



BOROUGH OF NORTH WALES

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

COUNCIL MEETING Tuesday, October 12, 2021 – 7:00 P.M.

Salvatore Amato
James Cherry
Sherwin Collins
Ronald S. Little, Jr.
Wendy McClure

Sally Neiderhiser
Eion O'Neill
James Sando
Mark Tarlecki
Gregory J. D'Angelo, Mayor

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

1. Public Comment

2. Presentation: MCPC 2021 Walkability Report

3. Consideration: Advertisement of TOD Zoning Text Amendments

4. Consideration: Advertisement of Brake Retarder Prohibition

5. Consideration: Approval of On-Street Handicap Parking Space: 210 School Street

6. Consideration: Approval of Minutes: September 28, 2021

7. Discussion: 2022 Budget Calendar

8. Old Business / Committee & Board Reports / Zoning Applications

9. Solicitor / Mayor / Council / Police / Public Works / Manager

Adjournment

*All interested parties may participate on the date and time noted above and when called upon by the Council President. The public may also submit questions or comments prior to the meeting by e-mail to info@northwalesborough.org; these must be received no later than 12 Noon on October 12, 2021. Persons with disabilities who wish to attend the meeting and require auxiliary aid, service, or other accommodation to participate in the meeting should contact North Wales Borough at 215-699-4424 or by e-mail to info@northwalesborough.org.

Mayor's Office Hours:

2nd & 4th Tuesdays 2:00 - 4:00 P.M.
2nd & 4th Wednesdays 7:00 - 8:30 P.M.

Monthly Meetings Information:

HARB	3 rd Wednesday of Month
Historic Commission	3 rd Tuesday of Month
Human Relations Commission	3 rd Thursday of Month, as needed
Nor-Gwyn Pool Commission	2 nd Thursday of Month – 7:30 P.M.
Park & Recreation Board	2 nd Thursday of Month
Planning Commission	1 st Wednesday of Month
Shade Tree Commission	2 nd Thursday of Month
Zoning Hearing Board	1 st Tuesday of Month, as needed

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

North Wales Water Authority	3 rd Wednesday of Month 5:00 P.M., 200 W. Walnut Street
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*Please note: The meeting is being digitally recorded.

**BOROUGH OF NORTH WALES
MONTGOMERY COUNTY
PENNSYLVANIA**

ORDINANCE NO. ____

AN ORDINANCE AMENDING THE NORTH WALES BOROUGH CODE TO AMEND AND REPLACE IN ITS ENTIRETY ZONING CODE ARTICLE XII “TRANSIT ORIENTED DEVELOPMENT DISTRICT (TOD)” AND AMEND CERTAIN SECTIONS OF THE SUBDIVISION AND LAND DEVELOPMENT ORDINANCE AND SHADE TREES ORDINANCE FOR THE PURPOSE OF ADDING CONSISTENCY AND IMPLEMENTATION OF THE DESIRED GOALS FOR FUTURE DEVELOPMENT IN ACCORDANCE WITH THE BOROUGH’S COMPREHENSIVE PLAN

WHEREAS, the North Wales Borough Planning Commission worked extensively with the Montgomery County Planning Commission to update the language regulating the Transit Oriented Development Zoning District (“TOD”); and

WHEREAS, the North Wales Borough Planning Commission and the Montgomery County Planning Commission prepared a draft revision of the language regulating the TOD, and identified other areas of the Borough Code requiring amendment to be consistent with the TOD regulations; and

WHEREAS, the North Wales Borough Planning Commission presented the draft revision to the Borough Council of the Borough of North Wales and recommended they consider and approve the proposed revision; and

WHEREAS, The Borough of North Wales previously identified the TOD regulations as an area requiring updating in order to implement the Borough’s Comprehensive Plan; and

WHEREAS, as a result of extensive discussions by the Borough Council it was found to be in the best interests of the Borough in its implementation of the comprehensive plan to update regulations related to the development of the TOD.

NOW, THEREFORE it is hereby ORDAINED AND ENACTED by the Borough Council of the Borough of North Wales as follows:

Section 1: Zoning Ordinance Article XII “Transit Oriented Development District,” consisting of Sections 208-101 to 208-105 are hereby replaced, amended, supplemented and modified to read as follows:

***ARTICLE XII
Transit Oriented Development District (TOD)***

§ 208-101. Purpose and applicability.

A. *General Purpose*

- (1) *The Transit Oriented Development District (TOD) is established as a Zoning district to encourage the development of transit-supportive mixed-use neighborhoods that foster economic viability, pedestrian activity, and a sense of community. It recognizes the importance of existing public transit as a valuable amenity by permitting appropriate densities and a mix of land uses within walking distance of transit stops while, at the same time, providing sufficient off-street parking to uses both within and adjacent to the TOD.*
- (2) *The intent of this Article is to allow development that decreases auto dependency and mitigates the effects of congestion and pollution. The regulations create accessible neighborhoods and promote and protect the health, safety and general welfare of the citizens of North Wales Borough.*

B. *These general goals and objectives include the following specific purposes:*

- (1) *Encourage mixed-use development oriented to the rail station that is complementary to the needs of transit riders;*
- (2) *Promote well-integrated residential, commercial, office, and civic development in close proximity to the local transit station that has an urban scale development pattern supportive of multi-modal transportation and walkable neighborhoods;*
- (3) *Support new development that includes diverse pedestrian-friendly, higher-density, and transit-friendly architectural and site designs that minimizes distances between destinations by requiring linked sidewalks and pedestrian oriented access;*
- (4) *Expand economic development opportunities by encouraging mixed-use development to provide jobs, services, and retail supported by higher density residential;*
- (5) *Provide incentives for the creation of mixed-use buildings in keeping with the character, scale, and architecture of the neighborhood, while using development design guidelines to promote compatibility of uses and stimulate pedestrian activity;*
- (6) *Maintain a balance and variety of retail, professional, and residential uses to promote the livability and anchor the identity of the neighborhood;*
- (7) *Enhance the visual character and physical accessibility of the district by minimizing pedestrian and vehicular conflicts and encouraging the renovation and/or construction of buildings and storefronts that provide direct connections to the street and sidewalk;*

- (8) *Provide improved access to alternative modes of transportation through improved pedestrian amenities and biking facilities to decrease the dependence on automobile use and reduce traffic congestion, particularly for local trips;*
- (9) *Encourage the development of shared parking and attractive and convenient off-street parking facilities to reduce on-street congestion and facilitate vehicular and pedestrian circulation;*
- (10) *Improve health outcomes by creating a more walkable and transit-friendly community that results in increased physical activity to accomplish daily tasks and a reduction in greenhouse gas emissions.*

§ 208-102. Use regulations.

A building may be erected or used and a lot may be used or occupied only for the purposes listed below. The applicant is encouraged to create a mixed-use development. Developments shall adhere to the Subdivision and Land Development requirements in Chapter 184 (Borough Council is encouraged to waive provisions of the SALDO that inhibit the type of pedestrian oriented development intended by the TOD).

