



# **BOROUGH OF NORTH WALES**

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300 School Street, North Wales, PA 19454  
Phone: 215-699-4424 • Fax: 215-699-3991  
<http://northwalesborough.org>

## **COUNCIL MEETING Tuesday, June 25, 2019**

Salvatore Amato  
James Cherry  
Ronald S. Little, Jr.  
Wendy McClure  
Sally Neiderhiser

Eion O'Neill  
Daniel H. O'Connell, Sr.  
James Sando  
Paula Scott  
Gregory J. D'Angelo, Mayor

**Call to Order, Date and Time**  
**Roll Call**  
**Pledge of Allegiance**

**1. Public Comment**

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**2. Consideration: Oppose HB 1400, Wireless Small Cell Placement Legislation**

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**3. Consideration: Certificate of Appropriateness: 218-220 S Main St & 453 Beaver St**

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**4. Consideration: Denial of Certificate of Appropriateness: 118 N. Third Street**

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**5. Consideration: Disbursements: \$62,689.63**

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**6. Discussion: Human Relations Commission**

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**7. Old Business/Committee & Board Reports/Zoning Applications**

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**8. Solicitor / Mayor / Council / Chief of Police / Manager**

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**Adjournment**

**Mayor's Office Hours**

2 <sup>nd</sup> & 4 <sup>th</sup> Tuesdays	2:00 - 4:00 PM
2 <sup>nd</sup> & 4 <sup>th</sup> Wednesdays	7:00 - 8:30 PM

**Monthly Meeting Information:**

Boards and Commissions

<b>Borough Council</b>	2 <sup>nd</sup> & 4 <sup>th</sup> Tuesday of Month
<b>Zoning Hearing Board</b>	1 <sup>st</sup> Tuesday of Month as Needed
<b>Planning Commission</b>	1 <sup>st</sup> Wednesday of Month
<b>HARB</b>	3 <sup>rd</sup> Wednesday of Month
<b>Park &amp; Recreation Board</b>	2 <sup>nd</sup> Thursday of Month
<b>Shade Tree Commission</b>	2 <sup>nd</sup> Thursday of Month
<b>Nor-Gwyn Pool Commission</b>	2 <sup>nd</sup> Thursday of Month – 7:30 PM
<b>Historic Commission</b>	3 <sup>rd</sup> Tuesday of Month

All above meetings begin at 7 P.M. in the Municipal Building, unless noted otherwise.

<b>North Wales Water Authority</b>	<b>2<sup>nd</sup> &amp; 4<sup>th</sup> Wednesday of Month</b>
	<b>5:00 PM, 200 W. Walnut Street</b>

Please note: The meeting is being digitally recorded.

**Action Alert:**

***The PA House is poised to strip municipalities of their right to manage wireless facilities in the rights-of-ways. We need to you to act now.***

The House Consumer Affairs Committee is pushing ahead with HB 1400, which would preempt PA municipalities from managing certain wireless facilities in public rights-of-ways.

**Why is this bill bad for boroughs?**

- It would effectively *eliminate local zoning authority* over small wireless facilities in rights-of-ways;
- It would *increase the permitted size* of small wireless facilities in rights-of-way; and
- It would drastically *reduce permissible fees*.

For these reasons PSAB opposes HB 1400.

**What can you and your Borough do?**

Given that HB 1400 will be voted upon next week, today is the day to contact your state representative by phone and/or email to voice your opposition to the bill.

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*North Wales*

# HISTORICAL ARCHITECTURAL REVIEW BOARD

**Record of Action**

**Date** 6.20.2019

**Application:** 0619-03

**Application date:** 5.17.2019

**Applicant/Property Owner:** David Romeo  
218/220 S. Main St  
North Wales, PA 19454

**Block/Unit #** \_\_\_\_\_

**Request:** Install new integral gutter system with the addition of a new downspout requiring the removal of the cornice and associated woodwork.

**Submittals:** Application, labeled photos

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**HARB Meeting:** June 19, 2019

**In attendance:** Mr. Joseph Del Ciotto  
Mr. Charles Guttenplan  
Mr. James Schiele  
Mr. Ray Tschoepe

**Applicant in Attendance:** David Romeo

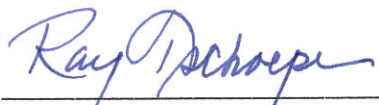
**Action:** Approved with qualifications

1. Any removed soffit, fascia and associated moldings (crown and bed) is to be replaced in a way that matches the original (existing) in size scale and style.
2. Install a new gutter and downspout in a size that provides adequate water flow
3. Repair/replace the corbels to match the existing.

