

**LOWER GWYNEDD TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING
MONDAY, MARCH 28, 2022**

SUPERVISORS PRESENT:

Danielle A. Duckett, Chair
Michael Twersky, Vice Chair
Janine Martin
Kathleen Hunsicker
Tessie McNeely

STAFF:

Craig T. McAnally, Township Manager
Jamie Worman, Assistant Township Manager
Michelle Farzetta, Assistant Secretary
Neil Stein, Esq., Solicitor
Paul Kenny, Police Chief
James Hersh, Gilmore Associates Township Engineer
Fred Zollers, Director Public Works

Call to Order and Pledge of Allegiance

The Chair called the hybrid meeting to order at 7:05 p.m. at the Lower Gwynedd Township Building and virtually on Zoom and led those in attendance in the pledge of allegiance.

Announcement: There was an executive session prior to the meeting regarding personnel and legal issues.

Presentation By William Blair from Wireless Realty Advisors on Cell Coverage Mapping Survey

Mr. William Blair joined the meeting via zoom. His company, Wireless Realty Advisors, acquire and manage cell towers and cell sites. They created cell coverage mapping in 2020. They run a campaign completely through social media. This allows residents to identify areas where they may be having connection issues through a QR code. Customers would go in, identify the area they are having a problem, what the problem is, who the carrier is and type of phone. Wireless Realty would then receive this information, collect the data and see if there are clusters of problems in the area. There are a few data points reported right now in PA from a regional pilot campaign they ran in February 2021.

Mr. Blair then shared a campaign that they ran in Massachusetts to demonstrate how this would work. This ran for 35 days in Palmer, Massachusetts. The town received their own QR code. When they ran the municipal campaign over 200 submissions were received. Once the campaign was over the township received the data, at no charge. Wireless Realty then reached out to the carriers and identified the problem areas to them.

Ms. Duckett had a few questions. If someone is having connection issues, how would they be able to submit the information if they do not have service at the time. Mr. Blair stated that they would have to identify the area once they do have service. This will not affect the mapping data. Ms. Duckett then asked what the resolution was in Palmer once they had the data. Mr. Blair said they contacted the carriers, shared the data and suggested solutions to them, such as building more towers. Ms. Duckett questioned the security policies regarding information being shared. Mr. Blair stated nothing more than their location, problem and carrier is shared, so no personal information would be at risk. Ms. Duckett

asked about cost if the township chose to participate. Mr. Blair responded there is no cost for the survey. If the township was interested in an analysis and having them work with the carriers, then there would be a cost associated with those services. The hope would then be that the carriers would be on board with improving cell service.

Ms. McNeely asked Mr. Blair to describe the business model. He replied that the business model is being tested right now. They collect the data, provide it to the carriers and identify infrastructure improvements to help. Typically, a customer doesn't get very far if they call the carrier directly.

Ms. Martin asked if Mr. Blair could share the pricing model when he has it so the BOS can see if it is something they should consider. Ms. Martin added that she feels it would be beneficial, as she has connection issues herself and having someone to advocate for the residents would be beneficial.

Ms. Duckett asked how many townships/municipalities he is currently working with and how many successfully. Currently, they have worked with seven, and two of those they have successfully identified solutions with the carriers.

Debra Schaffer, 823 Penllyn Pike asked if he is trying to lobby for more cell towers. Mr. Blair responded that they are looking to use the data to turn it into a solution for residents. There is no guarantee that they can remedy the situation, but they can advocate for the residents and try to get them to improve the service.

BUSINESS AND FINANCE

Receipt of Minutes: March 14, 2022

The Board of Supervisors received the March 14, 2022 meeting minutes. There were no comments. Ms. Martin made a motion, seconded by Ms. Hunsicker to approve the March 14, 2022 meeting minutes. The motion passed 5-0.

Receipt of Invoice History: February 2022

The Board of Supervisors received the Invoice history for February 2022 totaling \$604,074.08. There were no questions from the board. Ms. McNeely made a motion, seconded by Mr. Twersky to approve the Invoice History for February 2022. Motion passed 5-0.

BUILDING AND ZONING

Consideration of Bid for the 2022 Road Program

Mr. Hersh presented the bids for the two programs to be completed. The first is Milling and Paving. Mr. Hersh is recommending the company Highway Materials, Inc. They were the lowest bidder at \$295,053.60. We have worked with them in the past and are comfortable with them doing the work. Mr. Twersky asked if this price was within the budget. Mr. McAnally responded that both bids are within \$6,000.00 under budget. Mr. McAnally also stated that they eliminated Alternate One. There could be a fuel surcharge, as well that would be capped at 5%. The company bids based on the price index for the month. If the cost goes down, we should be credited.

