

TOWNSHIP OF LOWER MAKEFIELD
BOARD OF SUPERVISORS
MINUTES – MAY 31, 2023

A meeting of the Board of Supervisors of the Township of Lower Makefield was held in the Municipal Building on May 31, 2023. Dr. Weiss called the meeting to order at 7:35 p.m. noting that this meeting was rescheduled from May 17, 2023 due to lack of a quorum at that time. Dr. Weiss called the Roll.

Those present:

Board of Supervisors: Fredric K. Weiss, Chair
 Suzanne Blundi, Vice Chair
 John B. Lewis, Secretary
 James McCartney, Treasurer
 Daniel Grenier, Supervisor

Others: David W. Kratzer, Jr., Township Manager
 David Truelove, Township Solicitor
 Andrew Pockl, Township Engineer
 Kenneth Coluzzi, Chief of Police

COMMUNITY ANNOUNCEMENTS

Dr. Weiss stated Lower Makefield Township's EAC is hosting a Lecture Series on "Monarch Butterflies and the Miracle of Migration" presented by Mike Weilbacher at the Township Building, 1100 Edgewood Road, Yardley, PA 19067 on Saturday, June 10 from 10:00 a.m. to 11:00 a.m.

Mr. Dennis Steadman, Chair of the Ad Hoc Property Committee, stated the Ad Hoc Property Committee is calling attention to the project to create a long-term Master Plan for Patterson Farm, and is asking for our community to get involved. This Township-owned property is at a crossroads with historic buildings soon requiring expensive repairs unless they are lost forever. He stated potentially millions of dollars of public money could be needed, but such expenditures cannot be made just to have the buildings saved and sit idle. The Committee is working with a professional team of architects, engineers and economists to determine best uses for the buildings that could be of benefit to our community and support maintenance for future generations. Mr. Steadman stated the public is requested to become engaged by attending public Zoom meetings of the Ad Hoc Property Committee which are held on the second Thursday of each month. The public

can also learn more at [LMT.org/Community/Patterson Farm](https://lmt.org/Community/PattersonFarm) where there is a wealth of information and can attend upcoming public forums which will be announced shortly to preview Draft Plans and for the public to provide input and feedback. While those dates are yet to be announced, the first is expected to be held some time in June. Dr. Weiss stated it is hoped we will get a lot of public input moving forward.

APPROVAL OF MINUTES FOR MAY 3, 2023

Mr. McCartney moved, Ms. Blundi seconded and it was unanimously carried to approve the Minutes for May 3, 2023 as written.

FINANCIALS

Approval of April Interfund Transfers

Mr. McCartney moved, Mr. Grenier seconded and it was unanimously carried to approve the April Interfund Transfers in the amount of \$752,744.31 as attached to the Minutes.

Approval of Warrant Lists from May 1, 2023 and May 15, 2023

Mr. McCartney moved, Mr. Grenier seconded and it was unanimously carried to approve the Warrant Lists from May 1, 2023 and May 15, 2023 in the amount of \$1,400,094.22 as attached to the Minutes.

PECO-GREEN REGION GRANT PRESENTATION

Mr. Ted Dorand, PECO's External Affairs Manager in Bucks County, was present to recognize Lower Makefield's efforts related to open space preservation and to award a Green Region Grant to the Township for its work. Mr. Dorand stated since the inception of the Green Region Program in 2004, PECO has awarded \$2.7 million in Grants to Municipalities throughout their service territory for the preservation of open space and for environmental improvements that add to the landscape and protection of vital resources in the region. PECO has helped to acquire and preserve 340 acres of open space, create 50 miles of trails, and plant approximately 14,000 trees.

Mr. Dorand stated PECO is recognizing the Township for its efforts to work on ADA accessibility and enhancements at the Five Mile Woods. Mr. Dorand stated PECO works with the Natural Lands Trust which provides expertise and assistance in this area; and they administer the Program, evaluate the Applications that come in, create the criteria involved, and gather resources from the County Planning Commission to evaluate the submissions.

Mr. Dorand presented the check to the Township this evening.

BOWMA PRESENTATION & 2023/24 PROPOSAL

Mr. Jim Kovalcik, BOWMA, was present and stated BOWMA has been running the Township's deer management program since 2009. He stated they have had great success and are asking the Board to accept their proposal for the upcoming season. Mr. Kovalcik stated they had the opportunity to meet with Mr. Kratzer and Ms. McVan to go over the proposal. He stated the Township is not charged any money. He stated BOWMA is insured for \$1 million, they purchase their own Licenses, and donate the first deer to Hunters Sharing the Harvest although most hunters donate more in a given year. Mr. Kovalcik stated all of their hunters are tested and vetted, and he reviewed the qualifications that all of their hunters must have. He stated their hunters are issued ID cards and there are placards in their vehicles. They will hand out a letter to the homeowners indicating the Township's support.

Mr. Kovalcik stated last year they took a total of 89 deer in Upper Makefield and Lower Makefield; and out of those 17 deer were donated to Hunters Sharing the Harvest which equates to approximately 2,448 meals that went to local food shelters. Four deer were also given to families in need who contacted them.

Mr. McCartney asked for a comparison of deer taken this year versus last year. Mr. Kovalcik stated they were up a little from last year. He added it would be good to get additional properties in order to cull more of the herd. Mr. McCartney asked how that could be done. Mr. Kovalcik stated at the Five Mile Woods they are allowed to hunt on Tuesday, Wednesday, and Thursday; and while they understand why the Township wants local residents to be able to access the Woods on the weekends, it would help if they had more time in the Five Mile Woods as there are a lot of deer on that property. He also noted the Snipes property which has a large herd. He stated they

are working with Farmland Preservation on the Leedom Tract; but if they were able to get on some of the other Farmland Preservation properties, that would help increase the numbers.

Mr. Lewis moved and Ms. Blundi seconded to retain BOWMA for the 2023/24 deer hunting season.

Mr. Lewis asked how many of the 89 deer were taken in Lower Makefield, and Mr. Kovalcik stated 40 were taken in Lower Makefield, 41 in Upper Makefield, and 8 from a property they hunt in Newtown. Mr. Kovalcik stated a total of 69 deer were taken the prior year which was one of the hardest years that they had with hunters getting into the woods. Mr. Lewis stated the deer have been a problem for a long time, and he has been a long-time supporter of BOWMA. He stated he has advocated for BOWMA in other Municipalities as well. He would be in favor of helping them increase their yield and finding additional properties.

Mr. Kratzer stated some properties were listed in the Addendum, and he asked Mr. Kovalcik to discuss those in more detail. Mr. Kovalcik stated at the Snipes Tract, it had been moved back to a Saturday only although previously they had it whenever School was not in session which helped boost the numbers. He stated the other property he noted was off of Lindenhurst which had been presented last year and he re-submitted it again this year with a map showing that this was a property they had previously hunted. He stated the reason they stopped hunting it was because when he took over as President, he noticed that it was not on the proposal, and it was removed since it had not been approved by the Board. He stated they would like to get back on that property where they had previously taken a number of deer.

Mr. Kratzer stated another item on the Addendum was a property that the Township had suggested at Roelofs and Oxford Valley Roads. Mr. Kovalcik stated that property is too close to homes, and it would be difficult to get in that area unless they could get in off the path off of Oxford Valley Road. He also noted the parks that are in that area. He stated their goal is to keep a low profile; and if there were a lot of people in that area, he does not feel it would be a good location. Mr. Kovalcik stated he has a map which they were given when they first started this program, and BOWMA is looking at that map to see if there are properties that they could discuss with the Township where hunting could be added.

Ms. Blundi stated she understands they are working with Farmland Preservation, and she knows that the farmers have first rights to hunting on those properties, and she appreciates that they are working with BOWMA. Ms. Blundi noted a tract

of land on Woodside Road that is part of Farmland Preservation that abuts the cell towers. She stated while there are homes to the west, she would like them to look at this tract to see if that would be an appropriate area because she knows that there are a lot of deer in this area. Mr. Kovalcik stated they call that the Black Farm; and while they did previously hunt there, Mr. Steadman would have to look into that. He stated they would like to get back in that area. Mr. Kratzer stated he will work on this, and Mr. Lewis stated as Liaison he will also ask Farmland Preservation about that property. Mr. Lewis stated there is a Red Tag Program that the State runs, and hunters can hunt off-season taking out a limited number of deer. He stated he knows that there are a large number of deer coming out of this area which are struck by cars on Woodside.

Mr. Lewis stated there is also a County property which he feels should be looked into. Ms. Blundi stated she believes that there is a restriction on that property.

Mr. Kovalcik stated BOWMA has five hunters who are part of the Red Tag Program working under Mr. Steadman on the Leedom Tract. He stated they have extended their insurance to make sure that they are covered.

Mr. Grenier asked if anyone knows the total deer population in Lower Makefield, reproduction rates, and how we are managing this generally. He asked if they get feedback from the State. Mr. Kovalcik stated he could reach out to some of the Game Commissioners as to who to contact about that. Mr. Grenier stated he would like to do an assessment to see how we are doing and if the Game Commission could provide guidance to our program. Mr. Kovalcik stated BOWMA is not the only group hunting in the Township, and the Game Commission could provide an overall harvest number for the Township.

Mr. Grenier stated he has had people express concern about hunting in the area of the Katharine Burke Nature Preserve which is used often by the public throughout the year, and he asked that BOWMA be cognizant of that area. Mr. Kovalcik stated while they will still put some stands in the woods, they are considering going to 100% climbers since that has less of an impact. He stated in the Five Mile Woods they do a lot of hunting toward the back of the property where there are not many people, and this is why they asked to park off the back road off of Route 1 and walk in. He stated with regard to the property Mr. Grenier is referring to behind the Township Building, they will keep it toward the back.

Motion carried unanimously.

