

# **ABINGTON TOWNSHIP**

**July 9, 2026**



## **Board of Commissioners Regular Public Meeting**



# TOWNSHIP OF ABINGTON

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## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### **AGENDA** **JULY 9, 2026** **7:00 PM**

Residents who wish to attend in person can do so in the Abington Township Board Room located at 1176 Old York Road, Abington, PA 19001, 2nd Floor. Residents who wish to participate in the meeting remotely can access the meeting online by a computer, iPad, iPhone, or Android at <https://us06web.zoom.us/j/88216803878>. This link will enable residents to hear the meeting, see presentations, and ask questions. Residents who are unable to join online, can listen to and participate in the meeting by calling 1-929-436-2866 and entering the meeting ID number 882-1680-3878 when prompted.

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#### **CALL TO ORDER**

#### **ROLL CALL**

ROSENBAUM, ROTHMAN, DIPLACIDO, LANEY-MARTIN, BROWNE, WINEGRAD, HENRY, ZAPPONE, YOUNG-GERTZ, SPIEGELMAN, PURTELL, SCHREIBER, BOWMAN, VAHEY, HECKER

#### **PLEDGE OF ALLEGIANCE**

#### **BOARD PRESIDENT ANNOUNCEMENTS**

#### **PUBLIC COMMENT ON AGENDA ITEMS**

#### **CONSENT AGENDA**

- a. BOC-01-070926 Motion to approve the Minutes from the Board of Commissioners Regular Meeting of May 28, 2026.
- b. BOC-02-070926 Motion to approve the USDA Service Agreement effective July 9, 2026, and continuing through June 30, 2027. (*Ms. Tholey*)

#### **UNFINISHED BUSINESS**

#### **NEW BUSINESS**

- a. BOC-03-070926 Discussion and Presentation of a Traffic Calming Policy. (*Sgt. Coughlin*)

- b. BOC-04-070926 Request for authorization to advertise an Ordinance amending the code of the Township of Abington for the regulation of e-bikes and e-scooters in parks and trail systems within Abington Township. *(Mr. Clarke)*
- c. BOC-05-070926 Motion to adopt the 2026 Community Development Block Grant Annual Action Plan and adopt Resolution No. 26-022. *(Ms. McIlvaine)*
- d. BOC-06-070926 Motion to authorize advertisement for a Request for Proposals (RFP) for the design of the new Abington Township Public Library, conditioned upon final review and approval by both the Office of Commonwealth Libraries and the Township Solicitor's Office. *(Ms. Fitzgerald)*
- e. BOC-07-070926 Motion to approve a revision of scope of work for the Rockwell Rd. Stormwater Project under the CDBG-DR IDA grant from DCED. *(Ms. McIlvaine)*
- f. BOC-08-070926 Motion to adopt Ordinance No. 2243 repealing and replacing Chapter 85 - "Fire Prevention," in its entirety, repealing Chapter 65 – "Burning," and repealing all inconsistent Ordinances. *(Mr. Platz)*
- g. BOC-09-070926 Motion to approve as advertised and approved by the Montgomery County Consortium, Wilson of Wallingford as the Township's heating oil provider at the cost of \$5.598 per gallon and authorize the Township Manager to execute the contract. *(Ms. Tholey)*

## **FINANCE COMMITTEE**

- a. FC-01-070926 Motion to approve the May 2026 expenditures in the amount of \$4,339,587.84 and salaries and wages in the amount of \$3,698,429.16 and authorizing the proper officials to sign and approve invoices and supporting documentation in payment of bills and contracts as they mature through the month of August 2026. ([Click here to view supporting information for expenditures in May 2026](#))

## **PUBLIC COMMENT**

## **ADJOURNMENT**

## **BOARD POLICY ON PUBLIC PARTICIPATION**

### **For Information Purposes Only**

The Township shall conduct business in accordance with the Commonwealth of Pennsylvania Laws governing the conduct of public meetings and only establish guidelines that shall govern public participation at meetings consistent with the law.

Each commenter shall:

- Direct their comments to the Presiding Officer;
- Speak from the podium or into a microphone designated by the presiding officer; State their name for the record;
- Either orally or in writing provide their address for the record;
- Have a maximum of three minutes to make their comments. Each commenter when speaking to a specific agenda item, is to keep their comments relative to that identified agenda item;
- Speak one time per agenda item;
- When commenting on non-agenda items, the commenter is to keep their comments related to matters of the Township of Abington, Montgomery County, Pennsylvania.
- State a question to the Presiding Officer after all commenters have spoken, and; Be seated after speaking or upon the request of the presiding officer;
- Not engage in debate, dialogue or discussion; Not disrupt the public meeting, and;
- Exercise restraint and sound judgement in avoiding the use of profane language, and the maligning of others.



The stated meeting of the Board of Commissioners of the Township of Abington was held on Thursday, May 28, 2026 via webinar and in-person at the Township Administration Building, Abington, PA, with President Hecker presiding.

**CALL TO ORDER:** 7:00 p.m.

**ROLL CALL:** Present: Commissioners ROSENBAUM, ROTHMAN, DiPLACIDO, LANEY-MARTIN, BROWNE, WINEGRAD, HENRY, ZAPPONE, YOUNG-GERTZ, SPIEGELMAN, PURTELL, SCHREIBER, BOWMAN, VAHEY, HECKER

Also Present: Township Manager Christman  
Township Solicitor Gallagher

## **PLEDGE OF ALLEGIANCE**

## **BOARD PRESIDENT ANNOUNCEMENTS:**

President Hecker announced that the Board of Commissioners met in Executive Session earlier this evening to discuss litigation and real estate matters.

President Hecker said tonight, we have the occasion to honor a longstanding member of our community who tragically passed away in March. State Representative Ben Sanchez and Judge Emmett Madden reached out to him about the circumstances, so we will take a moment to pause and reflect on acknowledging a life well-lived, a connection to community.

