



PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: APRIL 7, 2026

BOARD MEMBERS PRESENT: Pamela Margolis, Chairperson
Adam Doyle, Member
Albert Campion, Member
Corey Hulse, Member

ABSENT: Dean Becker, Vice-Chairman

OTHERS PRESENT: Cecile Daniel, Township Manager
Kenneth Picardi, Township Solicitor
Nicholas Szeredai, Township Engineer
John Moran Jr., Code Enforcement/Zoning Officer
Shawn Motsavage, Township Road Master

Pamela Margolis called the meeting to order at 7:00 pm.

CONSENT AGENDA: Adam Doyle made a motion, seconded by Albert Campion, to approve the consent agenda items as follows: a) Minutes: March 3, 2026; b) Monthly Reports: PA State Police Reports for February and March, Ambulance Reports, Perkiomen Township Fire Company Report for March; and the Fire Marshall Report; c) Financial Matters: Authorize for Payment of Bills for March in the amount of \$171,017.30 and the Treasurer's Report to be placed on file for audit. There were no public comments. The motion carried by a vote of 4-0.

PUBLIC COMMENTS: There were no public comments made at this meeting.

OLD/NEW BUSINESS: There were no Old/New Business Matters discussed at this meeting.

SOLICITOR'S REPORT: Kenneth Picardi presented his written report to the Board of Supervisors.

- In addition to his report, Solicitor Picardi reported on a matter related to the Artisan Landis Project and in particular the relocation of the Municipal Boundary Line between Perkiomen Township and Lower Frederick Township. The Landis Project is in three municipalities: Schwenksville Borough, Perkiomen Township, and Lower Frederick Township. The boundary line between Lower Frederick Township and Perkiomen Township bisects this development, thereby splitting three of the lots as well as the west entrance between the two Townships. During the review of the development plan

**PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING
MINUTES: APRIL 7, 2026**

for this project, there was a discussion between Lower Frederick Township and Perkiomen Township to readjust the municipal boundary line so that it runs along the property lines and along the western entrance into only Perkiomen Township. The relocation of the municipal boundary line will involve the transfer of equal portions of property between the two municipalities. All of the property being transferred lies within the Landis Project. The process to complete this boundary change is set forth under Act 41. To facilitate this change, both municipalities are required adopt an Ordinance. As part of this process, any public comments must be received either at a regular meeting or a special meeting. Solicitor Picardi informed the Board before them is a request to authorize the advertisement of the proposed Ordinance for the municipal boundary change for the purpose of receiving public comment at a special meeting on April 21, 2026 at 6:30 pm. The Board reviewed with Solicitor Picardi's proposed Ordinance No. 247 which realigns the municipal boundary between Lower Frederick Township and Perkiomen Township. Pamela Margolis made a motion, seconded by Adam Doyle, authorizing Cecile Daniel to advertise Ordinance No. 247 for receipt of public comment at a Special Meeting to be held on Tuesday, April 21, 2026 at 6:30 pm. There were no public comments. The motion carried by a vote of 4-0.

ROAD MASTER'S REPORT: Shawn Motsavage submitted his written Report to the Board dated April 2, 2026, for activities occurring during the month of March.

- Materials and Supply Bid for 2026 – 2027: Mr. Motsavage submitted a memo recommending those bids to be awarded for the 2026-2027 Material and Supplies Contracts. Mr. Motsavage's recommendation was as follows: No Bids were received for the Materials and Supplies, the Line Painting, and the Thermo-Plastic Bids. Buck Enterprises and Landscaping was the recommendation for the Open Space Bid and Sacks and Sons was the recommendation for the Equipment Bid. In addition, Mr. Motsavage recommended authorizing the rebidding of the Material and Supply, the Line Painting, and the Thermo-Plastic Bids. For the sale of the 1999 GMC Dump Truck which is to be replaced by the 548 Peterbilt Truck, Mr. Motsavage is requesting authorization to place the sale of the GMC Truck on Municibid. Adam Doyle made a motion, seconded by Albert Campion, to award the bids as recommended by Shawn Motsavage for the 2026 – 2027 Open Space and Equipment Bids. Also, authorization to rebid the Materials and Supply, the Line Painting and the Thermo-Plastic Bids, and to place the sale of the GMC Dump Truck on Municibid. There were no public comments. The motion carried by a vote of 4-0.

**PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING
MINUTES: APRIL 7, 2026**

CODE ENFORCEMENT REPORT: John Moran, Jr. submitted to the Board his Code Enforcement report dated April 1, 2026, for activities that occurred during the month of March.

- In addition to his report, Mr. Moran informed the Board that he received an application to the Zoning Hearing Board for property listed at 230 Cemetery Road. This property is in the R-1 Residential District. The property owner is seeking variances from Section 310-97A(4) to permit a rear yard setback of fifty-nine feet from the require seventy-five feet in order to construct an approximately 24' x 42' addition to the existing home and from Section 310-21 to permit an extension of time that would allow the property owner twelve months instead of the six month to obtain all permits to construct this addition. The Board discussed this Zoning Hearing Board Application and decided to take a neutral position on this application.

ENVIRONMENTAL ADVISORY COUNCIL (EAC): Eric Wiediger was present at this meeting. First, Mr. Wiediger indicated that he submitted to the Board the minutes from last meeting to the EAC. Second, the EAC would like filled the vacancy on the Council. The EAC is recommending that the Board appoint Josh Sterling to file that vacancy. Mr. Sterling has been attending the EAC's meetings and submitted a letter of interest to fill that vacancy. Ms. Daniel explained that the term of this vacancy will end at the end of December 2026. Moving forward into January 2027, if Mr. Sterling is reappointed, his appointment would be for a full three years. Adam Doyle made a motion, seconded by Albert Campion, to appoint Josh Sterling to complete the vacancy on the EAC. This appointment will run until December 2026. There were no public comments. The motion carried by a vote of 4-0. The Board congratulated the EAC on being awarded the Gold Certificate for their Bird Town work during 2025. Also, there is a Family Bird Walk scheduled for April 25, 2026 at 8:00 am at Evergreen Elementary.

PERKIOMEN TOWNSHIP PLANNING COMMISSION MEETING: Cecile Daniel informed the Board that the Planning Commission held its meeting on March 17, 2026. At that meeting, the Planning Commission reviewed a new sketch plan submitted by Artisan for property located at the end of the Township and borders Schwenksville Borough on Second Street. There were two options discussed. It was clear that the Planning Commission did not like Option A. With Option B, there was some back-and-forth discussion on this proposed sketch plan. The outcome of that discussion was that Artisan needs to decide what they want to do and whether they want to come back to the Planning Commission for further discussion. The other item was the issue of Harrison Avenue. This was a continuation of the discussion that took place at the February Planning Commission Meeting. At this meeting, the Planning Commission discussed whether or not the Township should accept dedication of Harrison Avenue. As part of the development being proposed by Spring Hill Realty, there has been a discussion regarding reconstruction

PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING MINUTES: APRIL 7, 2026

of this road to Township's standard at such time as the development is constructed. The Planning Commission unanimously recommended that the Board consider taking dedication when that happens. There was also a discussion about installing traffic calming techniques when Harrison Avenue is reconstructed. This was not a unanimous vote of the Planning Commission. There was a concern about how this would impact other residents who have asked about the same thing. The difference here is the Harrison Avenue is to be reconstructed; therefore, the traffic calming techniques, whatever they may be, can be worked into the design of this reconstruction. The only techniques the Planning Commission would not consider for the traffic calming are speed humps and speed tables. The Planning Commission is looking for the developer, Brian Hunsberger, to propose what types of techniques will be proposed for Harrison Avenue.

PARK AND RECREATION REPORT: Kevin Motsavage is looking for the Board to Authorize the chairperson to sign letters that will be sent to Collegeville Borough and Trappe Borough requesting Fire Police assistance for the Township's Community Day scheduled for May 30th. Corey Hulse made a motion, seconded by Albert Campion, to authorize the Chairperson to sign letters that will be sent to Collegeville and Trappe Boroughs requesting Fire Police assistance for the Township's Community Day. There were no public comments. The motion carried by a vote of 4-0

PERKIOMEN VALLEY REGIONAL SEWER AUTHORITY (LPVRS):

Shawn Motsavage gave the following report for LPVRS. In January, LPVRS approved Capacity Rights Agreements for 31 EDUs and Chapter 94 consistency letters for one EDU. In February, there were two Capacity Rights Agreements for two EDUs and Chapter 94 consistent letters for 511 EDUs. For March there were Capacity Rights Agreements for 15 EDUs and Chapter 94 consistency letters for 58 EDUs. LPVRS is in the middle of a clarifier tank rehabilitation project.