ELECTRONIC MEDIA ADVISORY COMMITTEE – ZENCITY

Ms. Jill Laurinaitis, Mr. David Kelliher, and Ms. Ann Schreiber were present with Mr. Fred Young and Mr. Josh Waldorf watching from home, all from the Electronic Media Advisory Committee (EMAC). Ms. Laurinaitis stated they are presenting three recommendations that EMAC recently voted on. She stated for the past six months they have been researching and assessing new platforms and tools to further improve the Township's communication and engagement with residents and bring our technology up to the present in the ways that residents are utilizing it today. She stated they feel these three recommendations are necessary to improve services, build community trust, and increase overall satisfaction among residents. She stated they are also looking to reach beyond the traditional scope of communication channels to make fair assessment and make sure all voices in the community are heard on issues through scientific surveying and other tools.

Ms. Laurinaitis stated at their public meeting held on May 11, 2023 EMAC voted to make the following recommendations to the Board of Supervisors: The Township engage the Zencity platform for a fee not to exceed \$26,000 budgeted for one year with the option to renew based on the satisfaction and discretion of the Township Manager and the Board. EMAC also recommends the development of a mobile Township app that would improve communication with residents and complement and support the Website and other channels with more immediate and accessible information on traffic and road closures and repairs, weather hazards, Police action, any special Township events that would impact routine travel and activities within the community, and a better reporting procedure for issues. The third recommendation is that the Township evaluate proposals from two app companies EMAC has researched and assessed – Info Grove and Apex Mobile which have similar features and fair pricing.

Ms. Laurinaitis stated Zencity is currently used by about 200 local Governments in four Countries affecting about 40 million residents. It is a platform for community engagement. She stated they use advanced technology and methodology to help local Governments make decisions by analyzing millions of data points that aggregate citizens' feedback using AI. She showed a slide describing two of the main tools they use one which is Zencity Organic which is a social listening tool that monitors conversations across publicly-available sources including social media and news channels and aggregates and presents the data in a reporting dashboard so you can see what residents are talking about and how they are feeling about certain issues. The second tool is Zencity Community Survey which uses census data to target a representative sample of the community so that you

are reaching a full spectrum of residents in a scientific way. She stated they feel that the investment in communication and technology the last decade has been minimal for the Township, and that what is recommended is well worth it. She stated it will also be very helpful in deciding several key issues over the next six months to a year including the potential local Earned Income Tax, Patterson Farm, open space preservation, and Park planning related to Macclesfield and Snipes.

A slide was shown describing how the surveys are conducted. Ms. Laurinaitis stated EMAC feels this will help the Township stay organized on key issues. She stated to take a survey, you go to a landing page with the survey on the left and supporting documents on the right that go along with the issue that the survey is about so that the residents can educate themselves on the issue before taking the survey. She stated when there has been debate on social media channels, etc. about issues, there is not currently very much information on the Township Website to point people to get the facts which has resulted in some misinformation and frustration. She stated this part of the Zencity Community Surveys would tackle that issue.

Ms. Laurinaitis stated the questionnaires are formatted with the expertise of the Zencity professionals, and they are purposely crafted to remove common barriers to participation like time and language, and they are accessible and inclusive. She stated the results are in real time and can be run year round.

A slide was shown with regard to the pricing information for the app companies EMAC is recommending. Ms. Laurinaitis stated they felt both companies were similar and both involve one-time, set-up fees with Info Grove at \$7,900 and Apex Mobile at \$7,500. After that there is an annual maintenance fee that is less depending on the plan chosen. Ms. Laurinaitis stated EMAC recommended leaving the choice of which firm to be made by the staff depending on who they would like to work with and the availability of the companies depending on when the Township is ready to move on with this project.

Ms. Laurinaitis stated EMAC is making this recommendation because 87% of users spend their mobile time on apps so they feel that this will be a good addition. A slide was shown of the more popular modules on Info Grove and Apex Mobile.

Mr. Kratzer stated Mr. Alon Maor with Zencity is intending to be on the call to address any questions the Board may have relative to the tool.

Mr. Kratzer stated with regard to the financial aspect, in the adopted 2023 Budget, \$50,000 was allocated to EMAC for the purpose of the Website. Based on EMAC's prior appearance before the Board, the cost of the Website came in substantially under that at approximately \$2,400. He stated with Zencity for the Website and the mobile app, even the most costly of the options as it relates to the mobile app all could be accommodated within the allocated funds for the technology/communication engagement enhancements that EMAC is recommending.

Mr. Kratzer stated he used Zencity in Susquehanna Township in Dauphin County and found great value in the aggregation of the data that would occur through what is being referred to as Zencity Organic in trying to make sure that they were better informed beyond the traditional channels. He stated part of Zencity's mission is to get beyond the same ten people commenting on every issue and instead reach the broader community. He stated the community surveying tool would allow us to be more organized and have our surveying more concentrated. He stated Ms. Laurinaitis had highlighted a number of policy-related issues that the Township may be considering in the future, and this engagement and data would be helpful. He stated the benefit of engaging Zencity on all of these issues is they are specifically operating in the local Government space and they work with Municipal jurisdictions throughout the Country; and when they are formulating potential applications of the tools, they are speaking the language of local Government.

Mr. Kratzer stated there are two additional tools that are part of the package one of which is Zencity Engage which creates a space where you can do digital engagement on specific issues whether they be project-based or policy/topic-based issues. He stated there is also an opportunity to do some benchmarking/evaluation through Zencity Experience surveys as well. He stated it comes with the professional consulting of the Zencity team to leverage the tool and make sure that it is appropriate to local Government. He stated his past experience working with this tool was helpful to the governing bodies that he had an opportunity to work with.

Mr. Kratzer stated he appreciates the work that EMAC has done in evaluating this and considering its potential applicability to Lower Makefield Township. Mr. Kratzer stated what has been recommended can be accomplished within the allocated resource so that we can move forward enhancing the Website and providing more of an engagement platform for the residents.

Mr. Lewis moved, and Mr. McCartney seconded to adopt the Electronic Media Advisory Committee's recommendations specifically Zencity for social media monitoring and engagement with a not-to-exceed price of \$26,000 and to select a mobile app provider at the discretion of the Township Manager in consultation with all relevant IT folks with a non-to-exceed price of \$17,000.

Mr. McCartney asked if all these costs come in under the \$50,000 allocated, and Mr. Kratzer stated they do. He added that the Website cost was \$2,400, and the max cost on the app and the cost of the engagement of Zencity all comes in under the Budget of \$50,000 that was allocated for these improvements. Mr. Kratzer stated he feels that EMAC is going to have work going forward helping the Township with implementation, etc.

Mr. McCartney asked how we will gauge the success as to how this is working after one year. He asked if we will be provided with a demographic as to the number of users so a decision can be made for next year as to whether it is being used effectively. Mr. Kratzer stated the tools will provide us with the ability to do an assessment from a user standpoint and there will be certain anecdotal feedback as well based on the experience and feedback that we are getting.

Mr. Lewis stated with regard to Zencity it was indicated that it is open social media which would include nextdoor, but would not include private social media groups on Facebook such as Lower Makefield is a Great Place to Live and Lower Makefield is a Great Place to Live Uncensored. Ms. Laurinaitis stated that is correct unless those groups give permission to Zencity to be in those groups. Mr. Kratzer stated the intent is to try to gain access to the groups where people are discussing Township issues.

Mr. Lewis stated there was a CMS that was included in the first discussion with the Website development. He stated the app developers appear to have a secondary CMS which means the content might have to be added in two places. He stated when they review the two app developers, they should see if there is a way to make sure that they are using one CMS creating content in one location and it would go to the channels we want. Ms. Laurinaitis stated they discussed that with both app companies, and they deal with the more common CMS and not the particular one that our Website developer is using. She stated both app companies felt confident that there were ways around it, and you could also frame the existing Web pages inside the app if needed. She stated EMAC is aware of the issues, and will make sure we are not adding more Admin work.

Mr. Lewis stated the mobile app introduces a third primary user name and password associated with Township business, and that becomes secondary after OpenGov and Community Pass which is the way in which we engage with the Pool. He stated you should not have multiple user names and passwords to interface with one organization, and there needs to be a strategy to have one single sign-on for all LMT business. He stated there are also people who do not engage in social media, and we need to be able to listen to everyone and have a plan to get our mobile app, our Newsletter, and our e-mail program so that we are reaching as many of the 11,000 households/33,000 residents that we can. Ms. Laurinaitis stated that she understands that Mr. Lewis would like EMAC to develop a long-term plan and strategy, and Mr. Lewis agreed. Mr. Lewis stated at this point we do not have a data strategy as a Township. He stated some of the sources of data that we have do need to be heavily protected and not accessible, but some need to be very accessible although they all need to be secure. He stated we need to have a data strategy so that we can bring as much of the data forward for people to use in terms of what they need to know to conduct business with the Township and get access. He stated there is also a lot of data available at the County level that can be accessed which we have links to, and we need to find ways to make it easier for people to find it. He stated that means improving the search on our Website and also looking at other things to see what people are interested in and show them more of what they are interested in as well as what they are trying to find that they are not able to find. He stated some of that can be found through a survey and some could be part of a focus group. He stated there also needs to be a general strategy about data storage and data management as well as accessibility and how to make sure that we are doing a good marketing job. Mr. Lewis stated there are a number of events this summer including Art in the Park, and we want to make sure that all of the residents know what is available. Mr. Lewis stated he feels the Township staff can work with EMAC on these issues.

Ms. Laurinaitis stated with regard to the multiple sign-on issue, she believes that when it was time to renew Community Pass, they looked at switching over to OpenGov but because it was so costly, that was a deterrent at the time. She stated EMAC was not involved in those discussions, but EMAC has discussed among itself that there should be a long-term plan. She stated EMAC is happy to provide some guidance on that going forward.

Mr. Grenier stated he agrees the long-term strategy is important and where there is overlap between OpenGov, Community Pass, and any social media approaches we use, it should be “one-stop shopping” and user-friendly.

