

# BUCKINGHAM TOWNSHIP

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## BOARD OF SUPERVISORS REORGANIZATION AND REGULAR BUSINESS MEETING

## AGENDA

JANUARY 2, 2024

**Call to Order 5:00 p.m.**

*Swearing in of Township Officials*

Board of Supervisors to appoint a Temporary Chairman.

1. Public Comment (Maximum 30 minutes)
2. Organization of the Board of Supervisors:
  - a. Election of Chairman.
  - b. Election of Vice-Chairman.
3. Appointment of a Voting Delegate and Alternate to the Annual Convention of the State Association of Township Supervisors.
4. Consideration of setting appointments of various Township Officials for the year 2024. Resolution No. 2608
5. Consideration of setting appointment of Township Manager for the year 2024. Resolution No. 2609
6. Consideration of approving a Resolution appointing a Township Secretary/Treasurer and Authorizing the Secretary/Treasurer to sign all contracts, plans, documents and legal papers on behalf of and in lieu of the Board of Supervisors. Resolution No. 2610
7. Consideration of approving the 4th Wednesday of each month as Supervisors' Regular Business Meetings. Resolution No. 2611
8. Consideration of approving a Resolution setting the amount of the Treasurer's Bond for 2024 at \$3,000,000. Resolution No. 2612
9. Consideration of approving appointments to fill the vacancies on the various Township Boards and Commissions for the year 2024. Resolution No. 2613
10. Consideration of appointing Bee, Bergvall & Co., P.C. of Warrington, Pennsylvania, to audit the 2023 fiscal affairs of the township and the township officers. Resolution No. 2614

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11. Consideration of approving a Resolution setting pay rates for non-uniformed employees for the year 2024. Resolution No. 2615
12. Consideration of approving a Resolution affirming the holiday schedule for Township Non-Uniformed Employees for the year 2024. Resolution No. 2616
13. Consideration of approving a Resolution appointing an officer to provide tax certifications for the year 2024. Resolution No. 2617
14. Consideration of approving Resolution No. 2618, Replacing Resolution No. 2593, Establishing a Fee Schedule of Subdivision and Land Development, Zoning, Building and Other Fees.
15. Consideration of approving Resolution No. 2619, A Resolution of the Board of Supervisors of Buckingham Township, Bucks County, Pennsylvania, Electing to Reduce the Member Contributions to the Police Pension Plan Administered by the Pennsylvania Municipal Retirement System (PMRS) to Four Percent (4%) from the PMRS Police Pension Plan Five Percent for the Year 2024.
16. Consideration of approving Resolution No. 2620, Amending Resolution 2297, Establishing Uniform Procedures for Purchases of Materials and Supplies and Adopting the Buckingham Township Purchasing Manual.
17. Consideration of approving Resolution No. 2621, A Resolution of the Board of Supervisors of Buckingham Township, Bucks County, Pennsylvania, Replacing Resolution 2067, Appointing an Open Records Officer and Adopting Revised Written Policies and Regulations Under the Right-To-Know Law.
18. Consideration of approving the Agreement between Buckingham Township and Central Bucks Emergency Medical Services for the Year 2024.
19. Consideration of approving the Agreement between Buckingham Township and Midway Volunteer Fire Company for the term of January 15, 2024 to January 14, 2025.
20. Consideration of approving the Agreement between Buckingham Township and Lingohocken Volunteer Fire Company for the term of January 15, 2024 to January 14, 2025.
21. Consideration of approving the Agreement between Buckingham Township and Doylestown Fire Company for the term of January 15, 2024 to January 14, 2025.
22. Consideration of approving Payroll for the weeks ending December 17, 2023 and December 31, 2023, and the Bill List for the meeting of January 2, 2024.