A. Residential Uses

- (1) *Multifamily.*
- (2) *Mixed-use buildings where retail, commercial, office, and/or residential uses are integrated in the same building, provided that only non-residential uses shall occupy the ground floor.*
- (3) *No-impact home-based businesses in accordance with the standards set forth in §208-139.C, with the added provision that the business activity may not occupy more than 50% of the habitable floor area.*
- (4) *Accessory uses on the same lot with and customarily incidental to any of the above permitted uses, including above ground or below ground parking structures and fitness centers, provided any fitness centers are incorporated into a multifamily residence intended for the use of tenants and their guests but is not open to the public.*

B. Non-residential/Commercial Uses

- (1) *Adult or child day care center, or nursery school.*
- (2) *Bank or other financial institution, excluding drive-thru facilities.*
- (3) *Professional or medical office.*

- (4) *Full service restaurant, including walk up windows and food for take-out, but excluding drive-thru facilities.*
- (5) *Bakery, confectionery or specialty food retail for the production and display of articles to be sold at retail on the premises.*
- (6) *Copy centers and graphic design centers.*
- (7) *Parking structures that are pedestrian oriented in both design and scale.*
- (8) *Retail store, including specialized retail.*
- (9) *Personal services including, but not limited to, tailors, barbers, hair and nail salons, shoe repair, or similar type use.*
- (10) *Religious institution.*
- (11) *Grocery store.*
- (12) *Theater, dance, art, or martial arts studio.*
- (13) *Pharmacy.*
- (14) *Brewery or distillery.*
- (15) *Hotel or bed and breakfast establishment.*
- (16) *Accessory use on the same lot with and customarily incidental to any of the above permitted uses, including above ground or below ground parking structures and fitness centers.*
- (17) *Any use of the same general character as any of the uses hereinbefore specifically permitted, when approved by conditional use.*
- (18) *Storage use, as an accessory use to any permitted residential multifamily or mixed-use provided the storage area doesn't occupy more than 10% of the total floor area.*
- (19) *Parks, open space uses, and plazas.*

§ 208-103. Dimensional standards for development.

A. *Building setbacks. For the purposes of this section, building setbacks shall be defined as the distance measured from the inside edge of the curb to the primary front façade of the building.*

- (1) *Front building setbacks.*

- (a) *Minimum front yard building setback for primary front façade: All buildings shall have a front yard setback of not less than eight (8) feet, which shall include the required sidewalks.*
- (b) *Maximum front yard building setback for primary front façade:*
 - i. *For properties with frontage on Walnut Street: 16 feet*
 - ii. *For properties with frontage on all other streets: 12 feet*
- (c) *Projecting features such as overhangs, porticos, upper floor balconies, loggias, arcades, covered (non-enclosed) bicycle parking, pergolas and similar architectural features placed on the front façade of the building may extend beyond the front yard building setback up to three (3) feet, but the edge of which shall extend no closer than five (5) feet to the curb line.*
- (d) *All properties shall provide streetscaping amenities within the front yard setback. Landscaping shall include street trees, shrubs, and other flowering plants located in mulched beds, tree pits, and/or planters. Alternatively, or in addition to landscaping, enhanced pedestrian spaces that include seating or bicycle parking may be incorporated into the area between the edge of the sidewalk and the building façade. If a building façade sits at the minimum setback, decorative planting containers are encouraged but only street trees planted in accordance with §208-105.E shall be required.*
- (e) *All primary building façades shall be connected to the sidewalk network by a pedestrian walkway. Building entrances shall be located along the primary front façade and shall be distinguishable by a canopy, portico, or other similar architectural detail. Secondary building entrances may be located along other building façades and shall connect into the front pedestrian walkway where feasible.*

For properties with side or rear frontage on Railroad Street, pedestrian pathways should be provided to connect side or rear building access points to the regional rail station.

- (2) *Buildings shall meet the following side yard setbacks:*
 - (a) *Side yard building setback when side property lines do not abut a street:*
 - i. *Where buildings share a party wall: 0 feet*
 - ii. *Where buildings do not share a party wall: Minimum: 5 feet, maximum: 10 feet*

- (b) *Side yard building setback when side property lines abut a street: Minimum: 8 feet, maximum: 12 feet*
- (c) *Side yard building setbacks shall be a minimum of 10 feet and a maximum of 15 feet for properties adjacent to properties in the RM Residential and C Residential Districts.*
- (d) *Pedestrian walkways shall be provided to connect sidewalks to internal walkways and parking areas. Paved concrete walkways shall be a minimum of four feet wide and shall connect side and/or rear building entrances and parking areas to the pedestrian sidewalk network in the front yard, and shall also provide connections to the regional rail station, where applicable.*

(3) *Rear Yards.*

- (a) *Where a lot is adjacent to another lot within the TOD, no rear yard setback is required.*
- (b) *Where a lot is adjacent to another lot zoned in the RM Residential or the C Residential District, a 20 foot rear yard setback is required.*
- (c) *Where a lot is adjacent to a railroad right-of-way, a 10 foot rear yard setback is required.*

B. *Minimum Lot Width*

- (1) *Single use buildings, including multifamily: 60 feet*
- (2) *All other non-residential and mixed-use buildings: 50 feet*

C. *Maximum Impervious Cover*

- (1) *Single use buildings: 80% of the lot area.*
- (2) *Mixed use building: 90% of the lot area.*

D. *Building Height*

- (1) *The minimum height of any building shall be two (2) stories or twenty-eight (28) feet.*
- (2) *The maximum height of any building shall be three (3) stories, exclusive of a basement, or thirty-six (36) feet, whichever is less.*

E. *Density*

- (1) *A minimum density of twenty (20) residential units per acre shall be required.*

- (2) *A maximum density of thirty (30) residential units per acre shall be permitted.*
- (3) *Bonus density: Maximum density may be increased up to 35 residential units per acre provided an existing or consolidated lot meets or exceeds a minimum lot size of 0.7 acres (30,492 square feet) and utilizes a mixed use building.*

F. Landscape Buffers

(1) Rear Yard

(a) Softening buffers shall be required where a property within the TOD abuts a residential use in a residential zoning district, Railroad Street, or a railroad right-of-way. Buffers shall be located in the rear yard setback, as required for the property outlined in §208-103.A(3).

(b) The landscape buffer shall be planted with a variety of high and low level plantings. A masonry wall, fence, or a similar architectural detail that satisfies the purpose of the buffer requirement may be used in addition to or in lieu of the plantings in accordance with §184-26.F.2.

(2) Side Yard: Side yards shall be landscaped with grass, shrubs, or other vegetation in the area not used for the pedestrian walkway. Landscaping shall be designed in a manner that mature vegetation will not block or impede the walkway area.

(3) Parking Lot Buffers

(a) In lieu of the screening requirements required by SALDO §184-26, parking and exterior loading areas shall be screened from streets and sidewalks by the provision of a landscaped buffer with a minimum width of four (4) feet and planted with a continuous row of 3-foot-high shrubs or grasses. A decorative fence or seating wall not less than two (2) feet and no more than three (3) feet high may also be permitted in combination with the landscaping.

(b) For properties abutting residential uses in residential districts, parking and exterior loading areas shall be screened from view by a 6-foot-high wall, fence, or hedge.

(c) Shade trees shall be provided in the landscape buffer to provide shade to parked cars, and shall meet species and spacing requirements for street trees. Shade trees may also be located in planting islands interior to the parking area, provided planting areas are at least equal to the size of a parking space (9'x18').