State Representative Ben Sanchez presented a Condolence Resolution on behalf of the Pennsylvania House of Representatives in honor of Mr. Joseph Earnest Kenas, who passed away at the age of 69 on March 13, 2026. We would like to honor the memory of Mr. Kenas, who was born in Abington on November 9, 1956, to the late Earnest and Bertha Latzko Kenas, lauded for his kindness, patience and generosity, and who enjoyed the outdoors and was an avid bicyclist and skier.

In addition, he cherished spending time with his family in their cabin on the lake. He was a beloved family member who strove to bring joy and happiness to all of whom he cared for. He was an outstanding citizen and represented the finest virtues of American life, and he earned the praise of many family members, friends, neighbors and acquaintances who benefitted from his integrity and his inspiring presence.

The House of Representatives of the Commonwealth of Pennsylvania proclaims with enduring sorrow the passing of Joseph Earnest Kenas and extends its heartfelt condolences to his wife, Elizabeth Kenas, his children and five grandchildren and many other family members and friends.

The Honorable Judge Emmett Madden said Joe was a member of our cycling team, and he loved cycling and Joe was his mentor. Joe always loved Abington and his community and gave so much to all of us on his team as a cycling mentor. He thanked everyone for honoring Joe today and for being here.

President Hecker read a Citation on behalf of Abington Township honoring Mr. Joseph Earnest Kenas, who was a lifelong resident of Abington Township and a proud member of this community. Mr. Kenas was a devoted husband, loving father of three and cherished grandfather of five, and Joe's compassion, kindness and warmth touched all who knew him. Mr. Kenas was an avid cyclist and skier who regularly cycled the roads of Montgomery County, and he sadly passed away on March 13, 2026 leaving behind a family and community in profound grief. The Township wishes to formally recognize the life of Mr. Kenas and to extend its deepest condolences to his family during this time of great sorrow.

Now, therefore it be proclaimed on this 28<sup>th</sup> day of May 2026, the Township of Abington hereby issues this Citation of Honor in memory of Joseph Earnest Kenas celebrating the life he led and extends its heartfelt sympathies to the Kenas family.

#### **PUBLIC COMMENT ON AGENDA ITEMS:**

Adele Kubel, resident, expressed concerned about the minutes. She was also concerned about destroying public trust and meetings being cancelled. Also why is the Township purchasing dilapidated homes from Jefferson Hospital. Abington tax money should not be utilized to demolish hospital blight. Congestion easing property is available for purchase on Old York Road and citizens signed a petition for the purchase of that property, and that area has severe congestion and no room for apartment buildings. Why are petitions and citizens' wishes continually ignored?

She also expressed concern about sidewalks for billionaires; no streetlight replacement; rusted street signs; potholes; and crumbling islands on Old York Road. Economic development is prioritized for rich people while poor Abington suffers.

Joe Rooney, resident, commented that he was surprised to see the five properties for \$3 million dollars listed on the agenda and he has not heard this discussed at any meetings, so why is this coming up after Memorial Day and voted on? In his opinion, this is taxation without representation.

There are five commercial properties on one of the busiest streets in the Township, and the EDC just gave a presentation, and there was no discussion about buying those properties. Buy the middle school because there is more office space, a gym, library, theater, and you can do whatever you need for the Township and still have two floors left. Please vote “no.” We need to know more about this plan and why is it being done right now.

Lora Lehmann, resident, expressed concern about removing the committee meetings, and we didn’t see anything about this project before it was brought to a voting meeting and then not discussed before we were allowed to comment. She does not believe the Township has any right to spend this money, it is not in the budget, and the public has not approved any project that would allow the purchase of \$3 million dollars for properties. She asked the Board to vote “no,” and tell the people in the Township what you are doing and ask them for their comments as to whether it is appropriate for our Township. Please restore our committee meetings and our right to speak after each agenda item and never bring something for a final vote that has not been to a committee meeting.

### **CONSENT AGENDA:**

Vice President Vahey made a MOTION, seconded by Commissioner Spiegelman to approve Items a. and b. as listed under the Consent Agenda as follows:

To approve the minutes from the Board of Commissioners Regular Meeting of April 30, 2025.

To approve the sale of the Police Athletic League (PAL) Vehicle.

MOTION was ADOPTED 15-0.

**UNFINISHED BUSINESS:** None.

### **NEW BUSINESS:**

#### Item BOC-03-052626:

Vice President Vahey made a MOTION, seconded by Commissioner Zappone to award the 2026 Ready Mix Concrete in the amount of \$87,200.00, Engineered Retaining Wall Block in the amount of \$28,300.00 to JDM Materials Inc.

President Hecker asked for any comments from Commissioners. There were none.

MOTION was ADOPTED 15-0.

Item BOC-04-052826:

Vice President Vahey made a MOTION, seconded by Commissioner Schreiber to approve Purchase Agreement between Abington Township and Abington Memorial Hospital Property Department for the Township to purchase properties located at 1177 Old York Road, 1169 Old York Road, 1159 Old York Road, 1165 Old York Road and 1874 Horace Avenue.

President Hecker called on Solicitor Gallagher.

Solicitor Gallagher said this is a purchase agreement authorizing the condemnation of the property as well as a proposal from Title Land Transfer to provide the title insurance, title policy and prepare the deeds for the transfer. This is all being done in a friendly matter of condemnation with Abington Hospital signing the purchase agreement.

Commissioner Young-Gertz said she is glad that we have this chance to possibly acquire these properties. It is an opportunity to create a municipal campus in the heart of our Township, and that corridor is at our front door to the Township. Travelers going to and from Abington is the first they see of our community. This will be a great opportunity to control the architectural character of the corridor and create a campus that would spur development and have much needed space especially for our police department and to create a welcoming, useful, efficient space for our residents to do their business with the Township. She is very much in favor and urged a vote in favor of it.

