



TOWNSHIP OF ABINGTON

Office of the Township Manager

MEETING NOTES

July 12, 2018 4:00 p.m.

TO: Richard J. Manfredi, Township Manager

DATE: JULY 12, 2018

SUBJECT: VPRB MEETING

REFERENCE: VPRB MEETING OF JULY 12, 2018

ATTENDEES: BOB GREAVES, CHAIRMAN; SHAWN LITTLEFIELD; LORENA TRUILLIO; TOBY TRUE; CATHY GAUTHIER; AMY MONTGOMERY, DIRECTOR OF ENGINEERING/CODE; MARIA WYRSTA, OFFICE MANAGER; BARRY EVERETT, RESIDENT

SUMMARY: AS FOLLOWS

General Discussion:

Minutes of May VPRB meeting were approved.

Updates; there was a discussion with Julius Larocca about improvements to his property located 1829 Davisville Road and Julius was invited to attend an EDC meeting. Registration fees have been paid to-date, although the property is considered an "eyesore," and it was questioned whether there are any code issues as well as if the property is being actively marketed. An onsite visit will be conducted and then assessed as to whether the property fits the blighted category.

Regarding the Patane property; a letter was sent out that generated a lot of interest and there will be future discussion about the process, which may be part of the solution.

Owners of property located at 878 Township Line Road indicated they will be filing an application with the Zoning Hearing Board for a variance to convert the former gas station back into a gas station/convenience store; however, due to continual delay of the process, the owner will be contacted again regarding the timeline and it was discussed about giving the property owner a deadline. Registration fees have been paid to-date.

Owners of the former K-Mart property are represented by TLM Realty and they attended the EDC meeting. K-Mart is not currently paying rent and TLM is the sole owner of the property. Owners indicated they are in the fact-finding process at this time and considering whether to keep the existing building or tear it down. They want to compliment the Willow Grove area and consider retail that would include entertainment. There has been a lot of interest in this property and they are considering what would be best for this area, the site and for the owners from an economic standpoint. A waiver was granted in April.

There will be future discussion on property located 925 Easton Road.

Regarding revised Ordinance No. 2156 - the language proposed by the VPRB was revised so that "designee" was changed to "Township Manager" and it will be the Township Manager or the Board of Commissioners who can approve waivers for registration fees. Language in Paragraph 2 of the ordinance needs to be amended so that it is clear the Manager or Board of Commissioners can approve or deny waiver requests.

The process for granting of waivers includes criteria being reviewed with attached corresponding paperwork/form and that a recommendation by the VPRB for granting of waivers would only be after inspections were conducted and that there are no outstanding applications.

VPRB/EDC Coordination on Redevelopment; a meeting was suggested to discuss what the vision is on how the VPRB and EDC can work together.

Next meeting of the VPRB will be held on Thursday, August 9, 2018.

Action Items and Responsibility:

Onsite visit to 1829 Davisville Road property.

Contact owners of 878 Township Line Road property.

Discuss further the process for granting of waivers.

Set up meeting to discuss vision on how VPRB/EDC can work together.

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