- (d) *Parking lot landscaping shall be designed to serve as stormwater basins to capture and infiltrate stormwater through the use of best practices, as outlined in the MCPC publication, "Sustainable Green Parking Lots."*
- (4) *Areas used for trash receptacle purposes shall be located within buildings where feasible. Outside trash storage areas shall be screened from adjacent properties through the use of a fence or vegetation on at least two sides.*

§ 208-104. Parking and loading requirements

A. *Off-street parking shall be provided for all uses. Where existing parking standards differ, those provided herein shall apply to properties within the TOD District.*

(1) *At-grade, above- or below-ground parking and loading facilities shall be permitted.*

(2) *Surface parking and exterior loading areas shall be located to the side or rear of a property and shall not be located closer than 5 feet to a property line. Parking lots, loading zones, and other auto-related areas shall be prohibited at or in front of the primary building façade. This section shall not prohibit a boarding area along a street for a train station or a transit bus stop.*

(a) *On a corner lot or on a lot with two street frontages, the parking and loading areas shall be located to the side and/or rear of the structure fronting on the street of lower classification. Parking areas shall not extend beyond the front building façade, provided surface parking areas (excluding driveways) shall not occupy more than 30% of the total lot width at the front building setback line.*

(b) *Properties shall only be allowed one driveway curb cut per each street frontage, unless an entrance-only or an exit-only driveway is proposed along the same street frontage as a full-movement driveway for properties greater than 50 feet in width.*

The applicant shall provide directional indicators on the preliminary and final site plans showing the proposed turning movements within the site to demonstrate which entrance is the single turning movement and which is the dual turning movement.

(c) *If properties have frontage on two different roadways, up to two (2) full-movement driveways are permitted for the site provided each street frontage is limited to one full-movement curb cut.*

(d) *Driveway entrances shall not exceed 24 feet in width.*

(e) *Curb cuts located along Walnut Street shall obtain highway occupancy permits from PennDOT.*

(3) *Shared Parking. Shared parking and shared site access is encouraged between adjacent properties. Shared parking will be eligible for shared parking credits, as established in §208-104.C. Property owners shall establish a shared usage, access, and maintenance easements over shared driveway access and parking areas if this option is utilized.*

(4) *The primary front façade of a parking structure facing a roadway shall be pedestrian oriented and scaled. Building design shall follow design standards found in this section, in terms of building materials and architectural pattern, and shall seamlessly incorporate into the primary structure if the parking structure is attached to the primary structure.*

Cars shall be visually screened from adjacent buildings and street and such screening shall be in keeping with the rest of the buildings architectural style and materials.

(5) *Parking structures shall not occupy more than 50% of the ground level floor area if they are integrated into the primary structure. Primary structures shall follow the building setbacks of this Section. Retail store fronts or other non-residential uses permitted in this district shall be required to occupy the remaining ground level floor area and shall front onto Walnut Street or Beaver Street.*

B. Parking requirements for single-use and mixed-use structures

(1) *One bedroom – 1 parking space*

(2) *Two bedrooms – 1.5 parking spaces*

(3) *Per 1,000 square feet commercial space – 3 parking spaces (one space/333 sf)*

C. Shared Parking Credit. The parking spaces in the above standards may be reduced when two or more uses share the same parking area, whether on the same lot or on abutting lots, subject to the following conditions. No parking credits shall be awarded for single-use buildings that do not have a shared parking agreement with an abutting lot.

(1) *For every 2 residential parking spaces, one parking credit will be awarded for one shared on-site parking space required by the commercial use (to be deducted from the overall parking requirements). For example, a mixed-use property requiring five residential spaces and six commercial spaces may reduce the overall parking requirement from eleven to nine utilizing shared parking credits.*

- (2) *The applicant shall show all required parking spaces for all uses on the property on the site plans, the number of parking credits applicable, and the total net parking requirements.*
 - (3) *When land uses on adjacent lots within the TOD establish shared parking agreements with circulation paths and access points that are under common ownership or controlled by a reciprocal easement agreement, the collective parking requirements for development on those properties may comply with the shared parking credit as provided for under §208-104.C(1).*
- D. *Bicycle Parking. Convenient bicycle facilities shall be provided either interior and/or exterior to the building, as follows:*
- (1) *For residential uses, there shall be one bicycle space or locker for each three dwelling units or portion thereof.*
 - (2) *For commercial uses, there shall be one bicycle space or locker for every 250 square feet of gross floor space.*
 - (3) *Borough Council may, by conditional use, hold in reserve or reduce the number of required bicycle parking spaces if the applicant demonstrates that there are ample facilities available for use nearby. Bicycle parking spaces at the SEPTA train station shall not count as nearby spaces to offset on-site bicycle facilities.*

§ 208-105. Development Design Standards

A. *General Purpose and Master Plan*

- (1) *The purpose of this section is to require pedestrian oriented buildings and to require building entrances to be oriented toward the streets, sidewalks and/or public access ways. Windows must facilitate views into and out of buildings. Requirements for orientation and primary entrances are intended to:*
 - (a) *Provide for convenient, direct and accessible pedestrian access to and from public sidewalks, transit facilities, residential and commercial uses;*
 - (b) *Provide a safe, pleasant and enjoyable pedestrian experience by connecting activities between buildings in the TOD and within a structure to the adjacent sidewalk and/or transit stop; and*
 - (c) *Promote use of pedestrian and mass transit modes of transportation to access residential and commercial facilities.*
- (2) *All properties proposed for development shall be developed in accordance with a master plan that has been reviewed by an architectural consultant in*

accordance with the design review process of §208-106 and approved by Borough Council, and shall meet the following requirements:

- (a) Master plans shall be prepared when any property is proposed for subdivision or land development. This shall apply to any property that exists at the time of adoption of this ordinance, or is created through lot subdivision or lot consolidation.*
- (b) Borough Council may require changes in the master plan in order to meet the legislative intent and other standards of the TOD District.*

B. Building Orientation and Primary Entrance

- (1) All new and rehabilitated buildings shall comply with the following general standards:*
 - (a) Buildings shall be designed with window space, public access points and signage facing the street and sidewalk.*
 - (b) To the greatest extent feasible any new vehicular access point shall be located on a side lot line and shared with adjacent lots.*
 - (c) Driveways, parking areas, and traffic circulation patterns shall be designed as shared facilities whenever feasible. The design of these elements shall create a unified site plan between the lots. The goal is to gain parking efficiencies, reduce the number of access points and improve internal and external vehicular circulation patterns.*
 - (d) When one or more lot(s) is redeveloped such that one-hundred and fifty (150) feet or more of new building façade is constructed along the primary front facade, a pedestrian access way shall be provided (i.e. through a lobby or alley) to reach available shared parking facilities.*
- (2) Primary building entrances shall be articulated and visible from the street, except where units internal to a property are accessed through a private drive and have an entrance on a pedestrian walkway, green court or drive.*
 - (a) Building entrances shall incorporate arcades, porches, alcoves or awnings that protect pedestrians from the sun and rain.*
 - (b) If the building has frontage on more than one street, the building shall provide two primary entrances oriented toward both streets, or a single entrance on the corner where the two streets intersect. Corner entrances may utilize a vestibule design, or may be angled, as a chamfered corner.*

(c) *Loading doors, service doors, and loading docks shall not be located along the primary building façade but shall be oriented toward the side or rear of the building along the façade fronting the street of lower classification.*

(d) *No properties shall locate the primary façade along Railroad Street.*

C. *Architectural Design Standards. The architectural design standards have been incorporated into this district to ensure that the size and proportions of new buildings relate to the scale of the existing structures, especially at the street level. All subdivision and land development applications shall submit building elevations with site plans during the preliminary plan submission process for review to determine compliance with the standards set forth below.*

(1) *New and renovated buildings must be either traditional in their architectural character or be a contemporary expression of traditional styles and forms, respecting the scale, proportion, character and materials of structures found within the commercial areas of the Borough's Historic District.*

If the subject property is located in the North Wales Borough Historic District, the new construction and any changes to the exterior of the building that can be seen from a public way shall reflect and be an example of the character of that building and district in compliance with Chapter 130 of the North Wales Borough Code and the Secretary of the Interior Standards for Rehabilitation.