Mr. Grenier stated he is a little bit concerned about the approach Zencity uses because uses machine learning and AI to track. He stated he is concerned about privacy for our residents. He stated he feels they have great tools that we can take advantage of; however, he feels it is important to understand what limitations they have on data access and what they can do with our data. He stated it is not an American company, and they are based in Israel so there are International issues. Mr. Grenier stated before he would be comfortable signing off on this approach, he wants to make sure that there are controls in place so that we are protecting our residents from potential issues related to security. He stated Zencity uses machine learning and AI to collect information and then develops strategies based off of AI. He stated he would like more information about that before proceeding.

Ms. Laurinaitis stated she had similar thoughts when EMAC first starting discussing this and was very uncomfortable with the data-gathering part. She stated the social listening is only a part of what they do; and when they aggregate data, it is from public sources, and it is anonymous, and when they are reporting on the dashboard, they are not tying it to a specific person rather it is aggregating the comments as to what was said.

Ms. Laurinaitis stated Lower Makefield is a Great Place to Live is a private group, but it is also a very public group. She stated there will have to be a discussion with Ms. Karen Klein-Schaffer, the Administrator of that group, at some point.

Mr. Lewis stated Zencity is not collecting PII about individuals and is not designed to build a portfolio about individuals. He stated they are going out to social media sites and "broader stuff" to collect comments around Lower Makefield's public policy and the community. He stated that can be difficult to find in the open Web as people are not talking that much about public policy in Lower Makefield and are talking more about National, State, and County issues. He stated they are not getting information in a way that would compromise a person's individual privacy because the person has already relinquished that by posting their comments.

Ms. Laurinaitis stated EMAC is very aware about how data is collected and how AI is evolving, but since the social media apps and groups are so integrated into our society, we are trying to make the best of it that we can and trying to focus on the positive and serve the residents better.

Mr. Grenier asked if Zencity provided a sample User Agreement, and Mr. Kratzer stated a document was provided to the Board in their packet.

Mr. McCartney asked if the success of the app is based on the data that is being pulled from private groups on Facebook. Mr. Kratzer stated that is a component of it. He stated the tools that they have beyond just collecting sentiments in general could be useful to the Township and he particularly noted the survey component. He stated it includes access to data analysts as well. He stated the Township does not have internal data analysts, and there is the professional component that we are getting so it is not only the social media listening aspect, and this will help the Township interpret the information.

Mr. McCartney stated his concern is that if we are tailoring this to the silent majority of the Township, integrating some user groups that are private on Facebook might cloud that data, and his preference would be that those groups not be included in any kind of integration with the app.

Mr. Alon Maor joined the meeting, and Mr. Kratzer asked him to speak to the data security-related issues. Mr. Maor discussed how the data is stored and the security. He stated the data is not tied to a specific person and is anonymized.

Mr. Lewis stated in reviewing the Contract, Section 5 indicates that all data is the sole property of the customer. He stated anything that someone posts on the open Web would be subject to being accessible to anyone. He stated the Agreement acknowledges that Zencity does not require any personal data or PII to be provided in order to provide the Licensed Program and that we do not need to provide them the personal data of people. He stated we will have to check the app developers to make sure that they are not tracking location and re-selling that.

Mr. Maor stated that the deliverables including the reports, the analytics, the insights, and the engagements that they will do for the Township are the property of the Township, and they do not use them for marketing or any other purposes.

Ms. Laurinaitis asked Mr. Maor to speak to Mr. McCartney's concern about certain people who are constantly very vocal and how that would be filtered out and balancing the data with regard to the social listening part of the tool, so we would not get the equivalent of "ballot stuffing." Mr. Maor stated social monitoring is only one of the tools that they are utilizing, and they also

have survey capability, the census, and the different segments of the Township; and if it is a reoccurring voice or data, there are tools that can be used to deal with that.

Mr. McCartney asked if one individual makes a thousand comments or a thousand individuals make a common comment, is all of that data is put aside and processed differently by the algorithm. He stated there could be a user group that could manipulate data if they organize. He asked if the AI is going to be able to separate the difference between one user making a thousand comments or a thousand users making the same comment or pushing a certain agenda. He stated that is why he would not want the private user groups involved in any of the data feed because it could corrupt the outcome of the data. Ms. Laurinaitis stated she understands they are able to address that, and she is sure that this is not the first time they have encountered that issue. Mr. Kratzer stated he is not sure that there is anything that would prevent a mobilized group to monopolize the conversation, and we will have to be mindful of that.

Dr. Weiss stated we have to consider that there could be a thousand people on a social media site commenting on something that may not even be true. He stated we need to present the true facts through this Township tool. He stated this tool should help the Board and staff find clarity moving forward on any topic.

Mr. Kratzer stated there is a collective responsibility; and if we see something that people continue to comment on, the Township would need to do a better job of providing access to information and education. He stated we will need to market this and create awareness of it.

Mr. McCartney stated he was excited about hearing from the silent majority, but in order to hear from them they need to engage; and he hopes that we are not just going to continue to hear from the same 1,000 people. Mr. Lewis stated the listening component of the Zencity tool is helpful to uncover things and will help us communicate better. Mr. Lewis stated when we listen to people's opinions, we need to give them trade-offs as that may result in different recommendations from people. He stated that is where the survey questions will help.

Ms. Blundi stated she is concerned that we do not have the staff to form meaningful questionnaires, aggregate the information, and do the messaging. She stated she agrees that the Township wants the residents to be informed and engaged.

Mr. Maor stated they will be giving the Township a voice and an opportunity to deliver messages to the community about what the Township is doing. He stated they will be giving the public the opportunity to engage in a different way.

Ms. Laurinaitis asked Mr. Kratzer if he was the main liaison with Zencity at his previous Municipality. Mr. Kratzer stated it was a combination of individuals including himself, the Park & Recreation Department, and the Community Development Department; and he assumes the primary users would be the same in Lower Makefield. He stated there are on-going projects where this will provide value, and he specifically noted Patterson Farm which will require a significant capital investment. He stated he feels there are a number of immediate uses where we would get a return on. He stated it will require effort on the Township's part; and Mr. Majewski and Ms. Tierney are currently working on projects which will require different levels of engagement, and this is a tool that they can now employ. He stated the Ad Hoc Committee is working on the Patterson Farm in conjunction with Mr. Majewski as the primary liaison, and we could almost immediately implement this tool for that so that we can solicit feedback from residents.

Ms. Laurie Gray stated she is a Lower Makefield Township resident. She asked how we insure that only Lower Makefield Township residents are using this. She stated there were surveys done in the past where there was perhaps some skewing of data. She stated she heard that privacy is important so we would not have any information that they are Township residents. Mr. Maor stated they have a multi-level approach and they focus on the limits of the Township which is where they get the data from and they ask the neighborhood/zip code. Ms. Gray stated she is not sure that is going to resolve the issue. Mr. Maor stated they make sure the Geofencing is accurate as far as they know based on GIS location and that the answers that are submitted are from the area targeted for the survey.

Mr. Bill Gaboda, 1230 Ash Lane, stated it seems that this is powerful software which has been well conceived, but it also looks like you could end up "drowning in all of the data." He stated he understands there are ways of managing it, but he feels the Township should be very careful. He asked when the general public of the Township will be informed that this is happening and to what level of detail will they be informed. Dr. Weiss stated the Board will vote on this tonight. Dr. Weiss stated any surveys that the Township does will be generated through the Zencity platform, to the Website, e-mail blasts, and whatever else we have to reach out to the public electronically. Mr. Kratzer stated we would do something similar to what was done with OpenGov using social media channels to

create awareness as to the availability of the tool. He stated if there is a specific survey, that will be communicated as Dr. Weiss indicated. He stated we can do some general messaging on the importance of engagement and the desire to have residents engaged; and that the Township is looking into tools to enhance engagement, and that this is just one of those tools.

Mr. Grenier stated there is the active survey function where they develop survey questions and send them out to the population, get answers, and then analyze it which he feels is beneficial; but he asked if there is the ability to use that function but turn off the machine learning, social monitoring function, etc. Ms. Laurinaitis stated it is two separate dashboards/tools. She stated she feels Mr. Grenier may feel more comfortable going through a presentation about the social listening aspect. She stated there has been a lot of interference this evening when Mr. Maor is speaking. Ms. Laurinaitis stated EMAC has had many discussions about this and seen the presentation so that they feel comfortable making this recommendation. Mr. Kratzer stated Mr. Maor could review the back-end information if that is the level of detail that the Board feels is necessary in order to feel comfortable proceeding. Mr. Grenier stated he is not sure the majority of the Board feels the same way that he does. Mr. Grenier stated he is concerned about the many cases around the World where data has not been used correctly.

Ms. Karen Schaffer stated she lives in Lower Makefield Township. She thanked EMAC and the Supervisors for the discussion on this topic. She stated she is one of the Admins for the Lower Makefield is a Great Place to Live page, and she has a lot of concerns. She stated her group is a private group and is closed. She stated there are rules that people must agree to when they join including that “what is in the group should stay in the group and not to bring things from other private groups into our group.” She asked how important is the rule of having social media pages agree to be a part of Zencity. She stated her group has several Admins, and they have 12,000 members on their page; and she feels a responsibility to them not to make a decision for them although she may feel that it is good that Zencity is on their social media page. She suggested that for her page, it would be put as a poll on their page; and if members do not want Zencity to be “eavesdropping,” then she would like to respect that.

Mr. Kratzer stated he feels the private Facebook group is great, but it is only a single source. He stated what the Township is discussing is not driven by access to that one singular group from his perspective. He stated whether we have access to that group or not is not fundamental to the recommendation and the value that he feels a tool like this could bring.

Mr. McCartney stated he personally would prefer not to have access.
Ms. Laurinaitis stated she feels we should have more discussion about the positives and the negatives of having access.

Motion carried with Mr. Grenier opposed.

ENGINEER'S REPORT

Approve Change Order #1 for the Pool Painting Project to American Pool of Pennsylvania, LLC. as a Credit to the Township in the Amount of (\$1,456.00)

Mr. Pockl stated this is a balancing of quantities, and the quantities used out in the field were less than the quantities Bid so it is a credit to the Township.

