

November 17, 2025 @ 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
Dennis Arthur, Commissioner
Lisa Edmiston, Commissioner
Roger Joseph, Commissioner
David D. Schreiber, Manager
Dennis O'Neill, P.E. Engineer's Office
Sam S. Auslander, Esq., Solicitor

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

Pastor Ashe of the New Life Community Church provided a brief invocation, after which, a moment of silence was observed for the passing of Mr. Zurdi Dobi and Mr. Michael Donald Marvel.

* * * * *

3. ON A MOTION by Lisa Edmiston and second by Patrick Barr, the minutes of the October 2025 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 November 2025 will be distributed to all members at the end of the month. There being no questions;

5. ON A MOTION by Lisa Edmiston and second by Dennis Arthur the bill list will be paid for the month of November 2025 by a unanimous voice vote.

6. Public Comments on Agenda Items:

Mr. Ed Rubillo, Wyandotte St., regarding Item #14, Purchase of Property at 4th Avenue and Chippewa Street, asked the Board why the Township was considering purchasing these properties. The Board replied that these properties provided access to the Long Hook Creek and provided open space for storm water management. The Township Manager added that funding for this purchase would be provided by MS4 funds, thereby not affecting the Township's budget or general operating account.

COMMITTEE REPORTS:

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

7. New Corporate Hanger at 3 Hog Island Road Conditional Use

ON A MOTION by Patrick Barr and second by Lisa Edmiston the Board voted unanimously via roll call vote to authorize the Board of Commissioners to approve the Conditional Use application of General Industries, LLC / DARGACI Holdings. The Applicant seeks Conditional Use pursuant to Section 395-116 of the Township Zoning Ordinance to permit the construction of a corporate aircraft hangar with adjoining office space and associated improvement in the area of 3 Hog Island Road. Said approval is subject to the conditions set forth in the Written Decision of the Tincum Township Board of Commissioners dated November 17, 2025.

8. Ordinance 2025-931 Rezoning Parcel 45-00-01811-00 from “H” Heavy Industrial to “W-1” Waterfront District

ON A MOTION by Dennis Arthur and second by Roger Joseph the Board voted unanimously via voice vote to table this item for a period of 90 days to the Board's regularly scheduled February 17, 2026 meeting.

9. Purchase of New Emergency Generator for Front Street and Jansen Avenue Sewer Pumping Station

ON A MOTION by Dennis Arthur and second by Patrick Barr the Board voted unanimously via roll call vote to authorize the purchase of a new 180KW emergency generator to replace the unit located at the Front Street and Jansen Avenue sewer pumping station. Said generator will be at a COSTARS price of \$123,615 from AJM Electric of Chester Township, PA.

10. Release #6 to AP Construction for Township Marina

ON A MOTION by Patrick Barr and second by Lisa Edmiston the Board voted unanimously via roll call vote to approve Release #6 to AP Construction for the work done at the Township Marina. Said release is in the amount of \$401,670.

11. Rate of \$16.50 for Crossing Guards

ON A MOTION by Roger Joseph and second by Lisa Edmiston the Board voted unanimously via roll call vote to increase the rate for Crossing Guards to \$16.50 beginning on January 1, 2026

12. Annual John Morton Winter Survival Event

ON A MOTION by Patrick Barr and second by Lisa Edmiston the Board voted unanimously via roll call vote to approve the use of Westinghouse Grove Park for the annual John Morton Winter Survival Event during the weekend of January 10, 2026 with a rain date of January 17, 2026.

13. Advertisement of Ordinance Establishing Regulations for Operating Electric Bicycles, Scooters and Skateboards

ON A MOTION by Roger Joseph and second by Patrick Barr the Board voted unanimously via roll call vote to instruct the Township Solicitor to draft and advertise a new ordinance with regard to electric bicycles, electric scooters and electric skateboards within the Township

14. Purchase of Property at 4th Avenue and Chippewa Street (folios 45-00-00428 and 45-00-00429)

ON A MOTION by Roger Joseph and second by Patrick Barr the Board voted unanimously via roll call vote to instruct the Township Solicitor to draft a proposed Purchase Agreement for two vacant properties on 4th Avenue and Chippewa Street known as portfolios 45-00-00428-00 and 45-00-0429-00

15. Tinicum Township – Delaware County FOP Lodge #27 Memorandum of Understanding

ON A MOTION by Roger Joseph and second by Patrick Barr the Board voted unanimously via roll call vote to execute a Memorandum of Understanding between the Fraternal Order of Police, Delaware County Lodge #27 (on behalf of the Police Officers of the Township of Tinicum) and the Township of Tinicum for newly hired officers.

16. Appointment of Part Time Public Works Department Employee

ON A MOTION by Lisa Edmiston and second by Patrick Barr the Board voted unanimously via roll call vote to appoint Mr. Kyle Oliveras of Essington to a part time position within the Public Works Department at a rate of \$17 per hour

17. Appointment of Township Auditor for Fiscal Year 2025

ON A MOTION by Dennis Arthur and second by Patrick Barr 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 \$27,500 for both the Township and the Library

18. COMMITTEE REPORTS

Code Enforcement Report – Roger Joseph, Chairman

October 2025 - The Code Enforcement Officer Issued:

45 Certificates of Occupancies for a total of \$ 6,600
12 Building Permits for a total of \$ 35,050

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

Police Report: October 2025

Township Fines: \$ 4,795 Of that amount, a total of \$ 1,507 were Parking Tickets.

