

PLYMOUTH TOWNSHIP

REGULAR MEETING

December 11, 2023

Plymouth Township Council held its Regular Meeting at the Greater Plymouth Community Center. The following officials were in attendance:

Council: Chris Manero ----- Chairman
Karen Bramblett ----- Vice-Chair
Kathy Bandish
Lynne Viscio
Nicholas Whitney

Staff: Karen Weiss ----- Manager
Mike Clarke ----- Solicitor
Alex Glassman ----- Solicitor's Office
Lonnie Manai ----- Woodrow & Associates
John Myrsiades ----- Chief of Police

Pledge of Allegiance - The Regular Meeting was called to order at 6:00 p.m. and Chairman Manero led the Pledge of Allegiance.

PUBLIC COMMENT- There was no public comment pertaining to any items advertised on the agenda.

Ms. Bramblett announced this is Mr. Manero and Ms. Bandish's last Council meeting. She thanked them for all they have done for the Township. Ms. Viscio, Ms. Bramblett, and Mr. Whitney highlighted Mr. Manero and Ms. Bandish's achievements. Mr. Manero and Ms. Bandish both thanked everyone for the opportunity to serve Plymouth Township.

ANNOUNCEMENT- Executive Session held December 4, 2023
Executive Session held November 13, 2023
Executive Session held November 20, 2023

APPROVAL OF MINUTES: Chairman Manero called for the approval of the minutes.

- a. Workshop Meeting ----- November 8, 2023
- b. Regular Meeting ----- November 13, 2023

c. Budget Meeting ----- November 20, 2023

Mr. Whitney made a motion to approve the minutes. The motion was seconded by Ms. Bandish. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

APPROVAL OF DEPARTMENTAL REPORTS AND BILLS: Chairman Manero called for the approval of the departmental reports and bills.

Mr. Whitney made a motion to approve the departmental reports and bills. The motion was seconded by Ms. Viscio. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

ADMINISTRATION

a. 2024 Budget Ordinance- First and Final Consideration- ACTION- Mr. Clarke stated that this is an ordinance pursuant to Section 702.D of the Home Rule Charter adopting the operating and capital budgets, expenditures, and expenses for the fiscal year 2024 and levying a Real Estate Tax on all property within the Township for fiscal year 2024 at the rate of 1.957 mils on each dollar of assessed valuation, or the sum of nineteen.(57)cents on each one hundred dollars of assessed valuation and levying a separate assessment dedicated to the Plymouth Township Fire Services on all property within the Township for fiscal year 2024 at the rate of .835 mils on each dollar of assessed valuation, or the sum of eight.(35) cents of each one hundred dollars of assessed valuation.

Ms. Bramblett made a motion to approve the ordinance for first and final consideration and was seconded by Ms. Bandish. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

b. Sewer Rate Increase Ordinance- First and Final Consideration- ACTION- Mr. Clarke read the ordinance. Ms. Viscio made a motion to approve this ordinance and was seconded by Ms. Bramblett. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

c. Reorganization Meeting Announcement- Tuesday, January 2, 2024 at 7:30 p.m. - Ms. Bramblett announced that Council will hold a Reorganization Meeting on Monday, January 2nd, 2024, commencing at 7:30 p.m.

d. Stipulation to Settle/SMG Plymouth Meeting LLC- ACTION- Mr. Clarke stated this is a tax assessment appeal stipulation, in which there is an overpayment to Plymouth Township of \$1,626.55. Mr. Whitney made a motion to accept this stipulation to settle and was seconded by Ms. Bandish. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

e. Stipulation to Settle/Plymouth Ground Associates- ACTION- Mr. Clarke stated this is a tax assessment appeal stipulation, in which there is an overpayment to Plymouth Township of \$1,603.40. Ms. Bramblett made a motion to accept this stipulation to settle and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

f. Stipulation to Settle/ESA PA Properties LLC- ACTION- Mr. Clarke stated this is a tax assessment appeal stipulation, in which there is an underpayment to Plymouth Township of \$1,158.43. Ms. Viscio made a motion to accept this stipulation to settle and was seconded by Ms. Bandish. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

POLICE/PUBLIC SAFETY

a. Stop Sign Ordinance/Sheffield & Weymouth- Final Consideration- ACTION- Mr. Manero read the ordinance and made a motion to approve. The motion was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

Chief John Hoffman from Harmonville Fire Co recognized and thanked Mr. Manero and Ms. Bandish with plaques for all that they have done for the fire company.

PUBLIC/WORKS/SEWER

a. Snow Announcement- Ms. Bandish reminded residents that the Township Snow Policy is in effect and then read the official policy.

b. BCA Contract Amendment- Mr. Clarke read the Borough of Conshohocken Authority contract amendment. Ms. Bramblett made a motion to approve this amendment and was seconded by Ms. Viscio.

