

## NEWTOWN AREA JOINT ZONING COUNCIL

2203 Second Street Pike, Wrightstown, PA

Monthly Meeting, June 2, 2022

The Newtown Area Joint Zoning Council met on Thursday June 2, 2022 at Wrightstown Township.

Members present were Chester Pogonowski and Jane Magne (\*\*) representing the Wrightstown Township Board of Supervisors; Thomas Cino, Yvette Taylor, Tim Thomas and Ben Weldon representing the Upper Makefield Township Board of Supervisors; John Mack, Kyle Davis, Elen Snyder and Dennis Fisher representing the Newtown Township Board of Supervisors; Peggy Driscoll representing the Newtown Planning Commission; Joseph Conroy representing the Wrightstown Planning Commission; Kathleen Pisauro representing the Upper Makefield Planning Commission; Jerry Schenkman representing the law firm of Kilkenny Law, this year's Jointure solicitor; and Lisa Wolff and Jeremy Stoff representing The Bucks County Planning Commission. Members designated by (\*\*) participated by Video Conference.

The meeting was called to order at 7:31 PM by Pogonowski. He announced that the meeting is being recorded for the purposes of writing the minutes. There were no audience members present or who had registered on Zoom to attend virtually.

The following actions were taken:

- The minutes from the May 5 meeting were approved by majority vote on motion by Cino and second by Driscoll. Davis and Pisauro abstained because they did not attend previous meeting.
- The formal treasurer's report was not available. It will be attached to the Minutes. Mack reported an opening balance of \$13,822.21 as of 6/2/22. There were two (2) cleared checks totaling \$2,670.00. There were five (5) payments of \$8334.66 presented for payment; Leigha Teasley \$250.00, Kilkenny Law \$1859.66, and 3 checks to the BCPC totaling \$6225. Final account balance was \$8334.66. There was also a discussion concerning outstanding invoices due to the BCPC (in excess of \$15,000). Mack will work with the BCPC to reconcile the old invoices to proceed with payment. There was also discussion on processing a reimbursement from the State against the grant being used to help fund the writing of the Comprehensive Plan. Wolff will work to complete this reimbursement request. There was no formal motion to pay the bills. A copy of the report dated 06/03/2022 is **attached**.

Solicitor's Report:

- Schenkman took the lead in reviewing ordinances.
- JMZO 2020-03 – Riding Academy Revisions. Proposed by Upper Makefield. A revised draft has been prepared by Upper Makefield. After discussion, a motion by Cino, second by Davis to recirculate the ordinance to the townships for review. Motion carried.
- JMZO-2022-01 – DAS (Distributed Antenna System) – Ordinance has been circulated to the Planning Commissions for review. The Wrightstown Supervisors have recommended approval. The Newtown Planning Commission has made a recommendation to their Board. Corrected status on the Upper Makefield Planning Commission which is still reviewing the ordinance. Awaiting recommendations by the Newtown and Upper Makefield Board of Supervisors.
- Electric Vehicle Charging Station. Schenkman reported that Newtown is taking the lead with this ordinance. A first draft is currently and undergoing legal review in their firm. He will send the draft to Pogonowski to circulate.
- Jointure Agreement – A draft has been written and by Schenkman and provided for review at the May meeting. This will need to be discussed at some point.

- Bill Board Use – This was added to the agenda by the Chair so as not to lose track of this issue. Driscoll opined that this is something the JZC needs to discuss especially with WAWA coming to the bypass. There was a discussion about the digital display signs versus billboards. At the time of the meeting, it was not clear if digital signs were regulated. One possibility would be to allow Billboards in Wrightstown where a billboard currently exists. On motion by Cino and second by Davis, the solicitor was authorized to look into regulations for the billboard use. **POST MEETING:** A review of the JMZO defines Electronic Message signs (1101.A) which includes digital displays. Section 1103.D.3 “Electronic message centers are prohibited within the Jointure”.

#### Planner’s Report:

- The drafts of the Comprehensive Plan have been previously distributed electronically and hard copies to selected individuals. Members had reviewed the draft and provided written comments to Stoff for correction. The compiled changes were presented to the members.
  - Comments which were editorial in nature, e.g., spelling, grammar, etc. will be automatically corrected.
  - Comments which were more policy driven was discussed and a consensus reached to make the changes or not.
- At this point, the Plan is ready to be circulated to the Planning Commissions, Boards and professionals for review after the corrections reviewed earlier are updated.
- Various options were discussed on presenting the Plan to the Planning Commissions and Boards. Because of vacation scheduling by both the presenters and audience, the JZC came to the conclusion that a single meeting would not work. The consensus was that Wolff and Stoff would prepare a video presentation along with Pogonowski to then release to interested parties prior to beginning the reviews. This can be done via Zoom which would be recorded.

#### Other Old Business:

- There is still a need to replace our secretary. Pogonowski will write minutes in the interim.

#### New Business:

- Pogonowski reported that he was asked to speak with General Code about codifying the E-30 use and the CM definition correction into the body of the Zoning Ordinance. The cost would be between \$1000 and \$1300 to update the relevant section of the electronic ordinance and provide hard copy replacement pages for hard copy zoning books. On motion by Davis and second by Cino, Pogonowski was authorized to have General Code move forward with the codification.

#### Off Line Projects

- Jointure History – Pogonowski is not ready to present.

#### Privilege of the Floor:

- None

#### Public Comment:

- No audience were present for comments.

The next meeting will be held Thursday July 7, 2022 at 7:30 PM in Wrightstown Township (in person).

There being no further items for discussion, the meeting was adjourned at 9:37 PM on motion of Weldon and second by Cino.

Respectfully submitted,

Chester Pogonowski, Chair

**JZC Treasurer's Report**  
3-Jun-22

Current Bal as of 6/3/22 **\$13,822.21**

**ACCOUNT ACTIVITY LAST 30 DAYS**

Date	Description	Debit	Credit
17-May-22	Kilkenney Law: Check 2023, INV# 950	\$ 175.00	
20-May-22	BCPC: Check 2022, INV CC57-03-22CP	\$ 2,495.00	
<b>TOTAL</b>		<b>\$ 2,670.00</b>	<b>\$ -</b>

**OUTSTANDING PAYMENTS**

Check Number	Payee	Check Date	Amount
2024	Leigha Teasley	2-Jun-22	\$ 250.00
2025	Kilkenney Law	2-Jun-22	\$ 1,859.66
2026	BCPC: CC57-11-21CP	2-Jun-22	\$ 3,105.00
2027	BCPC: CC57-12-21CP	2-Jun-22	\$ 1,945.00
2028	BCPC: CC57-04-22CP	2-Jun-22	\$ 1,175.00
<b>TOTAL</b>			<b>\$ 8,334.66</b>

**OUTSTANDING DEPOSITS**

Deposit Date	Amount
	\$ -

Updated Balance Going Forward **\$5,487.55**

**OUTSTANDING (UNPAID) INVOICES**

INV#	Vendor	Invoice Date	Amount
	Multiple BCPC		TBD*
<b>TOTAL</b>			<b>\$ -</b>

\*After formal review

Prepared by John Mack