



JOSEPH DIGIROLAMO  
MAYOR

**BENSALEM TOWNSHIP COUNCIL**  
**July 22<sup>nd</sup>, 2024 - 7:00 p.m.**  
**Council Chambers**

2400 BYBERRY ROAD  
BENSALEM, PA 19020

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**COUNCIL AGENDA**  
**AMENDED**

1. Opening of meeting with a moment of silent meditation or prayer followed by the Pledge of Allegiance to the Flag.
2. Introduction of Council Members, Mayor and Staff
3. Public Comment: Limited to Agenda Items Only
4. Approval of Council Minutes for meeting date:  

**June 17<sup>th</sup>, 2024 and June 24<sup>th</sup>, 2024**
- 4A. Consideration of a Resolution opposing Pennsylvania House of Representatives HB 1976 and HB 2045.
5. Consideration and public hearing on an Ordinance vacating and abandoning a ten-foot alley on Clovernook Avenue between Bucks County Tax Map Parcel #02-061-179 and Bucks County Tax Map Parcel #02-061-184.
6. Consideration of a Preliminary and Final Land Development for:  

<b>Applicant:</b>	<b>Brilla, LLC – Anton Poteryahin</b>
<b>Location:</b>	4034 & 411 Bristol Road
<b>Proposed Use:</b>	Auto Parts Warehouse and Garage
<b>Zoning Classification:</b>	G-I General Industrial & L-I Light Industrial
<b>Tax Parcel:</b>	02-017-068-001 & 02-017-090-001

7. Consideration of a Lot Line Change for:

**Applicant:** Ken Fleck – Fol Pen2  
**Location:** 2975 Galloway Road  
**Proposed Use:** Foley Cat Lot Modification  
**Zoning Classification:** G-I General Industrial & L-I Light Industrial  
**Tax Parcel:** 02-033-066-007, 02-033-006, 02-033-066-004,  
02-033-066-033

8. Consideration of a Preliminary and Final Land Development for:

**Applicant:** Chick-Fil-A  
**Location:** 1525 Street Road  
**Proposed Use:** Restaurant W/Drive-Thru  
**Zoning Classification:** R-44 - Residential/Commercial  
**Tax Parcel:** 02-071-242-001

9. Consideration of Escrow Releases:

**Developers Request:** Chick-Fil-A – Release #1  
**Location:** 3621 Horizon Boulevard  
**Tax Parcel:** 001-018-026  
**Amount:** \$316,890.20

10. Consideration of Escrow Releases:

**Developers Request:** Faith Unity – Release #2  
**Location:** Richlieu Road  
**Tax Parcel:** 2-1-55-002  
**Amount:** \$135,554.75

11. Public Comment

12. Other Business

13. Next Meeting: 08/12/24 - Adjournment

**By: Stacey Champion, 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).