



JOSEPH DIGIROLAMO  
MAYOR

**BENSALEM TOWNSHIP COUNCIL**  
**March 28<sup>th</sup>, 2022 - 7:00 p.m.**  
**Council Chambers**

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

**COUNCIL AGENDA**  
**REVISED**

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. **Presentation of Awards:**
  1. Bensalem Beer and Soda
  2. Brian Guay
  3. Pat Anthony Ponticelli and Robert Holt
  4. Corporal Robert Schwarting
  
4. Approval of **Council Minutes** for meeting date: **March 14<sup>th</sup>, 2022**
  
5. **Consideration of a Preliminary and Final Revised Land Development for:**

<b>Applicant:</b>	<b>Chick-Fil-A</b>
<b>Location:</b>	3621 Horizon Blvd.
<b>Proposed Use:</b>	Fast Food Restaurant
<b>Zoning Classification:</b>	PCD – Planned Commercial Park District
<b>Tax Parcel:</b>	2-1-18-26

[View Plans](#)

**6. Consideration of a Preliminary Land Development for:**

**Applicant:** Johnson Development Associates, Inc.  
**Location:** 2600 State Road  
**Proposed Use:** Warehouse/Distribution  
**Zoning Classification:** R-55 - Riverfront Revitalization District  
**Tax Parcel:** 2-65-21

[View Plans](#)

**7. Consideration of a Land Development Extension Agreement with:**

**Applicant:** Lennar MPA, LLC  
**Location:** Waterside – Phase 3  
**Tax Parcel:** 2-65-22-15

**8. Consideration of a Land Development Extension Agreement with:**

**Applicant:** VIP Wireless Holdings, LLC  
**Location:** 1411 Ford Road  
**Tax Parcel:** 2-45-31-1

**9. Consideration of a Reduced Permit Fee regarding the Annual Fire Inspection Fees for Bensalem Township Schools.**

**10. Consideration of a Reduction of Permit fees for Bensalem Township School District. Location of the reduced fees request is Bensalem High School, 4319 Hulmeville Road, Bensalem, PA**

**11. Consideration and signing of Agreements for: REVISED**

**Applicant:** A. JP Morgan Chase Bank, N.A.  
B. Bensalem MZL, LLC  
**Location:** 1749 Street Road  
**Proposed Use:** Bank  
**Zoning Classification:** GC – General Commercial District  
**Tax Parcel:** 2-43-305

- 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.

**12. Public Comment**

**13. Other Business**

**14. Next Meeting: 04/11/22 - Adjournment**

**By: Joseph Pilieri, Council Secretary**

**Council reserves the right to add or delete items to alter the order of business as they deem necessary.**

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

Council meetings can be viewed live by the public on **cable television** channels 22 (Comcast Xfinity) in Bensalem and 34 (Verizon Fios) throughout Bucks County. Meetings will then replay daily at 1:00 A.M., 10:00 A.M. and 7:00 P.M.

Council meetings will also **live stream** via the Township’s YouTube Channel, [www.youtube.com/bensalemtownship](http://www.youtube.com/bensalemtownship). Meetings will then be available on our YouTube Channel for immediate replay, and next day streaming via the Township website, [www.bensalempa.gov](http://www.bensalempa.gov).