(2) *Building Design Standards*

(a) *The massing of all buildings shall be de-emphasized in a variety of ways to reduce their apparent overall bulk and volume, to enhance visual quality, and to contribute to pedestrian-scale development.*

i. *Buildings must have at least a three (3) foot break in all front façades. Such breaks in the facades and roof lines shall occur not more frequently than 25 feet nor less frequently than 50 feet. Breaks may be met through the use of projecting and recessed elements such as porches, windows, and roof dormers, building extensions or recesses, or other similar architectural treatment.*

ii. *All buildings shall articulate the line between the ground floor and second floor with a pent roof, cornice, canopy, balcony, arcade, change in building material, or other visual device.*

iii. *Walls or portions of walls where windows are not provided shall have architectural treatments designed to break up the bulk of the wall, including at least four of the following treatments:*

masonry but not flat concrete block, concrete or masonry plinth at the base of the wall; belt courses of a different texture or color; projecting cornice; decorative tilework; trellis containing planting; medallions; opaque or translucent glass; artwork; vertical/horizontal articulation; lighting fixtures; or a similar architectural element not listed above, as approved by Borough Council. Applicants shall list which of the four treatments are being provided on the site record plans.

(b) Exterior wall materials may include stucco, wood clapboard (including aluminum imitation clapboard siding), stone, or brick of a shape, color and texture as that found within the Historic District. Specifically prohibited shall be T1-11 or other similar plywood siding, exterior insulation and finishing systems (EIFS), and metal buildings.

i. Except on side or rear walls, not visible from any public way, all forms of concrete block shall be prohibited.

ii. Borough Council may approve a prohibited material if it can be demonstrated that the material can be installed to have the same appearance and texture as any of the approved materials.

iii. Stucco or artificial materials, except fire clay products such as brick, shall not occupy more than 50% of the building façade unless Borough Council makes a specific finding that more than 50% is appropriate, and similar to architectural features on other comparable buildings in the borough.

iv. Rear and side façades shall have colors and materials that are similar to the front façade. Any development with more than one building on the site shall have a common and coherent architectural theme throughout the development.

(c) Buildings shall provide clear windows interspersed along the building facade. Smoked, reflective, tinted, or black glass in windows is prohibited.

i. Clear window openings shall be vertical, and at least twice as high as the width of those openings.

ii. To the greatest extent possible, individual window units in the second floors and above shall be vertically aligned with the location of windows and doors on the ground level, including storefront or display windows.

iii. For multifamily residential uses:

1. *All floors shall contain an average of 40% to 45% clear windows and doors. This percentage may be increased up to 70% clear windows and doors for the portion of the ground floor that is used for shared amenity space, such as a lobby area servicing the entire building, but not for private residential units.*
2. *If no residential units are located on the ground floor, the building shall comply with the standards for mixed-use and nonresidential buildings.*

iv. For mixed-use buildings and nonresidential buildings:

1. *The ground floor shall contain an average of 65% to 70% clear windows and doors and may incorporate recessed or projecting display window cases, such as bay windows.*
2. *Second floors and above shall contain a minimum of 50% of the horizontal width of the facade as clear windows along the primary front facade.*
3. *Required window areas must allow views into working areas or lobbies, pedestrian entrances, or merchandise display windows and views shall not be blocked by advertisements or other decals.*
4. *The maximum sill height above the adjacent sidewalk elevation shall be two feet or lower.*
5. *Window heads shall be nine (9) to twelve (12) feet above sidewalk level.*
6. *The top of the display window shall be at least as high as door height.*

v. All windows on buildings with residential uses on the first floor and all windows on the second floor and above, regardless of use shall have muntins positioned between two layers of glass.

(d) Buildings shall be topped with either pitched roofs with overhanging eaves or flat roofs with articulated parapets and cornices. Pitched roofs shall have a minimum slope of 4:12.

- i. Pitched roof material may include slate (either natural or manmade), shingle (either wood or asphalt composition) and metal formed to resemble “standing seams” or other similar*

materials. Specifically prohibited are white, tan, or blue shingles and corrugated plastic or metal.

- ii. Roof fascias, dormers, gables, or similar architectural features shall be employed on pitched roofs to provide a varied roof for increased visual interest. Gables, if provided, shall be functional.*
 - iii. Flat roofs shall be constructed to accommodate rooftop decks for residential use, either as a shared amenity or provided for individual units, and/or as green roofs to capture stormwater management.*
 - iv. All roof-top features and amenities including mechanical equipment, antennas, or decks shall be screened visually and acoustically. Such screening shall be an integral to the architectural design of the building, such as through the use of parapets.*
- (e) Grade level exterior doors that swing onto a public walkway that is less than six (6) foot wide shall be set into the building to avoid conflict with pedestrians. Doors swinging out that do not project into a required public walkway shall include a barrier to prohibit doors from swinging into pedestrians.*
- (3) Borough Council may, by conditional use, approve the use of architectural concepts and designs which differ from those set forth above, if the applicant demonstrates to the satisfaction of the Board that such concepts and designs are in furtherance of the legislative intent of this article and of this subsection.*
- (4) Standards for public walkways:*
- (a) Any sidewalks along Walnut Street shall be constructed of brick, concrete pavers, stamped concrete or integral colored concrete with brick borders consistent with existing decorative treatments found on Main Street.*
 - (b) Sidewalks shall have a minimum unobstructed width as set forth in Chapter 184, Subdivision and Land Development. Where an existing building is being preserved with an existing public sidewalk that is less than the required width, the existing sidewalk width must be improved to meet the minimum district standards.*
 - i. The unobstructed width of an existing public sidewalk may be reduced to four (4') feet where adjacent to tree pits to accommodate the installation of street trees when shown on the approved development plan.*

- (a) *Decorative tree grates shall be placed over planting areas to protect the tree roots and maximize functional sidewalk width.*
- (b) *Trees shall be located within the front yard setback area.*

F. Lighting Standards

- (1) *Adequate lighting for pedestrians and vehicles shall be provided in all areas open to the public.*
- (2) *Lighting shall be shielded to meet the following requirements:*
 - (a) *No light shall shine directly from a light source onto the ground, into the windows, or onto improvements of an abutting property, although incidental light may be permitted to fall on abutting property.*
 - (b) *No light, except street lights, shall shine directly onto public roads.*
- (3) *No parking lot lighting standard or building fixture designed to illuminate the ground shall exceed eighteen (18) feet in height from grade level, and no pedestrian lighting standard shall exceed fourteen (14) feet in height from grade level.*

