



JOSEPH DIGIROLAMO
MAYOR

BENSALEM TOWNSHIP COUNCIL
January 13th, 2020 - 7:00 p.m.
Council Chambers
Bensalem Township Municipal Building
2400 Byberry Road

2400 BYBERRY ROAD
BENSALEM, PA 19020
BUSINESS: (215) 633-3600
FAX: (215)-633-3609
www.bensalempa.gov

COUNCIL AGENDA

- 1. Opening** of meeting with a moment of silent meditation or prayer followed by the **Pledge of Allegiance to the Flag.**
- 2. Public Comment:** Agenda Items
- 3. Approval of Council Minutes** for meeting date:

November 25th, 2019

December 2nd, 2019

- 4. Consideration and public hearing** on an **Ordinance** amending the Township Code of Ordinances at Chapter 232 – “Zoning”, at Article VIII – “Commercial Districts”, Division 1 – “G-C – General Commercial District”, Section 380 – “Use Regulations”, at Subsection 15 – “Accessory Uses”.

4A. Consideration of a Final Amended Land Development Plan:

Applicant:	Echo Bensalem, LLC
Location:	2721 Street Road – Giant Shopping Center
Proposed Use:	Four Gasoline Dispensing Pumps
Zoning Classification:	GC – General Commercial
Tax Parcel:	2-37-60, 60-1, 60-2 and 60-3

[View Plans](#)

5. Consideration of a **Minor Land Development:**

Applicant: Millenium Properties and Investments, LLC
Location: 4851 Street Road
Proposed Use: Parking
Zoning Classification: BP – Business Professional
Tax Parcel: 2-4-184-1

[View Plans](#)

6. Consideration of a **Land Development Extension Agreement:**

- A. **Applicant:** Bensalem 21, LLC
Site Information: 1301 Bristol Pike
Tax Parcel: 2-29-474

- B. **Applicant:** CalAtlantic Group, Inc.
Site Information: 2670 Galloway Road
Tax Parcel: 2-33-7

- C. **Applicant:** LBD Enterprises, Inc.
Site Information: Crespo Estates, Phase II
Tax Parcel: 2-70-4

- D. **Applicant:** Waterside Phase I, LLC
Site Information: Waterside
Tax Parcel: 2-65-22, 2-64-139 & 2-64-138

7. **Consideration and signing of Agreements for:**

Applicant: Samarpan Hindu Temple
Location: Mechanicsville Road
Proposed Use: Temple
Zoning Classification: R-A-1 Residential
Tax Parcel: 2-36-8

- A. Land development Improvements Agreement
(4) Executed copies to be signed by Council upon consideration.

- B. Stormwater Best Management Practices Operations & Maintenance Agreement
(4) Executed copies to be signed by Council upon consideration.

8. **Consideration** of a **Resolution** authorizing the acceptance of a Municipal Grant Program Contract awarded by the Redevelopment Authority of the County of Bucks in the amount

of **\$165,000.00** regarding **Bensalem Towns Against Graffiti**.

9. **Consideration** of a **Resolution** authorizing the acceptance of a Municipal Grant Program Contract awarded by the Redevelopment Authority of the County of Bucks in the amount of **\$153,327.71** regarding the **Bensalem Emergency Responder Radio Replacement**.

10. **Consideration** of a **Resolution** authorizing the acceptance of a Municipal Grant Program Contract awarded by the Redevelopment Authority of the County of Bucks in the amount of **\$70,000** regarding the **Bensalem Fire and EMS Upgrades**.

11. **Consideration** of a **Resolution** authorizing the acceptance of a Municipal Grant Program Contract awarded by the Redevelopment Authority of the County of Bucks in the amount of **\$60,000** regarding the **YWCA Family Support Center**.

12. Consideration of a **Reduction of Permit** fees for **Bensalem Township School District**. Location of the reduced fees request is **Richard G. Berg Transportation Center** for the replacement of the fire alarm system.

13. Consideration of **Escrow Releases** for:

Developers Request:	Samarpan Hindu Temple – Release #1
Location:	2746 Mechanicsville Road
Tax Parcel:	2-36-8
Amount:	\$ 126,312.00

14. Consideration of **Escrow Releases** for:

Developers Request:	Regency Estates, Inc. AKA Mar Mar Builders, Inc. – Release #4
Location:	2776 Mechanicsville Road
Tax Parcel:	2-36-9

Amount:

\$ 10,389.90

15. Public Comment

16. Other Business

17. Next Meeting: 01/27/20 - Adjournment

By: Joseph Knowles, Council Secretary

**Council reserves the right to add or delete items to alter the order of business as they deem necessary.
Council meetings are cablecast on Bensalem Community Television and recorded for replay on:**

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www.bensalempa.gov

or

www.youtube.com

Curfew for Council Meetings is 10:30 P.M.