

BOROUGH OF NORTH WALES
300 SCHOOL STREET
NORTH WALES, PENNSYLVANIA

MEETING: June 9, 2026, 7:00 P.M., EST

CALL TO ORDER made by President Tarlecki at 7:00 P.M.

ROLL CALL:	Candace Anderson	Present
	Melanie Catanese	Absent
	Sherwin Collins	Present
	Alexander Groce	Present
	Anji Fazio	Present
	Star Little	Present
	Susan Manning	Present
	Sally Neiderhiser	Present
	Mark Tarlecki	Present
	Mayor Neil McDevitt	Present

Also, in attendance were Chief of Police, Dave Erenius, Public Works Crew Leader, Thomas O'Mara, and Borough Solicitor, John Filice

Manager Hart led the Pledge of Allegiance.

Public Comment

Roseann D'Angelo, 915 E. Montgomery Avenue, attended the DCED Regional Fire Study meeting held at Gwynedd Mercy University, and was pleased to see so many elected officials in attendance. She found the presentation very informative, specifically related to the information reviewed in the presentation involving the issues facing volunteer fire coverage. She found the comments made during the meeting from the attendees across municipalities very insightful. She questioned Council about what they envision being next steps in the process. President Tarlecki announced that Mayor McDevitt has called for a Safety Committee Meeting comprising of himself, Vice President Groce, and Member Fazio to discuss the importance of the DCED Regional Fire Study report findings and will prepare a report to Council.

Annmarie Ely, 603 E. Walnut Street, requested an update on the future of the McKeever's Tavern property, located at 501 E. Walnut Street. She noticed a fence erected around the property on Monday, June 8th, 2026. As per the owner, Manager Hart stated that a demolition permit is forthcoming. The community would be notified of any road closures or other impacts caused by the demolition. President Tarlecki and Manager Hart explained that, in terms of future development for the property, residents would be well informed and have the opportunity to voice their concerns at public meetings, assuming the plans submitted would require such notification under zoning and/or subdivision ordinances. Overall, the future of the property in terms of its development and ownership is uncertain.

Swearing-in Ceremony: Full-Time Police Officer

Chief Erenius introduced Officer Ryan Varela. He was born in Northeast Philadelphia and moved to Willow Grove during middle school. He attended Upper Moreland High School where he was Captain of the soccer team and played lacrosse and hockey. After high school, he attended Manor College, where he continued to play soccer. In 2019, he joined the U.S. Army and rose to the rank of Sergeant. In October 2025, he graduated from Temple University Police Academy. When he is not working, he enjoys playing golf, snowboarding, and spending time with family and friends.

Mayor McDevitt administered the oath of office as Officer Varela was officially sworn in.

Consideration: Approve Contract for Signal Service, Inc.

Manager Hart explained that the contract covers a two-year term for signal maintenance regarding streetlights and traffic signal devices.

Andrew Berenson, 439 Washington Avenue, asked if the entire Borough is covered under the contract. Manager Hart confirmed that, as far as the traffic signal, streetlights, and school zones devices, yes, all are included. Mr. Berenson further asked if there is a termination provision in the contract without penalty. Manager Hart stated that there is, and that the solicitor has also reviewed the contract.

Member Neiderhiser made a motion to Approve the Contract for Signal Service, Inc. Member Collins seconded the motion. Motion passed 8 yes, 0 no.

Consideration: Approval of Minutes: May 26, 2026

Member Collins made a motion to Approve the Minutes for May 26, 2026. Member Anderson seconded the motion. Motion passed 8 yes, 0 no.

Old Business / New Business / Committee & Board Reports / Zoning Applications

Manager Hart advised Council that the Borough will be staying in the Montgomery County Community Development Block Grant Program, as there is no benefit to opting out of the program and there is no action needed to stay in the program.

President Tarlecki further explained that Mayor McDevitt has asked for a Public Safety Committee meeting that will be held on Wednesday, June 10th to discuss the findings of the DCED Regional Fire Study report. The committee will then draft a report that Mayor McDevitt will present to Council at a future meeting.