G. Open Space and Plaza Design Standards

- (1) *Areas not used for buildings, parking, pedestrian walkways, or required landscape buffers, including landscaping required in the front yard setbacks, shall be planted with a vegetated ground cover.*
- (2) *Applicants are encouraged to provide enhanced open space features such as plazas, “pocket parks”, or gateway elements at corner properties where a property fronts on two roadways in order to beautify the district, provide additional pedestrian amenities, and develop properties with acute angles that may otherwise be underutilized for the public good. Coordinating landscaping, seating, pathways, public art, gateway signage, or other treatments shall be included in these open space features, and shall be designed and reviewed as part of the master plan.*
- (3) *If open space or plaza areas are provided on a property, they shall be designed as focal points within the development and shall make public access as easy and straightforward as possible. Public access shall be guaranteed through a deed restriction or other means acceptable to Borough Council.*

§ 208-105[A]. Design Review Criteria

- A. *Applicability. The Borough shall appoint a licensed architect or landscape architect consultant to review all master plans submitted to the Planning Commission and Borough Council for subdivisions and land developments within the TOD District. The consultant shall submit a written recommendation to the applicant, Planning Commission, and Borough Council regarding the manner in which the master plan is compliant or deficient with regard to the design standards of this Section.*
- (1) *The consultant may also review plans that include the modification of the exterior design features of an existing structure which involves a change in the exterior materials in existence on such structure. "Modification of the exterior design features," as used herein, includes but is not limited to the addition, deletion or modification of surface materials (masonry, wood, brick, stucco), windows, doors, overhangs, porches, porticos, chimneys, outdoor public space, cornices, etc.*
 - (2) *Design review is not required for non-structural changes to a building such as repainting of surfaces or the repair, restoration or reconstruction of exterior design features where such work maintains the outer dimensions and surface relationships of the existing structure. Design review is not required for the replacement of doors, windows or other transparent surfaces that currently exist, provided windows and transparent surfaces are not replaced with nontransparent materials and the surface area of the replacement door, window or other transparent surface does not exceed the dimensions of the existing feature by more than 10%.*
- B. *Standards and criteria for review. In reviewing a proposed master plan or building modification plan, the consultant shall consider the requirements of §208-105, development design standards, and the following general criteria, where applicable:*
- (1) *General architectural features, including the character, scale and quality of the design, including building materials and colors, to ensure compatibility with the surrounding community and the existing historical architectural character of North Wales.*
 - (2) *That the plans indicate proper consideration for the relationship between proposed or existing buildings and buildings which are located or are proposed within the general area and enhance the intent of the TOD District.*
 - (3) *That the plan for the proposed building or material change indicates a manner in which surrounding properties are protected against noise, vibrations and other factors which may have an adverse effect on the environment and the manner of screening for mechanical equipment, trash, storage and loading areas.*

- (4) *That buildings, parking areas, signs, and illumination indicate proper consideration has been given to both the functional aspects of the development, such as pedestrian and vehicular circulation, and the visual effect of the development as a gateway into the borough, and a transit amenity.*
 - (5) *That landscaping considerations, including location, type, size, color, texture and coverage of plant materials, including maintenance and protection, have been considered to ensure visual enhancement of the streetscape and promote sound stormwater management.*
- C. *Ownership. Any land area proposed for development shall be in one ownership or shall be subject to a joint application filed by every owner of the land area proposed for development, under single direction, using one overall master plan and complying with all requirements of the TOD District.*
- D. *Application process.*
- (1) *All master plans shall be submitted in writing to the consultant at the same time or before a subdivision or land development plan is submitted to the Borough for review. The consultant shall review the proposal and submit written comments to the Borough Planning Commission and Borough Council within 30 days of receipt.*
 - (2) *The master plan shall be submitted in accordance with the standards outlined in Article IV of Chapter 184, Subdivision and Land Development Ordinance §184-33.*
 - (3) *Borough Council may require changes in the master plan in order to meet the legislative intent and other standards of the TOD District.*
- E. *Approval process.*
- (1) *For all master plan submissions, the Borough Council shall render a written decision on the application within 30 days of receipt of the plan.*
 - (2) *The Borough Council shall consider comments and recommendations of the reviewing body and the Planning Commission prior to approving or denying the proposed plan.*
 - (3) *Approval of the proposal shall expire two years after the date of approval by the Borough Council or the signing of the development plan, whichever is later, if the applicant fails to obtain a building permit, use and occupancy permit, or other applicable permit, unless the Borough Council or Borough Code Enforcement Officer has agreed, in writing or on the record, to an extension of time.*

- F. *Appeals. The appeals process shall be in accordance with Article XXI of this chapter.*

Section 2: Zoning Code Section 208-8 “Definition of terms” is hereby amended to include the following definition:

PRIMARY FRONT FAÇADE – All above-ground exterior walls of a building oriented parallel to a street frontage. In the event there is more than one street frontage, the primary front façade shall be oriented toward the street of higher classification. Primary façades shall contain a main entrance connected to the sidewalk by a walkway, or shall front directly on a sidewalk.

Section 3: Subdivision and Land Development Ordinance Section 184-8 “Streets” is hereby amended to include the following:

- F. *In the Main Street and Walnut Street Corridors, as well as all non-residential areas, streetscape shall be provided consistent with the decorative pavement treatments for sidewalks and street intersections, street tree plantings, and period lighting existing on Main Street.*
- (a) *Street furniture shall be provided and include (though not limited to) benches, trash and recycling receptacles, planters, and bike racks. Street furniture shall be decorative, functional, and appropriately scaled to the space.*
 - (b) *Street furniture shall be properly maintained by the property owner and be constructed of durable materials such as cast iron, aluminum, stainless steel, or similar materials.*
 - (c) *All furniture and streetscape infrastructure shall be offset from the curb by a minimum of 1.5 feet. Furniture intended for seating shall be set back from the curb by a minimum of five feet from roads.*
 - (d) *Sidewalk mounted trash receptacles shall have at least three feet clear on all sides from any standing object including, but not limited to, lights and sign posts.*
 - (e) *Freestanding planters and protective devices, such as bollards, shall be installed between sidewalks and adjacent vehicular traffic to help shape the pedestrian environment.*
 - (f) *Pedestrian-oriented street lighting shall be provided and spaced 40’ – 60’ on center. They should be centered on a line 20 inches from the face of curb. Street lamps shall be designed to be consistent with those found on Main Street.*

Section 4: Subdivision and Land Development Ordinance Section 184-9 “Sidewalks and Curbs” is hereby amended as follows:

- C. *In Commercial, Mixed-Use (including ROR, OR, and TOD districts), Government, and Industrial zoning districts, sidewalks shall have at least an 8-foot wide area that is not obstructed by street trees, lampposts, mailboxes, or other street furniture.*
- D. *In all other residential zoning districts, sidewalks shall be 5-feet wide.*
- E. *In mixed-use areas, sidewalks shall be 8-feet wide and shall be located directly adjacent to the curb. Lampposts, street trees, and other street furniture or amenities such as benches and trash cans may be located in the sidewalk area provided at least four feet of passable sidewalk remains unobstructed where those features are located.*
- F. *Regardless of zoning district, all properties with frontage along Main Street and/or East Walnut Street shall apply sidewalk standards of §184-9.C. Residentially zoned properties on East Walnut Street shall apply sidewalk standards of §184-9.D.*