ENGINEERS REPORT: Nicholas Szeredai submitted his written report to the Board. In addition to this report, Mr. Szeredai discussed the following:

- Hazard Mitigation Grant: Mr. Szeredai explained that over the past month, the contractor installed an impact attenuator. This is a piece of guide rail, that looks like a punching glove. PennDOT was out to inspect this work and confirmed that it was good. The contract submitted Payment Application No. 3. This is a partial payment in the amount of \$12,150.00. Mr. Szeredai recommended the Board approve this Payment Application conditioned upon receipt of certified payrolls from Davidheiser Construction Services. Adam Doyle made a motion, seconded by Albert Campion, to approve Payment Application No. 3, partial payment, to Davidheiser Construction Services in the amount of \$12,150.00. Payment of this application is conditional upon the receipt of the Certified Payroll for this project. There were no public comments. The motion carried by a vote of 4-0

**PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING
MINUTES: APRIL 7, 2026**

- As an update to this project, Mr. Szeredai informed the Board that construction is progressing. Currently, the contractor has begun removing the 20-foot-tall retaining walls. The aim is to stabilize the entire area by the end of April. Once this area is stabilized, the contractor will permanently close the guide rail. Under the present schedule, the goal is to have all this work completed by June 2, 2026, so that the final payment can be processed and turn in all paperwork to FEMA and PEMA by early August.
- AQUA Well No. 3 and Well No. 4: Mr. Szeredai informed the Board that his next item was a discussion regarding a Township Highway Occupancy Permit that was received from AQUA. AQUA is making some improvements to Well No. 3 which is located on Kagey Road. Once this is complete, AQUA will be installing a raw water line between Well House No. 3 and Well House No. 4 (located on Regents Road). The water line will come down Kagey Road and then extend down Regents Road to make this connection. There will be no improvements made to Well House No. 4. The Township has worked with AQUA when their projects require opening of Township's roadways. AQUA has also worked with the Township when it comes to using water for Township/Fire Company projects. As part of this working relationship, when AQUA opened Township roads, both bodies worked together on road restoration by AQUA and inspection of that work by the Township. Currently, Mr. Szeredai needs clarification from AQUA as to what will be included in their restoration and repaving work. Once Mr. Szeredai has clarified this with AQUA as to what this project would include on Kagey Road and Regents Road then, he can prepare a Confirmation of Services.

MANAGER'S REPORT: Cecile M. Daniel

- Resolution 2026-14: Ms. Daniel informed the Board that the 2026 Budget needs to be amended so the Township can pay for the remaining work to be completed on the 548 Peterbilt Truck. It was explained that the construction of this truck started a year ago. The construction was supposed to be finished at the end of 2025. The construction is being completed in two pieces. The first piece of the truck has been completed, and the truck has been sitting with the other contractor to finish the work. Funds to cover the work to be complete were not included in the 2026 budget because the work was supposed to be completed by the end of 2025. Since this work has taken so long, the payment for the remainder of the work will be made in 2026. As a result, the 2026 Budget needs to be amended to make this payment. Ms. Daniel explained that before the Board is Resolution 2026-14. Under this Resolution, the Capital Fund Budget will be increased, and the Unreserved Fund Balance will be decreased in the amount of \$136,990.00. Ms. Daniel is recommending that the Board approve Resolution 2026-14. With the recommendation of Ms. Daniel, Albert Campion made a motion, seconded by Adam Doyle, to approve Resolution 2026-14. There were no public comments. The motion carried by a vote of 4-0

**PERKIOMEN TOWNSHIP BOARD OF SUPERVISORS MONTHLY MEETING
MINUTES: APRIL 7, 2026**

There being no further business, the April public meeting was adjourned upon motion made by Albert Campion and seconded by Adam Doyle.

Respectfully Submitted,

Cecile M. Daniel

Cecile M. Daniel
Township Manager