Mr. McCartney moved, Mr. Lewis seconded and it was unanimously carried to approve Change Order #1 for the Pool Painting Project to American Pool of Pennsylvania, LLC. as a credit to the Township in the amount of (\$1,456.00).

Approve Pay Application #1 (Final) for the Pool Painting Project to American Pool of Pennsylvania, LLC. in the Amount of \$144,466.70

Mr. Grenier moved, Ms. Blundi seconded and it was unanimously carried to approve Pay Application #1 (Final) for the Pool Painting Project to American Pool of Pennsylvania, LLC. in the amount of \$144,466.70.

General Project Updates

Mr. Pockl stated the Board was provided in their packet his Engineer's Report.

Mr. Grenier asked for an update on the Woodside bike path. Mr. Pockl stated they were out there yesterday looking at some items that the contractor needs to address. He stated that while it looks a completed trail, he would caution the public that it is still a project that is under construction. Mr. McCartney asked if it has been publicly opened, and Mr. Pockl stated it has not. Mr. McCartney asked if there is signage that the path should not be used; and Mr. Pockl stated that while there are no signs of that nature at this time, they are going to engage with the contractor to make sure that they have signage there to clarify that.

PARKS & RECREATION

Approval of Resolution #23-12 Recognizing Friday, July 21, 2023 as Pennsylvania Parks & Recreation Professionals Day in Lower Makefield Township

Mr. Kratzer stated it is recommended that this Resolution be approved in recognition of the great work that our Park & Rec professionals do on behalf of the Township.

Mr. Grenier moved, Ms. Blundi seconded and it was unanimously carried to approve Resolution #23-12 recognizing Friday, July 21, 2023 as Pennsylvania Parks & Recreation Professionals Day in Lower Makefield Township.

Ms. Tierney stated we have been selected by Pennsylvania Park & Rec Society as the Highlight Community for that day.

Parks & Recreation Project Updates

Art in the Parks – Ms. Tierney stated this is a new program that was brought in through a Grant and with the support of Artists of Yardley. She stated the sculptures have been installed at Memorial Park and Patterson Farm and are free to view. She stated Play for All is the theme for the sculptures. She stated they tried to place the sculptures near locations where those activities are taking place including a tennis sculpture next to the tennis/pickleball courts. She stated there will be different activities taking place in the summer throughout the parks, and she asked that people check the Township Website. Three more sculptures will be installed tomorrow – one at Kids Kingdom, one near the Community Center, and one in Veterans Square. She stated we will update the community as those are installed.

Ms. Tierney stated in partnership with Dan McLoone, the Township Planner, an interactive map has been created to show where each sculpture is located including a description and picture. She stated there is also a list of the programs some of which have dates and some are still being worked on. The first special event is on June 10 at Memorial Park which will be Arts and Crafts vendors, food, and entertainment. There will also be Sunday tours with the Artists of Yardley.

Macclesfield Park – Ms. Tierney stated all of the information with regard to Macclesfield Park is on the Township Website including Meeting Minutes. She stated there was a Youth Focus Group, a Seniors Focus Group, and a Neighbors Focus Group. She stated there were also a number of neighbors who provided feedback through e-mail, and the contractor is being provided all of that to be used as data points to formulate a plan. She stated over the last month there have been a number of key person interviews and some that still need to be conducted. She stated the Steering Committee will meet at the end of the month, and after that meeting an Open House/Community Forum will be held where people will have the opportunity to interact with any potential proposals and be able to provide feedback before something is brought back to the Board of Supervisors.

Mr. Grenier stated a number of years ago the Board of Supervisors updated the Comprehensive Master Plan which included recreation and open space. He asked if anyone from the Planning Commission has been involved with Macclesfield Park. Ms. Tierney stated they have not to this point; but if the Board of Supervisors would like to see the Planning Commission involved in some way, she would be glad to do that. Mr. Grenier stated he feels that they could offer good feedback since they are so involved in community planning. Ms. Tierney stated she could discuss this with Mr. Majewski.

FINANCIALS (continued)

Treasurer's Report - April, 2023

Mr. McCartney stated 2023 month-to-date our Revenues were \$8,227,250.33 and Expenses were \$1,656,060.00. He stated 2023 year-to-date our Revenues were \$15,179,448.82 and Expenses were \$7,302,322.00.

Mr. Grenier asked Mr. Kratzer how we are doing relative to the 2023 Budget year-to-date Revenues versus Expenses. Mr. Kratzer stated we are generally in order, and he intends to provide a mid-year report as we approach the first half of the year. He stated Property Tax Revenue is coming in at this time.

MANAGER'S REPORT

Acceptance of a Financing Proposal for the 2024 Kenworth Model T480V 4x2 Dump Truck w/Plow and Salt Spreader

Mr. Kratzer stated at the March 15, 2023 meeting the Board authorized the purchase of this piece of equipment and soliciting financing proposals to finance the purchase. He stated the Board was provided in their packet a summary of the responses that were received, and they are recommending the proposal from Santander Bank for a five-year term at a rate of 4.48%. He stated the total cost of the vehicle is \$235,306.95. He stated the term and rate are consistent with what was contemplated by the Board in the adoption of the 2023 Budget.

Mr. McCartney moved and Mr. Lewis seconded to accept the financing proposal from Santander Bank for a five-year term at a rate of 4.48% for the 2024 Kenworth Model T480V 4x2 dump truck w/plow and salt spreader.

Mr. Grenier asked how many pieces of large equipment/vehicles we have purchased this year. Mr. Kratzer stated there was a six-wheel dump truck and a ten-wheel dump truck for the Public Works Department and there were also mowers. He stated the mowers were discussed within the 2023 Budget, but he is not sure that they made it into the 2023 Budget which he feels was an oversight. Mr. Grenier asked how many more we are looking at this year, and Mr. Kratzer stated there is a pick-up truck that is planned for 2023 as a replacement. Mr. Kratzer stated there was a vehicle for the Fire Services Director which was a budgeted item; and there was also the purchase of a vehicle for the Code Enforcement Officer. That vehicle was purchased because there was an accident so the majority of that was funded through insurance proceeds and was an unexpected purchase.

Motion carried unanimously.

Authorization to Advertise an Ordinance to Enter into an Intergovernmental Agreement for the Purpose of Joining the Pennsylvania Municipal Health Insurance Cooperative (PMHIC) to Participate as a Member of PMHIC

Mr. Kratzer stated PMHIC is the largest Municipal health insurance cooperative in the Commonwealth of Pennsylvania with about 275 local Governments who procure their health insurance coverage through PMHIC. He stated it is a self-

insured cooperative. As part of the health insurance renewal, our plan year currently is on a July 1 renewal. The broker solicited proposals from both the fully-insured market and the self-insured market, and the PMHIC proposal is the best proposal from a cost perspective not only in the short-term but also because generally self-insured environments provide more stability from a rate increase perspective year over year.

Mr. Kratzer stated in order to join PMHIC, it requires us to adopt an Ordinance under the Intergovernmental Cooperation Act, and we are requesting authorization to advertise that Ordinance. Mr. Kratzer stated this change will result in a significant savings upwards of \$458,000 when compared to our current costs. He stated based on experience, these environments provide opportunities for stabilized costs and you can get surplus distributions every year as the Plan year concludes. He stated they are also providing us with an eighteen-month proposal so our rate will be fixed for eighteen months, and that will allow us to transition to a January 1 renewal moving forward which will be beneficial from a budgeting standpoint as well. He stated currently we are budgeting from known costs for the first six months, and then at that point trying to predict what the increase will be; but we will now have this information in the fall and be able to incorporate it into the adopted Budget so that there is certainty from a Budget standpoint. He stated there are also some administrative benefits to the employee members eliminating some of the process requirements that currently exist under the current Plan.

Mr. Grenier moved and Mr. Lewis seconded to authorize the advertisement of an Ordinance to enter into an Intergovernmental Agreement for the purpose of joining the Pennsylvania Municipal Health Insurance Cooperative (PMHIC) and to participate as a member of PMHIC.

Dr. Weiss stated this will help us save money and will help with the deficit. He stated he understands that this is duplicate service to what we have now for our employees. Mr. Kratzer stated the savings is not being generated by changes to the coverage.

Motion carried unanimously.

Acceptance of an Arbitrage Rebate Compliance Services Proposal

Mr. Kratzer stated this relates to the tax-exempt debt issue that the Township issued in November, 2016. He stated you cannot borrow tax-exempt funds and

generate interest return in excess of what the interest is you are paying on those tax-exempt proceeds. He stated to the extent that you have positive arbitrage, you are required by the IRS to report that and ultimately remit that to the IRS. Mr. Kratzer stated you are required to do a calculation at a minimum once every five years; and since this closed in 2016, the arbitrage rebate calculation should have been done in 2021. He stated that was not done, and we have to proceed with this from a compliance perspective.

Mr. Kratzer stated proposals were solicited from two qualified firms, one from PFM and the other from Amtec. He stated the PFM proposal to get us current is priced at \$4,500. He stated the Amtec proposal was initially \$7,200; however, he pushed to try to get them to reduce that, and they reduced it down to \$6,000. Mr. Kratzer stated the recommendation is to engage PFM to do this work.

Mr. Grenier moved and Mr. Lewis seconded to engage Amtec.

Mr. Grenier asked who is typically responsible for following this to make sure that we are in compliance. He also asked if it is felt there will be penalties, fees, etc. by the IRS. Mr. Kratzer stated if the Township had been subject to an Audit, we would have had to produce this report, but the Township was not subject to an IRS Audit on this issue so there will not be fines or penalties. He stated this is just something that is required to be done and on hand in the event that there is an Audit that the IRS would do on these tax-exempt proceeds. Mr. Kratzer stated with regard to whether there will be anything due to the IRS, for the majority of the period it was probably negative arbitrage meaning that the Township was borrowing at a rate that was higher than the rate of interest that was being earned. He stated at this point we are actually earning interest on it, but we have the ability to take credit for those periods of negative arbitrage. He stated while he is not sure that we are in the positive arbitrage space, we need to have the calculation done and need to be mindful that we have yield restrictions on our interest-earning potential on this tax-exempt debt.