Ms. McNeely asked if additional funds would be needed to repair any roads that are tied into the Route 202 road widening project. Mr. Hersh stated that any roads tied in would be within the scope of PennDOT's work to pave the tie-ins. Ms. Hunsicker made a motion, seconded by Mr. Twersky to award the Milling and Paving Contract for the 2022 Road Program to Highway Materials Inc. in the amount of \$295,053.60. Motion passed 5-0.

Mr. Hersh then recommended Asphalt Maintenance Solutions for the Ultra-Thin Bonded Wearing Course Project at a cost of \$173,630.55. This was the only bid received for this project, as they are the only one in the region that does this work. A motion was made Ms. McNeely, and seconded by Ms. Hunsicker to award the Ultra-Thin Bonded Wearing Course Contract for the 2022 Road Program to Asphalt Maintenance in the amount of \$173,630.55. Motion passed 5-0.

OTHER BUSINESS

Termination of Lease at 409 Old Penllyn Pike

Ms. Duckett explained that the township currently leases the old McCormick House, 409 Old Penllyn Pike, month to month to an organization. We are considering terminating this lease. Mr. Twersky talked about the storage issues we have in the township and the need for garage space. He explained that he is advocating for terminating the lease as we own this property and we need the space. He noted that Public Works is requesting to purchase a new tractor and will need someplace to store it. The current tenants are looking for a new place and we would follow the 30-day termination policy. Mark Schafer, from the EAC, asked if anything is being done with the main building. Mr. Twersky stated that we are currently working with Gilmore on plans to analyze and improve the parks. The McCormick house could be part of that plan. Mr. Twersky made motion, seconded by Ms. Martin to terminate the lease with the current tenant at 409 Old Penllyn Pike. Motion passed 5-0. Mr. Twersky then asked Mr. McAnally and Mr. Stein to work together with the tenants to terminate the lease.

Ordinance # 529 Lower Gwynedd Township Term Limit Ordinance

Ms. Duckett stated that re-advertisement for this ordinance was approved at the March 14th meeting with the language we see on the screen. After ongoing conversations with our solicitor, we are making some clarifying changes to the language. Once Mr. Stein revises the language it will be circulated and the next steps will be taken to move forward.

Resolution #2022-10 -Disposition of Records

Ms. Duckett read the resolution and stated that this is for the destruction of paper records with the details of which records are being disposed of. Mark Schafer asked for clarification of the changes from 2008 to 2019, stated on the Resolution. Mr. McAnally clarified that we are not making changes at this time, it is permission to destroy documents under the municipal records code. This goes hand in hand with our shredding event every year, that we extend to the public. Law requires us to retain documents for a period of time. Ms. McNeely asked if we have electronic copies of the documents. Mr. McAnally responded not for everything. Ms. Duckett stated certain things can just be destroyed after a period of time. A motion was made by Ms. Hunsicker, seconded by Mr. Twersky to approve Resolution #2022-10 pertaining to the disposition of records. Motion passed 5-0.

Proclamation for Lower Gwynedd Township to designate and celebrate Arbor Day on April 29, 2022 for Tree City

Ms. Duckett read the proclamation proclaiming Friday, April 29, 2022 as Arbor Day and the last Friday of April for all future Arbor Days in the Township of Lower Gwynedd. Ms. McNeely thanked Ms. Worman for all her work getting this proclamation put into place. A motion was made by Ms. McNeely,

seconded by Ms. Hunsicker to approve the proclamation designated Arbor Day in Lower Gwynedd Township. Motion passed 5-0.

Consideration of Proposal from The Communications Solutions Group to perform an Environmental Priorities Survey for EAC

Ms. Duckett reported that the chairs of the EAC would like more time to take a look at this proposal. Ms. Duckett made a motion to table the consideration of a proposal from the Communications Solutions Group, seconded by Ms. Hunsicker. Motion passed 5-0.

Appointment of Members to the newly formed Historic Committee

Ms. Martin spoke, as liaison to the Historic Committee, and thanked everyone who applied. All applicants were called and Ms. Martin spoke with them personally. Currently there are no by-laws or mission statement as this is a newly formed committee. Ms. Martin would like the committee to meet and develop by-laws and a mission statement. Ms. Martin made a motion to appoint seven members to the committee. Those appointed are Michelle Mayer, Gloria Jones, Allison Klinger, Matthew Metcalf, Linda Sacks, Joe Langella and Michael Brockway. The motion was seconded by Ms. Duckett. Motion passed 5-0.