Commissioner Spiegelman said he concurs with Commissioner Young-Gertz. It is known that the main infrastructure of this building and the adjoining police department are long past life and the core of this building is 100 years old, so it is long understood that we need new facilities. When there is plan for the use of this or any other property, that process will be entirely public facing and presented in various phases not just here but at the Planning Commission, EAC etc.

The fact remains that the properties across the street are available now. Jefferson Abington wants to liquidate them, and they are not going to wait forever. This will be the Township's property and the people's property to be developed when the right time and plan is developed. These properties are for sale now and will be secured now, and that is what responsible governing bodies do and what responsible governing municipalities do.

Commissioner Winegrad agreed with Commissioner Spiegelman. This is a once in a lifetime opportunity to expand the campus and give the residents an opportunity to see what is happening in the middle of the Township, so how are we paying for this?

Manager Christman replied to pay for the acquisition initially, the Township would use funds that it has acquired through the ARPA program. There was a \$10 million dollar exclusion, and those dollars were reassigned to park programming, so we can use those dollars to purchase the property and then reimburse ourselves at some point in the future should the Board determine to go out for a general obligation bond to fill that hole.

MOTION was ADOPTED 15-0.

Item BOC-05-052826:

Vice President Vahey made a MOTION, seconded by Commissioner Spiegelman to approve Resolution No. 26-021 authorizing the acquisition of property located at 1177 Old York Road, 1169 Old York Road, 1159 Old York Road, 1165 Old York Road, and 1874 Horace Avenue, Abington Township, through the exercise of Eminent Domain.

President Hecker asked for any comments from Commissioners.

Commissioner Winegrad asked the Solicitor to explain the exercise of eminent domain and how it applies in this case.

Solicitor Gallagher explained that eminent domain allows the governmental agency such as the Township to condemn; although that does not mean the property is unfit or otherwise dangerous, it is just a term. We are using the process of eminent domain, which allows the Township to take the property. This is being done in consultation with the property owners, and this is a friendly condemnation.

Commissioner Winegrad clarified that the Township is not taking the property. This is a coordinated agreement with the seller. Is that correct?

Solicitor Gallagher replied that is correct.

MOTION was ADOPTED 15-0.

Item BOC-06-052826:

Vice President Vahey made a MOTION, seconded by Commissioner Spiegelman to approve proposal from Title Land Transfer, LLC related to the acquisition of the properties located at 1177 Old York Road, 1169 Old York Road, 1159 Old York Road, 1165 Old York Road, and 1874 Horace Avenue.

President Hecker asked for any comments from Commissioners. There were none.

MOTION was ADOPTED 15-0.

Item BOC-07-052825:

Discussion and Presentation of a Fire Code Ordinance Amendment –

Fire Marshal Platz thanked the Township Manager, his team, Assistant McAneney as well as the Township Solicitor for supporting him in this long process. It has been over 30 years since our complete adoption of a fire code, which deals with hazard mitigation and measures that have changed dramatically over that time. Updating this not only prevents incidents from happening but helps our teams to react when they do occur.

The fire codes were originally adopted back in 1971 in Abington Township, and a couple years ago, adopted the BOCA Code Fire Prevention Code, 1970 edition. It has been 32 years since our last amendment to our code and 36 years since our full adoption of our 1990 BOCA Code.

Currently, we enforce the codes in Abington Township through the PA UCC – Uniform Construction Code, under the 2021 edition of the international codes. The Township also adopted the 2024 Property Maintenance Code back in 2023, and our team currently utilizes the 2019 edition, so we are using a 30-year-old code. It is outdated and limits the coverage of modern hazards, and it is not readily available to the public.

He proposes using the 2021 International Fire Code, which has improved life safety and aligns with state and national standards as well as best practices to address emerging risks as they occur, and it is a simplified understanding for the public. The BOCA code uses a lot of outdated terms, terminologies and processes, and the new code will allow some regional consistency, and it is online for free.

Operational improvements include expanded permit requirements for hazard processes; improved fire protection system maintenance; enhanced fire service features; and comprehensive emergency planning requirements. It has location specific enhancements such as energy storage systems for lithium-ion batteries; solar and electrical infrastructure; high-piled storage and commercial hazards; expanded hazardous materials regulations; and reflects today's fire environment versus 1993.

Enforcement and administrative – Clear authority for the Fire Marshal; expanded inspection and compliance tools; defined system impairment procedures; and more consistent enforcement across jurisdiction.

Amendments – the goal is to adopt the International Fire Code with amendments that focus on public safety, consistency with Township practices, and enforcement clarity. There are 40 proposed amendments: six standard amendments require a (fill-in-the blank); one amendment is in regarding UCC enforcement in which we are adopting this fire code as it pertains to operational requirements not construction; there are 32 amendments with modifications, additions, and/or removals; and one amendment on adoption of appendices. The standard amendments as required were presented.

A few years ago, we amended the burning ordinance. He recommends removing that ordinance and utilizing the IFC 2021 code with a few Abington tweaks to make it more consistent for fire code information. Section 307 already exists in the international fire code that deals with open burning, so he made a few regulation changes, and a lot of the language mirrors the existing burning ordinance.

Differences in the proposed code are that bonfires are permitted with 50-foot separations and a permit; recreational pits must be 25 feet from structures, property lines, and combustibles; portable outdoor fireplaces must be 15 feet from structures; property lines, combustibles; and the proposed code clearly establishes the legality of a burn ban.

