

**WHITPAIN TOWNSHIP**  
**BOARD OF SUPERVISORS' AGENDA #06-2021**  
**March 16, 2021**  
**6 PM**

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1. Salute to the Flag.
2. Police Promotions and Recognition  

Francis Rippert, Thomas Wittig, Jonathan Gallagher, Shaun Beitler
3. Consent Agenda:
  - a. Motion to approve the minutes of the Board of Supervisors' meetings of February 16, 2021 and March 2, 2021.
  - b. Motion to approve the February Voucher List totaling \$588,546.32, check sequence #72394 through #72621.
  - c. Motion to approve the January Treasurer's Report.
  - d. Motion to pass Resolution Nos. 1433 through 1436, Declarations of Emergency for March.
  - e. Motion to pass Resolution No. 1437, proclaiming April 22, 2021 as Arbor/Earth Day in Whitpain Township.
  - f. Motion to pass Resolution No. 1438, recognizing April 2021 as PA Safe Digging Month.
  - g. Motion to pass Resolution No. 1439, extending an Intermunicipal Agreement to December 31, 2022 to continue the Development of an Alternative TMDL Plan for the Wissahickon Creek Watershed, in accordance with Ordinance No. 369.
  - h. Confirming motion to pass Resolution No. 1440, extending the term of Resolution Nos. 1357 for outdoor dining.

- i. Motion to pass Resolution No. 1441, authorizing the Township Manager to execute all documents and agreements with PA DEP.
  - j. Motion to grant a two-year extension of land development waiver to Fly Advanced, LLC/Wings Field for approval to maintain a modular building to house its flight school through July 16, 2023.
  - k. Motion to authorize the Township Solicitor to draft an ordinance to allow limited projections or intrusions for decks or patios into the perimeter setback in the R-3 Zoning District.
  - l. Motion to approve The Hartford Group Benefits as the vendor for life and disability benefits for employees and to authorize the Township Manager to execute a Services Agreement and other required documents and to take any additional steps necessary to use The Hartford Group Benefits for such services.
  - m. Motion to authorize the Chair and Secretary to sign on behalf of the Township a Pillar Agreement between Michael P. Tremoglie and Celeste C. Mruk, owner of the parcel located at 405 Dundee Drive, and Whitpain Township. This agreement will permit the installation of cobblestones within the ultimate right of way located along Dundee Drive, on the condition that the cobblestones will be removed if any future road widening, repair or excavation is necessary.
  - n. Confirming motion to sign a Maintenance Agreement between Whitpain Township and Whitpain Recreation Association (WRA) for the maintenance of the property and park improvements at Centre Square Park located on Yost Road and DeKalb Pike, being tax parcel numbers 66-00-01564-00-8 and 66-00-08515-00-5.
  - o. Tax assessment appeal stipulation for parcel #66-00-00181-61-7 (631 Broadmoor Drive); said settlement will result in the Township providing a refund of approximately \$205.32.
4. Does the Board of Supervisors wish to take any action on the following Zoning Hearing Board cases scheduled for March 18, 2021?

**NO. 2271-21 – RICHARD A. SUTANTO AND PUIYAN LAM** request variances from Article VII, Section 160-34 relating to Side Yards for One Family Detached Dwellings and Article XXVII, Section 160-203 relating to Residential Projections into Side Yards with respect to the residence located on their property at 1566 Muhlenburg Dr., Blue Bell, PA in the Township's R-2 Residential District. Applicants' requested relief, if granted, will allow Applicants to

construct a 20' by 28' first floor addition which will reduce the side yard set-back to 24' 9" when the Ordinance requires a minimum of 25 feet and will reduce the aggregate side yard width to 49' 9" when the Ordinance requires a minimum of 60 feet.

**NO. 2272-21 – JOSEPH AND THERESA DOWD** request variances from Article VII, Section 160-32 relating to Front Yards and Article XXIX, Section 160-225.B relating to Extension of Non-Conforming Use with respect to the residence located on their property at 701 W. Butler Ave., Blue Bell, PA in the Township's R-2 Residential District. Applicants' requested relief, if granted, will allow Applicants to construct a 3'9" by 18' 4½" first floor addition and a 15'8" by 18' 4½" second floor addition onto their residence which will decrease the front yard depth to less than 50 feet when the Ordinance prohibits same and will allow the expansion of an existing non-conforming use above the first floor level which exceeds the yard setbacks in the R-2 zoning district when the Ordinance prohibits same.

**NO. 2273-21 – JOHN A. AND TIFFANY L. BATTLES** request a variance from Article XII, Section 160-32 relating to Front Yards and a special exception pursuant to Article XII, Section 160-33 relating to Front Yards on Corner with respect to the residence located at 1566 Thayer Dr., Blue Bell, PA in the Township's R-2 Residential District. Applicants' requested relief, if granted, will allow Applicants to construct a 24' by 28' two car attached garage that will decrease the depth of the front yard to less than 50 feet when the Ordinance permits same only by the grant of a special exception by the Zoning Hearing Board.

**NO. 2274-21 – MOO PROPERTIES, LLC** requests an amendment of Whippain Township Zoning Hearing Board Decision No. 1761-07, section G, with respect to its property located at 1533 Skippack Pike, Blue Bell, PA in the Township's R-1/R-2 Residential District. Applicant's requested relief, if granted, will permit the Applicant to install a driveway through the berm along Whitney Drive which will decrease the continuous visual barrier between the subject property and Whitney Drive that the prior zoning decision obligated Applicant to maintain.

5. Public Comment.
6. Old Business/New Business/Closing Comments (Supervisors).