**Findings of fact.** The Sec. of the Int. recommends "Identifying, retaining and preserving wood features that are important in defining the overall historic character of the building such as siding, cornices, brackets, window architraves, and doorway pediments..."

**"Recommendation to Council: Issue Certificate of Appropriateness.**

Respectfully submitted,



HARB Chairman/Vice-chairman



North Wales

***Historical Architectural Review Board***

***COFA Requirements / Additions / Alterations:***

Application No. 0619-23

Date: 6.19.2019

Applicant: DAVE ROMEO

Property: 218/220 S. MAIN ST.

I, Dave Romeo  
(please print)

understand the requirement(s) set forth by the HARB that are not specifically stated on the application, but rather are listed below. I understand that these requirements should be followed in order to be in compliance with the Historic District Ordinance of North Wales Borough

Paul Bern (Signature)

\_\_\_\_ (Signature)

Requirements and qualifications:

- REPLACE SOFFIT, FASCIA AND CROWN MOLDING TO MATCH THE ORIGINAL (EXISTING) IN SIZE AND SCALE AND STYLE
- INSTALL NEW GUTTER AND DOWNSPOUT  
THE DOWNSPOUTS WILL BE SIZED TO PROVIDE ADEQUATE WATER FLOW
- REPAIR/REPLACE CORBELS TO MATCH THE EXISTING

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*North Wales*

# HISTORICAL ARCHITECTURAL REVIEW BOARD

**Record of Action**

**Date** 6.20.2019

**Application:** 0619-02

**Application date:** 5.17.2019

**Applicant/Property Owner:** Lara Brusch  
Josh Brusch  
453 Beaver St.  
North Wales, PA 19454

Block/Unit # \_\_\_\_\_

**Request:** Replace the front porch floor

**Submittals:** Application, catalog cuts, photographs

...

**HARB Meeting:** June 19, 2019

**In attendance:** Mr. Joseph Del Ciotto  
Mr. Charles Guttenplan  
Mr. James Schiele  
Mr. Ray Tschoepe

**Applicant in Attendance:** Lara and Josh Brusch


**Action:** Approve with qualification

1. HARB recommends the use of Azek, Aeratis or similar T&G composite porch flooring to avoid the "visual" of relief grooves cut into the underside of composite deck boards.

**Findings of fact.** The Sec. of the Interior recommends "Replacing in kind an entire entrance or porch that is too deteriorated to repair.... If using the same kind of material is not technically or economically feasible, then a compatible substitute material may be considered.

**"Recommendation to Council: Issue Certificate of Appropriateness.**

Respectfully submitted,



HARB Chairman/Vice-chairman

North Wales

***Historical Architectural Review Board***

***COFA Requirements / Additions / Alterations:***

Application No. 0619-02

Date: 6.19.2019

Applicant: LARA BRUSCH

Property: 453 BEAVER ST.

I, Josh Brusch and Lara Brusch  
(please print)

understand the requirement(s) set forth by the HARB that are not specifically stated on the application, but rather are listed below. I understand that these requirements should be followed in order to be in compliance with the Historic District Ordinance of North Wales Borough

Josh Brusch (Signature)

Lara Brusch (Signature)

Requirements and qualifications:

① RECOMMEND THE USE OF AZEK, AERATIS OR  
SIMILAR T&G PORCH FLOORING

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*North Wales*

# HISTORICAL ARCHITECTURAL REVIEW BOARD

**Record of Action**

**Date** 6.20.2019

**Application:** 0619-01

**Application date:** 5.17.2019

**Applicant/Property Owner:** Rinal Patel  
118 North 3<sup>rd</sup> St.  
North Wales, PA 19454

**Block/Unit #** \_\_\_\_\_

**Request:** Replace the existing roof

**Submittals:** Application, photos, roofing contract

...

