

June 20, 2022 @ 6:30 P.M.

The Township Board of Commissioners held their regular monthly meeting on the above date and time at 97 Wanamaker Avenue, Essington, PA 19029 with Patrick K. McCarthy, President, presiding. Present:

- Patrick K. McCarthy, President
- Patrick Barr, Vice President
- Dennis Arthur, Commissioner
- Lisa Edmiston, Commissioner
- Roger Joseph, Commissioner
- David D. Schreiber, Manager
- Sam Auslander, Esq., Solicitor
- Dennis O’Neill, Township Engineer

President McCarthy called the meeting to order and all rose for the Pledge of Allegiance to the Flag.

\* \* \* \* \*

**ON A MOTION** by Patrick Barr and second by Lisa Edmiston, the minutes of the May 2022 Commissioners Monthly Meeting were accepted and approved, by a unanimous voice vote.

Board President McCarthy reported that all members had received copies of the Treasurer’s and Secretary’s Report of Receipts. There being no questions;

**ON A MOTION** by Dennis Arthur and second by Lisa Edmiston, the reports were accepted and approved as submitted, by a unanimous voice vote.

Mr. McCarthy reported that the bill list for June 2022 will be distributed to all members at the end of the month. There being no questions;

**ON A MOTION** by Dennis Arthur and second by Patrick Barr, the bill list will be paid for the month of June 2022 by a unanimous voice vote.

**Public Comments on Agenda Items:**

Mr. Zurdi Dobi, 200 Powhattan Avenue, Lester, made the following comments:  
Asked for an update on the appeal of the Conditional Use hearing for the proposed new Wawa and the legal costs so far for the appeal. Asked for an update on the Wu litigation and the County Dept. of Health litigation. Mr. Dobi suggested that there is no evidence or ordinance establishing a Board of Health or Health Officer.

Art Perdun, S. Gov Printz Blvd., asked if the issues surrounding Item #8 (Waiver of Land Development for Tinicum Island Road) had been “sorted out”. The Board responded that this item will be tabled for this meeting.

**COMMITTEE REPORTS:**

**ADMINISTRATION, LAW, ORDINANCE, PUBLIC SAFETY AND FINANCE – Patrick K. McCarthy Chairman**

**Conditional Use Application of United Parcel Service, 1 Hog Island Road**

**ON A MOTION** by Roger Joseph and second by Patrick Barr the Board voted unanimously via roll call vote to approve the Conditional Use Application of United Parcel Service at 1 Hog Island Road. Applicant seeks Conditional Use to use a portion of their property to construct a 235,000 sq. ft. lot to service ground support equipment and storage container. The property is currently located in the Special Use District of the Township. Said approval shall be subject to conditions to be included in the Boards written decision.

**Waiver of Land Development for Construction of a new Tinicum Island Road**

At the request of the applicant, this item was tabled for this meeting.

**Adoption of Resolution 2022-007 Approving Application for Traffic Signal Maintenance Agreement**

**ON A MOTION** by Lisa Edmiston and second by Roger Joseph, the Board voted unanimously via roll call vote to adopt Resolution 2022-007 authorizing the Township Manager to submit an application for Traffic Signal Maintenance Approval for proposed improvements to the Traffic Signals located at the intersection of Rtes. 420 and 291. Said improvements include restriping, replacing the SB overhead mast arm, adding Gridsmart camera system, retiming as required.

**Adoption of Resolution 2022-008 Railroad Crossing Upgrades**

**ON A MOTION** by Patrick Barr and second by Lisa Edmiston, the Board voted unanimously via roll call vote to adopt Resolution 2022-008 authorizing PennDOT to request approval of the Public Utility Commission to install upgraded warning devices at the Jansen Avenue RR Crossing.

**Settlement of Tax Assessment Appeal for 1017 4<sup>th</sup> Ave.**

**ON A MOTION** by Dennis Arthur and second by Patrick Barr, the Board voted unanimously via roll call vote to approve the settlement of the tax assessment appeal for 1017 4<sup>th</sup> Avenue (folio 45-00-01813-00) fixing Delaware County's assessment of \$ 1,600,000 for tax years 2021 and 2022. Said Settlement Agreement has been reviewed and recommended for approval by the Interboro School District and accepted by the property owner.

