

September 15, 2021

7:00pm - 7:30 pm

Members Present: Ed T, Mike, Tom R, Ed D, Will, Pete Krieger, Russ

Absent: Joe D.

All vote to approve the minutes of July, unanimous.

Tom R. Abstains.

Today's meeting was the tabled presentation of Preliminary Land Development for Johnson Development Associates, Inc.

Mike Meginniss, attorney for the project presents.

Mike- Additional submission pre-recommendations for a 19.65-acre vacant dumping ground; client storage, and we have visuals to help visualize State Road 10-20 years. We can encourage vacant parcel on state road.

The green space is a priority and the flooding events will be minimized and that will have a positive impact on the storm water.

There are no waiver and fully and compliant to all ordinances according to Russ.

Trip Bailey speaks for Johnson Development establishing credibility for the company and its intentions in Bensalem.

Trip-We have locations similar and successful in Washington DC and NY and family owned since 1987 ethos, 57 building warehouses distribution.

Proximity to I-95 and Philly North as a logistics facility makes Bensalem an ideal location.

Without tenants, the location can lease after construction and hoping to make 2022 ground breaking with architects.

There are a variety of businesses working with us. Freshly Meal Kit Service, Material Banks, Burlington, and beyond.

We also will blight sight and clean it up. The job building and tax revue is a plus for Bensalem.

Chris from Johnson and Johnson also stated there will be a loop for emergency trucks, rain guards, and Ed D will have it fire marshal approve if the company is willing to comply.

Ed D- 36 years of seeing flooding and the emergency responder, land build up, storm-water going up 3-4 feet high within 1 year with a good plan and design.

Mike- Industrial park developments and a brunch tenants look and feel residential use.

Open to Board and Public Comment

Ed T- Good

Mike-Management of the storm water balance job growth, walking space and activity warehousing utilizing

Tripp- 36 feet concrete slab to steel slab and 10 million speculatively will be for the budget.

Tom R- Fantastic! This team seems to be closely linked with the Township and its future development, I am speechless.

Will- Great and well prepared!

Pete- There could be walkway, 10-foot trial wide for bikes.

Russ- 10 years ago the intersection incident there was a need for better walkways.

Public Comment

Nope!

Motion Unanimous- Approval

Peter second

Moved

Motion passed

Meeting Adjourn at 7:30pm.