

June 15, 2026 @ 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 McCarthy, Board President, presiding. Present:

Patrick Barr, Commissioner, Board Vice President
Dennis Arthur, Commissioner
Lisa Edmiston, Commissioner
Roger Joseph, Commissioner
David D. Schreiber, Manager
Dennis O'Neill, P.E. Engineer's Office
Adam Matlawski, Esq., Solicitor

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

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3. ON A MOTION by Dennis Arthur and second by Roger Joseph the minutes of the May 2026 Regular Monthly Commissioners Meeting were accepted and approved by a unanimous voice vote.

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

4. ON A MOTION by Roger Joseph 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 will be distributed to all members at the end of the month. There being no questions;

5. ON A MOTION by Patrick Barr and second by Dennis Arthur the bill list will be paid for the month of June 2026 by a unanimous voice vote.

6. Public Comments on Agenda Items: There was no public comment offered on Agenda Items.

COMMITTEE REPORTS:

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

7. Adoption of Ordinance 2026-935, International Fire Code of 2021

ON A MOTION by Patrick Barr and second by Lisa Edmiston the Board voted unanimously via roll call vote to adopt Ordinance 2026-935 adopting the 2021 edition of the International Fire Code governing the safeguarding of life and property from fire and explosion hazards.

8. Adoption of Ordinance 2026-936 Governing Parking Vehicles on Front, Rear and Side Yards

ON A MOTION by Patrick Barr and second by Lisa Edmiston the Board voted unanimously via roll call vote to adopt Ordinance 2026-936 prohibiting parking in front, rear, and side yards, except upon driveways or improved parking areas.

9. Extension of Subdivision Application for Ed Rubillo at 117 Seneca Street

ON A MOTION by Patrick Barr and second by Roger Joseph the Board voted via unanimously majority roll call vote to accept applicant Ed Rubillo request to grant the Board an extension of time by which the Board must consider the applicant's subdivision application at 117 Seneca Street. Said application is to subdivide an existing 15,000 sq.ft. parcel into two lots of 5,000 sq. ft. and 10,000 sq. ft. The extension shall be until September 30, 2026.

10. Extension of Land Development Application of Michael Saltis for lots 31-37 on Poulson Avenue

ON A MOTION by Dennis Arthur and second by Lisa Edmiston the Board voted unanimously via roll call vote to accept applicant Michael Saltis request to grant the Board an extension of time by which the Board must consider the applicant's land development application on Poulson Avenue. Said application is to construct a warehouse with applicable parking and other related site features. The extension shall be until December 31, 2026.

11. Release of Escrow Funds for Airport Land KPG III, LLC

ON A MOTION by Patrick Barr and second by Roger Joseph the Board voted unanimously via roll call vote to approve the release of escrow funds secured via a Bond No. D0000827 issued by Darwin National Assurance Company for the land development at 100-400 Stevens Drive

12. Appointment of Township Auditor for Fiscal Year 2025

ON A MOTION by Patrick Barr and second by Lisa Edmiston the Board voted unanimously via roll call vote to appoint the accounting firm of John R. Hanna & Sons, LLC as Auditor for the Township’s 2025 fiscal year at an approximate cost of \$28,000 for both the Township and the Library.

13. Revision to Township Zoning, Chapter 395 of the Township Code

ON A MOTION by Roger Joseph and second by Dennis Arthur the Board voted unanimously via roll call vote to instruct the Township Solicitor to draft and advertise for the adoption of a revision to Chapter 395, Zoning, of the Township Code incorporating regulations to govern what is commonly referred to as “Data Centers”. Said Zoning Change would consider Data Centers in the Special Use Zoning District.

14. Tax Settlement Appeal of 10 Industrial Highway (45-00-00935-20 Federal Express) by Interboro School District

ON A MOTION by Dennis Arthur and second by Roger Joseph the Board voted unanimously via roll call vote to approve the settlement of the tax assessment appeal of the Interboro School District for parcel 45-00-00935-20 at 10 Industrial Drive (the Federal Express parcel). The current assessment is \$16,192.670. The proposed settlement will fix the property assessments as follows:

2021 & 2022	\$24,500,000	2023	\$21,112,000
2024	\$19,082,000	2025	\$17,835,000
2026	\$16,625,700		

Said settlement has been recommended and accepted by the Interboro School District and property owner’s counsel.

17. COMMITTEE REPORTS

Code Enforcement Report – Roger Joseph, Chairman

May 2026 - The Code Enforcement Officer Issued:

<u>38</u>	Certificates of Occupancies for a total of <u>\$ 5,400</u>
<u>16</u>	Building Permits for a total of <u>\$ 30,706</u>

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

Police Report: **May 2026**

Township Fines: **\$ 4,969** Of that amount, a total of **\$ 2,778** were Parking Tickets.
The department handled **519 incidents** and made 36 arrests, including 30_ adults and **06** juveniles.