**Appointment of Alternate Crossing Guard**

**ON A MOTION** by Roger Joseph and second by Patrick Barr, the Board voted unanimously via roll call vote to appoint Mr. Paul Cebek of Jansen Avenue as alternate Crossing Guard on an as-needed basis as a rate of \$13.50 per hour.

**Extension of Land Development Application for Ivy Realty**

**ON A MOTION** by Dennis Arthur and second by Lisa Edmiston, the Board voted unanimously via roll call vote to accept applicant Ivy Realty’s request to grant the Board an extension of time by which the Board must consider Ivy’s land development application at Tinicum Industrial Park (10 Industrial Highway). Said land development application consists of the demolition of all existing building upon the site and for the construction of 2 warehouse/distribution facilities and their associated improvements. The extension shall be until September 19 2022.

**Extension of Land Development Application for 1 Hotel Group at 101 / 103 Taylor Avenue**

**ON A MOTION** by Roger Joseph and second by Patrick Barr, the Board voted unanimously via roll call vote to authorize the Board of Commissioners to accept applicant 1 Hotel Group LLC request to grant the Board an extension of time by which the Board must consider Hotel Group’s land development application at 101/103 Taylor Avenue. Said land development application is to construct two new hotels on the site of the current Holiday Inn Express. The extension shall be until December 31 2022

**COMMITTEE REPORTS**

**Code Enforcement Report – Roger Joseph, Chairman**

**May 2022 - The Code Enforcement Officer Issued:**

26 Certificates of Occupancies for a total of \$ 3,450

07 Building Permits for a total of \$ 5,877

**Police, Fire, and Buildings: Patrick K. McCarthy, Chairman**

**Police Report                      May 2022**

Township Fines: \$ 3,301 Of that amount, a total of \$ 227 were Parking Tickets.

The department handled 616 incidents and made 25 criminal arrests

25 of those criminal arrests were adults

00 of those criminal arrests were juveniles. Out of those juveniles

00 of the juveniles were handled within the Department and Released.

00 animals were taken into custody

**Fire Company Report: May 2022**

Number of Calls:	50	
Building Fires	11	(5 Working Fires)
Marine Fires	01	
Brush Fires	01	
Assist EMS	03	
MVA w/ Injury	06	
MVA w/o Injury	06	
MVA w/Entrapment	03	
Elevator Rescue	01	
Gas Leak	01	
Fuel Spill	02	
Investigation	01	
CO Alarm	01	
Water Rescue	03	
Auto Fire Alarms	10	
Avg No. of Responding Personnel	07	
Time in Service	49 Hours	

**Fire Marshal Report May 2022**

**Plan Reviews:**

1. Reviewed sketch plan of replacement 70 smoke detectors and 34 pull stations at Cargo City Building C-2.

**Fire Inspections and Acceptance Tests:**

1. Monaghan's Tavern Rooms, 414 Powhattan Avenue
2. Follow up Inspection at McGillicuddy's Tavern & Tenant Rooms, 211 East 2nd Street.
3. Follow up Inspection at Travel Lodge 43 Industrial Highway
4. Water Front Inn, 103 Taylor Avenue
5. Holiday Inn, 101 Taylor Avenue

Assisted the fire company on two motor vehicle accidents on I-95

**Training:**

1. Toxic Gas Monitoring Systems, DELCO Emergency Training Center.
2. Automatic Fire Sprinkler Standard Changes with sprinkler design for various types of commodity storage.
3. Port Security Grant Program Outreach on the 2022 Grant Cycle.

