

Township of Marple  
Board of Commissioners - Joseph A. Rufo, President

***MINUTES***

Work Session – June 14, 2021 – 6:30 pm

- ◆ President Commissioner Rufo called the Work Session to order at 6:30 pm on Monday, June 14, 2021 then led the pledge of allegiance to the flag.

- ◆ **Present @ Roll Call**

Commissioners: – Joseph Rufo (1<sup>st</sup> ward) – Robert Fortebuono (3<sup>rd</sup> ward) - Robert Knapp (2<sup>nd</sup> ward) - John Lucas (4<sup>th</sup> ward) - John Longacre (5<sup>th</sup> ward) Michael Molinaro (6<sup>th</sup> Ward) and Daniel Leefson (7<sup>th</sup> ward). Absent/Excused: -

Staff: Lawrence Gentile, Township Manager – Sharon Angelaccio, Township Secretary – Adam Matlawski, Township Solicitor – Bill Creighton, Public Works Director – Joseph Romano, Code Director and Joseph Mastronardo, Township Engineer

- ◆ **Executive Session:** held at 5:30 PM prior to the meeting to discuss Personnel, Real Estate and Litigation

- ◆ **Additional Agenda items** – Proposed Resolution – Republic Bank (pre/final plan)

**1. Presentation** – Scott Lean of KOMPAN Playgrounds – Veterans Park final Design

**2. Staff Reports**

- Finance – Edward O'Lone, Director reported on Federal Funding appeal (2.5 million CARES for Twp), Liquid fuels Audit.
- Engineering – Joe Mastronards, Twp Engineer reported on various items bids, Planning, Road Program and Escrow Releases.
- Public Works – Bill Creighton, Director reported on routine summer schedule, trash along Reed Road and reminded all sewer backup 24/7 dial 911.
- Code – Joe Romano, Director reported on Zoning and Planning Cases, recycling and ongoing routine items.

**3. Finance:**

- a.) Disbursement Report and Check Register #2021-6 and additional invoice (Signs A LA Carte - \$1200.00)

**4. Administration:**

- a.) Conditional Use Hearing(s)
  - Republic Bank of Philadelphia 1998 Sproul Road – Steep Slope Disturbance
  - ZS 452 Parkway LP of Broomall 1107 Sussex Blvd. – Steep Slope Disturbance
- b.) Board Minutes – May 10, 2021 (Work Session & Reg Meeting)

**4. Administration (continued):**

- c.) Resolution #5006-O - Extend Declaration of Emergency COVID-19 – June 15, 2021
- d.) Proposed Resolution - Republic Bank of Philadelphia 1998 Sproul Road – Steep Slope Disturbance
- e.) Proposed Resolution - ZS 452 Parkway LP of Broomall 1107 Sussex Blvd. – Steep Slope Disturbance
- f.) Authorize purchase of Playground Equipment – Veterans Park
- g.) Authorize Bids for Construction – Playground Veterans Park
- h.) Driveway Waiver – 2421 N. Greenhill Road
- i.) Driveway Waiver – 211 Bourne Drive
- j.) Certificate for Payment 1 – Kenyon Pipeline Inspection – Sanitary Sewer Rehabilitation Project \$138,361.13
- k.) Escrow Release # 1 – M. Cohen & Sons 396 & 400 Reed Road - \$62,609.00

**5. Adjourn** – With no further business for the Board, the Work Session was adjourned at 7:10 pm and the Regular meeting began.

Respectfully submitted,

Sharon L. Angelaccio, Township Secretary

Township of Marple  
Board of Commissioners - Joseph A. Rufo, President

***MINUTES***

Regular Meeting – June 14, 2021 – 7:00 pm

- ◆ President Commissioner Rufo called the Regular Meeting to order at 7:10 pm on Monday, June 14, 2021 immediately following the Boards Work Session.
- ◆ **Present @ Roll Call**  
Commissioners: – Joseph Rufo (1<sup>st</sup> ward) – Robert Fortebuono (3<sup>rd</sup> ward) - Robert Knapp (2<sup>nd</sup> ward) - John Lucas (4<sup>th</sup> ward) - John Longacre (5<sup>th</sup> ward) Michael Molinaro (6<sup>th</sup> Ward) and Daniel Leefson (7<sup>th</sup> ward). Absent/Excused:  
  
Staff: Lawrence Gentile, Township Manager – Sharon Angelaccio, Township Secretary – Adam Matlawski, Township Solicitor – Joseph Romano, Code Director – Bill Creighton, Public Works Director - Joseph Mastronardo, Township Engineer and Edward O’Lone, Finance Director.
- ◆ **Executive Session** – held at 5:30 PM prior to the meeting to discuss Personnel, Real Estate and Litigation
- ◆ **Additional Agenda Items:** Res. #6024 Republic Bank preliminary/final plan
- 4. Public Hearing(s)** Maria O’Neil, Inc. Registered Professional Reporter present and will provide the Township with transcripts of the Hearing.
  - **Republic Bank of Philadelphia** - requesting Conditional Use approval, pursuant to Section 300-62.F(5) of the Township Code, to permit the disturbance of steep slopes at 1998 Sproul Road.
  - **ZS 452 Parkway LP of Broomall** - requesting Conditional Use approval, pursuant to Section 300-62.F(5) of the Township Code, to permit the disturbance of steep slopes at 1107 Sussex Boulevard.
- 5. Resolution # 6023– Republic Bank of Philadelphia – 1998 Sproul Road – Steep Slope disturbance** – On a motion by Commissioner Leefson, and seconded by Commissioner Lucas to adopt Resolution # 6023 approving the Conditional Use request of Republic Bank of Philadelphia pursuant to Section 300-62.F(5) of the Township Code, to permit the disturbance of steep slopes at 1998 Sproul Road as outlined in said Resolution and as recommended by the Township Engineer, the vote was six in favor with Commissioner Molinaro voting no (6-1)  
  
