

Upper Milford Township
Board of Supervisors
Township Building, Old Zionsville, PA 18068
December 4th, 2025, 7pm
REGULAR MEETING MINUTES

ATTENDANCE: Supervisors: Daniel Mohr, Angela Ashbrook, John Zgura, Manager: Edward Carter, Solicitor: Marc Fisher, Secretary/Treasurer: Jessi O'Donald

Meeting Called to order at 7:00 pm.

Pledge of Allegiance to the flag.

ANNOUNCEMENTS:

This meeting is being recorded principally to aid in the preparation of Minutes and for such other purposes as the Board sees fit. For that reason, will each person wanting to give any comments during this meeting, please state your name for the record and address the Board of Supervisors.

PUBLIC INPUT: None

ACCEPTANCE OF MINUTES:

Approval of November 20th, 2025, regular meeting minutes.

MOTION: Supervisor Zgura made a motion to accept the minutes for November 20th, 2025, as presented. Supervisor Ashbrook seconded the motion. Hearing no questions or comments all were in favor, motion carried.

APPROVAL OF PAYMENT OF BILLS:

GENERAL FUND:

PLGIT XXXX7209 - Check No's. 1488 to 1511 in the amount of \$63,188.19

STREET LIGHT FUND:

PLGIT XXXX7125 - Check No. 1423 in the amount of \$2,600.18

ACKNOWLEDGEMENT OF BANK TRANSFERS:

No Transfers

MOTION: Supervisor Ashbrook made a motion to pay the bills as read. Supervisor Zgura seconded the motion. Hearing no questions or comments, all were in favor, motion carried.

SOLICITOR'S REPORT: No Report

OLD BUSINESS: None

NEW BUSINESS:

1.) Approval 2026 Budget

Manager Carter explained that the budget has been advertised and did not receive any comments during the comment period. It is presented for adoption this evening.

MOTION: Supervisor Ashbrook made a motion to adopt the 2026 budget as presented and advertised. Supervisor Zgura seconded the motion. Hearing no questions or comments, Ashbrook and Zgura were in favor, Mohr was against, motion carried.

2.) Approval Resolution 2025-042 Millage Rate for 2026

Resolution 2025-042 is to adopt the millage rate to go along with the 2026 budget. The millage rates stayed the same as in 2025.

MOTION: Supervisor Zgura made a motion to adopt Resolution 2025-042. Supervisor Ashbrook seconded the motion. Hearing no questions or comments, all were in favor, motion carried.

3.) Approval of Advertising 2026 Meeting Dates

Meeting dates for 2026 to be advertised to meet the advertising requirement for public meetings.

MOTION: Supervisor Ashbrook made a motion to approve the advertising of the meeting dates as presented for the 2026 meetings. Supervisor Zgura seconded the motion. Hearing no questions or comments, all were in favor, motion carried.

4.) Fields at Indian Creek -Annex – Time Extension Expiration Discussion

Solicitor Fisher explained that the Annex time extension expires tomorrow (12/5/2025) The Board could not include the annex in the motion at the prior meeting to deny an extension and invade the security for the development.

MOTION: Supervisor Ashbrook made a motion to direct staff and solicitor to take all necessary steps to invade the security for the Annex portion of the Fields at Indian Creek development. Supervisor Zgura seconded the motion. Hearing no questions or comments, all were in favor, motion carried.

DEP MODULES / SEWAGE PLANNING: - None

PLANNING COMMISSION – OLD BUSINESS: - None

PLANNING COMMISSION – NEW BUSINESS: None

SUBDIVISIONS – IMPROVEMENTS:

- 1.) Credit Release No. 7 – Fields at Twin Run/Engleman in the amount of \$202,354.59
 - a. Letter from Township Engineer Jeffery Ott
- 2.) Credit Release No. 8 – Fields at Indian Creek Phase 1 in the amount of \$120,385.12
 - a. Letter from Township Engineer Jeffery Ott
- 3.) Credit Release No. 1– Fields at Indian Creek Phase 1B in the amount of \$8,717.79
 - a. Letter from Township Engineer Jeffery Ott
- 4.) Credit Release No. 3 – Fields at Indian Creek Phase 2 in the amount of \$60,049.98
 - a. Letter from Township Engineer Jeffery Ott
- 5.) Credit Release No. 5 – Fields at Indian Creek Phase 3 in the amount of \$76,619.31
 - a. Letter from Township Engineer Jeffery Ott
- 6.) Credit Release No. 8 – Fields at Indian Creek Phase 4 & 5 in the amount of \$43,656.00
 - a. Letter from Township Engineer Jeffery Ott

MOTION: Supervisor Mohr made a motion to grant credit releases as listed above. Supervisor Ashbrook seconded the motion. Hearing no questions or comments, all were in favor, motion carried.

CORRESPONDENCE: None

OTHER ISSUES: - None

REPORTS:

Emergency Services Committee Report: No Report

Township Emergency Management Coordinator: N/A

Emergency Services Call Report: No Report

Fire Companies: No Report

Emmaus Library: No Report

Recreation Commission: No Report

Township Manager:

Bud Carter – Salem Bible Church Culvert will start to be replaced on December 15th, and the area will be closed to traffic for approximately two weeks for the replacement. Notices have been mailed. The Board of Supervisors had an executive session on Tuesday, December 2nd at 4:30 pm to discuss legal and personnel matters.

Supervisors:

Angela Ashbrook – No Report

John D. Zgura – No Report

Daniel J. Mohr – No Report

Public Input: Dave Skinner, HOA Representative of The Fields at Indian Creek – He asked for more information on the credit releases for FIC. Manager Carter asked him to fill out a Right to Know request for the Release letters.

EXECUTIVE SESSION: - Not needed

ADJOURNMENT: Meeting adjourned at 7:13 pm.

12/18/2025

Chairman Daniel J. Mohr

Secretary/Treasurer Jessi O'Donald