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- 23. Consideration of approving draft Supervisor's Minutes of the December 13, 2023 Work Session and December 13, 2023 Regular Business Meeting.
- 24. Consideration of accepting various Departmental Minutes and Advisory Body Minutes.
- 25. Consideration of granting Preliminary Approval of the **“McKee Development”**, Revised Subdivision Plan dated 2/28/23, Township File SA 2020-01, Tax Map Parcels 6-18-76 and 6-18-79, located along Durham Road / Creek Road / Lower Mountain Road, proposing a Living Community of 41 Units: 12 single family homes, 17 townhomes, 12 twin homes, total parcel size 79.17 acres, located in the AG-1 Zoning District, with an extended review period expiration date of February 28, 2024.
- 26. Consideration of agreeing to the Developer’s Request for an Extension of Time within which to complete the Improvements as set forth in the Land Development Contract to January 14, 2025, covering “Bucks County Airport Authority, PH1”, Township File LD 2001-03A.
- 27. Consideration of agreeing to the Developer’s Request for an Extension of Time within which to complete the Improvements as set forth in the Stormwater Facility Development Contract to January 7, 2025, covering “Raymond J. Flynn and Tamara F. Flynn”, Tax Map Parcel #06-010-184.
- 28. **ESCROW RELEASES:**

WAWA Convenience Store, Township File LD 2018-02	Wawa Escrow Account - Request for Release #1	\$712,763.77 recommended for release
“Mill Creek Ridge (Smith-Pfeiffer)”, Site, Township File SA 2001-05C	Request for Release #12, Site	\$170,656.03 recommended for release
“Scardetto Property, Stormwater Facility Development Contract”, Permit #PSW190013, 808 Pineville Road, TMP 6-23-55-1	Request for Release #7	\$740.63 recommended for release

- 29. Additional Business / Manager’s Items:
  - The next Board of Supervisors Work Session and Regular Business Meeting meetings are scheduled on January 24, 2024, beginning at 6:00 p.m.

**Buckingham Township Board of Supervisors**  
**Meeting Minutes**

The Reorganization and Regular Business meeting of the Buckingham Township Board of Supervisors was held January 2, 2024 in the Township Building, 4613 Hughesian Drive, Buckingham, Pennsylvania.

Present: Paul Calderaio  
Maggie Rash  
Jon Forest

Mr. Calderaio led The Pledge of Allegiance at 5:00 p.m.

**Appointment of Temporary Chairman**

*Mr. Calderaio made a motion, seconded by Mr. Forest to appoint Mrs. Rash the Temporary Chairman of the Board of Supervisors. The motion carried unanimously.*

**BUSINESS**

**Organization of the Board of Supervisors:**

**a. Election of Chairman.**

*Mr. Forest made a motion, seconded by Mrs. Rash, to appoint Mr. Calderaio Chairman of the Board of Supervisors. The motion carried unanimously.*

**b. Election of Vice Chairman.**

*Mr. Calderaio made a motion, seconded by Mr. Forest, to appoint Mrs. Rash Vice Chairman of the Board of Supervisors. The motion carried unanimously.*

*Mr. Calderaio assumed the Chairman's duties for the remainder of the meeting.*

**Appointment of a Voting Delegate and Alternate to the Annual Convention of the State Association of Township Supervisors.**

*Mr. Calderaio made a motion, seconded by Mr. Forest, to appoint Mrs. Rash as the Voting Delegate to the Annual Convention of the State Association of Township Supervisors. The motion carried unanimously.*

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to appoint Mr. Forest as Alternate to the Annual Convention of the State Association of Township Supervisors. The motion carried unanimously.*

**Consideration of setting appointments of various Township Officials for the year 2024.  
Resolution No. 2608**

*Mrs. Rash made a motion, seconded by Mr. Forest, to approve Resolution No. 2608 setting appointments of various Township Professionals including:*

**Craig A. Smith**, Smith and Porter, P.C., reappointed as Township Solicitor, in accordance with the proposal dated December 7, 2023.

**Knight Engineering, Inc.**, reappointed as Township Engineer, in accordance with the proposal dated December 6, 2023.

**Castle Valley Consultants, Inc.**, reappointed as Water & Wastewater Engineer in accordance with the proposal dated November 21, 2023.

**Bucks County Planning Commission, Luke Rosanova** reappointed as Planners for Buckingham Township in accordance with the proposal dated November 20, 2023.

**Carol Manicone & Derik Sutphin**, reappointed as Landscape Review Consultants in accordance with the proposal dated December 4, 2023.

