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**BOARD MEMBERS:** Ms. Allison Slizofski; Mr. Jeffrey Guzy; Mr. Tom Kohler; Ms. Janet Cunningham; Ms. Cathy Farrell; Ms. Laura Frein; Ms. Lydia Grose; Ms. Kourtney High; Mr. John Kennedy

**BOARD MEMBERS ABSENT:** Ms. Janet Cunningham

**GUESTS ATTENDING:** Rob Morrison (Urban Engineers Inc.); Jane Price (AECOM); Susan Nimon (Keystone Acquisition Services); Star Ernst (Stantec); Emily Langland (Stantec); Bucky Swider; Philip Andrew Smith

**STAFF ATTENDING:** Mr. Matthew Edmond; Mr. Matt Popek; Mr. Brian Phillips; Mr. Thomas Landauer; Ms. Laureen Sendel-Grant; Ms. Ann Marie Meehan

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**(Pre-Meeting)**

Mr. Matthew Edmond announced that an executive session would be held prior to the meeting to discuss legal matters.

*The MCTA Board paused the meeting and held an executive session. After executive session, the public meeting resumed.*

Mr. Edmond thanked the Board, staff and public for attending and said that this hybrid public meeting will be held partly in person and partly on-line via recorded Zoom telecommunication conference call due to the COVID-19 pandemic. He stated that the meeting agenda was published online on the MCTA website and Board members who participated via teleconference received board packets electronically as PDFs (including the February 10, 2022 meeting draft minutes). When making a motion or comment, all attendees must identify themselves, and if using a screen name must provide their proper name for the purposes of the record.

Mr. Brian Phillips of the Solicitor's Office explained the rules for public comment; any public comments must be germane to the meeting's agenda or future agendas and would be limited to two minutes per speaker. As well, he reminded attendees that the meeting agenda was published well in advance of the meeting in order that interested parties could attend.

Attendance was taken; eight of nine Board members were present, therefore, a quorum was present.

**I. Call to Order**

The Montgomery County Transportation Authority (MCTA) meeting was called to order by Ms. Allison Slizofski, MCTA Board Chair. On behalf of the Board, she welcomed two new Board members, Ms. Cathy Farrell, P.E. and Ms. Lydia C. Grose.

**II. Public Comment**

There was no public comment.

**III. Approval of February 10, 2022 Meeting Minutes**

The minutes from the February 10, 2022 MCTA meeting were approved by the Board.

*Motion: Ms. Frein motioned and Mr. Kohler seconded to approve the February 10, 2022 Authority Meeting minutes. The motion was approved by all present.*

**IV. Finance Director's Report**

*Two handouts were presented to the Authority: MCTA Cash Report as of March 10, 2022, and the MCTA Check Register (Transaction Detail), March 2022.*

On behalf of the Finance Director, Mr. Thomas Landauer reported that there was an interest deposit in the amount of \$20.29. Thirteen checks totaling \$411,431.34 are being issued in March. In addition, Mr. Landauer told the Board that during the external audit process, it was determined that a check that was issued 3 years ago had never been cashed. The entity that the check was issued to has since decided to donate the payment to the County, and will be sending a letter requesting that the check be voided and the funds returned to the MCTA.

**V. County Road/Bridge Projects****A. Authorizations for Property Acquisition****i. David E. Roberts and Janice H. Roberts (Old Gravel Pike Bridge (CB 101), Parcel 1)**

Mr. Popek described the county-owned bridge on Old Gravel Pike over Swamp Creek in Lower Frederick Township. A total of 3,528 square feet of fee simple area and 4,574 square feet of temporary construction easement is required from Parcel 1 for the project. The appraisal value and cost for Parcel 1 is \$5,500.00 for the fee simple and easements; a \$500.00 administrative settlement has been agreed on to cover impacted trees; as well, \$67.50 for estimated tax proration and \$792.00 in settlement costs are required. Total acquisition cost is \$6,859.50.

*Motion: Mr. Kennedy motioned and Mr. Guzy seconded to approve MCTA Resolution 22.3.1 to acquire a portion of 1115 Old Gravel Pike owned by David E. Roberts and Janice H. Roberts to further the County Bridge 101 Rehabilitation Project in Lower Frederick Township. The motion was approved by all present.*

**ii. North Coventry Township (Keim Street Bridge (CB 190), Parcel 4)**

Mr. Popek described the replacement project on the county-owned Keim Street Bridge over the Schuylkill River in North Coventry Township, Chester County. A total of 7,310 square feet of temporary construction easement is required from Parcel 4 for the project. The appraised value for Parcel 4 is \$1,250.00 for the easement; there are no estimated tax proration or settlement costs required, therefore, the total acquisition cost is \$1,250.00.

