

**TOWNSHIP OF LOWER MAKEFIELD
FARMLAND PRESERVATION, INC**

June 27, 2017

The regular meeting of Farmland Preservation, Inc. was held on Tuesday, June 27, 2017 in the Lower Makefield Township Municipal Building. Mr. Blank called the meeting to order at 7:30 pm.

Those Present

Farmland Preservation

Mike Blank

Ross Bruch

Dan Bankoske

Doug Riblet

Others

Bob Colavita

MINUTES

Motion made by Mr. Blank to approve minutes of May 23, 2017 as amended. Motion moved and approved by the board and carried.

TREASURER'S REPORT

Mr. Riblet stated that as of tonight's meeting Farmland's Vanguard account balance is currently \$765,000. The amount is up approximately \$80,000 from the beginning of the year, due in part to rent payments and recoveries from DRJTBC.

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Mr. Riblet read aloud a letter Farmland received from Tower Point Capital. The letter detailed information pertaining to lease renegotiations and cell site relocations. The Board had a discussion and felt this issue does apply to them since none of Farmland's properties have a cell phone tower on it. The Board also stated there is no need for any further discussion.

Mr. Riblet also read aloud a letter dated June 16th from Terry Fedorchak, Township Manager. The letter referenced that the BOS held a meeting on Wednesday, June 21st, for the consideration of the preliminary/final subdivision of the Kaplan Tract. The Board discussed and has no comment since the meeting has already taken place.

Mr. Bankoske stated, that he along with Mr. Riblet and Mr. Blank, toured the Kaplan property and surveyed the area with the bamboo issue. Mr. Bankoske stated he will get quotes for removing the bamboo. Mr. Kaplan agreed to split the costs with Farmland although most of the bamboo is on Farmland property.

Mr. Riblet stated he has an invoice from Rick's Expert Tree Service totaling \$750.00. The Board discussed and agreed to pay the invoice for work completed at 2032 Farmview Drive.

Mr. Riblet asked if anyone had any thoughts on Farmlands investment holdings. The response was no. Mr. Bankoske stated he started working on an Investment Policy Statement which he will finish and distribute before the next Farmland Preservation meeting.

Mr. Riblet thanked Mr. Colavita for bringing to his attention that Farmland Preservation, Inc. has unclaimed property in Harrisburg. The claim states there was a CD issued from Wells Fargo Bank. Mrs. Holmes checked the vault at the Township building and found the CD. The CD was originally issued by CoreStates, a predecessor to Wells Fargo, in 1995. Mr. Riblet is preparing a form to request that Farmland Preservation, Inc. be paid the value of the CD. Harrisburg has requested a copy of the CD along with the claim form for payment. Mr. Riblet stated that Mr.

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Blank's signature is required advising that Mr. Riblet is authorized to make this claim on behalf of Farmland Preservation, Inc.

TOWNSHIP CLARIFICATION OF BAMBOO ORDINANCE

Mr. Riblet stated he had sent Mr. Majewski a follow up email about the bamboo ordinance and is still waiting on a response. The Board discussed the ordinance and wondered if Mr. Majewski would be able to help with the clarification of the ordinance. Mr. Riblet stated he will reach out again to Mr. Majewski.

FOLLOW UP WITH NEIGHBORS

Mr. Bankoske stated there are three (3) properties: Kaplan, Makefield Brook and Stackhouse where the bamboo needs to be removed. Mr. Bankoske is going to get quotes for each of the three (3) properties as individual jobs.

TREE REMOVALS AT (2032 AND 2088 FARMVIEW DRIVE)

Mr. Blank stated Rick's Expert Tree Service removed trees at 2032 and 2088 Farmview Drive. The work at 2032 has been paid for but there is work that still needs to be completed: removing a large stump, removing additional tree limbs, removing vines and repairing the fence that was damaged when a tree limb fell on it.

The Board approved payment of \$1,550.00 for 2088 Farmview but they are still waiting on the invoice from Rick's Expert Tree Service. POST MEETING NOTE: Invoice was received in the amount of \$1,200.00 and was paid on 08-03-2017.

Mr. Bankoske will follow up with Rick's Expert Tree Service about the work still pending at 1516 Pownal Drive totaling \$500.00. This amount has already been approved by the Board.

CLEANOUT AND FENCING INSTALLATIONS

2032 Farmview - Paul's Landscaping Company is the only company, out of three (3), that responded to Mr. Blank's request for a quote. Heavy equipment will be needed to remove a tree stump along with cutting fence wires around tree trunks, remove and cut vines around smaller trees and spray. The equipment will need to enter through the farm side and not the neighbors' side of the property.

Mr. Blank received a quote from Paul's for the following work:

- Sunnyside Lane (Farmview II)- clear area of approximate size 200' x 8' wide of vines and bushes totaling \$1195.00.
- 2032 Farmview Drive- clear area where a tree fell on the homeowner's playset \$850.00
- Grand total \$2045.00.

Apex Fencing and Paul's Landscaping both agreed the cleanup work must be completed before the fence can be installed. The fence project could possibly be done in either October, November or December once the area has been harvested. Mr. Blank will contact both Apex Fencing and Paul's landscaping to let them know about the delay in starting this project.

RESTITUTION FOR REPLACED SIGN

Mr. Riblet stated he contacted the DA's office about restitution for a sign that was damaged by an intoxicated driver on Dolington Road. Mr. Riblet was informed by the DA that the claim totaling \$924.00 had already been paid to the Township. The Township was listed on the claim form which explains why the payment went to the Township instead of Farmland.

The \$924.00 was just the cost of buying a new sign and does not include the additional \$120.00 for the Township to plant the sign. The Board discussed and agreed not to ask the Township for

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the extra \$120.00. Mr. Riblet stated he will send Mrs. Holmes an email asking how they should proceed to get the refund.

MEMORIALS FOR DUANE “BUSTER” DOAN

Mr. Blank discussed that he had previously spoken with Mrs. Tyler, Chairman of the BOS, about the memorial sign for Patterson Farm and she had suggested a plaque for the new Community Center and agreed to a sign on Patterson Farm as well. The Board must now put together a proposal for Mr. Fedorchak about their plan.

Mr. Blank had samples of the latest designs of the sign for the Board to review. Several suggestions were made about a few changes they would like to see. Mr. Blank will relay the suggestions to Bob Shaw Signs.

The Board also discussed locations for the sign and decided they would like the sign to possibly be placed on Newtown-Yardley Road.

Mr. Blank stated he will work on the proposal for the BOS which will also include the location of where they would like the sign to be placed. He will get in touch with Mr. Shaw about Farmlands feedback so a mock-up can be made for Mr. Fedorchak.

Mr. Blank discussed the plaque for the Community Center and stated he will contact Helen Heinz, from the Historic Commission, and follow up with her.

OTHER BUSINESS

- The Board decided to cancel their July meeting and keep August on the schedule.

There being no other business, the meeting was adjourned.

Respectfully submitted,

Michael Blank, President