Roll Call Vote – Commissioners Rufo, Leefson, Knapp, Fortebuono, Lucas and Longacre voting yes in favor) and Commissioner Molinaro Voting no (against)

**6. Resolution #6024 – Res. #6024 Republic Bank preliminary/final plan** – On a motion by Commissioner Leefson, and seconded by Commissioner Lucas to adopt Resolution #6024 approving the preliminary/final land development plan filed by Republic Bank for the property located on the west side of Sproul Road between Lawrence and Reed Road, prepared by DL Howell dated February 9, 2021, last revised May 12, 2021 for redevelopment for a 2,837 sq foot Bank with Drive Thru as outlined in said Resolution and as recommended by the Township Engineer ( amending Resolution to include applicant will explore landscape planting options with Township staff to enhance stormwater management and limit spotted lantern fly proliferation), , the vote was six in favor with Commissioner Molinaro voting no (6-1)

Roll Call Vote – Commissioners Rufo, Leefson, Knapp, Fortebuono, Lucas and Longacre voting yes (in favor) and Commissioner Molinaro Voting no (against)

**7. Resolution #6025 - ZS 452 Parkway LP of Broomall – 1107 Sussex Blvd. – Steep Slope disturbance** – On a motion by Commissioner Lucas, and seconded by Commissioner Leefson to adopt Resolution # 6024 approving the Conditional Use request of ZS 452 Parkway LP of Broomall pursuant to Section 300-62.F(5) of the Township Code, to permit the disturbance of steep slopes at 1107 Sussex Boulevard, the vote being unanimous. (7-0)

## **8. Public Forum**

- Paul Quintivella (Broomall Rotary) – working to replace/add the American Chestnut trees

**9. Board Minutes Regular Meeting – 5-10-21 Work Session & Regular Meeting** – On a motion by Commissioner Lucas, and seconded by Commissioner Leefson to approve the May 10, 2021 Work Session and Regular Meeting Minutes of the Board, the vote was 6 in favor with Commissioner Molinaro abstaining. (6-0-1 abstention)

**10. Disbursement Report and Check Register #2021-6 and additional invoice** – On a motion by Commissioner Lucas, and seconded by Commissioner Leefson to approve the Disbursement Report and Check Register #2021-6 and additional payment to Signs A LA Carte for Playground Communications Board in the amount of \$1200.00, the vote being unanimous. (7-0)

**11. Resolution #5006-O - Extend Declaration of Emergency COVID-19** - On a motion by Commissioner Lucas, and seconded by Commissioner Leefson to adopt Resolution #5006-O extending the Emergency Declaration for Coronavirus COVID-19 Pandemic to July 12, 2021 as outlined in said Resolution and as recommended by the Township Solicitor, the vote being unanimous. (7-0)

**12. Authorize purchase of Playground Equipment – Veterans Park** – On a motion by Commissioner Fortebuono, and seconded by Commissioner Lucas to authorize the purchase of Playground Equipment for Veterans Park (Option 1 or Option 2) as recommended by the Township Manager and Park and Recreation Committee, the vote being unanimous. (7-0)

- 13. Authorize Bids for Playground Construction – Veterans Park** – On a motion by Commissioner Fortebuono, and seconded by Commissioner Lucas to authorize solicitation for bids for the construction of the playground at Veterans Park as recommended by the Township Manager and Township Engineer, the vote being unanimous. (7-0)
- 14. Driveway Waiver – 2421 N. Greenhill Road** – On a motion by Commissioner Fortebuono, and seconded by Commissioner Lucas to approve the code waiver request of Zhongyao Zhao 2421 N. Greenhill Road reducing the 5 foot setback for residential driveways from the side property line to 3.5 feet in order to widen the existing driveway as submitted on plot plan, the vote being unanimous. (7-0)
- 15. Driveway Waiver – 211 Bourne – Kyle Ballerino** – On a motion by Commissioner Lucas, and seconded by Commissioner Leefson to approve the code waiver request of Kyle Ballerino, 211 Bourne Drive reducing the 5 foot setback for residential driveways from the side property line to 2 foot in order to widen the existing driveway as submitted on plot plan, the vote being unanimous. (7-0)
- 16. Sanitary Sewer Rehabilitation Project – 2020-6 Certificate for Payment #1 \$138,361.13** – On a motion by Commissioner Lucas, and seconded by Commissioner Leefson to approve Certificate Payment #1 in the amount of \$138,361.13 to Kenyon Pipeline Inspection, LLC for work completed and as recommended by the Township Engineer, the vote being unanimous. (7-0)
- 17. Escrow Release #1 - M. Cohen & Sons Expansion – 396 & 400 Reed Road** – On a motion by Commissioner Leefson, and seconded by Commissioner Lucas to approve Escrow Release #1 in the amount of \$62,609.00 to M. Cohen & Sons for work completed and as recommended by the Township Engineer, the vote being unanimous. (7-0)
- 18. Other Business**
- Commissioner Molinaro - Cond Use for group home on Pine Tree Drive.
- 19. Adjourn** – With no further business for the Board, the regular meeting was adjourned at 8:40 pm

Respectfully submitted,

Sharon L. Angelaccio, Township Secretary