**Keystone Municipal Services, Inc.**, reappointed as Building and Zoning Department services provider in accordance with the proposal dated December 19, 2023.

**Larry Hepner**, reappointed as Township Agronomist in accordance with the proposal dated December 4, 2023.

*The motion carried unanimously.*

**Consideration of setting appointment of Township Manager for the year 2024.**

***Resolution No. 2609***

*Mr. Calderaio made a motion, seconded by Mr. Forest, to approve Resolution No. 2609 setting the appointment of Dana Cozza as the Township Manager for the year 2024. The motion carried unanimously.*

**Consideration of approving Resolution appointing a Township Secretary/Treasurer and Authorizing the Secretary/Treasurer to sign all contracts, plans, documents and legal papers on behalf of and in lieu of the Board of Supervisors. *Resolution No. 2610***

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2610 appointing Dana Cozza as Township Secretary and Jill Pistorio as Treasurer with authority to sign all contracts, plans, documents and legal papers on behalf of, with the authority of, and in lieu of the Board of Supervisors. The motion carried unanimously.*

**Consideration of approving the 4th Wednesday of each month as Supervisors' Regular Business Meeting. *Resolution No. 2611***

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2611 approving the 4th Wednesday of each month as the Buckingham Township Board of Supervisors' Regular Business Meeting, with the Work Session to begin at 6:00 p.m., and the Business Meeting Call to Order at 7:30 p.m. The motion carried unanimously.*

**Consideration of approving a Resolution setting the amount of the Treasurer's Bond for 2024 at \$3,000,000. *Resolution No. 2612***

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2612 setting the amount of the Treasurer's Bond for 2024 at \$3,000,000. The motion carried unanimously.*

**Consideration of approving appointments to fill the vacancies on the various Township Boards and Commissions for the year 2024. Resolution No. 2613**

*Mrs. Rash made a motion, seconded by Mr. Calderaio to approve the following appointments to fill the vacancies on the various Township Boards and Commissions for the year 2024:*

- Appoint Scott Nickett as the Vacancy Board Chairperson;*
- Appoint Andrea Mehling, Marc Sandberg, Louis Spadafora and Frank Ripp, Jr. to the Planning Commission;*
- Appoint Diane Clemons to the Zoning Hearing Board;*
- Appoint Matthew Walsh and Hugh Hager to the Sewer & Water Commission;*
- Appoint Dan Gray to the Historic Architectural Review Board;*
- Appoint Jon Forest and Paul Calderaio as the Board representatives to the Agricultural Security Area Advisory Commission;*
- Appoint Maggie Rash as the Board representative and Susan Sciacca, Jon Yerkes, Thomas A. Gilbert and Peggy Turley to the Agricultural and Open Space Preservation Committee;*
- Appoint Peter Stampfl and Scott Fleischer to the Technical Code Review Board of Appeals;*
- Appoint Donald Robb and James Frederick Walter to the Environmental Advisory Commission.*

*The motion carried unanimously.*

**Consideration of appointing Bee, Bergvall & Co., P.C. of Warrington, Pennsylvania, to audit the 2023 fiscal affairs of the township and the township officers. Resolution 2614**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution 2614 appointing Bee, Bergvall & Co., P.C. of Warrington, Pennsylvania, to audit the 2023 fiscal affairs of the township and the township officers. The motion carried unanimously.*

**Consideration of approving a Resolution setting pay rates for non-uniformed township employees for the year 2024. Resolution No. 2615**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2615 setting pay rates for non-uniformed township employees for the year 2024. The motion carried unanimously.*

**Consideration of approving a Resolution affirming the holiday schedule for Township Non-Uniformed Employees for 2024. Resolution No. 2616**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2616 setting the holiday schedule for Township Non-Uniformed Employees for 2024. The motion carried unanimously.*

**Consideration of approving a Resolution appointing an officer to provide tax certifications for the year 2024. Resolution No. 2617**

Mr. Calderaio read aloud a statement pursuant to 65 P.S. § 1103 (j) to be filed with these minutes stating that the Tax Collector, Ann Calderaio, is his wife and could receive private pecuniary benefit or

detriment by virtue of Buckingham Township's actions on Resolutions or other matters affecting the Tax Collector. For that reason, Mr. Calderaio stated he is abstaining from the consideration of, discussion of, and the vote on Resolution No. 2617.

