



New Britain Township

Environmental Advisory Council

Kathleen Davis, Chair	Cynthia Jones, Supervisor, Liaison
Lucy Jones, Vice - Chair	Alex Mullin, Secretary, NBT Staff
Mary Margaret Briggs, Member	Nick Valla, Township Manager
Geraldine Reuter, Member	
Carol Weston-Young, Member	

Minutes – September 2, 2026

Attended: K. Davis, M. Briggs, C. Weston-Young, L. Jones, G. Reuter, A. Mullin, C. Jones, N. Valla

Regrets: N/A

Meeting was called to order by K. Davis @ 7:00 pm.

Discussion:

- Approval of Minutes – C. Weston-Young motioned, and G. Reuter seconded a motion to approve the August 5, 2026 minutes. The EAC unanimously approved the motion.
- Township Manager, N. Valla, discussed events that transpired since the initial North Branch Park planting project letters were sent out and he described a recent meeting with neighbors. N. Valla expressed that after the collaboration with neighbors and taking in the feedback, it was decided to propose pausing the project, pushing it back a year, and address community concerns.
- Louis Vittorio, 208 Poplar Road, presented a list of concerns and noted they would follow up via email. The issues were as follows: The basin floods roughly 4 times within a 20-year span, raising concerns about peak elevation and flooding. Questions regarding outfall structures, ensuring trees and shrubs remain clear of structures, and defining berm/embankment responsibilities. Questions surrounding planting management and access for inspection and maintenance. Inquiries regarding engineering and whether alternatives were considered, such as planting trees in the swale between the parking lot and pavilion.
- There was a discussion on whether planting around the parking lot could provide more MS4 credits than basin plantings.
- K. Davis explained that when the basin was originally constructed, it was the better solution compared to street drains, though modern stormwater approaches differ. It was noted the park lacks significant tree cover, leaving other potential areas for planting.



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- Chris Jorlett, 201 W Fairwood Drive, expressed concerns about why trees could not be relocated, noting existing basin issues that additional trees might exacerbate. He added that no response had been received regarding pollutants in the park.
- Dimitri Babov, 205 W Fairwood Drive, noted he performed independent engineering calculations and remarked that no calculations were provided by the township. He asked if rainfall could be measured throughout the year to gather data to inform future design and planning.
- Tom Scary, 203 W Fairwood Drive, and Dimitri Bobov noted that Craig Kennard agreed the current plan was not a good idea.
- Jose Garcia-Alonso, 207 West Fairwood Drive, raised maintenance concerns, feeling the township cuts down trees and cleans up, but ongoing tree maintenance is lacking, alongside issues with poison ivy.
- Tom Scary commented that while the Park & Rec crew does great work, he feels the township lacks the manpower to maintain additional trees.
- N. Valla explained what the MS4 program is and why it involves the Township prompting yearly projects that are typically unfunded.
- The EAC members offered to meet with neighbors throughout the coming year to hear and discuss concerns regarding the proposed tree planting and acquire feedback.
- M. Briggs announced that Bird Town meetings have been moved to a quarterly schedule beginning at 6:00 p.m. at the Township building. These would occur prior to already scheduled EAC meetings. The next Bird Town meeting will be held on October 7th at 6:00 p.m.
- The birdhouse made by Cub Scout, Corbin Siller, in West Branch performed very well. M. Briggs removed two unused birdhouses and presented options for relocation. The birdhouses could be placed at North Branch Park (requires monitoring) or Coleman (where an EAC meeting attendee, Maddie, could monitor 1–2 times during nesting season). The EAC members and Maddie agreed to this placement.
- C. Weston-Young discussed the Bird Town Grant on the Coleman property, accessible via the greenway trail, mirroring work at the Wilma Quinlan area. The proposed plans include a woodchip path leading to a 10x20 ft opening for birders, surrounded by a 20 ft ground cover area. Grant applications are due by September 15th, needing Board approval on September 14th before being sent to Heidi. The planting list remains open for future expansion under the \$1,000 grant.



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- A discussion ensued regarding the Fall Festival preparation. K. Davis explained that all event equipment is fully sourced and finalized. The setup will be located near the garden, utilizing two tents and side tables.
- A. Mullin is preparing posters for the event at the request of the EAC.
- M. Briggs inquired if there were any issues regarding volunteers or if additional help is needed.
- N. Valla explained the status of the Walnut Street project, noting that updated plans are posted on the Township website. The applicant pulled the current version of the plans, but a resubmission is expected, which the EAC will have a chance to review.
- Anna Edling, member of the NBT Planning Commission, commented on her review of the plans, noting the proposed removal of 86 specimen trees. She noted the arborist's report evaluated 1,000 trees with none receiving a good rating, suggesting the evaluation reflected a homeowner perspective rather than a riparian buffer perspective.
- Township Supervisor, Marybeth McCabe, suggested if the township could challenge the assessment with an independent review from a Township arborist; cost responsibility falls on the applicant, not the Township.
- L. Jones asked whether an evaluator using different criteria could review the data and arrive at different conclusions.
- A discussion ensued regarding the planting by the concession stand in North Branch Park. The plantings are growing well, signage is installed, and L. Jones has been clearing surrounding bushes. She stated that the thistle has dwindled, leaving mostly crabgrass.
- L. Jones is requesting the Park and Rec crew mow between cages.
- Sarah Benz, resident of Brittany Farms, suggested using strawberry runners as ground cover.
- L. Jones expressed concern regarding ongoing long-term maintenance.
- Sarah Benz requested a status update regarding dead live stakes along the streambank of the creek behind Brittany Drive. C. Jones stated that she would ask the Township Engineer and Public Works department for an update.
- Adjournment – A motion to adjourn was made by C. Weston-Young, seconded by L. Jones, and approved unanimously by all in favor at 8:17 p.m.



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Respectfully submitted,

A handwritten signature in blue ink, reading "Kathleen Davis", written over a horizontal line.

Kathleen Davis, Chair

*The next meeting of the Environmental Advisory Council of New Britain Township will take place on **Wednesday, October 7, 7:00 pm** at the New Britain Township Building, 207 Park Avenue, Chalfont, Pa. Agenda is posted to the Township website prior to the meeting date at www.newbritaintownship.org.*