**HARB Meeting:** June 19, 2019

**In attendance:** Mr. Joseph Del Ciotto  
Mr. Charles Guttenplan  
Mr. James Schiele  
Mr. Ray Tschoepe

**Applicant in Attendance:** None

**Action:** Work already completed before HARB review

**Findings of fact.** The building has been altered somewhat over its life span. The Sec. of the Interior's guidelines do recommend that work on the building be of such a nature that the "essential form and integrity of the historic property... would not be impaired." Aside from the roof, the owners have proceeded with work on the street facing façade despite requests from the borough to submit plans to HARB. As per the historic preservation ordinance, this willful disregard does trigger violation notice and appropriate penalties. ( paragraphs 130-15, 16, 17)

**"Recommendation to Council: Deny Certificate of Appropriateness.**

Respectfully submitted,



HARB Chairman/Vice-chairman

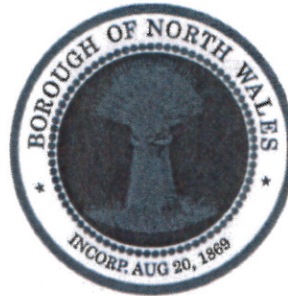


RECEIVED

MAY 17 2019

NORTH WALES BOROUGH

**Founded 1702  
Incorporated 1869**



**Tel: 215-699-4424  
Fax: 215-699-3991**

**HISTORICAL ARCHITECTURAL REVIEW BOARD APPLICATION**

Property Address: 118 N 3rd Street, North Wales, PA - 19454

Name of Applicant: Rinal Patel

Owner Address: 216 S 6th Street, North Wales, PA - 19454

Phone No: 229-815-7410 E-Mail: rpatel3@yahoo.com

Description of proposed work: Roof Replacement.

List attached supporting documentation: \_\_\_\_\_

R.B. Patel  
Applicant's Signature

5/17/19  
Date

**NOTE:** The HARB meets regularly on the third Wednesday of the month. Applications should be submitted at least two weeks prior to the scheduled meeting.

.....  
Date Received: 5/17/19

HARB Meeting Date: \_\_\_\_\_

Approved: Yes / No

Council Meeting Date: \_\_\_\_\_

Approved: Yes / No

Comments: \_\_\_\_\_

consider whether there are other uses currently allowed that would provide a reasonable return and whether such a return could be obtained through investment in the property for rehabilitation purposes. The HARB may choose to recommend to the Borough that special economic incentives be developed to assist the owner of the resource in maintaining it and obtaining a suitable economic return or achieving a reasonable beneficial use.

- E. The HARB may seek the assistance of appropriate local, statewide or national preservation organizations in developing solutions which would relieve the owner's economic hardship. If the HARB chooses to explore such options, the HARB may delay issuing a certificate of appropriateness for demolition on the basis of economic hardship for a period of 90 days in addition to time periods otherwise applicable.
- F. Should the applicant satisfy the HARB that he will suffer an unreasonable economic hardship if a certificate of appropriateness is not approved, and should the HARB be unable to develop with the Borough or appropriate local, statewide and national preservation organization a solution which can relieve the owner's economic hardship, the HARB must approve a certificate of appropriateness for demolition.

#### **§ 130-14. Demolition by neglect.**

All buildings and structures within the North Wales Borough Historic Preservation District shall be maintained in good repair, structurally sound and reasonably protected against decay and deterioration. Examples of such deterioration include:

- A. Deterioration of exterior walls or other vertical supports.
- B. Deterioration of roofs or other horizontal members.
- C. Deterioration of exterior chimneys.
- D. Deterioration of crumbling of exterior stucco or mortar.
- E. Ineffective waterproofing of exterior walls, roofs or foundations, including broken windows or doors.
- F. Deterioration of any feature so as to create a hazardous condition which could lead to the claim that a demolition is necessary for the public safety.

#### **§ 130-15. Notice of violation.**

The Building Inspector shall serve a notice of violation on the person in violation of this chapter which would result in but not be limited to failure to apply for a certificate of appropriateness or a building permit required for the erection, reconstruction, alteration, repair, restoration, demolition, demolition by neglect, or razing of any contributing building or structure which can be seen from a public right-of-way; and failure to comply with HARB-approved work. Such notice shall direct the abatement of said violation.

#### **§ 130-16. Enforcement.**

The Building Inspector, Borough Manager or his designated representative shall have the power to institute any proceedings at law or in equity necessary for the enforcement of this chapter.

**§ 130-17. Violations and penalties.**

Any person, property owner, occupant, firm or contractor failing to obtain a building permit or certificate of appropriateness pursuant to this chapter shall, upon conviction thereof, be punishable by a fine of not more than \$300 plus costs of such proceedings for each day the violation is unabated.

**§ 130-18. Amendments.**

The provisions of this chapter may be amended in the future by the North Wales Borough Council after notice and hearing as provided by law.