Fire Company Report: **May 2026**

Building Fire	06	Cancelled Calls	04
Assist EMS	03	Service Call	01
Auto Fire Alarms	10	Gas Leak	02
Malfunctional Alarm	03	MV Accidents	16
Water Rescue	04	Brush Fire	06
TOTAL CALLS	55	EMS Call 170	

Fire Marshal Report: **May 2026**

Inspections / Violations/ Acceptance Tests:

1. Governor Printz Apartments at 410 Governor Printz Blvd. Numerous code violations including health, electrical and property maintenance
2. Water Front Inn at 103 Taylor Avenue. Violation notice issued for obstructed means of egress, including for an employee's attempt to interfere with the fire investigation.
3. Quality Hotel at 45 Industrial Highway fire sprinkler tampering. Several fire code violations notices issued.

Attended various meetings and training sessions for the Fire Marshal's Association

Ray Lonabaugh, Fire Marshal

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

Trash removal for the month of **May 2026:**

Regular Trash	174	Tons
Yard Waste	08	Tons
Bulk Trash	11	Tons
Street Sweepings	03	Tons

- Continue bi-weekly street sweeping
- Placed new Trash Truck in service
- Elevated trees along trash collection routes
- Continue maintaining ball fields
- Continue seasonal grass cutting
- Set up polling stations for election day
- Cleaned up Memorial Day Parade route
- Removed 3 damaged bus stop shelters
- Put up red, white and blue lights at Gov Printz Park

Walt Lee, Jr., Superintendent

Sanitation: Dennis R. Arthur, Chairman

Tinicum Township Wastewater Treatment – May 2026

Total flow	29,550,000 gallons	
Average Daily Flow	953,000 gallons	
Total sludge	52,000 gallons	(2.7% solids)

- Continued weekly grass cutting
- Preventative maintenance done on equipment around plant
- Marked out PA “One-Calls”

Louis Clarke, Jr., Superintendent

Health & Recreation: Pat Barr, Chairman

Mr. Barr reported the following inspections completed:

Hyatt Select (former Holiday Inn Express); Sunoco Snacks; Monaghan’s Bar; Femi’s Pizza; Chickie & Pete’s; Dunkin Donuts; From the Heart food truck. Chicken coop inspection at 140 Seneca Street.

The following complaints were investigated: length of stay complaint, broken sprinklers, insects/rodents at Quality Hotel; Insect Activity at Flashbacks boarding rooms; cockroach treatment at Motel 6; trash violations at Governor Printz Apartments; health violations in basement of Governor Printz Apartments.

The first Farmers Market that was scheduled for June 10 was postponed because of weather. An extra week will be scheduled at the end of the season. The next scheduled date is June 24. Independence Day celebration is scheduled for June 27.

Solicitor's Report: J. Adam Matlawski, Esquire

Mr. Matlawski reported that the tax assessment appeal for the property at 625 North Governor Printz Blvd has been withdrawn.

Engineer's Report: Dennis O'Neill, P.E.

Mr. O'Neill reported that the hotel land development application at 101/103 Taylor Avenue is scheduled for the Township Planning Board on June 25. Mr. O'Neill will attend to note that the current application before the Board of Commissioners does not conform to the Zoning Hearing Board's decision. The underground storage tank at the Water Treatment Plant has been removed, completing the project to replace the plant's sludge heater. A "pre-construction" meeting for the Jansen Avenue force main replacement has been scheduled for June 17. Contracts for the street resurfacing project have been received from Gessler. They will be starting on the Pickle Ball courts.

Manager's Report: David D. Schreiber

The Township Manager reported that the proposed project to place a levee at the confluence of the Darby and Cobbs creeks has been suspended by the Army Corp of Engineers (ACE). The ACE has stated that they are unable to alleviate the "induced flooding" that would be caused by the proposed levee given the constraints that the ACE has been charged with. In regard to the ongoing discussions regarding Advanced Life Support (ALS) ambulance service, the Township was given a presentation by the Aston Ambulance Authority at the Board's Workshop meeting. The Authority presented how their operation runs, some information on anticipated costs, and the structure of the organization. The John Heinz Wildlife Refuge (JHWR) is embarking on a project to enhance the "Henderson" marsh within the refuge. The project will enable the marsh to contain more water in the hope of better dealing with increased storm water issues.

Secretary's Correspondence – David D Schreiber

There was no correspondence this month

Other Business

There was no other business discussed this month

Adjourn the Business Portion of Meeting

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

Public Participation

Ms. Sharon Watson asked the Board to see about the removal of the “old” PECO poles after new poles were installed over the past couple of years.

Mr. Walt Ludwig asked where the Township stood on the requirement for helmets for E-Bike riders. The Board responded that the Township has passed an E-Bike ordinance, however enforcement is difficult.

Adjournment of Meeting

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

Respectfully Submitted,
David D. Schreiber
Manager/Secretary