Fire System Documentation – codes have always required documentation, but accountability has always been a struggle. In the past 12 months, 1,207 violations were issued for lacking documentation, so we will require the submittal of documentation through a designed portal. He found a company who will design the portal for free. It will improve the current process; increase inspector productivity; and will resolve the CPSE Accreditation recommendation.

This will have a minimal impact on normal activities and improve safety for residents. It will clear up exceptions for business owners with some increased compliance requirements and provide the fire department with better enforcement tools and safer operations.

Vice President Vahey asked for further information on the amendment for the Suburban Industrial District.

Mr. Platz replied it regulates cryogenics storage liquified petroleum products in the SI-Suburban Industrial Zoning District of the Township, which correlates with those uses in the zoning code.

President Hecker asked about surrounding municipalities and their codes.

Mr. Platz replied most of them are using the 2021 edition.

Commissioner Young-Gertz asked for clarification on the regulation for bonfires.

Mr. Platz replied our code requires that a recreational fire is regulated to 3 ft. of width and 2 ft. of height, which is a standard homebuilt, cinderblock firepit in the backyard. A bonfire is considered anything expanding outside of that size in which a 50 ft. radius is needed around the entire firepit itself clear from any combustibles or structures.

Commissioner Young-Gertz clarified that a permit is needed to have a bonfire. Is that correct?

Mr. Platz replied that is correct. There would be an inspection from our team as well as someone to stand by.

Commissioner Young-Gertz clarified that this would be a necessary step in keeping our accreditation. Is that correct?

Mr. Platz replied yes, that is one of the many core criteria they evaluate during the accreditation process.

Commissioner Spiegelman clarified that any conflicts that could arise from any discrepancies between the IFC and state's construction code have been rectified. Is that correct?

Mr. Platz replied he worked with the Solicitor's office to make sure we did not overstep our bounds treading carefully on what we can and cannot implement.

Commissioner Schreiber questioned whether information about how to get rid of batteries is available to residents. Also, could there be a Q & A on the website page?

Mr. Platz replied how to dispose of them is something that our team educates the public on. The theme of last year's fire prevention week was proper battery use and storage.

Commissioner Bowman thanked Mr. Platz for his clear and effective presentation.

Commissioner Laney-Martin asked about the new system for fire inspections and fees for business owners, and will there be a system where they can pay the fee instead of mailing it?

Mr. Platz replied the contractor will be responsible for uploading the locations and we will be looking into how to make online payments for fire inspection fees. The vendor will be expected to upload the fire inspections, and the property owner is responsible for making sure that we get them. We will reach out to the vendors to make sure they know what the process is.

Commissioner Rosenbaum questioned whether there are any cost estimates or revenue estimates for any additional resources that may be needed or perhaps additional revenues expected, and why haven't we updated the code in so long and how many years will it be when we update this again?



Mr. Platz replied there is no fee associated with this and no additional cost for residents. He cannot speak to his predecessors as to why this hasn't been updated in so many years. He has been working on this since his days as Assistant Fire Marshal and he took his time with it because of legal precariousness when it comes down to adopting something that could be construed as going against the UCC. He wants to make sure we do our due diligence and has worked with the Solicitor's office that we are on good legal ground and not overstepping our bounds. The ordinance going forward will fall in line with the UCC adoption.

#### **PUBLIC COMMENT:**

Adele Kubel, resident, commented that Code Enforcement cannot get rid of one rotting car on Edmund Road. Junk vehicles, RVs, destroyed boats, and cargo units are the accessories of thousands of blighted homes, so are batteries. These homes are being destroyed by citizens that blight homes for Jefferson Hospital connected billionaires. She reported issues to Code Enforcement, and nothing gets done. She collected names of 25 streets with large-scale construction wagons sitting there for years. Remove blight from the streets, lawns and driveways that are creating hazard for everyone.

Joe Rooney, resident, expressed concern about the \$3 million dollar purchase that does not represent the voters. The Economic Development Corporation was not consulted, and this is what they are supposedly for, so that is useless, get rid of it, save us \$500,000. Also, he feels there is a financial aspect to the eminent domain. How can a vote "yes" be taken on something without knowing where the money is coming from.

The Queen of Peace had a carnival and Commissioner Zappone did an unbelievable job. It was a wonderful time, and Dennis should have been saluted for what he did for the church. Also, he expressed concern about police matters and more information at these meetings would be helpful. He does not understand why we are dedicating 30 days of our flagpole on the 250th Anniversary of America to a divisive political flag.

Lora Lehmann, resident, expressed concern that the business of the public is supposed to be done in the view of the public with their input and have their blessing. Where are the appraisals for these properties and what is the plan going to cost? It's not that it couldn't be a good thing, but we don't know what you are doing. These properties are blighted and were supposed to be cited and made sure they came into compliance, which will be part of your adventure that you are embarking on. This is not the way business is supposed to be done.

Lisa Kelley, resident, reminded everyone that the pride flag is not a politically divisive issue, it's about human beings.

**ADJOURNMENT:**

8:01 p.m.

Respectfully submitted,

Liz Vile, Recording Secretary

Resolution No. 26-021 was adopted by the Board of Commissioners on May 28, 2026.





## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

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July 9, 2026

BOC-02-070926

#### FISCAL IMPACT

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#### DATE

#### AGENDA ITEM NUMBER

Cost > \$10,000  
No

Parks & Recreation

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#### DEPARTMENT

#### PUBLIC BID REQUIRED

Cost > \$20,100  
No

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#### AGENDA ITEM:

USDA Service Agreement

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#### EXECUTIVE SUMMARY:

The purpose of this agreement is to reduce damage associated with the accumulation of Canada geese droppings on the ground, parking areas, walkways, building entrances, and recreation areas owned by Abington Township. The cost of the agreement is \$15,291.84.

