

COMMISSIONERS MEETING AGENDA

November 18, 2024 – 6:30 P.M.

1. Meeting called to order.
2. Pledge of Allegiance to the Flag.

SPECIAL PUBLIC HEARING: Ordinance 2024-925 and Ordinance 2024-926 Amending Chapter 395 Zoning

Ordinance 2024-925 proposing to amend the Township Zoning Ordinance of 2021 Section 395-6. Zoning Map, District Zoning Map, District Boundary Lines and Tolerances rezoning certain parcels and properties on the northern and southern side of Powhattan Avenue beginning at the 100 block and ending at the end of the 300 block from C-1 Commercial District to R-2 Residential District

Ordinance 2024-926 proposing to amend the Township Zoning Ordinance of 2021 Article 9, C-2 Commercial District, Subsection 395-41.6, deleting multi-family building and Multi-Family Units (or apartments) above a commercial use.

AFTER SPECIAL PUBLIC HEARING: RESUMPTION OF REGULAR COMMISSIONER MEETING

3. **Approval of Minutes from Regular Commissioner Meeting of October 2024**
4. **Approval of Treasurer's and Secretary's Reports**
5. **Payment of Bills for the month of November 2024**
6. **Public Forum**
7. **Adoption of Ordinance 2024-925 Amending Chapter 395, Zoning; Section 395.6 Zoning Map**
Motion to authorize the Board of Commissioners to adopt Ordinance 2024-925 amending Chapter 395.6 Zoning Map, district boundary lines and tolerances to rezone certain parcels and properties on the northern and southern side of the 100 to 300 blocks of Powhattan Avenue from C1 Commercial to R2 Residential and directing the Township Engineer to amend the Zoning Map of Tinicum Township to reflect said changes
8. **Adoption of Ordinance 2024-926 Amending Chapter 395, Zoning; Article IX, C2 Commercial District, Section 395-41.6**
Motion to authorize the Board of Commissioners to adopt Ordinance 2024-926 amending Chapter 395 Zoning; Article IX, C2 Commercial District, Section 395-41.6, deleting multi-family buildings and multi-family units (apartments) above a commercial use as a permitted use in the C2 Commercial District.
9. **Appointment of Township Auditor for Fiscal Year 2024**
Motion to authorize the Board of Commissioners to appoint the accounting firm of John R. Hanna & Sons, LLC as Auditor for the Township's 2024 fiscal year at an approximate cost of \$27,000 for both the Township and the Library.

10. Release #1 for 2024 Street Resurfacing

Motion to authorize the Board of Commissioners to approve releases for the Township’s 2024 Street Resurfacing program and for miscellaneous street improvements (inlet patches, concrete ADA curbs, Manor Park pump station drive, etc.) in the amounts of \$ 295,367.50 and \$67,299.50 respectively payable to Gessler Construction Co., Inc. of Media Pa. The releases have been reviewed and recommended for payment by the Township Engineer.

11. Release #1 for Repairs to Township Marina

Motion to authorize the Board of Commissioners to approve Release #1 for the repairs to the Township’s marina in the Amount of \$196,200 payable to AP Construction of Philadelphia Pa. The release has been reviewed and recommended for payment by the Township Engineer.

12. Adoption of East Coast Greenway Feasibility Study

Motion to authorize the Board of Commissioners to accept and adopt the Feasibility Study completed by Traffic Planning and Design evaluating the viability of linking the existing multiuse path on Industrial Highway to the John Heinz Wildlife Refuge.

13. Appointment to Full Time Staff at the Public Works Department

Motion to authorize the Board of Commissioners to appoint Mr. Nathan Magee as a full time employee at the Township’s Public Works Department at a starting rate of \$18.09/hr and including benefits

14. John Morton Winter Survival Event

Motion to authorize the Board of Commissioners to approve the request of the John Morton Winter Survival group to hold their annual event at Westinghouse Grove Park on the weekend of January 11th and 12th 2025 with a bad weather date of January 18 and 19 2025.

15. Extension of Subdivision Application of Ed Rubillo at 117 Seneca Street

Motion to authorize the Board of Commissioners to accept applicant Ed Rubillo request to grant the Board an extension of time by which the Board must consider his proposed Subdivision Application at 117 Seneca. 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 March 30, 2025

16. Renovation of Lester Fire House

Motion to authorize the Board of Commissioners to instruct the Township Engineer to solicit bids for the demolition and renovation of the interior of the Lester Fire House.

17. Extension of the Agreement Pertaining to the Detour for the Relocated Tincum Island Road

Motion to authorize the Board of Commissioners to execute an Amendment to the Indemnification Agreement signed in July 2024, to use the newly constructed Relocated Tincum Island Road for the temporary detour of traffic at the intersection of the Relocated Tincum Island Road and Hog Island Road. Said extension agreement shall be subject to receipt of signed Agreements from the City of Philadelphia. The extension shall be through January 31, 2025

18. Committee Reports (Code, Police, Fire, Public Works, Sanitation, etc.)

- Recreation & Health
- Solicitor's Report
- Engineer's Report
- Manager's Report
- Secretary's Correspondence

19. Other Business:

20. Adjournment of Business Portion of the Meeting

21. Public Participation

22. Adjournment of Meeting