*Motion: Ms. Frein motioned and Ms. Farrell seconded to approve MCTA Resolution 22.3.2 to acquire a portion of 1003 Riverside Drive and 1009 Riverside Drive owned by North Coventry Township to further the County Bridge 190 (Keim Street Bridge) Rehabilitation Project in North Coventry Township, Chester County. The motion was approved by all present.*

*\*For the record, it was noted that Mr. Guzy exited the meeting after he cast his vote on MCTA Resolution 22.3.2. As seven of the nine Board members were still present, a quorum was maintained.*

**B. Authorizations for Property Condemnation**

**i. TPT Partners, L.P. (Keim Street Bridge (CB 190), Parcel 1)**

Mr. Popek explained that this action also relates to the Keim Street Bridge Rehabilitation Project. A waiver of valuation for Parcel 1 was completed in December 2021 and its appraised value was \$500.00. A total of 1,176 square feet of fee simple area and 1,960 square feet of temporary construction easement is required from Parcel 1 for the project. Negotiation attempts with the owner, TPT Partners, L.P. have been unsuccessful, but Ms. Star Ernst of Stantec said she is hopeful that the owner will connect once the notice of intent to file a declaration of taking letter is issued.

*Motion: Mr. Kohler motioned and Ms. Farrell seconded to approve MCTA Resolution 22.3.3 to authorize a declaration of taking to acquire fee simple and easements for Parcel 1 at 501 South Keim Road in North Coventry Township to further the County Bridge 190 (Keim Street) Replacement Project. The motion was approved by all present.*

**ii. Unknown Owner (Keim Street Bridge (CB 190), Parcel 5)**

Mr. Edmond explained that this is another action relating to the Keim Street Bridge Rehabilitation Project. A waiver of valuation for Parcel 5 was completed in December 2021 and its appraised value was \$500.00. A total of 2,053 square feet of fee simple area is required from Parcel 5 for the project. As the owner is unknown, staff will need to post and publish notice of the condemnation action in the Chester County Law Reporter and a local newspaper, and determine the proper filing procedure for the Chester County Recorder of Deeds and Court of Common Pleas, since the property is located in Chester County.

*Motion: Mr. Kennedy motioned and Ms. Grose seconded to approve MCTA Resolution 22.3.4 to authorize a declaration of taking to acquire fee simple and easements for Parcel 5 in North Coventry Township to further the County Bridge 190 (Keim Street) Replacement Project. The motion was approved by all present.*

**C. Authorization to Reimburse Professional Services Fees**

**i. Joanne C. and Alan M. Rowe (Old Gravel Pike Bridge (CB 101), Parcel 2)**

Mr. Edmond explained that the MCTA is required to provide reimbursement to property owners for professional services such as attorney fees, appraisal fees and engineering fees incurred because

of right-of-way claims, up to a maximum of \$4,000.00. Joanne C. and Alan M. Rowe, the owners of Parcel 2 at 1114 Old Gravel Pike in Lower Frederick Township incurred \$1,000.00 in attorney fees during negotiations for Parcel 2 of County Bridge 101 Rehabilitation Project.

*Motion: Ms. Slizofski motioned and Ms. Grose seconded to approve MCTA Resolution 22.3.5 to pay Joanne C. and Alan M. Rowe \$1,000.00 for attorney fees incurred during right-of-way negotiations for Parcel 2 to further the County Bridge 190 (Keim Street) Replacement Project. The motion was approved by all present.*

#### D. Authorizations to Award Contracts for Appraisal Services

##### i. County Bridge 38 – Moreland Avenue (APA & Appraisal Review)

Mr. Edmond described County Bridge 38 in the Borough of Hatboro where Moreland Avenue extends over the Branch of the Pennypack Creek. The County's Purchasing Department advises that the MCTA should utilize PennDOT's list of approved Appraisal Problem Analysis (APA) and appraisal review providers when the MCTA needs these services. The Authority's Executive Director has recommended that the contract be awarded to Appraisal Review Specialists, LLC, of Hurricane, West Virginia (ARS) to conduct an APA and appraisal reviews for Parcels 3, 4, 6 and 7.

