MEETING NOTES

October 29, 2019 7:30 a.m.

TO: Richard J. Manfredi, Township Manager

DATE: OCTOBER 29, 2019

SUBJECT: ECONOMIC DEVELOPMENT COMMITTEE MEETING

REFERENCE: MEETING NOTES OF ECONOMIC DEVELOPMENT COMMITTEE MEETING OF OCTOBER 29, 2019

ATTENDEES: DOUG CALLANTINE, CHAIRMAN, COMMISSIONER VAHEY, MIKE MCPAUL, LINDA MILLEVOI, LIZ SMITH, ERIN VIZZA, JIM MARSHALL, BOB REICH, MARK PENECALE, MARIA WYRSTA

SUMMARY: AS FOLLOWS

General Discussion:
September meeting notes were approved.

Committee Terms; institutional members are reappointed by their institution and there are two members whose appointments expire at the end of 2019. Township Manager indicated that any interest in being reappointed needs to be submitted by November 8th.

Economic Development Corporation; there was one public information session held by Commissioners Vahey and Spiegelman on October 16th that was well-attended resulting in positive feedback. Residents were asked to write their questions on index cards and those questions/answers were included in the working document that is posted on Township's webpage. Second public information session will be held on Saturday, December 7th at 9 a.m. Formal public hearing was tentatively scheduled for the Board's Regular Meeting in December; however, that may be change to the January Board meeting. Public hearing will include enacting EDC bylaws and articles of incorporation. Next step would be that the Board of Commissioners makes appointments of the volunteer members to the EDC.

Suggested was that the Board of Commissioners as well as the Economic Development Committee educate/inform the public that economic growth is a priority for Abington Township as well as to provide relevant examples of EDC's from other municipalities.

Comprehensive Plan - Development Task Team; updating the Township's Comp Plan will be a two-three-year project. Public engagement workshops were rescheduled for November and a list of dates and locations will be sent to the Economic Development Committee.

LERTA; subcommittee will meet again following this meeting. Progress is being made with the goal of completion by February/March, and subcommittee will report back.

VPRB update; three properties were added to the vacant property list: 1916 Old York Road, office/apartment; 2850 Mt. Carmel Avenue, warehouse and 1920 Old York Road, Hedwig House, nonprofit office, which is actively being marketed. Registration letters were sent to those property owners.

Also, discussed at the last VPRB meeting was to change focus from an open house to creating a link on Township's website of realtors' listings of all vacant commercial properties that would include pertinent information, a photo and contact information of the realtor so all questions about the property can be sent to the realtor. It should be updated every four to six months and be done as a pilot and then evaluated after one year. This proposal will first be discussed with Commissioner Spiegelman and Township Manager.

Presentation from Debbie Leo, Presby Inspired Life, Sales Manager Rydal Park – update on Rydal Waters:

November is the 45th Anniversary of Rydal Park, which is a life plan community for future independent living, personal care, nursing and short-term rehabilitation. Rydal Waters located on 33 acres will have 84 cottages, twins and standalone with two-car garage and front/backdoor porches. Amenities include clubhouse, fitness center, event space, cocktail lounge, outdoor heated pool, grills, fire-pit, and walking trails to Rydal Park. Also, there is housekeeping, trash recycling and 24-hour emergency response nursing staff available 24/7.

Homes are being built in Phase I and Phase II with some scheduled to open in March 2020 and remainder in the fall or end of 2021. There is a choice of contracts; fee for service and life-care plan that cost the same except for future care. One-time entrance fee is to secure the contract, flat second person fee and 10% deposit is required for entrance fee that is 100% refundable. Design video, brochure, floor plan and other information can be found at www.explorerydalwaters.org.

Grants; grants were requested by Dr. Mark Barnard for a new sign and by owner of Grin & Wear for façade repair.

Mike McPaul made a MOTION, seconded by Linda Millevoi to approve grant request to Dr. Mark Barnard for a new sign pending review/approval of illustration of the sign in the amount of $1,965.00.

MOTION was ADOPTED 7-0.

Doug Callantine made a MOTION, seconded by Erin Vizza to approve grant request to owner of Grin & Wear for façade repair in the amount of $2,150.00.

MOTION was ADOPTED 7-0.

Site of former Glenside/Weldon Elementary School; property is owned by the School District in which they will retain the land in the event they decide to build another school. Playground equipment is in need of replacement. A meeting was held with Friends of Glenside/Weldon, which is subcommittee of the GYAC, and they can use 501C.3 status to accept donations that are tax deductible. Fundraising; there is a GoFundMe site hoping to raise $75,000 that will be turned over to the School District to purchase and have new playground equipment installed. There also may be grant opportunities. Fundraising should be finished by spring 2020 and new play set completed by summer or fall. Donations and information can be found at www.glensideweldon.org with link to GoFundMe site.

PennDOT Multimodal Transportation Grant Project - Old York Road/Susquehanna Road Realignment Intersection; preliminary drawings for the intersection were prepared by traffic engineer; there has been no movement regarding property located at 1907 Susquehanna Road and demolition is part of the issue.

2020 calendar dates for EDC meetings was provided.

Next scheduled meeting of the Economic Development Committee will be held on Tuesday, November 26, 2019 at 7:30 a.m.

Meeting adjourned at 8:37 a.m.

Action Items and Responsibility:
Grant awards.
LERTA subcommittee report back to EDC.