**Ray Lonabaugh, Fire Marshal**

**Public Works, Highways, and Railroads: Lisa Edmiston, Chairperson**

**Trash removal for the month of May 2022:**

Regular Trash 195 Tons                      Bulk Trash                      9 Tons  
Yard Waste                      5 Tons                      Street Sweepings                      4 Tons

- Cleared Township property across from Public Works shop
- Cut and sprayed Marina property
- Repaired docks at Marina
- “Elevated” trees along Memorial Day parade route
- Hung Memorial Day banners along parade route
- Hung lights at Gov Printz Park
- Weeded and mulched Veterans Memorial on 4<sup>th</sup> Avenue
- Seasonal maintenance at Township properties
- Seasonal maintenance at Township ball fields.

**George Hinkle, Superintendent**

**Sanitation: Dennis R. Arthur, Chairman**

**Tinicum Township Wastewater Treatment – May 2022**

Total flow                      44,571,000 gallons  
Average Daily Flow                      1,438,000 gallons  
Total sludge                      341,334 gallons                      (3.8% solids)  
Methane Gas                      99,207 cu ft

**Equipment Repairs**

- Replaced one motor and oil pump

Respectfully Submitted,

**Robert J Bernauer**

**Health & Recreation: Pat Barr, Chairman**

Mr. Barr reported the season’s first Farmers Market was held on June 15. Mr. Barr thanked the Public Works Department for their good work in setting up and working the event. The Township’s Independence Day celebration will be held this coming weekend, June 25 at Westinghouse Grove during the day with fireworks at Manor Field in the evening.

Regarding the Board of Health and Health Officer, Mr. Barr stated that the Township adopted ordinances establishing both in 1922, 1968, and 1972.

**Solicitor's Report: Sam S. Auslander, Esquire**

Mr. Auslander confirmed Mr. Barr's statement about the adoption of the Board of Health and Health Officer ordinances. Regarding the Wawa litigation, Mr. Auslander stated that findings of fact and conclusions of law have been filed and the case is now pending further court action. Mr. Auslander stated that the Wu litigation is also still pending and that there are many issues at play among multiple parties that make for difficulty in scheduling any court proceedings. Depositions may take place sometime this summer. The County Health Dept. remains under an injunction from doing any inspections within the plaintiff townships until further court action.

**Engineer's Report: Dennis O'Neil, P.E.**

Mr. O'Neill had no further report.

**Manager's Report: David D. Schreiber**

The Township manager reported that he will be meeting with PECO towards the end of June to review PECO's plan to replace multiple gas mains within the Township. Several local municipalities continue to meet to explore a resolution to Crozer's discontinuing of local paramedic service. Both a short-term and long-term solution is needed.

**Secretary's Correspondence**

There was no correspondence this month.

**Other Business** – There was no Other Business discussed

**Adjourn of the Business Portion of Meeting**

**ON A MOTION** by Roger Joseph and second by Lisa Edmiston to adjourn the business portion of this meeting by a unanimous voice vote.

**Public Participation**

Zurdi Dobi, 200 Powhattan Avenue had the following comments: He has not received a copy of the last Zoning Hearing Board transcript even though he signed up on the attendance sheet to receive one. School taxes are increasing by 2.35 % within a \$74 million budget. Referred to the increase in graffiti in the Township, referred to another resident's property being damaged and suggested that the resident should be provided some relief. Asked if there were any reported car-jackings or graffiti arrests. The Board responded, No. Referred to the Township Manager's testimony in the County Health Dept litigation and the purported "hole in the budget". Asked if the cameras in Gov Printz Park worked 24 hrs a day.

Art Perdun, S. Gov Printz Blvd, had the following comments: Referred to Crozer Health and Prospect Holdings and asked if Christiana Health were honoring outstanding contracts. Referred to local youth “bikers” and the issues he believes they cause.

Mr. Dobi then asked about “break-ins”. Chief Simpkins responded that there were some instances where suspects were checking for unlocked cars, but not breaking into locked vehicles. Chief Simpkins believes that the suspects were not local residents.

**Adjournment of Meeting**

**ON A MOTION** by Roger Joseph and second by Patrick Barr this meeting was adjourned by a unanimous voice vote.

Respectfully Submitted,

David D. Schreiber  
Manager/Secretary