**§ 130-19. Effective date; certification by Pennsylvania Historical and Museum Commission.**

Immediately upon the adoption of this chapter, the North Wales Borough Secretary shall forward a copy thereof to the Pennsylvania Historical and Museum Commission. This chapter shall not take effect until the said Commission has certified, by resolution, to the historical significance of the North Wales Borough Historic Preservation District; and it has been duly advertised once in the newspaper of general circulation in the North Wales Borough as required by law.



# Borough of North Wales

## BILLS LIST

June 2019

0120020 - ACCOUNTS  
PAYABLE GENERAL  
FUND

Date	Name	Account	Amount
06/11/2019	REPUBLIC SERVICES #320	0143365 · SOLID WASTE DISPOSAL	\$ 251.92
06/11/2019	VERIZON WIRELESS	-SPLIT-	\$ 194.51
06/11/2019	VOYAGER FLEET SYSTEMS INC.	-SPLIT-	\$ 999.93
06/11/2019	HOME DEPOT CREDIT SERVICES	0145437 · MAINTENANCE/REPAIRS 1454374	\$ 144.47
06/11/2019	ASSOCIATED IMAGING	0140945 · CONTRACTED SERVICES	\$ 273.46
06/11/2019	MCMAHON ASSOCIATES INC.	-SPLIT-	\$ 8,337.67
06/11/2019	CARACAUSA ACQUISITIONS, LP	-SPLIT-	\$ 5,106.79
06/11/2019	CARDMEMBER SERVICE	-SPLIT-	\$ 2,468.89
06/11/2019	SWIF - STATE WORKERS' INSURANCE FUND	0148410 · FIRE CO WORKERS COMP	\$ 1,294.00
06/11/2019	PECO 70344-01702 BORO HALL	0140936 · ELECTRICITY 1409361	\$ 501.50
06/11/2019	PECO 79323-09073 125 N MAIN	0140936 · ELECTRICITY 1409361	\$ 82.26
06/11/2019	PECO 32937-01304 BORO HALL	0140923 · HEATING FUEL 1409230	\$ 73.55
06/11/2019	PECO 63863-01003 PW GARAGE	0143023 · HEATING FUEL 1430230	\$ 46.35
06/11/2019	PECO 66955-01103 PW GARAGE	0143361 · ELECTRICITY 1430361	\$ 64.02
06/11/2019	NWWA	0140222 · OPERATING EXPENSE	\$ 25.90
06/11/2019	THE PARTNERSHIP TMA	0140146 · MEETINGS	\$ 220.00
06/11/2019	BOROUGH OF NORTH WALES POLICE PENS	0121500 · POLICE PENSION CONTRIBUTIONS 01	\$ 1,649.39
06/11/2019	PENNSYLVANIA MUNICIPAL RETIREMENT S	0148616 · PENSION EXPENSE-NON-UNIFORM	\$ 680.90
06/25/2019	DAVIDHEISER'S INC.	0141031 · PROFESSIONAL SERVICES, POLICE	\$ 49.00
06/25/2019	BERGEY'S	0141037 · VEHICLE MAINT/REPAIRS	\$ 646.03
06/25/2019	UNIFORM GEAR, INC	0141028 · UNIFORMS, POLICE	\$ 40.50
06/25/2019	UNIFORM GEAR, INC	0141028 · UNIFORMS, POLICE	\$ 42.75
06/25/2019	RICHARD HAGY	0140922 · OPERATING EXP	\$ 120.00
06/25/2019	VICTORY FIRE PROTECTION	0140937 · REPAIRS/MAINTENANCE SERVICES	\$ 500.00
06/25/2019	WITMER PUBLIC SAFETY GROUP INC.	0141026 · MINOR EQUIPMENT, POLICE	\$ 40.87
06/25/2019	WITMER PUBLIC SAFETY GROUP INC.	0141026 · MINOR EQUIPMENT, POLICE	\$ 40.87
06/25/2019	DELAWARE VALLEY HEALTH TRUST	-SPLIT-	\$ 9,068.53
06/25/2019	BOUCHER & JAMES INC.	-SPLIT-	\$ 71.00
06/25/2019	MRM WORKERS COMP FUND	0148435 · COMPENSATION INSURANCE	\$ 11,187.17
06/25/2019	WEST POINT NURSERY	0145420 · SUPPLIES-PARK	\$ 155.00

