Draft Minutes

Durham Township Board of Supervisors

Tuesday April 8th, 2025 7pm

Township Building Meeting Room

Resident Participation in person and via GoToMeeting

You can dial in using your phone.

Access Code:

504-096-285

United States:

1 (224) 501-3412

Call to Order / Pledge to American Flag / Roll Call Attendance: Time: 7:04pm

**Present:** Supervisors: Kathleen Gentner, Chairman

Bartley Millett, Vice Chairman

Danielle Cox, Administrator/Secretary

Peter Cox, Roadmaster

Peter Nelson, Solicitor **Absent**: Todd Myers, Zoning Officer, Richard Johnson, Treasurer

**Approval** of Minutes from March 11th 2025. Motion by BM second by KG Vote 2-0-0

**Approval** of Monthly Financial Report as of March 31st 2025, Motion by BM second by KG

Vote: 2-0-0

**Approval** of Accounts Payable/Payroll as April 8th 2025. Motion by BM, second by KG Vote 2-0-0

**Approval** of Escrow Accounts as of April 8th 2025. Motion by BM second by KG Vote 2-0-0

**Motion** to approve AMS bid for the 2025 Road project in the amount of $230,600.00. Project was readvertised. AMS was the only bidder; the road work will take place on County line road and Spring Hill East to Stouts Vallery 1000ft. Prior bid was rejected. **Motion** by BM 2nd by KG Vote 2-0-0.

**Motion** to approve advertising the 2024 Concise financial statement from the audit. Audit is available to view in the main office during regular business hours. **Motion** by BM 2nd by KG vote 2-0-0

**Motion to** approve the Stormwater and grading application suggested by Zoning Officer Todd Myers. The Planning Commission voted to recommend to the BOS at their April 1st meeting. **Motion** by BM 2nd by RJ Vote 2-0-0.

**Motion to** approve Flood Plain Development application suggested by Zoning Officer Todd Myers. The Planning Commission voted to recommend to the BOS at their April 1st meeting. The fee for the application will be discussed at the May BOS meeting and the fee schedule resolution will be updated **Motion** by BM 2nd by RJ Vote 2-0-0

**Motion to** approve returning the SALDO to Mease engineering for completion requested by The Planning Commission at their April 1st meeting. Mease will complete the review and then have Solicitor Peter Nelson check for legal accuracy. Once it is complete the Planning Commission will conduct their review as well as Bucks County Planning Commission **Motion** by BM 2nd by RJ Vote 2-0-0

**LTAP Traffic Study**: No update. Item will be removed.

**Valley View Estates Retention Pond Fence:** Property J. Nordstrom had several questions about maintenance agreements and inspections done on the basin. If the basin is currently functioning properly. Should a grate be put over the outfall pipe. Solicitor Nelson explained that the easement was entered into with the developer and then transferred to the township. We can therefore assign the agreement over to the Nordstroms. They would need notarized approval from all landowners in the development as well as the Caccavo property. J. Nordstrom asked if a smaller fence would be feasible, we would need to check with the township engineers, shrinking the fence does expose the Township to more liability however it is not unreasonable to make it smaller. Chairman Genter asked about liability presently since there is no fence up. P. Nelson reported that it is private property and anyone on it without permission would be trespassing, however putting a grate in would not be a bad idea. Vice Chairman Millett agrees. Resident L. Bucci asked if the property would be sold who is responsible and does state law require that the basin t be inspected, the new owners would take over responsibility, we will check with Mease engineering about inspection requirements. Resident D. Juall commented that giving up the responsibility of the fence may seem attractive; I may not be wort it in the long run. Chairman Genter asked if a future board vote is necessary would she need to recuse herself since she is a property owner in the development. Solicitor Nelson reported she would not need to, there is no conflict.

**Met ed:** No Update

**Durham Springs:** No Update

**Act 167 update:** No Update

**Post Office:** Solicitor Nelson reported he has been in touch with the Leasing Company about a reduction in the commission and a rent increase. Comps were submitted to them for local commercial rental space.

He will follow up soon.