Solicitor / Mayor / Council / Chief / Public Works / Manager

Mayor McDevitt stated that one of the best parts of his job is having the opportunity to swear in new police officers like Officer Varela. He shared that last week, he had the pleasure of drafting

a proclamation honoring the retirement of Pastor Lorraine Foster from Sanctuary United Methodist Church. It was a touching farewell service where Pastor Lorraine was able to pay her respects to her mentors. The proclamation recognized the long history that Sanctuary has had here in North Wales Borough and its continuing connections with our community. He is looking forward to this weekend's Summer Kickoff and Sunday's service at St. Peter's, formally celebrating their 250th Anniversary with a proclamation to honor that as well.

Chief Erenius announced that the Police Department has been awarded a \$100,000 grant for new police vehicles. He explained that two of the current police vehicles are eight and ten years old, which is a long time for police vehicles.

Public Works Crew Leader O'Mara announced that a tree was taken down in Weingartner Park and the stump was subsequently ground with the safety of residents and children in mind. Member Collins asked if there is any prioritization of sidewalks that will be inspected for concrete pours. Public Works Crew Leader O'Mara explained that they are inspected in the same order that Public Works receives them in. Manager Hart further explained that inspections are taking place post-receipt of applications for repair and/or replacement.

Member Anderson welcomed Officer Varela and stated that she is excited to have him in the Borough.

Member Neiderhiser welcomed Officer Varela and stated that she appreciates the announcement of the \$100,000 grant that the Police Department received.

Member Little congratulated all the graduates of North Penn High School, Class of 2026.

Member Fazio stated that it is nice to see people utilizing Weingartner Park during the Farmers Market and enjoying the outdoors. She hopes to see everyone at the Summer Kickoff and hopes the weather cooperates.

Vice President Groce reflected on attending the Pennsylvania State Association of Boroughs (PSAB) Annual Conference in Hershey last week. He highly recommended PSAB's offerings and encouraged Council to attend as many courses as possible. He highlighted that North Wales seems to have fewer issues than many other Boroughs across the state.

President Tarlecki described his experience at the DCED Regional Fire Study meeting as engaging and detailed. He highlighted that the links to the presentation and final report can be found on the Borough's website.

Manager Hart listed the food and games that will be offered at the Summer Kickoff. She gave an update on upcoming events to be held at NWACC, including a dinosaur puppet show on July 19th at 2:00 p.m. The Center has hosted various musical events and has been receiving calls from non-profits regarding the use of the flex room. She announced that the Borough is working on gathering social media and SavvyCitizen metrics to present to Council and has reached out to CourseVector for an update on the Borough's website services.

Greg Flynn, owner of 501 E. Walnut Street, also known as the former McKeever's Tavern property, welcomed questions from Council and the public. Manager Hart asked if the owner of the lone vehicle parked illegally on the property has reached out regarding the removal of the vehicle. Mr. Flynn confirmed that they have not. President Tarlecki stated that the Council is looking forward to receiving the demolition application. Mr. Flynn stated that he hopes to have it in by the end of the month and that demolition itself should only take two or three days.

Annmarie Ely, 603 E. Walnut Street, asked Mr. Flynn if he had an idea of what he would do with the property following demolition. Mr. Flynn explained that, overall, it is uncertain and depends on what is approved. Member Collins asked Mr. Flynn if there are any plans to address possible animals that are nesting in the structure. Mr. Flynn stated that the bird population has left the building, and the entire building has been checked multiple times, and no other animals have been seen. Mayor McDevitt asked if it would be possible if anything with probable historical significance to the Borough could be removed from the building prior to demolition. Mr. Flynn stated that there is not much left in the building, and it is uncertain whether what remains carries any historical significance or not.

Annmarie Ely, 603 E. Walnut Street, asked Mr. Flynn what efforts had been made to maintain the building in previous years. She also asked whether Mr. Flynn intends to own, if built, the new building on the property and if that building will be maintained better than the existing one has been. Mr. Flynn stated that the value of the new building will most likely be several million dollars, and that will be an incentive to maintain it, regardless of who its owner is. Mr. Flynn stressed that, despite the appearance of the existing building, there has never been a break-in, and the building has always been secured. Ms. Ely mentioned that the building has been seen as an eyesore to its neighbors due to its dilapidated appearance. She does not believe that the building has been maintained well and is concerned about the state of the building going forward.

Adjournment

Member Neiderhiser made a motion to adjourn. Member Fazio seconded the motion.
Motion passed 8 yes, 0 no.

Meeting adjourned at 7:58pm.

Attest: _____
Christine A. Hart
Borough Manager