

Open Space Advisory Board Minutes  
February 24, 2021

I. **Call to Order.** The Zoom Meeting was called to Order at 7:00 PM. Present were Members Janet Pearson, Chairperson, Jason Albert, Laura Bocko, Nick Graziano and David Friedman. John Bermingham for the BOS, as well as members of the Public watching via Facebook.

II. **Reorganization:** David Friedman made a Motion, 2<sup>nd</sup> by Nick Graziano to have the Officers remain the same. Janet Pearson as Chairperson, Nick Graziano as Vice-Chairperson, Jason Albert as Secretary. Motion passed

Establishment of Meeting Date for 2021: 3/24, 4/28, 5/26, 6/23, 7/28, 8/25, 9/22, 10/27, 11/24, and 12/29. Laura Bocko made a Motion, 2<sup>nd</sup> by Nick Graziano, Motion passed.

III. **Courtesy of the Floor.** None.

IV. **Agenda/Minutes.** Dave Friedman made a motion, 2<sup>nd</sup> by Laura Bocko to accept the Minutes from the November 2020 Meeting. Motion passed. Laura Bocko made a Motion 2<sup>nd</sup> by Nick Graziano to accept the amended Agenda to include discussion of Monthly Reports under New Business. Motion passed.

V. **Old Business.** The Deeds are not filed as of Meeting. Until Deeds are officially filed, All other items on hold at the Preserve. A question was brought forth about a rumor concerning sub surface water rights.

The Collura Property. Ellen Lott from the Nature Conservancy let Janet Pearson know it is still an ongoing process. Waiting on Northampton County to transfer from Nature Conservancy to US Fish and Wildlife. The process has taken so long another appraisal may have to be completed.

Fund Balance: OSAB is requesting a monthly and/or quarterly report on expenditures and income. The Board needs to verify if funding has to be maintained in a separate account and not combined with others.

Preserve Signage Project: Ed Nelson has a Boy Scout that needs an Eagle Scout project. He has 2 years to complete. He will design and present to Board.

Heritage Conservancy Contract: Laura Baird cannot complete the Ziegenfuse Property purchase until; contract is sign. There needs to be a clause in the contract that in the event of unforeseen circumstances the parties will meet and reach an amicable agreement.

VI. **New Business:** Mr. Pinter is requesting each Board/Committee submit a monthly report, along with agenda and Minutes to the BOS one week prior to their Monthly Meeting.

A discussion was held in reference to PA Act 115 of 2013. Exclusively the wording concerning 25% of annual income to be used for maintenance. The OSAB is seeking

clarification on this item. Those fees could hypothetically be put in a separate account to be used for maintenance at the Preserve. Need legal clarification.

- VII. Public Comment.** Mr. Pinter expressed his displeasure with the Board and the unprofessionalism in the Meeting. He stated no Supervisors have been discussing sub surface water rights and there is no one holding up the Deed filing process because of this. He stated the BOS voted on the Conservation of the property, the filing of the deeds and the permitted uses back in 2019. And it will not reappear in front of the BOS again.

Judy Henckle stated Maintenance money may be appropriated such as the paying of the Heritage Conservancy. The land is owned fee simple.

- VIII. Adjournment.** David Friedman made a Motion, 2<sup>nd</sup> by Laura Bocko to adjourn until our next meeting on March 24, 2021. The meeting was adjourned at 8:20 PM.