**Pete Cox, Road Master:**  Having issues with the shop garage doors, Monarch will be out on Thursday. Stormwater issues on Mine Hill by Lehnenberg and Mine Hill near 212. Sink hole opened up on Stouts Valley, not causing a road issue currently, they are working on available options to fill it. Paving prep taking place on County line, AMS would like to start May 19th. Resident J. Chabot was in to report that the undersized water gate installed by the DHS is causing issues on her property.

**Zoning/Building**: Report read by administrator.

**Environmental Advisory Committee**: read by administrator.

Visit to the Hexenkopf hiking trail on April 15th. The cleanup was a great success. We collected 26 bags of trash, plus a door, tires, boxes of medical records, and countless alcohol bottles.

The EAC asked if the BOS would consider allowing us to use a portion of our funds to support a "Radon Meter Library." The board approves the use of their budget for this expense.

The Cooks Creek plan is still on track for a tentative "rough copy" by mid-April 2025.

We're awaiting confirmation that the hydro system for the TIC project is complete.

I've confirmed that there are free resources available to citizens who need to complete a lumber permit according to Durham's zoning code. PA State Service Foresters will guide citizens through everything from large lumber jobs (acres) to removing a single tree. While they won't fill out the paperwork, they will consider the factors that ensure BMPs are chosen for the location. It can take them up to two weeks to visit a property. Harris is our local forest. He’s a nice guy and follows up quickly.

**Durham Ball Field:** read by administrator. Blake would like to Thank Matt Labant, for providing physical labor. Bluestone Gardens, for donating expensive organic chemicals for the field and steel to manufacture a "nail drag." An anonymous donor at Silver Creek Athletic Association, for donating new bases and all the necessary hardware. Pete and Danielle Cox, for sharing their field management expertise and guidance. Jeremy Stephens, for providing a PTO rototiller for my tractor, which saved me hundreds of dollars and countless hours. The Timochenko Family, for allowing me to spend countless hours working, for the use of all our equipment, for purchasing all the strings/paints/accoutrements for the field, for donating new gutters (which need to be installed in the building), and for being there to help get this done for the past two years. Before we create rules and documents, will the BOS consider having another AA run the facility at Durham? This would minimize fundraising and maintenance costs and reduce the amount of management time needed for the field. If this is agreeable, I will model the AA/bi-laws after existing/compliant entities, like SCAA and Hellertown, and present them at the next meeting.

**Durham Historical Society**: Dave Oleska thanked P. Cox and the crew for removing debris from the cold cellar. Lecture on 4/22/25, Working on Founders Day plans, participated in the clean up in the areas of Durham Road, County Line and 212 for the 28th/29th year. Volunteers are coming Monday April 14th to do a cleanup in the mill.

**Riegelsville Library**: Received donation from Kimberton Whole Food Receipt Round up fundraiser.

**Planning Commission**: Covered under new business

**PRFR Report**: Year-end report and read by administrator.

**UBREMS:** A. Mills reported 2 in Durham during the month of March, held a meeting with Tinicum BOS and attended the town hall in Haycock. They are actively fundraising and received a generous donation from a Durham resident. They are exploring their billing options and are in the final stages of the $250,000.00 grant. Subscriptions mailings will be going out soon. Chairman Gentner thanked the staff for their hard work.

**PSA**:

* Office Closed Friday April 18th. Admin will be out of the office Monday May 5th and the office is closed Tuesday May 6th due to the PSATS conference.
* DHS Presents Early Pennsylvania Iron Industry at the Durham Mill: Sunday 4/27/25 2pm
* Dan Graham, Pennsylvania iron historian and author, will discuss the early colonial iron industry of Pennsylvania and how Durham Furnace was a part of it. The presentation will include how iron was made and the differences between bloomeries, furnaces and forges he will discuss an overview of Durham Furnace’s early history and present information on ironmaster and Declaration of Independence signer, George Taylor.
* Founders Day June 7th 2025 10am to 4pm

**Public Comment**: L. Oleska reported the trash clean up resulted in 120 bags of trash and they had approx.. 35 volunteers.

**Motion to Close**: Motion by BM by KG Vote 2-0-0

Time Closed: 8:36pm

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Chairman Vice Chairman Treasurer