*Motion: Ms. Frein motioned and Ms. High seconded to approve MCTA Resolution 22.3.6 to enter into a contract with Appraisal Review Services, LLC, of Hurricane, West Virginia, for \$9,400.00 to complete appraisal problem analyses and appraisal reviews for parcels 3, 4, 6 and 7 of the Moreland Avenue Bridge Replacement Project over Branch of Pennypack Creek in Hatboro Borough. The motion was approved by all present.*

##### ii. County Bridge 172 – Swamp Pike (APA & Appraisal Review)

Mr. Edmond described County Bridge 172 in New Hanover Township at Swamp Pike over Minister Creek. A total of 5 properties with acquisitions are needed. Staff recommends awarding the contract to Appraisal Review Specialists, LLC, of Hurricane, West Virginia (ARS) to conduct an APA and appraisal reviews for Parcels 2, 3, 5, 6 and 7.

*Motion: Ms. Farrell motioned and Mr. Kohler seconded to approve MCTA Resolution 22.3.7 to enter into a contract with Appraisal Review Services, LLC, of Hurricane, West Virginia, for \$11,750.00 to complete appraisal problem analyses and appraisal reviews for parcels 2, 3, 5, 6 and 7 of the Swamp Pike Bridge Replacement Project over Minister Creek in New Hanover Township. The motion was approved by all present.*

## VI. Ridge Pike Improvement Project

#### A. Authorization to Reimburse Professional Services Fees

##### i. David G. and Arinna E. Rodgers (Section D, Parcel 43)

Mr. Edmond said that this is another action relating to the MCTA's reimbursement of professional services for fees incurred by property owners because of right-of-way claims. The property owners of Parcel 43, David G. and Arinna E. Rodgers, are deceased. Judith A. Stotesbury is serving as the administrator of the estate of David G. Rodgers and has requested reimbursement for

\$4,000.00 in attorney fees incurred during negotiations for Parcel 43 of the Ridge Pike Improvement Project.

*Motion: Ms. Grose motioned and Ms. Farrell seconded to approve MCTA Resolution 22.3.8 to pay Judith A. Stotesbury \$4,000.00 for attorney fees incurred during right-of-way negotiations for Parcel 43 to further the Ridge Pike Improvement Project. The motion was approved by all present.*

## **VII. Authorization for Payment of Checks and Invoices**

*Motion: Ms. Slizofski motioned and Ms. Frein seconded to approve the authorization of checks and invoices. The motion was approved by all present.*

## **VIII. County Road, Bridge and Trail Projects Update**

Mr. Edmond provided a brief status update on these projects; some highlights included: 1) Cross County Trail-Erdenheim Farm: County Open Space and Trails working on “Global agreement” with all parties; 2) Bridge 83A (Butler Pike, Upper Dublin)-processing paperwork for final settlements & awaiting final 710 fee submission; 3) Bridge 38 (Moreland Ave)-ARS contract approved today; 4) Bridge 172 (Swamp Pike): ARS contract approved today; 5) County Bridge 190 (Keim St., Pottstown)-appraisals in progress for two properties on the Montgomery County side of the bridge; 6) County Bridge 6 (Mill Creek Rd, Lower Merion): cleared.

## **IX. Ridge Pike Improvement Project Update**

Mr. Edmond noted that significant progress has been made on Sections A and D, and provided the following updates to the Board about each section of the project:

- A. DB-116 and County Bridge #0 (TP&D): Still awaiting safety review comments by PennDOT. A drilling contact has been obtained for geotechnical work for a retaining wall.
- B. Belvoir Road to Chemical Road (Pennoni): Awaiting PennDOT approval for structures design and pursuing NPDES permits with the Montgomery Co. Conservation District.
- C. Butler Pike to Crescent Avenue (RK&K): Coordinating with SEPTA; awaiting 30-day public comment period for PennDOT environmental assessment of Bellfield to elapse.
- D. Crescent Avenue to Philadelphia Line (Gannett Fleming): Construction commences in April; County Commissioners awarded contract to Allan Myers; public meeting to be held in April and groundbreaking ceremony in late April; target completion is the end of 2024.

## **X. Other Business**

### **A. 2021 PA Statements of Financial Interest**

Mr. Edmond reminded the Board that it was time for them to complete their 2021 PA Statements of Financial Interest. He said he would send out a reminder email with the link to the form to the Board members.

**XI. Adjournment**

*Ms. Slizofski, Board Chair, adjourned the meeting.*

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The next MCTA Board meeting will be held on April 14, 2022 at 1:00 pm.

FINAL