

## PLYMOUTH TOWNSHIP EMERGENCY SERVICES BOARD

Minutes of July 18, 2019

The Plymouth Township Emergency Services Board held its meeting in the Township Municipal Building. Board members and others present were:

Mitch Kijak	Chief, Plymouth Fire Company
Andy Moletzsky	Harmonville Fire Company, Deputy Chief
Jim Wallace	Director of Code Enforcement, Deputy Fire Marshal
Lt. Brian Wagner	Plymouth Police Department
Karen Weiss	Recording Secretary

1) **Pledge of Allegiance** - The meeting began at 7:15 p.m. and the Pledge of Allegiance was recited.

2) **Public Comment**- There was no public comment pertaining to any of the items advertised on the agenda.

3) **Approval of Minutes: May 16, 2019**

The May 16, 2019 minutes were unanimously approved, motion made by Mr. Wallace and seconded by Lt. Wagner.

4) **New Business-**

a. **Emergency Operations Plan**- Ms. Weiss read the previous meeting minutes stating there was an IT issue when the board met in the Roll Call room. Ms. Weiss asked Lt. Wagner if Chief Myrsiades is working on the problems and if he will be present for these operations in the future. Lt. Wagner stated yes.

b. **Apparatus Liens Update- Titles to Township**- Ms. Weiss stated that the Township would like to be lien holders just in case something would happen.

1. **Harmonville**- Ms. Weiss stated Harmonville has gathered their titles and has mailed them to Harrisburg.

2. **Plymouth**- Mr. Kijak stated there has been a setback regarding their titles and will work on getting them next week.

c. **Construction Update**- Mr. Wallace provided the construction update as follows:

## **Active Projects:**

1. **215 Plymouth Road (Arbour Square)** - New 4 story, 210 unit mixed use facility (primarily I-1 and I-2, with A-1, A-2, B, and M). The proposed facility is to be constructed with non-combustible, fire-rated floor construction (fire-retardant treated roof construction), and protected with a full coverage NFPA 13 fire sprinkler system and standpipes. The structure is to be divided into two (2) "buildings" by a 3 HR fire wall, and both buildings further compartmented with "smoke compartments" to provide for occupant relocation (shelter in-place) in lieu of evacuation, as appropriate. Site work and building superstructure construction is progressing (est. 20% complete), and completion is expected in 2020.
2. **101 Lee Drive (Woodspring Suites)** - 4 story, 120 room hotel  
**\*PADEP Soil Management Plan\*** New construction of a light-framed (fire-rated **combustible** + partially combustible façade) hotel. Structure is to be pile-supported, and will be protected with a 13R sprinkler system (including the attic). Structure is topped out, and completion is anticipated in 2019.
3. **500 Germantown Pike - Plymouth Meeting Mall** (Macy's adaptive reuse) Conversion of Macy's (Mall anchor store) for multi-tenant use, while maintaining the classification as an anchor store. Also included are new fire alarm and fire sprinkler systems, including one standpipe and stair access to the third floor/roof level. Core and shell construction continues, and tenant improvement plans for Edge Fitness, Burlington, Dick's Sporting Goods, Michael's Craft Store and Miller's Ale House are underway. Tenant improvement plans for Roll Goodyear are under review. One other tenant space is expected. Completion is expected in 2019 for the majority of the building. Significant portions of the building perimeter and lower parking lot remain fence-enclosed.
4. **Plymouthtowne Apartments Expansion**- Seven (7) new two story apartment buildings with ten (10) units per building and a one story, 1400 SF leasing office are proposed along Fairfield Road. The light-framed (combustible) apartment buildings will be protected with NFPA 13R sprinkler systems. Building construction is progressing on remaining apartment buildings. Two apartment buildings and the Leasing Office are complete and occupied.
5. **1203 East Ridge Pike** -Carfagno Chevrolet (Fire reconstruction) Demolition and reconstruction of approximately 3500 SF of one story automobile repair area within an existing one and two story (29,000 SF total) automobile sales and service dealership. Construction is underway on the showroom. Plans are expected soon for the reconstruction of the repair bays.

The building is to be retrofitted with an automatic fire sprinkler system.