The department handled 512 incidents and made 21 criminal arrests
21 of those criminal arrests were adults
00 of those criminal arrests were juveniles.
00 animals were taken into custody

Fire Company Report: October 2025

| | | | |
|------------------------|-----------|------------------|----|
| Building Fire | 07 | Trash Fire | 01 |
| Vehicle Fire | 02 | CO Alarm | 01 |
| Brush Fire | 01 | Gas Leak | 01 |
| MVA (1 fatality) | 11 | Fuel Spill | 01 |
| Water Rescue | 01 | Assist EMS | 03 |
| <u>Dispatch/Cancel</u> | <u>03</u> | Auto Fire Alarms | 13 |
| Total Calls | 45 | | |
| EMS Calls | 168 | | |

Fire Marshal Report: October 2025

Plan Reviews

1. PHL Terminal ‘A’ East, Space 5B Primo Hoagies Fire Sprinkler Plan.
2. PHL Cargo City, Building C-2, Double Interlock Fire Sprinkler System in electric substation.
3. PHL Terminals ‘A’ East & West. Four Rest Rooms Fire Sprinklers.

Inspections and Acceptance Tests:

1. 426, S Governor Printz Boulevard, Fantasy Boutique Fire Code FAILED
2. 43 Industrial Highway, Travel Lodge Re-Inspection. PASSED
3. PHL Terminal ‘A’ West Electric Substation Fire Sprinkler System.
4. PHL Terminal ‘A’ West Electric Substation Fire Alarm System and associated double interlock arrangement on the automatic fire sprinkler system alarm check valve.

Fire Code Violations

1. Clarion Hotel Fire Code Inspection
2. American Airlines Admirals Lounge at PHL
3. 1201 & 1203 4th Avenue, Lester. Attached dwellings with chimney/flue liner collapses

Fire Scene Investigations

1. 43 Industrial Highway, Travel Lodge Room 626. Fire caused by occupant
2. 410 S Governor Printz Boulevard, Apartment A-7. Fire caused by item laid over heating elements of an electric range.
3. 45 Industrial Highway, Quality Hotel Room 617. Fire in the room caused by a failed LED light fixture

Also attended various DELCO EMS meetings and training sessions.

Ray Lonabaugh, Fire Marshal

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

Trash removal for the month of October 2025

| | | |
|---------------|-----|------|
| Regular Trash | 160 | Tons |
| Bulk Trash | 10 | Tons |
| Yard Waste | 06 | Tons |

- Prepared Gov Printz Park for Community Day
- Began curbside leaf pick-up
- Cleaned rain water drains
- Removed tree from 629 NGP
- Removed old snack bar from Westinghouse Grove field
- Repaired sections of soft shoulder on Hog Island Road
- Removed wind-damaged tree from property behind Jet Stream
- Prepared grounds at 97 Wanamaker Ave for fall wine event
- Repaired damage to electric hut at Gov Printz Park

George Hinkle, Superintendent

Ms. Edmiston also stated that there will be a Santa's Mailbox set up at Town Hall and a Christmas House Decorating contest in Town. More details will be sent separately.

Sanitation: Dennis R. Arthur, Chairman

Tinicum Township Wastewater Treatment

October 2025

| | | |
|--------------------|--------------------|---------------|
| Total flow | 24,364,000 gallons | |
| Average Daily Flow | 785,200 gallons | |
| Total sludge | 48,500 gallons | (2.63 solids) |
| Methane Gas | 1,400 cu ft | |

- Installed new motor on sludge mixer
- Installed new sludge valve in basement
- Cut grass on plant grounds
- Cleaned sewer main on 4th Ave
- Began work to install new sludge heater
- Completed a successful DEP inspection

Louis Clark, Jr., Superintendent

Health & Recreation: Pat Barr, Chairman

Mr. Barr reported that hockey and basketball sign-ups are going on via the Recreation Organization website. Mr. Barr stated that the Township’s Annual Community Day was held on November 8 and thanked all of the volunteers that helped to make the day a success. Mr. Barr also gave special thanks to Mrs. Mary Jane Barr for her assistance in making the day successful. Commissioner McCarthy recognized Commissioner Barr for his efforts in making the day come together. Mr. Barr added that Mr. McCarthy was made an honorary “Swamp Rat” during the festivities.

Mr. Barr reported that the following establishments passed their annual Health Inspection: Pho Philly Diner, Denny’s Restaurant, La Quinta Hotel, Fox Smith VFW Hall, West End Boat Club, Sbarro Restaurant, La Tapenade Restaurant, Evolve Restaurant.

Solicitor’s Report: Sam S. Auslander, Esquire

Mr. Auslander reported that oral arguments for the Wawa litigation was scheduled for February 2026. The Wu litigation is scheduled for trial in January 2026.

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

Mr. O’Neill reported his office is working with a County wide group on a new Act 167 Storm Water Plan and working with the Darby/Cobbs Creek consortium on the study and proposed Eastwick Levee. The Levee plan is now under “re-design” due to factors that would affect downstream communities.

Manager's Report: David D. Schreiber

The Township Manager reminded the public that Township offices will be closed for Thanksgiving on both Thursday and Friday. The Township 2026 calendar is currently in production and will be mailed in mid-December.

Secretary's Correspondence – David D Schreiber

There was no correspondence this month

Adjourn the Business Portion of Meeting

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

Public Participation

Ed Rubillo, Wyandotte Street, asked about the status of the construction on the 291 Bridge. Mr. McCarthy stated that the project was ahead of schedule but would still last a couple of years.

Mr. Zurdi Dobi, 200 Powhattan Ave., a long-time attendee and participant in the monthly Township Commissioner Meetings passed away suddenly early in November.

Adjournment of Meeting

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

Respectfully Submitted,
David D. Schreiber
Manager/Secretary