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#### PREVIOUS BOARD ACTIONS:

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#### RECOMMENDED BOARD ACTIONS:

Motion to approve the USDA Service Agreement effective July 9, 2026, and continuing through June 30, 2027.  
(Ms. Tholey)

WS Agreement Number: \_\_\_\_\_-RA

WBS: \_\_\_\_\_

[optional] Cooperator PO: \_\_\_\_\_

**COOPERATIVE SERVICE AGREEMENT**  
**between**  
**Abington Township (AT) (Cooperator)**  
**and**  
**UNITED STATES DEPARTMENT OF AGRICULTURE**  
**ANIMAL AND PLANT HEALTH INSPECTION SERVICE (APHIS)**  
**WILDLIFE SERVICES (WS)**

**ARTICLE 1 – PURPOSE**

The purpose of this Cooperative Service Agreement is to cooperate in a wildlife damage management project, as described in the Work Plan on the next page.

**ARTICLE 2 – AUTHORITY**

APHIS-WS has statutory authority under the Acts of March 2, 1931, 46 Stat. 1468-69, 7 U.S.C. §§ 8351-8352, as amended, and December 22, 1987, Public Law No. 100-202, § 101(k), 101 Stat. 1329-331, 7 U.S.C. § 8353, to cooperate with States, local jurisdictions, individuals, public and private agencies, organizations, and institutions while conducting a program of wildlife services involving mammal and bird species that are reservoirs for zoonotic diseases, or animal species that are injurious and/or a nuisance to, among other things, agriculture, horticulture, forestry, animal husbandry, wildlife, and human health and safety.

**ARTICLE 3 - MUTUAL RESPONSIBILITIES**

The cooperating parties mutually understand and agree to/that:

1. APHIS-WS shall perform services set forth in the Work Plan, which is attached hereto and made a part hereof. The parties may mutually agree in writing, at any time during the term of this agreement, to amend, modify, add or delete services from the Work Plan.
2. The Cooperator certifies that APHIS-WS has advised the Cooperator there may be private sector service providers available to provide wildlife damage management (WDM) services that the Cooperator is seeking from APHIS-WS.
3. There will be no equipment with a procurement price of \$5,000 or more per unit purchased directly with funds from the cooperator for use on this project. All other equipment purchased for the program is and will remain the property of APHIS-WS.

4. The cooperating parties agree to coordinate with each other before responding to media requests on work associated with this project.

#### **ARTICLE 4 - COOPERATOR RESPONSIBILITIES**

Cooperator agrees:

1. To designate the following the Abington Township (AT) as the authorized representative who shall be responsible for collaboratively administering the activities conducted in this agreement;

Abington Township  
Jessica Tholey  
515 Meetinghouse Road  
Jenkintown, PA 19046  
215-576-5213  
jtholey@abingtonpa.gov

2. To authorize APHIS-WS to conduct direct control activities as defined in the Work Plan. APHIS-WS will be considered an invitee on the lands controlled by the Cooperator. Cooperator will be required to exercise reasonable care to warn APHIS-WS as to dangerous conditions or activities in the project areas.
3. To reimburse APHIS-WS for costs, not to exceed the annually approved amount specified in the Financial Plan. If costs are projected to exceed the amount reflected in the Financial Plan, the agreement with amended Work Plan and Financial Plan shall be formally revised and signed by both parties before services resulting in additional costs are performed. The Cooperator agrees to pay all costs of services submitted via an invoice from APHIS-WS within 30 days of the date of the submitted invoice(s). Late payments are subject to interest, penalties, and administrative charges and costs as set forth under the Debt Collection Improvement Act of 1996.
4. To provide a Tax Identification Number or Social Security Number in compliance with the Debt Collection Improvement Act of 1996.
5. As a condition of this agreement, the Cooperator ensures and certifies that it is not currently debarred or suspended and is free of delinquent Federal debt.
6. To notify APHIS-WS verbally or in writing as far in advance as practical of the date and time of any proposed meeting related to the program.
7. The Cooperator acknowledges that APHIS-WS shall be responsible for administration of APHIS-WS activities and supervision of APHIS-WS personnel.
8. To obtain the appropriate permits for removal activities for species listed in the Work Plan and list USDA, APHIS, Wildlife Services as subpermittees.

## **ARTICLE 5 – APHIS-WS RESPONSIBILITIES**

APHIS-WS Agrees:

1. To designate the following as the APHIS-WS authorized representative who shall be responsible for collaboratively administering the activities conducted in this agreement.

APHIS-WS State Director: Harris Glass  
PO Box 60827, Harrisburg, PA 17106-0827  
717-236-9451  
[harris.glass@usda.gov](mailto:harris.glass@usda.gov)

2. To conduct activities at sites designated by Cooperator as described in the Work and Financial Plans. APHIS-WS will provide qualified personnel and other resources necessary to implement the approved WDM activities delineated in the Work Plan and Financial Plan of this agreement.
3. That the performance of wildlife damage management actions by APHIS-WS under this agreement is contingent upon a determination by APHIS-WS that such actions are in compliance with the National Environmental Policy Act, Endangered Species Act, and any other applicable federal statutes. APHIS-WS will not make a final decision to conduct requested wildlife damage management actions until it has made the determination of such compliance.
4. To invoice Cooperator [choose one: “monthly/quarterly”] for actual costs incurred by APHIS-WS during the performance of services agreed upon and specified in the Work Plan. Authorized auditing representatives of the Cooperator shall be accorded reasonable opportunity to inspect the accounts and records of APHIS-WS pertaining to such claims for reimbursement to the extent permitted by Federal law and regulations.

## **ARTICLE 6 – CONTINGENCY STATEMENT**

This agreement is contingent upon the passage by Congress of an appropriation from which expenditures may be legally met and shall not obligate APHIS-WS upon failure of Congress to so appropriate. This agreement may also be reduced or terminated if Congress only provides APHIS-WS funds for a finite period under a Continuing Resolution.