*Mr. Forest made a motion, seconded by Mrs. Rash, to approve Resolution No. 2617 appointing an officer to provide tax certifications for the year 2024. Mr. Forest called the vote: Mr. Forest voted "aye"; Mrs. Rash voted "aye". The motion carried.*

**Consideration of approving Resolution No. 2618, Replacing Resolution No. 2593, Establishing a Fee Schedule of Subdivision and Land Development, Zoning, Building and Other Fees.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2618, Replacing Resolution No. 2593, Establishing a Fee Schedule of Subdivision and Land Development, Zoning, Building and Other Township Fees. The motion carried unanimously.*

**Consideration of approving Resolution No. 2619, A Resolution of the Board of Supervisors of Buckingham Township, Bucks County, Pennsylvania, Electing to Reduce the Member Contributions to the Police Pension Plan Administered by the Pennsylvania Municipal Retirement System (PMRS) to Four Percent (4%) from the PMRS Police Pension Plan Five Percent for the Years 2024-2026.**

*Mr. Calderaio made a motion, seconded by Mr. Forest, to approve Resolution No. 2619, A Resolution of the Board of Supervisors of Buckingham Township, Bucks County, Pennsylvania, Electing to Reduce the Member Contributions to the Police Pension Plan Administered by the Pennsylvania Municipal Retirement System (PMRS) to Four Percent (4%) from the PMRS Police Pension Plan Five Percent for the Years 2024-2026. The motion carried unanimously.*

**Consideration of approving Resolution No. 2620, Amending Resolution 2297, Establishing Uniform Procedures for Purchases of Materials and Supplies and Adopting the Buckingham Township Purchasing Manual.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2620, Amending Resolution 2297, Establishing Uniform Procedures for Purchases of Materials and Supplies and Adopting the Buckingham Township Purchasing Manual. The motion carried unanimously.*

**Consideration of approving Resolution No. 2621, A Resolution of the Board of Supervisors of Buckingham Township, Bucks County, Pennsylvania, Replacing Resolution 2067, Appointing an Open Records Officer and adjunct Open Records Officer and Adopting Revised Written Policies and Regulations Under the Right-To-Know Law.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Resolution No. 2621, A Resolution of the Board of Supervisors of Buckingham Township, Bucks County, Pennsylvania, Replacing Resolution 2067, Appointing an Open Records Officer and adjunct Open Records Officer and Adopting Revised Written Policies and Regulations Under the Right-To-Know Law. The motion carried unanimously.*

**Consideration of approving the Agreement between Buckingham Township and Central Bucks Emergency Medical Services for the Year 2024.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve the proposed written Agreement between Buckingham Township and Central Bucks Emergency Medical Services for the Year 2024. The motion carried unanimously.*

**Consideration of approving the Agreement between Buckingham Township and Midway Volunteer Fire Company for the term of January 15, 2024 to January 14, 2025.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve the proposed Agreement between Buckingham Township and Midway Volunteer Fire Company for the term of January 15, 2024 to January 14, 2025. The motion carried unanimously.*

**Consideration of approving the Agreement between Buckingham Township and Lingohocken Volunteer Fire Company for the term of January 15, 2024 to January 14, 2025.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve the proposed Agreement between Buckingham Township and Lingohocken Volunteer Fire Company for the term of January 15, 2024 to January 14, 2025. The motion carried unanimously.*

**Consideration of approving the Agreement between Buckingham Township and Doylestown Fire Company for the term of January 15, 2024 to January 14, 2025.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve the proposed Agreement between Buckingham Township and Doylestown Fire Company for the term of January 15, 2024 to January 14, 2025. The motion carried unanimously.*

**PAYROLL and BILL LIST**

**Consideration of approving Payroll for the weeks ending December 17, 2023 and December 31, 2023, and the Bill List for the meeting of January 2, 2024.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Payroll for the weeks ending December 17, 2023 and December 31, 2023, and the Bill List for the meeting of January 2, 2024, in the total amount of \$435,582.44.*

Mrs. Cozza explained the Payroll for December 31, 2023 is still being processed, and noted that it will be included on the next meeting agenda.