**Borough of North Wales**  
**BILLS LIST**  
June 2019

Date	Name	Account	Amount
06/25/2019	KELLNER'S LAWN & LEISURE	0143020 · SUPPLIES 1430200	\$ 58.48
06/25/2019	COURSEVECTOR.COM	-SPLIT-	\$ 200.00
06/25/2019	DUDA ACTUARIAL CONSULTING INC.	0148731 · MANAGEMENT/CONSULTING SERVICES	\$ 2,000.00
06/25/2019	UNUM LIFE INSURANCE COMPANY	0148620 · LTD/STD/LIFE	\$ 608.34
06/25/2019	PECO 63864-01609 WALNUT SQUARE	0145436 · ELECTRICITY 1459461	\$ 33.34
06/25/2019	RUBIN GLICKMAN STEINBERG & GIFFORD	-SPLIT-	\$ 900.00
06/25/2019	RUBIN GLICKMAN STEINBERG & GIFFORD	-SPLIT-	\$ 240.00
06/25/2019	RUBIN GLICKMAN STEINBERG & GIFFORD	0140431 · SOLICITOR	\$ 3,000.00
06/25/2019	NWWA	0143024 · DIESEL	\$ 132.02
06/25/2019	TRADITIONAL SIGN COMPANY	0143375 · VEHICLE MAINT/REPAIRS 1430375	\$ 122.50
06/25/2019	PITNEY BOWES - EQUIP LEASE	0140638 · EQUIPMENT RENTAL	\$ 159.66
06/25/2019	PITNEY BOWES - POSTAGE	0140635 · POSTAGE 1406325	\$ 200.00
06/25/2019	DANIEL NATALE	0140131 · PROFESSIONAL SERVICES	\$ 400.00
06/25/2019	BOUCHER & JAMES INC.	0140831 · ENGINEER 1408313	\$ 444.02
06/25/2019	BOUCHER & JAMES INC.	0140831 · ENGINEER 1408313	\$ 659.00
06/25/2019	BOUCHER & JAMES INC.	-SPLIT-	\$ 1,007.75
06/25/2019	BOUCHER & JAMES INC.	0141313 · INSPECTION- CONTRACTED SERVICES	\$ 903.67
06/25/2019	SERVICE TIRE TRUCK CENTERS	0143375 · VEHICLE MAINT/REPAIRS 1430375	\$ 465.50
06/25/2019	BOUCHER & JAMES INC.	0140831 · ENGINEER 1408313	\$ 75.00
06/25/2019	MAGIC SHINE CAR WASH	0141045 · CONTRACTED SRVCS	\$ 60.00
06/25/2019	PECO 02951-60039 HESS PARK	0145436 · ELECTRICITY 1459461	\$ 31.39
06/25/2019	PA ONE CALL SYSTEM INC.	0143321 · COMMUNICATIONS - PHONE 143	\$ 38.48
06/25/2019	SIANA BELLWOAR & MCANDREW LLP	0140431 · SOLICITOR	\$ 1,470.50
06/25/2019	AXON ENTERPRISE, INC.	0141026 · MINOR EQUIPMENT, POLICE	\$ 64.00
06/25/2019	U. S. BANK EQUIPMENT FINANCE	0140638 · EQUIPMENT RENTAL	\$ 190.84
06/25/2019	JL REYES ACCOUNTING & TAX SERVICE LLC-SPLIT-		\$ 900.00
06/25/2019	METRO ELEVATOR CO.	0140937 · REPAIRS/MAINTENANCE SERVICES	\$ 106.61
06/25/2019	GRACIE GLOBAL LLC	0141046 · TRAINING, POLICE	\$ 895.00
06/25/2019	DELUXE	0140636 · PRINTING	\$ 369.61
			\$ 60,112.94
<b>PAYABLE STREET LIGHT</b>			
06/25/2019	PECO 67276-01407 STREET LIGHTS	-SPLIT-	\$ 1,990.62
			\$ 1,990.62



Borough of North Wales  
BILLS LIST

June 2019

Date	Name	Account	Amount
1920020 - ACCOUNTS			
PAYABLE WEINGARTNER			
06/25/2019	PECO 79540-01509 WEINGARTNER	1945436 · ELECTRICITY 1945436	\$ 33.60
			\$ 33.60
PAYABLE STREET LIGHT			
06/25/2019	PECO 82667-00208 RED LIGHT	3543336 · ELECTRICITY/SIGNAL	\$ 12.47
			\$ 12.47
PAYABLE RECYCLING			
06/25/2019	SWANK MOTION PICTURES INC	-SPLIT-	\$ 435.00
			\$ 435.00
PAYABLE HISTORY			
06/25/2019	DISPLAY & SIGN CENTER INC.	-SPLIT-	\$ 105.00
			\$ 105.00
			<u>\$ 62,689.63</u>