## **ARTICLE 7 – NON-EXCLUSIVE SERVICE CLAUSE**

Nothing in this agreement shall prevent APHIS-WS from entering into separate agreements with any other organization or individual for the purpose of providing wildlife damage management services exclusive of those provided for under this agreement.

## **ARTICLE 8 – CONGRESSIONAL RESTRICTIONS**

Pursuant to Section 22, Title 41, United States Code, no member of or delegate to Congress shall be admitted to any share or part of this agreement or to any benefit to arise therefrom.

## **ARTICLE 9 – LAWS AND REGULATIONS**

This agreement is not a procurement contract (31 U.S.C. 6303), nor is it considered a grant (31 U.S.C. 6304). In this agreement, APHIS-WS provides goods or services on a cost recovery basis to nonfederal recipients, in accordance with all applicable laws, regulations and policies.

## **ARTICLE 10 – LIABILITY**

APHIS-WS assumes no liability for any actions or activities conducted under this agreement except to the extent that recourse or remedies are provided by Congress under the Federal Tort Claims Act (28 U.S.C. 1346(b), 2401(b), and 2671-2680).

## **ARTICLE 11 – NON-DISCRIMINATION CLAUSE**

The United States Department of Agriculture prohibits discrimination in all its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, genetic information, political beliefs, reprisal, or because all or part of an individual's income is derived from any public assistance program. Not all prohibited bases apply to all programs.

## **ARTICLE 12 - DURATION, REVISIONS, EXTENSIONS, AND TERMINATIONS**

This agreement shall become effective on July 10, 2026 and shall continue through June 30, 2027 not to exceed five years. This Cooperative Service Agreement may be amended by mutual agreement of the parties in writing. The Cooperator must submit a written request to extend the end date at least 10 days prior to expiration of the agreement. Also, this agreement may be terminated at any time by mutual agreement of the parties in writing, or by one party provided that party notifies the other in writing at least 120 days prior to effecting such action. Further, in the event the Cooperator does not provide necessary funds, APHIS-WS is relieved of the obligation to provide services under this agreement.



In accordance with the Debt Collection Improvement Act of 1996, the Department of Treasury requires a Taxpayer Identification Number for individuals or businesses conducting business with the agency.

Cooperator's Tax ID No.: 23-6000025  
APHIS-WS's Tax ID: 41-0696271

Cooperator:

\_\_\_\_\_  
Christopher Christman, Township Manager  
1176 Old York Road  
Abington, PA 19001  
267-536-1003

\_\_\_\_\_  
Date

**UNITED STATES DEPARTMENT OF AGRICULTURE  
ANIMAL AND PLANT HEALTH INSPECTION SERVICE  
WILDLIFE SERVICES**

\_\_\_\_\_  
Harris Glass, State Director  
USDA, APHIS, WS  
PO Box 60827  
Harrisburg, PA 17106-0827  
(717-236-9451)

\_\_\_\_\_  
Date

## WORK PLAN

### Introduction

The U.S. Department of Agriculture (USDA) is authorized to protect American agriculture and other resources from damage associated with wildlife. Wildlife Services activities are conducted in cooperation with other Federal, State and local agencies; private organizations and individuals.

The APHIS WS program uses an Integrated Wildlife Damage Management (IWDM) approach (sometimes referred to as IPM or “Integrated Pest Management”) in which a series of methods may be used or recommended to reduce wildlife damage. These methods include the alteration of cultural practices as well as habitat and behavioral modification to prevent damage. However, controlling wildlife damage may require that the offending animal(s) are killed or that the populations of the offending species be reduced.

In accordance with the Cooperative Service Agreement between Abington Township and the United States Department of Agriculture (USDA), Animal and Plant Health Inspection Service (APHIS), Wildlife Services (WS), this Work Plan sets forth the objectives, activities and budget of this project during the period of this agreement.

### Purpose

The purpose of this agreement is to reduce damage associated with the accumulation of Canada geese droppings on grounds, parking areas, walkways, building entrances, and recreation areas owned by AT. The droppings are causing considerable human health and safety hazards to employees and visitors. Nesting Canada geese are aggressive and pose a safety hazard. Lastly, there are strong concerns that goose droppings are compromising the water quality of the Alverthorpe Park pond, reducing the quality of fishing and other recreational opportunities.

|                  |                   |                   |                 |           |
|------------------|-------------------|-------------------|-----------------|-----------|
| <u>Location:</u> | <u>Jenkintown</u> | <u>Montgomery</u> | <u>Abington</u> | <u>PA</u> |
|                  | Town              | County            | Township        | State     |

Location type (circle): Rural or Urban

### Planned APHIS WS Activities:

The goal of APHIS WS is to manage the damage caused by wildlife by implementing integrated wildlife damage management programs. APHIS WS personnel who have been professionally trained in wildlife damage management will assist AT in implementing an integrated waterfowl damage management program (IWDM) at AT property. An ongoing IWDM program would provide the greatest practical level of protection associated with waterfowl damage at this site.

## Services Provided:

1. APHIS WS will provide oversight and instructional assistance in the application of visual and audible deterrents, chemical repellants, and the implementation of habitat modification and exclusion measures if requested by AT.
2. AT will institute a no feeding of waterfowl policy and actively enforce (i.e., education and signage) the policy.
3. APHIS WS will conduct waterfowl harassment (i.e., visual deterrents, use of lasers, and remote controlled boats, pyrotechnics, etc.) at Alverthorpe Park when deemed necessary by APHIS WS. Approximately 35 visits of harassment will be conducted throughout the spring and fall seasons. Additional harassment visits can be conducted at the request of AT if funding exists.
4. APHIS WS will conduct nest and egg treatment at approximately 7-10 intervals during the 8 week nesting season. Nests and eggs will be collected and disposed of following the 28-30 incubation period.
5. If molting takes place on the property, APHIS WS will conduct a Canada goose round-up, removing up to 150 of the geese molting on the site. It is possible to remove up to 50% of the molting geese. APHIS WS will document the number of geese observed on the site prior to molting to accurately determine the number of birds that can be legally removed. Canada geese will be humanely captured, euthanized, and processed for human consumption.
6. APHIS WS professionals will also be available to provide technical assistance to AT upon request.
7. APHIS WS will coordinate with AT Recreation Superintendent and AT Recreation Supervisor prior to site visits.