Mr. Kratzer stated typically it would be a combination of people including the Township Manager, Finance Director, and a financial advisor who would have some involvement in making sure we were in compliance. Mr. Kratzer stated there is about \$4.3 million in remaining proceeds in that issue. He stated the Board previously passed a Resolution to join PLGIT; and if this money is transferred to PLGIT, they will do this as a normal course, and the Township would not have to worry about this moving forward.

Motion carried with Ms. Blundi, Mr. Grenier, and Mr. Lewis in favor and Mr. McCartney and Dr. Weiss opposed.

Approval of Resolution #23-13 Authorizing the Submission of a Grant Application for PRP Projects at Charles Boehm Middle School

Approval of Resolution #23-14 Authorizing the Submission of a Grant Application for PRP Projects at Five Mile Woods.

Mr. Kratzer stated these Resolutions are related to funding Applications that are due today. He stated these projects were identified in the approved Pollution Reduction Plan that was submitted to the Department of Environmental Protection. He stated the total project cost for Five Mile Woods is \$230,630, and we are submitting a \$200,000 Grant request. The required match is 15%, but we are also subject to a maximum Grant amount so our contribution if the Grant would be awarded would be \$30,630. He stated the second project is for a streambank restoration project at Charles Boehm Middle which is a larger project with a total estimated project cost of \$513,630. The maximum Grant available under DCED is \$300,000, and the match would be \$213,630.

Mr. Kratzer stated these are required projects and we have a regulatory obligation to implement these projects as part of the Permit to discharge stormwater.

Mr. Pockl stated we did get permission from the School District for the project on the Charles Boehm Middle School property. He stated we confirmed with DCED that we are allowed to submit both the Resolution and the funding commitment letter tomorrow even though the Application deadline was today. He stated it is an on-line Application which can be submitted tonight if the meeting is over within the next two hours. Mr. Pockl stated at the Charles Boehm Middle School it is a streambank restoration project, and at the Five Mile Woods it is for a porous paving system for the parking lot and the driveway.

Mr. Grenier moved, Mr. Lewis seconded and it was unanimously carried to approve Resolution #23-13 authorizing the submission of a Grant Application for PRP Projects at Charles Boehm Middle School.

Mr. Grenier moved, Mr. McCartney seconded and it was unanimously carried to approve Resolution #23-14 authorizing the submission of a Grant Application for PRP Projects at Five Mile Woods.

Authorize Execution of the Required Documents Associated with the Sakoutis Settlement

Mr. Kratzer stated this relates to a project in 2013 where the Township had obtained a Grant from the Pennsylvania Department of Emergency Management to raise the house located at 1451 River Road which was subject to damage due to flooding. The Township received the Grant and entered into an Agreement with Sakoutis. There was a Contract dispute at that point with Sakoutis relating to performance of work and ultimately a different contractor was engaged to complete that work. He stated the matter was the subject of litigation, and the Parties have been working to try to reach a settlement on this. A settlement has been reached where the Township will be receiving both direct payment and relief from some retainage in the amount of \$90,000 collectively.

Mr. McCartney moved, Mr. Lewis seconded and it was unanimously carried to authorize execution of the required documents associated with the Sakoutis Settlement.

SOLICITOR'S REPORT

Mr. Truelove stated the Executive Session started at 6:30 p.m. and items related to Real Estate, litigation, Contracts, and informational items were discussed.

Authorization to Re-Advertise the Ordinance Amending the Zoning Ordinance to Provide for Open Space Requirements.

Mr. Truelove stated the advertisement of this Ordinance, which has been referred to as the Open Space Ordinance or the Cluster Ordinance, started in September. He stated the latest version to be advertised has an option where the Cluster Option will not exceed the density without the Cluster Option which was of concern to the Planning Commission and possibly the EAC as well. He stated if there are other substantive changes that need to be made, it would not be appropriate to advertise this tonight.

Ms. Blundi moved and Mr. McCartney moved to re-advertise the Ordinance amending the Zoning Ordinance to provide for Open Space requirements.

Mr. Grenier stated there are lot of items in this Ordinance where definitions or other aspects overlap with SALDO. He stated he feels it may be appropriate to address these issues in SALDO as well. Dr. Weiss stated the definitions in this Ordinance will be transferred to SALDO, and the Planning Commission has recommended approval of this Ordinance with that Condition. Dr. Truelove stated there will be a separate process to do that. Dr. Weiss stated the Community Development Department is already working on that.

Mr. Grenier stated he would like to better understand maximum possible percentages for preservation of open space on site. He stated he knows that we have been talking about 25%, but he knows that other Townships in Pennsylvania go higher, in some cases as high as 50%. He stated there has also been discussion about our legally-defensible max. Mr. Truelove stated you would not know that until it is challenged, and Mr. Grenier agreed. Mr. Grenier stated he would like to see it go from 25% to 30% which he feels would be defensible.

Mr. Majewski stated the Ordinance starts with 25% mandated as open space. He stated many other Municipalities have Open Space options in their Ordinances that have a higher number, however they are optional. He stated he has not seen any Ordinances that mandate a number higher than 25%. He stated there is a sliding scale where they can do more open space on a site; and as you have more open space, you can potentially make the lots slightly smaller. However, the net result will be that there will be no increase in the number of units that you get other than doing a by-right plan without any open space.

Mr. Grenier asked in the version being considered this evening, are they allowed to “double-dip” on resource-protected lands such as woodlands that they could not build on anyway. He asked if they are getting credit for that as open space, and Mr. Majewski stated they are. Mr. Grenier asked if there is a way we could not do that or approach it differently so that we could get more open space. He added often those are areas that you could not get to such as wetlands and you could not build there anyway, and it is also the type of open space that people could not get to. Mr. Grenier stated this also goes back to the SALDO definition as to what is open space. He stated he would like to know if there is a way to increase the number a little based on resource-protection. Dr. Weiss stated he believes this was addressed in how the Ordinance defines how the open space needs to be configured. He stated if there is resource-protected space it has to be contiguous with the rest of the open space.

Mr. Majewski stated you could not have a little pocket of some kind of resource and call that open space, and there are some criteria currently in SALDO that lay out the size, general shape, and configuration of open space; and it has to be something that is a benefit either to the community at large as they drive by or the community that resides within the development. Mr. Majewski stated we did look into whether we could take out the resources and then add 25% on top of that, but we would basically have to let them do townhouses to do that or we would be “confiscating their land.” He stated it did not work out unless we wanted to go to a situation where you go from single-family homes to townhouses, and no one wanted to do that.

Mr. Grenier stated if there was a 100-acre site with 25 acres of woodlands, they would have to protect those, and all 25 acres of woodlands would count as their open space. Mr. Majewski stated that would be correct if it were of a size, shape, and configuration that made sense. He stated the current Ordinance has that right now and there is Performance Zoning; and we are value-protecting our natural resources, floodplains, wetlands, and buffers from those features, our woodlands and steep slopes, and there are limits on the disturbances to those areas. Based on the limitations and keeping people away from those more sensitive areas, our current Ordinance allows for clustering right now and permitting a higher density with the net effect being the same as the proposed Ordinance for a piece of land without any resources or many resources so that the developer is made whole in that they can get a comparable number of units as if they had lotted out the entire property.

Mr. Grenier asked for an explanation as to the Open Space Management Plan that will be required by the Ordinance. Mr. Majewski stated it will lay out who will own and maintain the open space and how it will be maintained including whether it will be a naturalized area, if it will be mowed, and if there will be walking trails or structures in the open space. He stated it will have to indicate whether it will be Dedicated to the Township or a Conservancy or if it will be owned and maintained by the community if they create an HOA. Mr. Grenier asked if that would be part of a Deed Restriction, and Mr. Truelove stated some document would accompany the approval. Mr. Majewski stated this was a recommendation of the Planning Commission which Ms. Kirk addressed in the Ordinance.

Ms. Blundi thanked all of the various groups for the work they have done on this. She stated this is not being done for the developers, but for the property owners. She stated we want to make sure that we are benefitting the Township but not be in a position where we will be challenged legally

for taking and devaluing property. She thanked Dr. Weiss for bringing this forward so that we can do what we can to make sure that we have as much undeveloped land we can going forward. Dr. Weiss stated if the Ordinance passes, it will keep a large portion of our undeveloped land developed in a way that it is for green space.

Motion carried unanimously.

ZONING HEARING BOARD MATTERS

With regard to Appeal #Z-23-2007 Nathan Simcox/Hydroscape for the property located at 73 Glen Drive, Yardley, PA 19067, Tax Parcel #20-047-095-001 Variance request from Township Zoning Ordinance #200-14 in order to install an in-ground pool, concrete pool decking, and patio which would increase the impervious surface from the existing 15.5% to 18.8% where 13% is the allowable amount, Mr. Grenier moved and Mr. Lewis seconded that the Township participate. Motion carried with Mr. McCartney opposed.

With regard to Appeal #Z-23-2008 Mark Havers for the property located at 1155 Big Oak Road, Yardley, PA 19067, Tax Parcel #20-034-132-001 Variance request from Township Zoning Ordinance #200-31 in order to install an in-ground pool, cabana with a concrete patio, and a 12 x 16 shed which would increase the impervious surface from the existing 20.9% to 29.7% where 21% is the allowable amount, it was agreed to leave the matter to the Zoning Hearing Board.

With regard to Appeal #Z-23-2009 Allen DePuy for the property located at 114 Dolington Road, Yardley, PA 19067, Tax Parcel #20-020-115 Variance request from Township Zoning Ordinance #200-23.B in order to install a 272 square foot concrete patio which would increase the impervious surface from the existing 22.7% to 24.4% where 18% is the allowable amount, it was agreed to leave the matter to the Zoning Hearing Board.

COMMUNITY DEVELOPMENT

Approval of the Subdivision and Land Development Plan for 1101 Big Oak Road

Mr. Joseph Blackburn, attorney, was present with Ms. Kristin Holmes, engineer, and Ms. Terry Nardone, representing the Applicant, Triumph Development.