Section 5: Subdivision and Land Development Ordinance Section 184-26 “Planting and Buffers” is hereby amended to include the following

- D. *Screen planting requirements. Each multifamily development, mixed-use development, or nonresidential use shall be screened as a necessary safeguard to the character of an adjacent area. Such screening shall be permanently maintained and replaced where necessary to present an attractive appearance. Screen planting requirements shall be applicable to parking lot facilities, along the side and rear areas fronting streets, and along the area adjacent to other properties.*

Section 6: Subdivision and Land Development Ordinance Section 184-33.E “Minor and standard preliminary plan requirements” is hereby amended to include the following:

- (3) *The following additional information is required to be provided as part of the master plan submission required under §208-105 for preliminary subdivision or land development plans located on properties within the TOD District:*
 - (a) *Building design, including:*
 - i. *The elevation of each building and composite elevations, if multiple buildings are proposed. Elevation must indicate the natural color of materials to be applied, including the colors of any paint or manufactured product on the exterior buildings, walls or addition.*
 - ii. *Architectural drawings that identify the type and finish of all materials to be applied to the exterior surface of the building, walls, or addition.*

- iii. *Exterior lighting to be used for walkways, drives and parking lot, including signs and light cast from the building's interior which are or will be visible from surrounding properties.*
- iv. *Existing or proposed streetscape amenities, such as artwork, sculptures, lighting, benches, fountains and other ornamental or decorative features.*
- v. *The location and design of all proposed signs.*

(b) *Other site design, including:*

- i. *Locations and entrances to streets and alleys with vehicular directional signage for one-way circulation patterns, if applicable.*
- ii. *Pedestrian and bicycle amenities including sidewalks and bike parking locations, and bike rack design.*
- iii. *Any other site elements proposed in the plan not specifically mentioned here, or as requested by Borough Council.*

Section 7: Shade Trees Ordinance Section 174-9 “Trimming” is hereby amended to read as follows:

§ 174-9 Trimming.

- A. *All shade trees shall be kept trimmed by the owner of the property on or in front of which they are located so that considerations set forth in § 174-7A will be satisfied. If any such property owner shall neglect or refuse to trim any shade tree as required by these regulations or in accordance with an order of the Commission, upon written notice by the Commission and within the time limit specified therein, the Commission may cause such trimming to be done at the owner's expense and the costs thereof shall be a lien upon said premises and a claim therefore shall be filed and collected by the Borough Solicitor in the same manner as municipal claims are filed and collected. The written notice provided for herein shall be delivered to such property owner by personal service or by certified mail, return receipt requested.*
- B. *Mature street trees located within sidewalk areas in commercial or mixed-use zoning districts shall be limbed up from the sidewalk to seven (7) feet to enhance pedestrian safety and reduce potential damage to the tree.*

Section 8: The provisions of this Ordinance are severable, and if any of its provisions shall be held to be unconstitutional, illegal, or invalid, such decision shall not affect the validity of any of the remaining provisions of this Ordinance. It is hereby declared as a legislative intent that this Ordinance would have been adopted had such unconstitutional, illegal, or invalid provision not been included herein.

Section 9: This Ordinance hereby repeals any and all ordinances or parts of ordinances inconsistent with this Ordinance.

Section 10: The provisions of this Ordinance, as far as they are the same as those of ordinances in force immediately prior to the enactment of this Ordinance, are intended as a continuation of such ordinances and not as new enactments. The provisions of this Ordinance shall not affect any such suit or prosecution pending or to be instituted to enforce any right or penalty or to punish any offense under the authority of any ordinance repealed by this Ordinance.

Section 11: This Ordinance shall take effect immediately as provided by law.

ORDAINED AND ENACTED by the Borough Council of the Borough of North Wales this ____ day of _____, 2021.

BOROUGH OF NORTH WALES

(BOROUGH SEAL)

By: _____
President

ATTEST: _____

Secretary

APPROVED this ____ day of _____, 2021

By: _____
Mayor

**NORTH WALES BOROUGH
MONTGOMERY COUNTY, PENNSYLVANIA**

ORDINANCE NO. _____

**AN ORDINANCE OF NORTH WALES BOROUGH, MONTGOMERY
COUNTY, PENNSYLVANIA, PROHIBITING THE USE OF BRAKE RETARDERS
WITHIN PORTIONS OF THE BOROUGH AND PROVIDING
FOR THE SETTING OF PENALTIES FOR THE VIOLATION THEREOF.**

Whereas, the Borough Council of North Wales, Montgomery County, Pennsylvania, finds, as a fact, that the operation of a brake retarder on a motor vehicle, so as to create excessive noise through the use of said brake retarder, adversely affects the public health, safety and welfare of the residents of North Wales Borough and, therefore, is a nuisance in fact.

NOW, THEREFORE, IT IS HEREBY ORDAINED AND ENACTED, by the Council that the following Ordinance be enacted:

Section 1. Title. This Ordinance shall be known and may be cited as the North Wales Borough Brake Retarder Ordinance.

Section 2. Prohibited Acts. No motor vehicles shall be operated on any highways or roadways within the Borough of North Wales utilizing, in said operation, a brake retarder.

Section 3. Emergency Situations. This Ordinance shall not apply to emergency driving situations requiring the utilization of a brake retarder to protect the safety and property of the residents of North Wales Borough, other motor vehicle operators, pedestrians, and the operator and passengers of the motor vehicle involved in said emergency situation.

Section 4. Emergency Vehicles. This Ordinance shall not apply to emergency vehicles operated by volunteer fire companies while responding to emergency calls.

Section 5. Posting of Signs. Signs shall be posted in appropriate places advising motor vehicle operators of the prohibition of brake retarders consistent with this Ordinance.

Section 6. Enforcement. Any officer of the North Wales Borough Police Department or any successor police department serving the Borough is hereby authorized to enforce this Ordinance.

Section 7. Violations and Penalties. For each violation of the provisions of this Ordinance, any person who commits, takes part in, or assists in any such violation shall be liable upon conviction thereof in a summary criminal proceeding to pay a fine of not less than two hundred dollars (\$200) nor more than one thousand dollars (\$1,000) for each offense, together

with the costs of prosecution. Each day or portion thereof in which a violation exists shall be considered a separate violation of this Ordinance. The amount of any fine imposed by a magisterial district judge or a court shall be in addition to any other fine which may be imposed under the provisions of any other ordinance of the Borough or under any statute. In default of payment of such fine, such person shall be liable to imprisonment for a period not exceeding thirty (30) days.

Section 8. Repeal and Ratification. All ordinances or parts of ordinances inconsistent herewith or in conflict with any of the specific terms enacted hereby, to the extent of said inconsistencies or conflicts, are hereby specifically repealed. Any other terms and provisions of the Borough's Code unaffected by this Ordinance are hereby reaffirmed and ratified.

Section 9. Severability. Should any section, paragraph, sentence, clause, or phrase in this Ordinance be declared unconstitutional or invalid for any reason, the remainder of the Ordinance shall not be affected thereby and shall remain in full force and effect, and for this reason the provisions of this Ordinance shall be severable.