The above APHIS WS activities are fully provided for by the Pennsylvania Game Commission, Bureau of Wildlife Protection, Special Use (Depredation/Collecting) Permit and the US Fish and Wildlife Service Depredation permit issued to the Director and/or the WS PA State Director.

## Effective Dates

The Cooperative Service Agreement shall commence on July 10, 2026 and shall expire on June 30, 2027 or when funding expires.

## FINANCIAL PLAN

| Cost Element                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |        | Full Cost   |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------|-------------|
| Personnel Compensation                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |        | \$10,552.61 |
| Travel                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |        | \$864.00    |
| Other Services (Vehicle Fuel and Maintenance)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |        |             |
| Supplies, Materials and Equipment                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |        | \$610.00    |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |        |             |
| Subtotal (Direct Charges)                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |        | \$12,026.61 |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |        |             |
| Pooled Job Costs                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    | 11.00% | \$1,322.93  |
| Indirect Costs                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | 16.15% | \$1,942.30  |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |        |             |
| Agreement Total                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |        | \$15,291.84 |
| <p>The distribution of the budget from this Financial Plan may vary as necessary to accomplish the purpose of this agreement, but may not exceed: \$15,291.84.</p> <p>Please note that invoices will be processed at the above selected frequency and will include all expenses that have posted to the system at that time. It is possible that these invoices may vary significantly depending upon what expenses are listed when the invoice is processed.</p> <p style="text-align: center;"><b>There is 3 billing options, please circle your desired billing option:</b></p> <p style="text-align: center;"> <span style="border: 1px solid black; border-radius: 50%; padding: 2px;"><b>Monthly Billing</b></span>                                     <b>Quarterly Billing</b>                                     <b>Paid In Full</b> </p> |        |             |

Financial Point of Contact/Billing Address:

Abington Township  
 Abington Parks and Recreation  
 Jessica Tholey  
 515 Meetinghouse Road  
 Jenkintown, PA 19046  
 215-576-5213  
 jtholey@AbingtonPA.gov

USDA – APHIS - WS State Office  
 USDA APHIS WS PA  
 Jason Wood  
 PO Box 60827  
 Harrisburg, PA 17106-0827  
 (717) 236- 9451  
 Jason.m.wood@usda.gov

Prepared by (WT Sterner):



BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

AGENDA ITEM

---

July 9, 2026

BOC-03-070926

**FISCAL IMPACT**

**DATE**

**AGENDA ITEM NUMBER**

Cost > \$10,000  
No

Administration

**DEPARTMENT**

**PUBLIC BID REQUIRED**

Cost > \$20,100  
No

**AGENDA ITEM:**

Traffic Calming Policy

**EXECUTIVE SUMMARY:**

**PREVIOUS BOARD ACTIONS:**

**RECOMMENDED BOARD ACTIONS:**

Discussion and Presentation of a Traffic Calming Policy. (*Sgt. Coughlin*)



## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

---

July 9, 2026

BOC-04-070926

#### FISCAL IMPACT

---

#### DATE

#### AGENDA ITEM NUMBER

Cost > \$10,000  
Yes

Administration

---

#### DEPARTMENT

#### PUBLIC BID REQUIRED

Cost > \$20,100  
No

---

#### AGENDA ITEM:

E-Bike and E-Scooter Regulation

---

#### EXECUTIVE SUMMARY:

The use of e-bikes and e-scooters on parks and trails in the Township has resulted in the disruption of park activities and safety concerns of other trail users. This ordinance seeks to regulate the use and operation of electric bicycles and electric scooters within Township parks and trail systems by defining them and not allowing the operation of such vehicles in parks or trail systems within the Township. This action does not include devices specifically designed for use by persons with disabilities.

---

#### PREVIOUS BOARD ACTIONS:

N/A

---

#### RECOMMENDED BOARD ACTIONS:

Request for authorization to advertise an Ordinance amending the code of the Township of Abington for the regulation of e-bikes and e-scooters in parks and trail systems within Abington Township. (*Mr. Clarke*)

**ABINGTON TOWNSHIP**  
**MONTGOMERY COUNTY, PENNSYLVANIA**

ORDINANCE NO. \_\_\_\_

---

AN ORDINANCE OF THE TOWNSHIP OF ABINGTON, MONTGOMERY COUNTY, PENNSYLVANIA, AMENDING THE CODE OF THE TOWNSHIP OF ABINGTON AT PART II [GENERAL LEGISLATION], CHAPTER 158 [VEHICLES, RECREATIONAL], SECTION 2 – [PURPOSE], SECTION 3 [DEFINITIONS] AND SECTION 4 [PROHIBITED ACTED] AND PROVIDING AN EFFECTIVE DATE THEREFOR

---

CERTIFICATION

I, CHRISTOPHER S. CHRISTMAN, BEING DULY SWORN ACCORDING TO LAW, DEPOSE AND SAY THAT I AM THE TOWNSHIP MANAGER IN ABINGTON TOWNSHIP, MONTGOMERY COUNTY, PA AND THAT ATTACHED HERETO IS A TRUE AND COMPLETE CORRECT COPY OF ORDINANCE NO. \_\_\_\_.