A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

ENGINEERING

SUBDIVISION AND LAND DEVELOPMENT

- a. **L.D. 17-2 Conicelli Auto Group/906 Ridge Pike**
 - 1) Expiration date May 20, 2024
 - b. **L.D. 18-4 SMG Hotels/201 Plymouth Road**
 - 1) Extension granted to December 31, 2024- **ACTION-** Ms. Viscio made a motion to approve this extension and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.
 - c. **S.D. 20-2 Marchese/751 Belvoir Road**
 - 1) Time Limit Waived
 - d. **L.D. 21-1 Kelman and Magliari Realty, LLC/2070 Butler Pike**
 - 1) Extension granted to December 31, 2024- **ACTION-** Ms. Bandish made a motion to approve this extension and was seconded by Ms. Viscio. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.
 - e. **L.D. 22-1 1508 Sandy Hill Road/Riverview Land Development**
 - 1) Expiration date January 15, 2024
 - f. **L.D. 23-1 Plymouth Mtg. KPG III, LLC/502 W. Germantown Pike**
 - 1) Expiration date February 29, 2024
 - g. **L.D. 23-2 Outback Steakhouse Rebuild/322 Ridge Pike**
 - 1) Extension granted to January 31, 2024- **ACTION-** Ms. Bandish made a motion to approve this extension and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.
 - h. **L.D. 23-3 GK Plymouth Realty (Arista Care) 845 Germantown Pike**
 - 1) Extension granted to February 12, 2024- **ACTION-** Mr. Manero made a motion to approve this extension and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.
 - i. **L.D. 23-4 Genesis/1208 Ridge Pike**
 - 1) Expiration date November 28, 2024
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CONDITIONALLY APPROVED PROJECTS NOT YET RECORDED

a. Extension Requests- ACTION

1) **2928 Walton Road & 660 W. Germantown Pike-** Ms. Viscio made a motion to approve this extension request to December 31, 2024 and was seconded by Ms. Bandish. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

2) **Metroplex Phase 3-** Ms. Bandish made a motion to approve this extension request to December 31, 2024 and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

PROJECTS UNDER CONSTRUCTION

a. Escrow Releases- ACTION

1) **FWOT/107 Ridge Pike-** Ms. Bandish stated this communication is from Woodrow & Associates, stating sufficient work has been completed to release \$71,043.50. Ms. Bandish made a motion to approve this release and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

2) **Andries Estates/Hallowell Road-** Mr. Manero stated this communication is from Woodrow & Associates, stating sufficient work has been completed to release \$119,689. Mr. Manero made a motion to approve this release and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

3) **Thomas Road Sewer Project-** Mr. Whitney stated this communication is from Woodrow & Associates, stating sufficient work has been completed to release \$144,936. Mr. Whitney made a motion to approve this release and was seconded by Ms. Viscio. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

CODE ENFORCEMENT

ZONING

a. Zoning Hearings- Ms. Viscio announced that the Zoning Hearing Board of Plymouth Township will hold a public hearing on Monday, December 18, 2023 commencing at 7:00 p.m., on the following applications: 1) Goldenberg Management, Inc. and 2) Brian O'Shea. Any citizen of Plymouth Township or interested party may attend the public hearing and have an opportunity to be heard.

PARKS AND RECREATION

a. Upcoming Events- Mr. Whitney stated the following are upcoming events: Breakfast with Santa on Saturday, December 16th; The Holiday Light Contest is December 8th through December 18th; GPCC will be hosting Holiday Eve Programing on December 24th and December 31st. In addition, holiday t-shirt sale now thru December 31st; winter brochures are available; veteran banners are available, the deadline is April 1st and winter sponsorship will be going on now thru January. For further information, please visit the Greater Plymouth Community Center's website or by calling (610) 277-4312.

b. Field Rental Price Increase- ACTION- Ms. Bramblett announced there will be an increase for the GPCC softball field rentals. Ms. Bramblett stated the increase will now be \$75.00. Ms. Bramblett made a motion to approve the increase and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

PLANNING AND DEVELOPMENT

a. 4 Change Orders for Wind Gap- ACTION- Ms. Bramblett stated these change orders consist of data drop changes and key fobs for the new evidence locker totaling \$22,283.46. Ms. Bramblett made a motion to approve and was seconded by Mr. Whitney. A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

b. 3 Change Orders for Myco Mechanical- ACTION- Ms. Bandish read the three change orders for Myco Mechanical: 1) sublevel alarm, 2) modify sprinkler heads, and 3) relocate lines in the code enforcement reception area totaling \$6,365.05. Ms. Bandish made a motion to approve and was seconded by Ms. Viscio.

A roll call vote was taken and the motion passed 5-0 with Ms. Bramblett, Ms. Bandish, Ms. Viscio, Mr. Whitney, and Mr. Manero in favor.

MISCELLANEOUS/OLD BUSINESS

a. **Citizen Board Vacancy Announcement-** Ms. Viscio stated the following citizen board positions are open: three positions on the Property Maintenance Code Appeals Board, one on the Historical Architectural Review Board, and one on the Human Relations Commission. As of January 1st there will be additional citizen board positions available: one on the Civil Service Commission, two positions on the Environmental Advisory Board, and two positions on the Park, Recreation, and Shade Tree Advisory Board. Anyone interested in serving on one of these boards can submit a resume or letter of interest to Karen Weiss, the Township Manager.

AUDIENCE PARTICIPATION

Mr. Brian Daly thanked Ms. Bandish and Mr. Manero for serving Plymouth Township.

Ms. Naomi Winchester thanked Ms. Bandish and Mr. Manero for serving Plymouth Township.

Ms. Ann Haasis stated the past two weeks there have been robberies and vandalism in her neighborhood. Ms. Haasis stated Christmas decorations and tires have been slashed, vehicles stolen and personal items stolen. Ms. Haasis stated police officers have come out, but stated there are not enough officers. Ms. Haasis voiced her concern for safety for her family. Mr. Manero stated Chief Myrsiades would be happy to sit down and discuss options with her and her neighbors.

Ms. Ardis Lukens thanked Ms. Bandish and Mr. Manero for serving Plymouth Township.

ADJOURNMENT

There being no further business, the Regular Meeting was adjourned at 7:36 p.m.

Respectfully submitted,



Annalisa Primus
Recording Secretary