Consideration of purchase for a new 2022 Ventrac Tractor

Mr. Zollers stated that in our capital budget, funds were allocated for the purchase of a new tractor. This will be used for cutting rights-of-ways and trails. We have had complaints in the past, as the old equipment would thrash the grass. This new piece has a sickle bar attachment. We have seen the tractor and had a demonstration. We would like to move forward with this purchase. The total cost from Turf Equipment is \$56,832.30. This price is guaranteed until the end of the month. Mr. Twersky made a motion, seconded by Ms. Hunsicker to authorize the purchase of a 2022 Ventrac Tractor in the amount of \$56,832.30. Motion passed 5-0.

Consideration of purchase to upgrade the Base Station Radio in the Public Works Department

Mr. Zollers stated that we do not currently have Base Station Radios. We have communication from truck to truck and portable radios on the roads, but no way to communicate from the building to the trucks other than cell phones. We have no way to communicate to everyone at one time. Radios are the best form of communication. We had radios in the past, but they broke and were never replaced. Ms. Duckett asked if there was a warranty on the purchase and how long the quote was good for. Mr. Zollers responded that the quote, from Commpaths, LLC for \$5,586.60 was good for another 30 days. There is a warranty, but he needs to check, as he is not sure offhand. He will find out and let her know. It is a standard warranty. A motion was made by Mr. Twersky, seconded by Ms. McNeely to authorize the purchase of a base station radio in the amount of \$5,586.60. Motion passed 5-0.

COMMITTEE REPORTS

EAC- Ms. McNeely invited Mark Schafer, co-chair of the EAC, to speak on behalf of the EAC. Mr. Schafer stated that they would be celebrating many activities for Earth month in April. We are currently a Bird Town and now we will be a Tree City. Mr. Schafer stated that they would like to get a survey out to the residents to see what environmental concerns they have, but want to find something that is more cost effective. The EAC would also like to participate in a tree giveaway in the fall. Whitpain does this,

so they will be contacting them to see what they do. He is also looking into labeling the stream crossings so the public is aware that we are in a watershed. Mr. Schafer thanked Ms. Worman for all her help with Tree City and thanked Ms. Farzetta for her help getting Zoom meetings set up for the EAC. Ms. McNeely asked what the implications are for Arbor Day? Mr. Schafer stated it is to recognize Arbor Day in the community. The other is to have an active effort in keeping tree cover in the community. Ms. McNeely stated that increasing our shade tree canopy greatly helps our stream and watershed health.

Parks and Recreation- Ms. Martin reminded everyone about summer camp registration. Also, the Easter Egg Hunt this weekend at Penllyn Woods. The Fall Fest (formally Pike Fest) will be on September 17th. It will be held on Houston Rd. There will be a 5K, food trucks, vendors, live music and more. More Information will be coming.

EMS- Ms. Hunsicker stated that they will be appointing the members to the EMS committee at the next meeting and asked that it please be put on the agenda.

PUBLIC COMMENT

The Chairman opened the meeting for public comment for items not on the agenda. There was no public comment.

MANAGER'S REPORT

Report from the Manager – Municipal activities, projects

Mr. McAnally reminded everyone that the E-Cycle Day will be on Saturday, April 9th from 8-12. We will take anything with a plug and all paper to be shredded. Event will be in the parking lot and ID will be required verifying you are a member of Lower Gwynedd Township.

SUPERVISORS COMMENTS

Ms. McNeely reminded board members about PSATS coming up. This would be a good time to take suggestions on legislation we would like to lobby for, as we have not fully participated the last two years due to COVID. If there is something we would like to recommend, we can vote on it at the next meeting. Ms. Duckett stated that this was discussed at MCATO last Wednesday and we voted on legislation at that dinner.

Ms. Hunsicker stated that William Blair of Wireless Reality provided valuable information. She has spoken with many residents who have connection issues. She would like to recommend we move forward with the data collection. We have nothing to lose, there is no cost for the survey.

Ms. Martin had no comment.

Mr. Twersky had no comment.

Ms. Duckett reminded everyone about the Easter Egg hunt this coming weekend. Also, reminded everyone about Earth month and to check out all the various activities that will be going on.

Board of Supervisors Minutes

March 28, 2022

Ms. Duckett made a motion to adjourn the meeting, seconded by Ms. Hunsicker. Meeting was adjourned at 8:10pm.

Respectfully submitted,

Michelle Farzetta

Assistant Secretary