### **Upcoming Projects**

**1. 300 Lee Drive (Holiday Inn Express)** - 4 story, 107 room hotel. New construction of a light-framed (**combustible** + combustible façade) hotel. The hotel will be comprised of 17,000 SF on the first floor, and 15,000 SF on each upper floor. Building plans are under review.

**2. 1113 Ridge Pike (Bimbo Bakeries)** - 71,000 SF Distribution Facility. Subdivision and land development for a new distribution facility on the current Bimbo Bakeries site. The facility will take access from Academy Drive. Building plans are under review.

**3. 716 Belvoir Road (Colonial Middle School)** - 3 Story, 232,000 SF School Building Construction of a new middle school on the same lot as the existing building. The existing building will be demolished upon completion of the new facility. The proposed building will include a 700+ seat auditorium, gymnasium with bleacher seating, and full kitchen/cafeteria. The entire building will be protected with an automatic fire sprinkler system as well as standpipes on the stage and in stair towers. Plans are under informal review. Formal plan submission is expected in August 2019. Site construction is expected to begin during the 3<sup>rd</sup> quarter of 2019.

**e. Police Department Update-** Lt. Wagner stated the active shooter training event that took place on June 22<sup>nd</sup> in Conshohocken went well. Lt. Wagner stated Andy Moretti is doing well and that they would like to issue awards next month, for the members who were heavily involved in his recovery. Lt. Wagner also mentioned that the Police Department is currently hiring for an Entry Level Police Officer.

Mr. Kijak asked when the deadline would be for the current position. Lt. Wagner stated in September. Ms. Weiss stated the Township will pay for the tuition of the academy and provide a salary while attending school.

**f. Harmonville Fire Company Update-** Mr. Moletzsky stated that Harmonville gathered all of its titles and are mailing them to Harrisburg. Also, the new rescue truck will be completed in September and in service shortly after.

**g. Plymouth Fire Company Update-** Mr. Kijak stated due to the fact of the events that are currently happening with Washington's Fire Company in Conshohocken, Plymouth's engine truck will be put into initial dispatch for building fires.

**h. Plymouth Ambulance Update-** None

**i. Miscellaneous-** Mr. Wallace mentioned there is a pipeline training coming up on August 27<sup>th</sup> in Kulpsville or August 28<sup>th</sup> in Allentown if anyone would be interested in attending. He said this is valuable training.

Mr. Kijak asked if there are two buildings complete at the Plymouthtowne apartments. Mr. Wallace stated yes, two buildings are done and are being occupied, I and J. Building K is not too far behind. Mr. Wallace stated all of the buildings have a letter, A-O. Mr. Kijak asked if they are getting street addresses. Mr. Wallace stated yes, it will be a continuation.

Mr. Moletzsky asked if fire hydrants have been added. Mr. Wallace stated yes, there is a hydrant added at the new drive on Sandy Hill Road.

Mr. Moletzsky asked if there are any extra hydrants in the complex. Mr. Wallace stated no.

**j. Old Business-** None

**Next Meeting - September 19, 2019**

The next meeting of the board will take place on September 19, 2019.

Ms. Weiss stated Fire Prevention Week will be added to the next meeting agenda. Mr. Moletzsky asked if a venue for the Colonial Fire Prevention Expo has been chosen yet. No one was aware of the location for this year.

Mr. Wallace stated Ridge Park School will have modular classrooms for the next two years. Ms. Weiss asked if Plymouth Elementary will as well. Mr. Wallace stated not yet. Mr. Kijak asked where they will be located. Mr. Wallace stated out back, also to access it there will be Knox boxes.

Ms. Weiss stated she had a complaint of a sink hole at Ridge Park, however, it is a detention basin, not a sink hole. This detention basin will be permanently fenced.

Mr. Moletzsky asked when the actual construction on the Middle School will start. Mr. Wallace stated either in September or October. Ms. Weiss stated they did get permission from Council to get their grading permit.

Ms. Weiss stated they will be cutting in a road from New Hope Street through the public works yard, and along through to the

school. Later it will be a permanent road for the buses to use so the buses stay off Belvoir Road. Ms. Weiss stated there will be a gate with a key fob for that road, so the general public cannot access it.

**Audience Participation-** None

**Adjournment** - There being no further business, the meeting was adjourned at 7:45 p.m.

Respectfully Submitted,

Annalisa Primus  
Recording Secretary