Section 10. Effectiveness. This Ordinance shall take effect and be in force five (5) days after its enactment by the Borough Council and ratification by the Mayor.

ORDAINED AND ENACTED this _____ day of _____, 2021, by the Borough Council of the Borough of North Wales.

BOROUGH OF NORTH WALES
 300 SCHOOL STREET
 NORTH WALES, PENNSYLVANIA

MEETING: September 28, 2021, 7:00 P.M., EST

CALL TO ORDER made by President Sando.

ROLL CALL:	Salvatore Amato	Present
	James Cherry	Present
	Sherwin Collins	Present
	Ronald S. Little, Jr.	Present
	Wendy McClure	Present
	Sally Neiderhiser	Absent
	Eion O'Neill	Present
	James Sando	Present
	Mark Tarlecki	Absent
	Mayor Gregory D'Angelo	Present

Also, in attendance were Gregory Gifford, Borough Solicitor, Alan Guzzardo, Assistant Borough Manager, Michael Eves, Chief of Police and Brian Sleicher, Public Works Supervisor.

President Sando led the Pledge of Allegiance.

Public Comment

Andrew Berenson, 439 Washington Avenue, thanked the Police and Public Works Departments for their assistance with Community Day.

Liz Ann Iacovetti, 346 West Walnut Street, thanked all the Borough employees for their assistance with Community Day.

Manager Hart thanked all the volunteers for assisting with Community Day and all the sponsors who supported and sponsored the event.

Discussion: Ordinance Prohibiting Brake Retarders

Chief Eves reviewed a draft ordinance prohibiting the use of brake retarders within the Borough. Member Amato asked about using them during an emergency. Chief Eves replied that the prohibition would not apply in the case of an emergency.

Member Collins asked if signage would be posted so truck drivers are aware. Chief Eves confirmed signage would be posted where applicable.

Manager Hart announced that advertisement of the draft ordinance would be considered at the next Council meeting.

Consideration: Appointment of Historic Comm Member, Term Ending 12/31/2025

Member McClure made a motion to appoint Christopher Harper to the Historic Commission, term ending 12/31/2025. Member O'Neill seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Approval of 2022 Police MMO

Member McClure made a motion to approve the 2022 Police Department Minimum Municipal Obligation in the amount of \$51,704.00. Member Collins seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Authorization of Borough Manager to Execute PDE Documents

Member Amato made a motion to authorize the Borough Manager to execute contracts with the Pennsylvania Department of Education. Member McClure seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Approval of COAs: 416/418 E Montgomery Ave & 112 S Main St

Member McClure made a motion to approve a Certificate of Appropriateness for 416/418 East Montgomery Avenue. Vice President Cherry seconded the motion. Motion passed 7 yes, 0 no.

Vice President Cherry asked what style shingle the replacement roof would be utilizing. Manager Hart explained that the roof will be replaced with three-dimensional shingles. Member McClure added that the retaining wall in the front of the property needs to be repaired. Manager Hart explained that the property is currently undergoing renovations and the retaining wall will be required to be repaired prior to issuance of a Certificate of Occupancy.

Member McClure made a motion to approve a Certificate of Appropriateness for 112 South Main Street. Member Amato seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Approval of Change Order #5, 2021 Paving Project

Member McClure asked if the asphalt price escalation rate was negotiable. Manager Hart explained that the rate is set by PennDOT and is non-negotiable.

Member McClure made a motion to approve Change Order No. 5 in the amount of \$7,235.00. Member Collins seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Advertisement of TOD Zoning Text Amendment

Member Amato made a motion to approve advertisement of the Transit Oriented Development zoning text amendments. Member O'Neill seconded the motion.

Andrew Berenson, 439 Washington Avenue, asked for confirmation that the amendments would not be able to be approved if there were substantial changes to the proposed amendments during the hearing process. Solicitor Gifford confirmed that the amendments would need to be readvertised if there were substantial changes.

A discussion ensued regarding the procedure of adopting the amendments. Manager Hart suggested tabling the advertisement until the following meeting so Council would have more time to review, and if any substantial changes to the amendment were found prior to the next process, they could be made prior to advertisement.

Member Amato made a motion to table advertisement of the Transit Oriented Development zoning text amendments. Member O'Neill seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Approval of Disbursements: \$178,358.61

Manager Hart reviewed the bills list. Member McClure made a motion to approve payment of the bills in the amount of \$178,358.61. Member O'Neill seconded the motion. Motion passed 7 yes, 0 no.

Consideration: Approval of Minutes: September 14, 2021

Member McClure made a motion to approve the minutes for September 14, 2021. Member Amato seconded the motion. Motion passed 7 yes, 0 no.

Old Business / Committee & Board Reports / Zoning Applications

Manager Hart announced the Borough did not have any pending Zoning Hearing Board Applications. Manager Hart then discussed with Council recommendations relating to what the Borough could spend its American Rescue Plan Act (ARPA) funds. She proposed that part of the funds be used for broadband infrastructure improvements for the Borough's facilities and the rest to go towards stormwater management improvements, particularly along Elm Avenue in conjunction with sewer upgrades that are scheduled to occur in Spring 2022. A discussion ensued regarding the proposed improvements and Council did not object to proposed improvements.

Solicitor / Mayor / Council / Police / Public Works / Manager

Solicitor Gifford announced an executive session will be held to discuss a personnel matter and no action would be taken. He then announced that the Borough attended a Board of Assessment hearing regarding 304 South Main Street and the appeal was denied.

Mayor D'Angelo thanked everyone for their efforts with Community Day. He then announced that he went to the grand opening of a new business in town, called Girls Fix-It, located at 115 West Montgomery Avenue on September 26. Mr. Sando was also in attendance for the ribbon cutting ceremony.

Council thanked the Borough staff and volunteers for assisting with Community Day.

Chief Eves made the following announcements: there were no issues on Community Day, the Department conducted over 300 traffic stops over the past month and Officer Alex Sloss resigned, effective September 25, 2021.

Mr. Sleicher thanked volunteers, residents, businesses, Upper Gwynedd Township and North Wales Water Authority for assisting with Community Day.

Manager Hart made the following announcements: the 2021-2022 Salt Bid agreement was awarded to Morton Salt and saw a significant increase, Community Day blow-out sale of items left from 2019's celebrations, Selfie Scavenger Park Tour, Hess Park Clean-up Day on November 13, After School Art Club at the Cultural Center, Community Day of Service on October 2nd, Liberty Bell Trail Open House on October 7th and the Boards and Commission vacancies.

Member McClure made a motion to adjourn. Member Amato seconded the motion. Motion passed 7 yes, 0 no. Meeting adjourned at 8:20 P.M.