*Mr. Calderaio amended his motion to approve Payroll for the week ending December 17, 2023, and the Bill List for the meeting of January 2, 2024, in the total amount of \$435,582.44. The motion carried unanimously.*



## MINUTES

### **Consideration of approving draft Supervisors’ Minutes of the December 13, 2023 Work Session and December 13, 2023 Regular Business Meeting.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve, as most recently presented, the draft Supervisors’ Minutes of the December 13, 2023 Work Session and December 13, 2023 Regular Business Meeting. The motion carried unanimously.*

### **Consideration of accepting various Departmental Minutes and Advisory Body Minutes.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to accept for inclusion in the Township’s records the various Departmental Minutes and Advisory Body Minutes. The motion carried unanimously.*

## BUSINESS

**Consideration of granting Preliminary Approval of the “McKee Development”, Revised Subdivision Plan dated 2/28/23, Township File SA 2020-01, Tax Map Parcels 6-18-76 and 6-18-79, located along Durham Road / Creek Road / Lower Mountain Road, proposing a Living Community of 41 Units: 12 single family homes, 17 townhomes, 12 twin homes, total parcel size 79.17 acres, located in the AG-1 Zoning District, with an extended review period expiration date of February 28, 2024.**

Edward Murphy, Esquire, Mr. Greg Glitzer and Mr. Ron Monkres of Gilmore & Associates, and Mr. Kevin McLaughlin of The McKee Group, were present to discuss the revised plan. Several neighbors of the property were also in attendance.

Mr. Murphy explained that there have been no changes in the basic elements from when this plan was before the Board in April, and the only loose end was lingering comments on the sewer system which have now been addressed.

Mr. Calderaio asked if anyone in the audience had questions, and Mrs. Jean O’Leary of Bent Pine Circle asked if anything was going to be done to put a traffic light at the entrance to the development or Buckingham Springs. Mr. Forest explained that there is not enough traffic for PennDOT to warrant a light at the McKee development entrance. Mr. Smith confirmed that the township had received an email from PennDOT advising that a signal would not be warranted based on the volume.

Mr. Gray reported that the water and sewer operations are now in the permitting process. Mr. Gray asked the Board if the township ultimately wants to accept ownership of the systems, or have the McKee Group or the Homeowners’ Association own and operate it, as McKee does for their own system in Buckingham Springs. Mr. Forest preferred that McKee or the HOA owns and operates it, and not to burden the township with operating another small system.

Mr. Gray said they generally support the waivers as requested, with only a couple of items to discuss.

- SALDO §§ 9.18.A.1, 9.18.B.1 and 9.18.C – the SALDO requires curbs, sidewalks, and bicycle/pedestrian paths along all streets (existing and proposed). The Applicant’s engineer has grouped these three (3) separate requirements into one waiver request and is requesting a waiver from providing the required curbs, sidewalks, and bicycle/pedestrian paths along Creek Road and Lower Mountain Road.

Mr. Gray clarified there will be improvements to Durham Road, and asked the Board if they wanted road improvements and bike paths for Creek Road or Lower Mountain Road. He said they had previously discussed internal bike paths, but the Board had concerns that would reduce farmland and change the character along those roads. Mrs. Rash said she understands that the neighbors do not want any improvements along or to Creek Road or Lower Mountain Road.

Mr. Forest said he was in favor of an internal path to Creek Road or to Buckingham Springs without affecting farmland. Mr. Glitzer explained that Mr. Gray had provided a sketch in the previous review including a path in the lower left corner and running along the utility lines. Mr. Gray confirmed this would be in lieu of anything along Creek Road or Lower Mountain Road. Mr. Glitzer suggested deferring this decision and meeting onsite to assess the wooded stream bank and include specific design details of the path on the final plan submission. The Board agreed to defer the decision on the specific design details of the path to final plan review.