Mr. Blackburn stated the subject property is 5 and $\frac{3}{4}$ acres located in the R-2 Medium-Density Zoning District and presently has a single-family dwelling with a detached garage, both of which take access from Big Oak Road. The Applicant is seeking approval to subdivide the property into six lots, three of which would take access to Big Oak Road as shown on the Plan, two of which from a shared-use driveway, and one from an existing driveway which services the existing home. Three would take access via dedicated driveways from Elbow Lane.

Mr. Blackburn stated the Plan depicted is entirely by-right from a Zoning standpoint and no Zoning relief is required to accommodate this level of development. He stated although this is the first official time this Application is before the Board of Supervisors, it has undergone a fair amount of scrutiny over the past several months by the various Boards and bodies of the Township as well as the various Township officials. He stated they appeared before the Planning Commission in September of last year and in February of this year, and the Planning Commission unanimously recommended approval including Grant of all the Waivers requested.

Mr. Blackburn stated they had revised and resubmitted several iterations of the Plan which ultimately culminated in the most recent Township engineer's review letter dated March 10, and all of the items contained in it from a Plan design perspective have been complied with.

Mr. Blackburn stated as a result of the first appearance before the Planning Commission, the Applicant engaged an arborist to confirm some of the tree count numbers; and as a result of their second appearance before the Planning Commission and other bodies of the Township, the Township employed its own arborist to vet and confirm the conclusions of the Applicant's arborist. He stated those two professionals agree with respect to the nature of the existing woodlands on the property, particularly with respect to the status of the various trees on the property that are earmarked for removal.

Mr. Blackburn stated also submitted with their materials is a Waiver letter dated February 24 which reflects the Waivers they are requesting as part of the project. He added that the Planning Commission recommended approval of those Waivers, and the discussions between the project engineer and the Township engineer have resulted in Mr. Pockl's comfort level with most if not all of the Waivers.

Mr. Blackburn stated Mr. Truelove had provided him with a draft of a potential Approval letter, the Conditions of which are all acceptable to the Applicant. Mr. Blackburn stated there has been ongoing dialogue with the Township staff and professionals including Mr. Majewski to work through all of the comments and concerns raised over the past several months.

Mr. Truelove stated the Motion would be to approve the submission subject to the Conditions set forth in the letter from his office to Mr. Blackburn's office which will be dated June 1, 2023.

Mr. Truelove stated one of the Waivers being requested was a Waiver from Section 178-85 H.4 regarding replacement trees, but Mr. Blackburn has indicated in his last submission that they have agreed to the replacement of trees of no less than 2.5" in caliper. Mr. Truelove stated there were two different numbers and one number is 209 and the Waiver request was 205. Mr. Blackburn stated that Waiver request letter was dated February 24; and subsequent to the issuance of that, the Township's own arborist went out to the site to verify the numbers. He stated that arborist agreed with the Applicant's arborist with the exception of one tree being removed which created four additional replacement trees. He stated the 205 was increased to 209 to reflect the fact that as a result of the Township's arborist's report, there was one additional tree being removed which would require four replacement trees based on the size of the tree being removed. Mr. Pockl stated he agrees with Mr. Blackburn's statement.

Ms. Blundi moved and Dr. Weiss seconded to approve subject to the Conditions set forth in the letter as modified.

Mr. Grenier asked Mr. Pockl if there is any potential need for stormwater management or other infrastructure, and Mr. Pockl stated they meet the Township Ordinance. He added that there are six lots, and the three lots that take access off of Big Oak Road drain toward a surface stormwater management basin that is in the front. He noted the dark green area shown on the Plan. He stated that basin holds the run-off until the storm has passed and meters the flow out to the stormwater management system within Big Oak Road. He stated the other three lots in the back that take access off of Elbow Lane have individual stormwater management systems that are underground and will take run-off from the impervious surfaces and direct it into the underground stormwater management systems on those individual lots. He stated they meet the Township requirements as far as water quality volume of recharge into the ground and also that they are not increasing the rate of run-off from the development in any direction.

Mr. Grenier stated two of the lots fronting on Big Oak will have a shared driveway, and Mr. Pockl agreed. Mr. Grenier asked if there will be an Access Agreement of some type, and Mr. Pockl stated there will.

Mr. Grenier asked if anything is going to be Dedicated to the Township for our future maintenance; and Mr. Pockl stated there is not, and it would be on the property owners.

Mr. Grenier stated with regard to the trees the arborist the developer hired recommended that "2,004 inches of trees be removed from tree replacement requirements per our Ordinance." Mr. Grenier asked the total number of trees on the site that were surveyed. Ms. Holmes stated while she does not have the number, it was every tree that was on the property as noted on the Survey Plan. Mr. Grenier stated he saw that roughly "40 trees that will be removed are times 5 for replacement" and 119 were deemed to be dead, dying, or hazard trees. Ms. Holmes stated the Township arborist went out and had a difference of one tree that was switched to be healthy. Mr. Grenier stated it was not a Township-employed arborist, rather it was a third-party contractor who was hired to do an assessment as an arborist. Mr. Grenier stated the Township does not have an employed arborist.

Mr. Grenier stated he looks at trees every day as part of his job as he is a biologist/ecologist. He stated if we added in the 119 trees it would be closer to 160. Ms. Holmes stated not all of the 119 are within the limits of disturbance. Mr. Blackburn stated that not all of them are five to one ratio as it depends on the size of the tree. Mr. Grenier stated "three times greater the number of trees are said to be dead or dying than those that are said to not be dead or dying." Mr. Grenier stated when he looks at the trees that were identified as a native Pennsylvania hardwood forest, he did not see any pictures or any real scientific assessment in the report that shows that they meet the definition for dead trees per our Ordinance. He stated this means that a lot of trees are going to be taken out, and it also means "hundreds of thousands of dollars" in the Tree Replacement Fund will not be paid because an arborist has determined that the vast majority of the trees on a very wooded property are dead; and he does not see any evidence of that.

Mr. Blackburn stated that was the Township's arborist, and Mr. Grenier stated it was "not his arborist." Mr. Blackburn stated it was the arborist employed by the Township, and Mr. Grenier stated he was not employed by the Township. Mr. Blackburn stated it was the arborist contracted for and paid by the Township who made that determination. Mr. Blackburn stated the report states very

clearly that the woodland is failing. Mr. Grenier stated that is not a scientific term. Mr. Grenier stated the Township also has an Environmental Advisory Council made up of other scientists “who do this every day,” and he has letters from them and they make similar assessments and ask similar questions to what he has indicated. Mr. Grenier stated based on that arborist’s report, he cannot make a determination that the Township can agree to that assessment. He stated this is an issue that is “worth hundreds of thousands of dollars to the Township. He stated he needs to see evidence besides this “very short letter that offers no scientific evidence to support the letter.” He stated given the dollar value, he will not vote to approve this until we get a report that can be evaluated for accuracy. He stated when he drives by the site and looks at aerials and Google imagery while he sees an understory with vines, the vines and dead branches can be removed and the trees will keep living especially in a native Pennsylvania-forested habitat.

Mr. Blackburn stated the arborist had a key finding that this was not a native forest and invasive species were pervasive throughout. Mr. Grenier stated when you look at the trees that were listed in the report every one of them is a native species. He stated there may be non-native, invasive vines that are growing on those native species, but those can be removed by proper management. Mr. Blackburn stated while he understands Mr. Grenier’s concerns, there have been two arborists, one of whom was paid by the Township, who have reached the same conclusion that these 109 trees were dead, diseased, or dying. Mr. Blackburn stated he is not in the business of questioning other professionals although he admits that he is not an arborist. He stated he knows that Mr. Majewski and possibly Mr. Kratzer had discussions with the arborist that was selected on the Township’s behalf. He stated he cannot speak to his qualifications other than what is in the report which is that he is a registered, certified arborist; and his conclusion is that the trees were dead, diseased, or dying.

Mr. Grenier asked the developer’s engineer if any soil sampling/ground water testing was done at the site. Ms. Holmes stated her firm has done infiltration testing for the stormwater management. Mr. Grenier asked if there has been any lab testing of the soils of the groundwater. Ms. Holmes asked for clarification of what Mr. Grenier was asking, and Mr. Grenier stated he is trying to determine why we have the vast majority of trees on a wooded site dying and if there is something else going on that we need to be aware of. Ms. Holmes stated she imagines it is because the woodlands were not maintained over the years and are overgrown with invasive species and the other items as noted within the arborist’s report

Mr. Truelove stated we have been advised that the arborist who was contracted by the Township may be available by Zoom if necessary. Mr. Grenier stated he would like to ask the arborist to respond in detail to the EAC's May 14 letter and go through the definitions in our Code about dead and dying trees.

Mr. Grenier stated his main issue is with the trees, and he wants people to understand that this is not a small issue as the cost per tree adds up to several hundred thousand dollars to the Township. Ms. Blundi asked Mr. Majewski to speak to those numbers. Mr. Majewski stated he believes that the number would be a couple hundred thousand dollars for the six lots or about \$50,000 per lot. He stated trees that are dead, diseased, or dying are not required to be replaced. He stated the Township's arborist walked the site that had all of the trees marked out in the field and was generally in agreement with the developer's arborist with the exception of the tree that was noted.

Mr. Blackburn stated he understands the Township selected the arborist, and Mr. Majewski stated he was a licensed, certified arborist who had all the necessary credentials that the EAC had requested that we have in an arborist to come out and check the trees for us. He stated the arborist is employed as a consultant to a number of Municipalities including Radnor Township, White-marsh Township, and several others and is well credentialed.