Attest: _____
Christine A. Hart
Borough Manager

DRAFT

CALENDAR FOR 2022 BUDGET

STEP	ACTION	DATE	RESPONSIBILITY
1	Prep. & Submission of Budget Calendar to Depts.	September 27	Manager
2	Submission of Budget Requests to Manager	By October 8	Dept. Heads
3	Finance Committee	TBD	Finance Committee
4	Department Budget Review Meetings	Ongoing	Manager
5	Preparation of Preliminary Budget	Ongoing	Manager
6	Submission of Preliminary Budget to Council	October 26	Manager
7	Finance Committee	TBD if Needed	Finance Committee
8	Budget Workshop/Approve Advertising of Budget	November 9	Borough Council
9	Posting of Proposed Budget for Public Review	November 10	Manager/Staff
9	Finance Committee	TBD if Needed	Finance Committee
10	Adoption of 2022 Budget/Approve Advertising of Tax Ordinance <i>if required</i>	November 23	Borough Council
12	Advertise Notice to Adopt Tax Ordinance <i>if required</i>	November 24	Manager/Staff
13	Adoption of Tax Ordinance <i>if required</i>	December 14 December 28 (only if needed)	Borough Council



North Wales Borough Police Department

300 School Street, North Wales, Pa. 19454

Phone: 215-699-9270 Fax: 215-699-3765

E-Mail: NWPD@northwalesborough.org

*Michael Eves
Chief of Police*

meves@northwalesborough.org

October 7, 2020

Attached please find the report for Borough Council.

Happenings in September:

- Officers Hopwood and Fulmer completed their J-net re-certification
- Chief Eves completed "Serious Chargeable Crashes and DUI Investigation" course sponsored by the Montgomery County DA's Office
- Crossing Guards Goldbacher and Fusco returned for the new school year
- Officers began visiting North Wales Elementary for the beginning of the school year.
- We patrolled and enjoyed the return of North Wales Community Day.

Respectfully,

Tara Claffey

Admin, NWPD

NORTH WALES POLICE DEPARTMENT

Agency Activity Report

By CFS Classification**From Date: 9/1/2021 To Date: 9/30/2021****Report Date: 10/7/2021 3:04:32 PM**

Classification code	Description	Total Events	0000-0800	0801-1600	1601-2400
0600	Theft	1	0	1	0
1100	Fraud	6	0	4	2
2000	Family Offense	5	2	1	2
2300	Public Intoxication	1	0	0	1
2400	Disorderly Conduct	3	0	0	3
2600	All Other Offenses	11	1	3	7
4000	Non Criminal Investigations	43	11	19	13
4100	Fire Related	2	1	1	0
4500	Deaths / Suicides	2	0	0	2
5000	Lost Found Missing Persons	4	1	2	1
5500	Animal Complaints	11	0	8	3
6000	Traffic Accidents	10	1	6	3
6300	Traffic Enforcement	264	77	85	102
6500	Parking Enforcement	6	1	3	2
6600	Traffic Services	10	0	8	2
7000	Public Services	352	108	101	143
7500	Assist other Agency	18	5	4	9
8000	Warrants	3	0	2	1
8200	Warrant Tracking	1	0	1	0
8500	Departmental Services	3	0	3	0
9000	Administrative	223	44	108	71
	Total:	979	252	360	367

NPAA CLASSES Fall 2021-Winter 2022

@ North Wales Arts & Cultural Center

125 N. Main Street

North Wales, PA 19454

215-393-9110 • northpennarts.org

The Art of Drawing

When: Tuesday 7-9 pm, 10/12/21 - 11/16/21 (6 sessions)

Instructor: Dan Fione

Cost: \$105, includes supplies for 1st class*

Description: A basic drawing class, starting with an understanding of how to use Representational techniques when drawing objects. Start with learning the Art of Drawing the Still-life and finishing with learning how to use artistic anatomy to draw the human form and figure in costume.

*Supplies to be discussed in 1st class.

The Art of Figure Drawing Workshop

When: Tuesday, 7-9pm. 12/7/21 & 12/14/21 (2 sessions)

Instructor: Dan Fione

Cost: \$48

Description: Learn the principles of drawing drapery and the proportions of drawing the human form, to show the importance of what lies beneath the clothing. Week 1: Male figure in costume, week 2: Female figure in costume. Bring your favorite drawing medium.

Fun With Free Verse Poetry

When: Thursday, 7-9pm 10/28/21-11/18/21 (4 sessions)

Instructor: Sally Neiderhiser

Cost: \$89

Description: Learn how to create free verse poetry using Artistic Expression including imagery, themes, literary characters and your own experiences. There are no constraints by strict rules of other poetry forms...Just Fun!

Bamboo Brush & Ink Painting Workshop

When: Saturday, 10/23/21, 1-4pm

Instructor: Ashley Walter

Cost: \$65 which includes most supplies

Description: Fun, fast-paced, technique based painting style. Students will explore materials and learn how to utilize them to create mark making to depict birds, bamboo, fish, trees & cursive writing.

Introduction to Printmaking

When: Monday, 1-4 pm, 11/1 - 11/22 (4 sessions)

Instructor: Barbara Moss Buscher

Cost: \$105, includes supplies for 1st class*

Description: Learn about various printmaking techniques, vocabulary & supplies. Using an etching press, you will create original, one of a kind and limited-edition works of art. All skill levels welcome.

*Supplies to be discussed in first class.

Printmaking/Mixed Media Class

When: Tuesday, 1-4pm, 1/4/22-1/25/22 (4 sessions)

Instructor: Barbara Moss Buscher

Cost: \$105

Description: Building on printmaking techniques and skills, learn to utilize your prints with a variety of other mediums & materials to create unique works of art based on your own personal style.

Supplies to be discussed in first class.

***Check back often as new classes are always being added!**

****North Wales Borough Residents buy one class and get a second class of equal or lesser value free!!**

MASK UP & DROP OFF!

Unused or expired prescription and over-the-counter medications for safe disposal.



SPONSORED BY MONTCO DA'S OFFICE & POLICE CHIEFS ASSOCIATION

DRUG TAKE BACK DAY

OCTOBER 23, 2021 10 A.M. - 2 P.M.

For a drop-off site near you, visit www.montcopa.org/da





SELFIE SCAVENGER PARK TOUR

#NWSELFIE TOUR

Between 10/1/21-10/31/21, every park in North Wales Borough will have one laminated image with a hashtag posted somewhere within it. Write down what unique picture you find at each park below. For extra fun, take photos in the parks and post on Instagram or Facebook using the hashtag #nwselfietour. To be eligible for a raffle prize, a paper copy of this form must be completed correctly & returned. **Drop off your completed forms at Borough Hall (300 School Street) or North Wales Library before 11/4/21.** Seven correctly completed forms will be drawn at random for gift cards to local businesses.

LIST OF PARKS

PICTURE FOUND AT PARK



2ND STREET

WEINGARTNER



4TH STREET

8TH STREET

HESS PARK



9TH STREET

WALNUT SQUARE



WEE WALERS

MONTGOMERY
AVE.



PARKS AND RECREATION

North Wales Borough
300 School Street
North Wales, PA 19454
www.northwalesborough.org

Name: _____ Phone number or email: _____



**NORTH WALES PARKS AND
RECREATION BOARD**

Hess Park Cleanup Day

Saturday, Nov. 13th

9:00 AM-12:00 PM

Gloves, rakes, waterproof
boots recommended

Borough Boards & Commissions Vacancies

- Historical Architectural Review Board – Term Expires: 12/31/2023
- Historical Architectural Review Board – Term Expires: 12/31/2023
Must be a licensed real estate broker.
- Uniform Construction Code Board of Appeals – Term Expires: 12/31/2021

Please submit a letter of interest for any one or more of the above listed openings, addressed to the North Wales Borough Council in care of the Borough Manager. Letters can be submitted electronically to chart@northwalesborough.org.