana, six Xanax pills, and three Oxycodone Hydrochloride pills. The driver was taken into custody for violations of the Drug Act. The driver also had an outstanding arrest warrant by the Philadelphia Police Department for drug violations. An additional search of the driver yielded five bags of heroin.

ITEMS OF INTEREST:

On October 5, 2020, officers participated in the FDMT Emergency services Drive-Thru Event at Wegmans.

On October 20, 2020, Chief Bendig and Officer Johnson presented to the Montgomery Township Business Development Committee about the Community Policing Unit and upcoming election preparation.

On October 22, 2020, Officer Johnson and Detective DeJesus conducted two "Story Time with the Police" sessions at the Montgomery Township Community Recreation Center.

On October 24, 2020, officers conducted a Drug Take-Back event at the Giant store. Three hundred seventy-eight pounds of medication were turned over for destruction.

Montgomery Township Police Department
Monthly Activity Report
October 2020

On October 24, 2020, officers and personnel from the FDMT and VMSC conducted a "Fill A Truck" food drive at the Giant food store. Over 1660 pounds of food was donated. Donations went to Manna on Main Street and Mattie Dixon Community Cupboard.

On October 31, 2020, officers participated in the Township's Halloween Drive Thru event at Windlestrae Park.

UPCOMING EVENTS:

November 17, 2020: Citizens Police Academy Graduation

Montgomery Township Public Works Department

Monthly Report – October 2020

PARKS/OPEN SPACE:

- The crew sanitized the tot-lots (twice a week throughout the month) in all the parks.
- Larry & Scott Y. assisted (to maintain social distancing requirements) with the leaf collection on October 17th at William F. Maule Park at Windlestrae.
- The entire crew spread wood carpet at the tot-lots at Spring Valley Park (Upper & Lower), Autumn Woods Park, William F. Maule Park at Windlestrae, Windlestrae Park – Rose Twig.
- Don, Todd & Dave installed a new junction box for soccer lights at William F. Maule at Windlestrae.
- Met with Gilmore & Associates and Couzins, Inc. to review the new electrical service being installed at Friendship Park.
- The crew built new benches for various Township parks.

ROADS:

- Bryan, Joe & Bill continued street sweeping as part of the MS4 Storm Water Management Program.
- The entire crew assisted in clearing drainage areas throughout the Township.
- Scott, Steve, Bryan & Joe adjusted the asphalt in front of 107 Crestwood Circle to remedy a ponding issue.
- The entire crew paved the parking lot entrance to Windlestrae Park – Zehr Tract.
- K. Carney worked on gathering current information to update the asset list for Finance.
- The entire crew sealed cracks in the Township roads to aid in increasing the longevity of the road surface.
- K. Carney worked on gathering the photos/data on the equipment to be listed for sale on Municibid.

FACILITIES:

- Todd & Dave fogged/disinfected the Administration building every Monday morning and the Township Meeting Room on Tuesday mornings following the BOS Meetings and the Police Department every Friday morning.
- Todd, Don & Dave continued the semi-annual traffic signal inspections.
- Todd & Dave cleared trees and shrubs to address a sight distance issue at Holly Drive & Rosewood Drive.
- Todd & Dave installed new self-illuminating “Exit” signs throughout the Administration & Police buildings.
- Dave worked with TPD, Rhythm Engineering and Tony Still to address ongoing traffic signal issues.
- Todd & Dave installed new touchless kitchen sink faucets in the remaining kitchens at the Administration building.
- October 17, 2020 – County Line Road & Stump Road – On Flash – Replaced Controller & MMU (Todd & Dave) – Contracted Armour & Sons for additional repairs.
- Todd & Dave installed a new “No Turn on Red” sign at Route 63 & Route 202 Parkway because of a permit change.

MONTGOMERY TOWNSHIP BOARD OF SUPERVISORS
BOARD ACTION SUMMARY
Item # 17e.

SUBJECT:	Other Business – Committee Board Liaison Reports
MEETING DATE:	November 23, 2020
BOARD LIAISON:	
INITIATED BY:	Tanya C. Bamford, Chair

BACKGROUND:

This is an opportunity for any Supervisors who are liaisons to volunteer committees or boards who may have met in the month of October to provide an update on those meetings.