Ms. Lisa Tenney, 156 Pinnacle Circle, stated she lives in one of neighborhoods that border this property, and she is a professional biologist with a PhD degree. She stated she does not see "these numbers of dead trees, and they survived a hail storm where a lot of homes were damaged." She stated she hopes the Board of Supervisors will not approve the requested Waiver for the developer. She stated the developer made a presentation on August 22, 2022 and there were a lot of neighbors who had many concerns including flooding, traffic on Big Oak Road, and the woodlands. She stated the developer did not address those at all, and they were "very disingenuous." She stated they purchased a property that had mature trees, and they are trying to "manipulate the Ordinance to their own advantage." She stated she hopes that the Board of Supervisors read the May 2 letter from the Environmental Commission. She stated the developer could have easily eliminated Lot 6 which is the most-heavily wooded of the six and left it woodlands, and they would still have had five beautiful properties and would "not have had to hire a lawyer." Ms. Tenney discussed the benefits of trees and woodlands.

Ms. Tenney stated 1101 Big Oak Road sits high, especially Lots #6 and #5; and the flow is downstream to Rock Creek. She discussed the amount of water a mature tree can intercept compared to shrubs and saplings. She stated a lot

across the street and the way everyone keeps the neighborhood. He stated the neighbors have a right to be concerned. He stated the owner of this property would not have had diseased trees on his property and not taken care of them especially when he was in the tree business. He asked that they save the trees.

As the arborist was not available this evening, Mr. Lewis asked if it would be possible to Table this so that the Board would have a chance to talk to the arborist. Mr. Truelove stated the Applicant would have to agree to an Extension since the deadline is today. Mr. Truelove stated he believes that the Applicant has already given at least two Extension. Mr. Blackburn stated they went before the Planning Commission in September of last year and again in February. He stated the Township took a fair amount of time to get its arborist lined up, and the Township has had its arborist's report for a month. He stated there is a report from the arborist that the Township hired to prepare their own report to analyze the findings of the Applicant's arborist. Mr. Blackburn stated it is being suggested that the Township does not have the confidence in the person that they hired. He added that they are not talking about a Waiver, and they are talking about how many of the trees that are permissibly being removed which are dead, diseased, and dying.

Mr. Grenier stated labeling trees as dead, diseased, or dying, is not how our Ordinance defines what trees should not be removed, which he feels is an issue with the arborist not understanding our Ordinances, and instead using what they understand generally from "how they may do their work with their private-developer clients." He stated some of the descriptions about "hazard trees were laughable in the original arborist's report." He stated he lists the size of the trees, and most of them are well over 10 DBH; and when you look at our Woodlands Ordinance, there are two scenarios which Mr. Grenier read from the Ordinance. He stated when you look at the original arborist's report from December 7, 2022, the Keystone Tree Experts letter, you look at the number of trees and most of them are "in the teens to the twenties in terms of DBH." He asked if you look at those trees, would we in fact have woodlands on site which would require Zoning Variances. He stated all of these trees fall under the woodlands definition in one of the two scenarios. He stated he agrees that some of the trees are probably dead.

Ms. Holmes stated the 116 trees that were determined to be dead, dying, diseased are not all within the limit of disturbance. She stated if it were theoretically determined that they were healthy trees, they would not be removed; and they are only being removed because they are in a hazardous

condition at this time based on the report. She stated there are a portion of trees within the limit of disturbance, but the majority of them are actually in the wooded areas that are to remain.

Mr. Grenier stated looking at the hard copy, in terms of the LOD, because all of the trees are large enough under the woodlands definition, he would like to understand how much of the LOD and where would it have impacted an area that would meet the definition of woodlands. Ms. Holmes stated the LOD that they have shown on the Erosion and Sediment Control Plan within the Plan set, is the limit of disturbance that they have accounted for the woodlands disturbance which is the construction limit of disturbance. She added that the areas outside of that within the existing woodlands area contain a significant portion of those dead, dying, diseased trees that are coming out purely for that condition that has been determined by the arborist.

Mr. Grenier asked if the LOD as proposed is not going into a woodlands area, and Ms. Holmes stated it is only going into a small portion which is essentially a box around two of the lots. She added that on Lot #4 they have used the existing clearing area for the building envelope of that lot and the existing driveway for that lot off of Elbow Lane. She stated Lots #1 and #2 along Big Oak do not have woodlands within them so there is no disturbance proposed there. She stated Lot #3 which has the shared drive which goes further back has the house situated as much forward as possible to minimize any tree disturbance from those woodlands. She stated Lots #5 and #6 off of Elbow Lane would really be the bigger portions where they are in the wooded area. She stated they have tried to minimize the woodlands disturbance to the best extent practical while also acknowledging the dead, dying, and diseased trees from a safety perspective being removed separately.

Mr. Blackburn asked Ms. Holmes assuming every one of the trees that have been designated dead, dying, and diseased were healthy and the limit of disturbance were not to be changed, if we would still, under the current layout, be within our permissible scope of woodlands disturbance; and Ms. Holmes agreed. Ms. Holmes stated they knew that the trees were a big topic of discussion, and the woodlands disturbance was one of the first things they looked into, and the arborist came later as they considered the health of the trees. Mr. Blackburn stated the 109 trees that have been identified as dead, dying, diseased are not exclusively within the LOD, and they are site-wide so this is a forestry management identification of those dead, dying, diseased trees. He stated if two arborists agreed that there are

trees they are dead, dying, or diseased, it makes good sense to take them out. Mr. Blackburn stated the Township could leave them in if they wish, as they are not circumventing the woodlands disturbance by “gerrymandering” a building envelope and then calling the trees within that dead, diseased, or dying.

Ms. Holmes stated in the Township’s arborist’s report, he questioned three of the trees that were in the original report; and two of those trees are outside of the limit of disturbance, and that is why the tree replacement number only went up by one additional healthy tree because only one of those three was within the disturbance area, and the other two were outside and they will remain as they were qualified as healthy.

Mr. Grenier asked if they are just removing all of those trees “to make the lots look nicer;” and Ms. Holmes stated they are being removed because they are in a hazardous condition. Mr. Blackburn stated they are dead, diseased, or dying. Mr. Grenier stated they are not in the limit of disturbance so they will not fall on a house. Ms. Holmes stated they could since even though they are outside of the limit of disturbance, with the maturity and height of those trees, if they were to fall, they could fall onto another tree and they could impact not only this property but immediately-surrounding properties as well.

Mr. Blackburn stated he feels everyone can agree that within the limit of disturbance, 41 trees are being removed, and the tree replacement obligation is based exclusively on that number. He stated he does not know that it matters if they are classified as dead, diseased, or dying because what we can all agree on is that the 41 trees that constitute the tree replacement obligation whether it be by re-planting or Fee-In-Lieu are contained within the LOD; and the rest are surplus. He stated they are removing them so that there can be healthy forestation. He stated the other option is to leave them all up.

Mr. Truelove asked Mr. Blackburn if they are proposing replacing the trees or paying the Fee-In-Lieu, and Mr. Blackburn stated they propose paying the Fee-In-Lieu given what would be able to be accommodated on the lot.

Mr. Grenier asked how they are defining the LOD. He stated tree removal is considered part of the LOD. Ms. Holmes stated from an erosion control perspective, they have included the overall area as part of their NPDES Permit because there will be equipment going within those areas for the unhealthy trees being removed. She stated from a construction perspective, the limit of disturbance is separately shown within the graded areas of each of the lots.

Mr. Grenier stated from a regulatory perspective, the LOD is inclusive of the currently forested area, and Ms. Holmes agreed. Ms. Holmes stated that is to allow the equipment to get through the woodlands to be able to remove those trees that are outside of the construction area. Mr. Grenier stated that is by definition the LOD, and Ms. Holmes stated that is correct for the Conservation District.

Mr. Grenier noted the arborist's report which states "Trees are community organisms and rely on each other to survive. Trees internal to the site are protected by those on the perimeter of the wooded area, and they are protected from winds and their root systems are intertwined with each other." He stated he feels that when you remove all of those trees, you are removing the protection of the trees and will eventually do harm to the remaining trees that are going to be kept there. He asked if they are going to replace the trees with grass or create larger lawns when removing the trees. Ms. Holmes stated the area of the woodlands is still an overall woodlands area even with the dead, dying, and diseased trees coming out; and a general overall canopy will remain. She stated while she is not an arborist, she feels that providing the additional space between the trees will allow the healthy trees to grow.

Mr. Grenier stated that is not what arborists do. He stated an arborist might assess a tree type and size "and whether or not it has a hole in it." He stated what Ms. Holmes is talking about is what an ecologist, a scientist, or possibly a landscape architect might do. He stated taking out a "bunch of trees to promote canopy growth through forced natural succession is not something that we would ever hire an arborist to make a recommendation on," and that is not within the purview of an arborist. Mr. Blackburn stated it was the suggestion of the EAC; however, Mr. Grenier disagreed. Mr. Grenier stated the suggestion of the EAC was "to try and make things easier and not to remove the trees but to add additional understory plantings within the same footprint of the existing trees without removing them." He stated that is completely different from what the Applicant is suggesting.

Mr. Grenier stated he was previously on the EAC and is the EAC Liaison so he has been over this with the EAC multiple times, and many members of the EAC are professional environmental scientists who develop tree plans and assess trees and habitats every day and have been doing this for decades. He stated when "we are being critical of an arborist's report it is because we are degreed, credentialed professionals who do not hire arborist's to do our job."

Mr. Grenier stated arborists can go out with a surveyor and tag trees and indicate the size and species, and “that is simple and is generally what arborists do, but they do not take that next step and talk about all these different things as that is what the scientist does.” He stated that is why he takes issue with the way this report was delivered and the information provided. He stated he heard this evening that the former landowner was a “tree guy.” Mr. McCartney stated he understands the former owner was involved with tree removal.

Mr. Grenier stated that there is a growing canopy there which can be seen. He stated there are large trees in his neighborhood which have ivy growing on them; and they call tree services to clean up the ivy, and the trees do fine when they are tended to. Mr. Grenier stated it is on the landowner and the developer to maintain the trees “if they are maintainable,” and it is not on the Township to just say, “cut them down and pay the Fee.”

