

**WHITPAIN TOWNSHIP**  
**BOARD OF SUPERVISORS' AGENDA #16-2021**  
**August 17, 2021**  
**6 PM**

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1. Salute to the Flag.

**ANNOUNCEMENT**

The Work Session in September is scheduled for **Thursday**, September 9<sup>th</sup> because of Rosh Hashanah.

2. As advertised, a public hearing to consider Ordinance #4-258, an ordinance amending the Zoning Ordinance by adding provisions for open or enclosed porches, decks, or patios and fences within the setback from property lines at Article VIII, Section 160-42.H [Development Requirements/Accessory Buildings or Structures].
3. Consent Agenda:
  - a. Motion to approve the minutes of the Board of Supervisors' meetings of July 20 and August 3, 2021.
  - b. Motion to approve the July Voucher List in the amount of \$867,315.32, check sequence #73571 through #73801.
  - c. Motion to approve Resolution No. 1467, Declaration of Emergency of July 21, 2021.
  - d. Motion to approve the Simone Collins proposal for a site feasibility study for the possible development of a community center at Centre Square Park or Mermaid Park (Arch Street Road parcel), in an amount not to exceed \$12,950.

- e. Motion to approve the Simone Collins proposal dated July 29, 2021, revised August 12, 2021, titled “Inclusive Playground Areas Design at Mermaid Park” in the amount of \$21,490. This additional work is the result of the move of the Inclusive Playground project from Centre Square Park to Mermaid Park.
- f. Motion to approve Amendment No. 2 to the Agreement Pertaining to the Conveyance by Lower Gwynedd Township Municipal Authority of Sanitary Sewage Emanating from Properties Located in Whitpain Township. This amendment involves adding properties within this drainage area that were not included in the initial agreement or Amendment No. 1. Approval of this agreement is subject to review and approval by Lower Gwynedd Township as well.
- g. Motion to authorize the Township Solicitor to review changes to the Human Relations Commission (HRC) Ordinance No. 383, as suggested by members of the HRC.
- h. Motion to authorize the Township Manager to advertise Ordinance #390, an ordinance amending the Township Code, Chapter 142 (Vehicles and Traffic) Article II (Traffic Regulations) Section 142-21 (Stop Intersections Established) to add stop signs at Valley Road and Doans Way (westbound), Doans Way and Valley Road (southbound), Valley Road and Laurence Drive (eastbound) and Laurence Drive and Valley Road (southbound), making the intersections all-way stop intersections.
- i. Confirming motion to authorize Simone Collins LLC to proceed with Phase 3 of the Mermaid Master Site Development Plan in accordance with the timeline in their proposal dated October 5, 2020.
- j. Motion to award the contract for Union Meeting Road Trail Project to Marino Corporation of Skippack, PA in the low bid amount of \$482,683, subject to the review of the bid documents by the Solicitor and Township Engineer.
- k. Motion to authorize the Solicitor to draft an ordinance amendment to allow metal detectors to be used in Township parks by permit.

4. Motion to consider Resolution No. 1468 to approve plan titled “Preliminary/Final Approval – Amendment to the Subdivision and Land Development Plans for Blue Bell Springs” located at 650 DeKalb Pike, Sheets 1 of 4 through 4 of 4, prepared by Van Cleef Engineering Associates, plans dated February 5, 2019 and last revised May 28, 2021 in accordance with Section 509 (b) of the Pennsylvania Municipalities Planning Code conditioned upon compliance with the recommendations contained in the motion from the Township Planning Commission and the resolution of items in the review letters from the Township Engineer dated June 3, 2019, July 30, 2020 and October 6, 2020.
5. Does the Board of Supervisors wish to take any action on the following zoning Hearing Board cases scheduled to be heard August 19<sup>th</sup>?

**NO. 2287-21 – STUART AND SHANNON GEORGE** requests variances from Article XXV, Section 160-171.G related to Permitted Uses and Article XXV, Section 160-176(A) and (B) related to Application for Special Exception or Variance with respect to their property located at 702 Willowbend Drive, Blue Bell, PA in the Township’s R-6/FP Residential District/Floodplain District. Applicant’s requested relief, if granted, will allow Applicant to construct a swimming pool on the property within the hydric soil limit line on the property when the Ordinance prohibits same.

**NO. 2288-21 – PATRICIA AND MARK SHEINMAN** request a variance from Article VII, Section 160-38 related to Accessory Buildings or Structures with respect to their property located at 983 Butler Pike, Blue Bell, PA in the Township’s R-2 Residential District. Applicant’s requested relief, if granted, will allow Applicant to construct an accessory structure (a pole barn) 12 feet from the northeast property line having a maximum height in excess of 13 feet but less than 25 feet when the Ordinance permits an accessory structure located that distance from a property line to have a maximum height of 13.5 feet but not to exceed 18.5 feet measured from grade to the highest point of that structure.

6. Public Comment.
7. Old Business/New Business/Closing Comments (Supervisors).