Mr. Gray noted there were several landscaping waiver requests, and Ms. Manicone’s March 24, 2023 review letter supported them with conditions that were discussed and agreed to by Mr. Glitzer. Mr. Gray noted there was also a waiver regarding additional plantings in the stormwater management facility, and added that he supported the request as the basin installation details will be resolved, and an appropriately scaled plan will be provided by the landscape architect.

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to grant Preliminary Approval of the “McKee Development”, Revised Subdivision Plan dated 2/28/23, Township File SA 2020-01, Tax Map Parcels 6-18-76 and 6-18-79, located along Durham Road / Creek Road / Lower Mountain Road, proposing a Living Community of 41 Units: 12 single family homes, 17 townhomes, 12 twin homes, total parcel size 79.17 acres, located in the AG-1 Zoning District, subject to the following:*

1. *Compliance with all the comments in the April 14, 2023 and November 15, 2023 Knight Engineering, Inc. review letters.*

*The SALDO Waivers requested pursuant to Applicant’s February 28, 2023 as revised April 18, 2023 Waiver Request Letter are, as discussed, by this motion granted or partially granted; excepting the bike path on the Creek Road Corridor in lieu of road improvements which will be deferred to final plan review and review of the stream bank which may impact the location of the bike path.*

2. *Compliance with all the comments in the March 24, 2023, Landscape Review Consultant’s review letter.*

3. *Compliance with all the comments in the January 26, 2021 Bucks County Planning Commission review letter, noting that all comments either have been addressed through revisions or will be complied with.*

Mr. Forest made a comment that the township tried for many years to purchase a preservation easement on this property, with no success. He explained the township took the McKee Group to the Supreme Court three times because they wanted to build hundreds of homes on this lot, and the township won all three times. Mr. Forest said the Board has now approved a development with only 41 homes, which number of homes is permitted by the zoning ordinance.

Mrs. Rash thanked the neighbors, especially along Creek Road, for being involved in this project and providing feedback which resulted in many changes to the original plan that was submitted. She also thanked the applicant for compromising in making recommended changes to the plan.

*The motion carried unanimously.*

*The Township Solicitor was directed to prepare the written approval as required by the MPC. The findings, terms and conditions of that written approval, read as complimentary to these minutes, shall be controlling.*

**Consideration of agreeing to the Developer’s Request for an Extension of Time within which to complete the Improvements to January 14, 2025 as set forth in the Land Development Contract covering “Bucks County Airport Authority, PH1”, Township File LD 2001-03A.**

*Mr. Calderaio made a motion, seconded by Mr. Forest, to agree to the Developer’s Request for an Extension of Time within which to complete the Improvements to January 14, 2025 as set forth in the Land Development Contract, covering “Bucks County Airport Authority, PH1”, Township File LD 2001-03A. The motion carried unanimously.*

**Consideration of agreeing to the Developer’s Request for an Extension of Time within which to complete the Improvements to January 7, 2025 as set forth in the Stormwater Facility Development Contract covering “Raymond J. Flynn and Tamara F. Flynn”, Tax Map Parcel #06-010-184.**

*Mr. Calderaio made a motion, seconded by Mr. Forest, to agreeing to the Developer’s Request for an Extension of Time within which to complete the Improvements to January 7, 2025 as set forth in the Stormwater Facility Development Contract covering “Raymond J. Flynn and Tamara F. Flynn”, Tax Map Parcel #06-010-184. The motion carried unanimously.*

#### **PUBLIC COMMENT**

Mr. Jeff Glauber, Twinbrook Circle, said he has noticed many used utility poles laying alongside the roads, where PECO has installed new poles but has not removed the old poles, and has sent Mrs. Cozza a presentation of pictures as proof. Mr. Glauber requested the township maintenance crew to document the pole locations. He said the poles contain creosote, will not decompose, are ugly, and could create a hazard. Mrs. Cozza said she had forwarded the presentation to PECO and

to the township roadmaster. Mr. Calderaio thanked Mr. Glauber for bringing the matter to the township's attention.