Mr. Truelove stated the Motion is to comply with the different Township professionals in their latest review letters. He stated they revised the SAFE Highway Engineering Impact Fee from six lots to five because there are only five new lots and not six. He stated they also will comply with the recommendations of the EAC and the arborist’s report with a payment of Fee-In-Lieu of planting 209 replacement trees as permitted under the applicable Ordinance. Mr. Blackburn stated he understands that it was 200 with the credit for the street trees. Mr. Blackburn stated in the past he believes that the Township granted credit for street trees that have been planted, and Mr. Grenier stated that is in the Ordinance. Mr. Blackburn stated since there are 9 those would be taken off from the 209 so technically it would be 200. Mr. Truelove stated the Conservation Easement is also in the approval letter. Mr. Truelove stated he also included the Access Agreement for the common driveway for Lots #1 and #3. Mr. Truelove stated it also includes the other Fees-In-Lieu, and compliance with all of the different Ordinances and regulations that apply. He stated the Waivers are also listed, and there are now 7 Waivers not 8 since the 8th Waiver is no longer necessary.

Mr. Blackburn agreed to the terms and conditions as indicated.

Motion carried with Ms. Blundi, Mr. McCartney, and Dr. Weiss in favor and Mr. Grenier and Mr. Lewis opposed.

Approve Construction of an In-Ground Swimming Pool for 189 Crestview Way
Exceeding the Allowable Impervious Surface Shown on Recorded Plan but
Within the Ratio Permitted by Zoning

Mr. Majewski stated when the Plan was done for the development, they put an arbitrary restriction on the impervious surface that was Recorded on the Recorded Plan. He stated they are within the Zoning requirements for impervious surface, and they are requesting relief from the Board of Supervisors to administratively revise the Recorded Plan to increase the restriction on impervious surface. He stated they are providing stormwater management in accordance with our Ordinance. He stated the reason why this was on the Recorded Plans as a restriction is that they sized the basin for that amount of impervious surface on each and every lot; and since this is above that voluntary restriction, they are now required to go in front of the Board of Supervisors to request approval.

Mr. Grenier moved, Mr. Lewis seconded and it was unanimously carried to approve construction of an in-ground swimming pool for 189 Crestview Way exceeding the allowable impervious surface shown on the Recorded Plan but within the ratio permitted by Zoning.

PUBLIC COMMENT

Ms. Karen Schaffer stated her neighborhood abuts Macclesfield Park, and she has lived there for 30 years. She stated she has issues with rumors she has been hearing about the Park and some of the user groups who have “flooded the survey with their opinions,” and some of those responses were not from LMT residents. She stated 7% of the responses on the survey were from residents outside of LMT. She stated she had a conversation with Ms. Tierney through e-mail asking if those responses were going to be left on the survey, and she was told that they were; and she does not feel this is fair for someone who may live in New Jersey or another Township that is playing sports at Macclesfield Park to be included in a potential decision on how the park is going to be used.

Ms. Schaffer stated the athletic groups were “lumped as one group on the survey,” and the other groups – walkers, bikers, naturalists, and Moms with strollers were all separated. She stated when the responses come in, it looks like sports is the main goal that residents want to see increased at the park. She stated even though some of the responses “were flooded by one particular sports League,” sports was still not in the top of the responses.

Ms. Schaffer stated she feels that her neighborhood, Penn Valley Manor, and Rivergate are the only neighborhoods that abut the park. She stated the whole section behind the neighborhoods is currently natural, open space with no lights and no fields. She stated occasionally during Tournaments, nets are moved there, but only during the daytime and it is very rare. She asked that when the Board looks at the plans, they consider the neighbors who live along that back portion, and that there be no lighting or permanent fields. She stated if any other permanent fields are to be added, they feel that they should stay closer to River Road and closer to where the other permanent fields are located. She stated this is a quality of life issue and a parking issue. She stated there are already people who park there and cut through the neighborhood. She stated there are also no trash cans there now. She stated it is also a noise and light pollution issue, and it goes against everything that Macclesfield Park was originally built to be.

Ms. Schaffer stated she understands that in the 1980's when Macclesfield Park was built the Township received some kind of accommodation from the County for having a large part of the park in its natural state. She stated tonight there was talk about keeping open space, green space, and trees; and she asked that the Board seriously consider keeping that portion of the park as it is with no lights, no permanent fields, and no parking lot and to keep it as it is now which is a beautiful open field.

Mr. Tony Mannerino, 405 Stony Hill Road, stated there was a previous discussion about the Township "maybe having their hands tied" with regard to the cell phone tower construction, and that there were Laws that could not be circumvented. He stated he believes that they were talking about Act 50 of 2021.

Mr. Truelove stated the Township is going to retain outside counsel who will have some expertise in that area, and that will probably be on the Agenda for official approval at the next Board of Supervisors' meeting.

Mr. Mannerino stated he spoke to someone at Senator Farry's office who is a co-sponsor, and Act 50 has nothing to do with the cell tower we are talking about. He stated it restricts authority to cell towers no higher than 50', and the tower being considered is 155'. He stated the Township has the right to accept or reject the construction of the cell tower. He stated the part that matters in the Federal Tele-Communications Act is Section 704 which states: "Nothing in this Act shall limit or effect the authority of the State or local Government or instrumentality thereof over decisions regarding the placement, construction, and modification of personal wireless services." He stated the Township has a lot of authority, and there is no State Law that restricts that.

Mr. Mannerino asked when it is permitted to provide the Board with literature as he has some books he purchased to distribute to the Board, and Dr. Weiss stated he can give them at any time. Mr. Mannerino stated he will leave the books for the Board if they wish to take them.

SUPERVISORS REPORTS

Mr. Lewis stated on Friday, the Historical Commission will be using ground-penetrating radar with help from Chief Coluzzi to find additional tombstones at the Slate Hill Cemetery.

OTHER BUSINESS

Mr. Grenier stated that tomorrow is the start of Pride Month, and he asked that we fly the Pride flag this year as we have done the last few years. It was the consensus of the Board to fly the flag, and Mr. Kratzer stated it is scheduled to fly the flag starting tomorrow.

There being no further business, the meeting was adjourned at 11:40 p.m.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "JBL", with a large, stylized loop at the bottom left.

John B. Lewis, Secretary

LOWER MAKEFIELD TOWNSHIP

BOS MEETING - 05/17/2023

TREASURER'S REPORT

April-23

2023 MONTH TO DATE

FUND	REVENUES	EXPENSES
01 - GENERAL FUND	\$ 5,746,187.86	\$ 943,451.20
02 - STREET LIGHT	\$ 45,283.00	\$ 2,776.50
03 - FIRE PROTECTION	\$ 397,811.20	\$ 54,969.83
04 - HYDRANT	\$ 110,878.06	\$ 215.00
05 - PARKS & RECREATION	\$ 841,902.39	\$ 115,889.30
06 - PARKS & RECREATION FEE IN LIEU	\$ -	\$ -
07 - RECREATION CAPITAL RESERVE	\$ -	\$ -
08 - SEWER	\$ 6,867.19	\$ 10,250.37
09 - COMMUNITY POOL	\$ 29,837.50	\$ 75,203.60
11 - TRAFFIC IMPACT	\$ -	\$ -
12 - AMERICAN RESCUE PLAN	\$ 2,910.52	\$ -
13 - SEWER SALE PROCEEDS	\$ 43,393.99	\$ -
14 - GOLF BOND REPAYMENT	\$ -	\$ -
15 - GOLF COURSE	\$ -	\$ -
16 - GOLF CAPITAL PROJECTS	\$ -	\$ -
17 - 2016 BOND PROCEEDS	\$ 10,440.30	\$ -
18- CAPITAL RESERVE	\$ -	\$ -
19 - SPECIAL PROJECTS	\$ 16,887.92	\$ 194,348.71
20 - DEBT SERVICE	\$ 732,658.64	\$ -
21 - REGENCY BRIDGE	\$ -	\$ -
30 - CAPITAL RESERVE	\$ -	\$ 225,710.46
31 - POOL CAPITAL RESERVE	\$ -	\$ -
32 - TREE BANK FUND	\$ -	\$ -
35 - LIQUID FUELS	\$ 2,699.66	\$ -
36 - ROAD MACHINERY	\$ 104,930.39	\$ 15,536.09
38 - SIDEWALK FEE IN LIEU	\$ -	\$ -
40 - 9-11 MEMORIAL CONSTRUCTION	\$ 68.28	\$ 3,054.80
41 - G.O.R. CAPITAL RESERVE	\$ -	\$ -
45 - PATTERSON FARM	\$ 1,581.61	\$ 14,654.89
50 - AMBULANCE/RESCUE SQUAD	\$ 132,911.82	\$ -
	\$ 8,227,250.33	\$ 1,656,060.75

2023 YEAR TO DATE

REVENUES	EXPENSES
\$ 8,980,997.74	\$ 4,605,955.56
\$ 58,885.35	\$ 7,824.73
\$ 532,111.20	\$ 161,492.98
\$ 141,416.69	\$ 22,146.01
\$ 1,340,862.85	\$ 672,764.63
\$ 260,540.00	\$ -
\$ -	\$ -
\$ 18,848.42	\$ 10,615.48
\$ 871,353.50	\$ 226,228.60
\$ -	\$ -
\$ 8,888.77	\$ 53,645.25
\$ 157,346.62	\$ -
\$ -	\$ -
\$ -	\$ -
\$ -	\$ -
\$ 28,258.98	\$ -
\$ -	\$ 73,295.91
\$ 423,933.80	\$ 470,416.90
\$ 935,214.57	\$ 417,153.14
\$ 3,300.00	\$ 24,898.31
\$ -	\$ 262,327.91
\$ -	\$ -
\$ -	\$ 14,670.00
\$ 1,051,154.42	\$ 48,741.55
\$ 174,105.38	\$ 191,567.85
\$ -	\$ -
\$ 15,148.76	\$ 6,618.80
\$ -	\$ -
\$ 7,339.24	\$ 31,958.80
\$ 169,742.53	\$ -
\$ 15,179,448.82	\$ 7,302,322.41

John B. Lewis

Fredric K. Weiss

Daniel R. Grenier

James McCartney

Suzanne S. Blundi