### ESCROW RELEASES

*Mr. Calderaio made a motion, seconded by Mr. Forest, to approve Escrow Release #1 for the "Wawa Convenience Store, Township File LD 2018-02", Wawa Escrow Account, in the amount of \$712,763.77. The motion carried unanimously.*

*Mr. Calderaio made a motion, seconded by Mr. Forest, to approve Escrow Release #12, Site, for "Mill Creek Ridge (Smith-Pfeiffer), Township File SA 2001-05C, in the amount of \$170,656.03. The motion carried unanimously.*

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to approve Escrow Release #7 for the "Scardetto Property, Stormwater Facility Development Contract", Permit #PSW190013, 808 Pineville Road, TMP 6-23-55-1, in the amount of \$740.63.*

Mr. Gray provided an update, noting that the release is for a driveway culvert installation Mr. Scardetto has personally attempted to complete along the front of the lot. He explained that his office was present to witness the first section, and then Mr. Scardetto installed the remainder without contacting Knight Engineering. Mr. Gray said they have asked PennDOT to review the installation, as Pineville Road is a PennDOT highway and the driveway was approved as part of the PennDOT Highway Occupancy Permit process. He also noted that PennDOT will be sending an inspector out soon to review the installation. Mr. Gray said he has concerns about the pipe having an opening between the joints and not being laid straight, but would defer to PennDOT to review and accept or reject the driveway culvert installation.

Mr. Gray said if PennDOT approves the installation, he would recommend that the township release all of the remaining funds in the account to Mr. Scardetto, as this is the final item to be completed. Mr. Gray noted that typically, all permits, including the NPDES permit, would be closed out prior to releasing the entire escrow, however, in this instance Mr. Scardetto may prefer to keep the NPDES Permit open until he builds his house.

Mr. Scardetto clarified that if PennDOT approves the final inspection, he will not need to request the final escrow release, but that it will be issued automatically; and Mr. Gray confirmed that is true, upon payment of any outstanding fees owed. Mr. Scardetto agreed to wait until the PennDOT inspection in anticipation of a final escrow release.

*Mr. Calderaio made a motion, seconded by Mrs. Rash, that upon PennDOT approval of the improvements and payment of all outstanding invoices, the township manager is authorized to issue the final release of all remaining escrow. The motion carried unanimously.*

**ADDITIONAL BUSINESS / MANAGER’S ITEMS**

**Mr. Calderaio announced the next Board of Supervisors Work Session and Regular Business Meeting meetings are scheduled on January 24, 2024, with the Work Session to begin at 4:30 p.m.**

*Mr. Calderaio made a motion, seconded by Mrs. Rash, to adjourn the meeting at 6:24 p.m. The motion carried unanimously.*

**Approved by the Board of Supervisors on the 24<sup>th</sup> day of January, 2024.**

**Buckingham Township Board of Supervisors**

Paul Calderaio, Chairman

Maggie Rash, Vice-Chairman

Jon Forest, Member

Attest:

Dana S. Cozza, Secretary

*Minutes respectfully submitted by Lori Wicen.*

Memorandum Pursuant to 65 Pa.C.S.A. § 1103 (j)

I, Paul Calderaio, being a Supervisor of Buckingham Township, make this Written Memorandum pursuant to 65 P.S. § 1103 (j) to be filed with the minutes of the Meeting of the Buckingham Township Supervisors for January 2<sup>nd</sup> 2024.

The Supervisors have before them a motion concerning the elected Tax Collector for Buckingham Township, Ann Calderaio. The motion concerns the consideration of approving a Resolution appointing the locally-elected Tax Collector for the year 2024 as the municipal officer authorized to provide tax certifications, duplicate bill fees, and a return check fee, upon request by the public and authorizes the Tax Collector to collect and retain, as compensation for providing such additional services, certain fees.

Ann Calderaio is my wife and a family member within the meaning of the Ethics Act, 65 P.S. § 1101 et seq. Ann Calderaio could receive private pecuniary benefit or detriment by virtue of Buckingham Township's actions on Resolutions or other matters affecting the Tax Collector. For that reason, I am abstaining from the consideration of and the vote on this matter.

Paul Calderaio

January 2, 2024