---

Christopher S. Christman, Township Manager  
\_\_\_\_\_, 2026

ENACTED: \_\_\_\_\_

**ABINGTON TOWNSHIP**  
**MONTGOMERY COUNTY, PENNSYLVANIA**

ORDINANCE NO. \_\_\_\_

---

AN ORDINANCE OF THE TOWNSHIP OF ABINGTON, MONTGOMERY COUNTY, PENNSYLVANIA, AMENDING THE CODE OF THE TOWNSHIP OF ABINGTON AT PART II [GENERAL LEGISLATION], CHAPTER 158 [VEHICLES, RECREATIONAL], SECTION 2 – [PURPOSE], SECTION 3 [DEFINITIONS] AND SECTION 4 [PROHIBITED ACTED] AND PROVIDING AN EFFECTIVE DATE THEREFOR

---

**WHEREAS**, the Board of Commissioners of Abington Township is duly empowered by the First Class Township Code, 53 P.S. § 55101, *et seq.*, to enact certain regulations relating to the public health, safety welfare of the residents of Abington Township; and

**WHEREAS**, the Board of Commissioners of Abington Township has adopted an ordinance setting forth the regulation for the use of recreation vehicles in the Township; and

**WHEREAS**, the Board of Commissioners desires to update provisions of this ordinance to further regulate the use and operation of electric bicycles and electric scooters within Township parks and trail systems;

**WHEREAS**, the Board of Commissioners of Abington Township has determined that certain amendments to the Abington Township Code of Ordinances are required for the orderly administration of the laws of Abington Township; and

**WHEREAS**, the Board of Commissioners has determined that the Code of the Township of Abington should be amended at Chapter 158 [Vehicles, Recreational] at Sections 2 [Purpose] Section 3 [Definitions] and Section 4 [Prohibited Acts] to amend the regulations for the use of electric bicycles and electric scooters within the Township parks and trail systems for the peace, good government, health and welfare of the Township and its residents.

\*\*\*



**NOW, THEREFORE, BE IT HEREBY ORDAINED AND ENACTED** by the Board of Commissioners of Abington Township that the Township's Code is amended as follows:

**SECTION 1.       Amendment to Chapter 158 [Vehicles, Recreational], Section 2 [Purpose]**

The Code of the Township of Abington, Part II [General Legislation], Chapter 158 [Vehicles, Recreational], Section 2 [Purpose] is hereby amended as follows, with the stricken text indicating the deleted portion of the Code and the underlined text indicating the amended portions of the Code:

The purpose of this chapter is to protect the health, safety and well-being of the citizens of Abington Township by regulating the use of ATVs, dirt bikes and other motorized recreational vehicles on the roadways, trafficways and public property on the Township- and further regulating the use of E-Bikes and E-Scooters in Township owned parks and trail systems.

**SECTION 2.       Amendment to Chapter 158 [Vehicles, Recreational], Section 3 [Definitions]**

The Code of the Township of Abington, Part II [General Legislation], Chapter 158 [Vehicles, Recreational], Section 3 [Definitions] is hereby amended as follows, with the stricken text indicating the deleted portion of the Code and the underlined text indicating the amended portions of the Code:

As used herein, the following terms shall have the meaning indicated:

**ALL TERRAIN VEHICLE OR ATV**

A motorized off-highway vehicle on three or more low-pressure and/or low-profile, low-pressure tires, and having either a bench seat or seat designed to be straddled by the operator as defined in the Pennsylvania Motor Vehicle Code.

### ELECTRIC POWER-ASSISTED BICYCLE (E-BIKE)

A vehicle having two (2) tandem wheels or two (2) parallel wheels and one forward wheel. Two (2) of said wheels must not be less than twelve inches (12") in diameter, and designed to be operated by human power with the assistance of an electric motor that has a power output of not more than seven hundred and fifty (750) watts that:

a) is incapable of propelling the device at a speed of more than twenty (20) miles per hour; and

(b) disengages or ceases to function when the device's brakes are applied.

### ELECTRIC POWER-ASSISTED SCOOTER (E-SCOOTER)

A two (2) wheeled device that has handlebars, has a floorboard that is designed to be stood upon when riding, and is powered by an electric motor that has a power output for not more than three hundred (300) watts that:

a) is incapable of propelling the device at a speed of more than fifteen (15) miles per hours; and

b) disengages or ceases to function when the device's brakes are applied.

An E-Scooter is not a motor vehicle for purposes of this chapter.

### DIRT BIKE

A motorized off-highway vehicle, having a seat or saddle for the use of the rider and designed to travel on not more than three wheels in contact with the ground.

### OPERATE

To ride in, on or upon and/or to be in actual physical control of the functioning or movement of an ATV, dirt bike, go-cart, motorized scooter, or any other motorized vehicle used for recreational purpose not designated for use on public roadways.

### OWNER

A person, other than a lienholder, having the property or title to an ATV, dirt bike, or any other motorized off-highway vehicle.

### PERSON

Any individual, partnership, corporation, the state or its agencies and subdivisions, and any body of persons whether incorporated or not.

#### PUBLIC PROPERTY

The entire width between boundary lines of any area or place that is owned or controlled by the commonwealth and/or the Township of Abington, its agencies or subdivisions.

#### RECREATIONAL VEHICLE

Any all-terrain vehicles, dirt bikes, motor bikes, motorized scooters, go-carts, or any other motorized vehicle used for recreational purposes, but not designated or approved for use on any public roadway.

#### ROADWAY

That portion of a highway (or railroad) less than roadway (or railroad tracks) and any shoulder.

#### SNOWMOBILE

An engine-driven vehicle of a type which utilized sled-type runners, or skis, or an endless belt tread or any combination of these or similar means of contact with the surface upon which it is operated.

#### TRAFFICWAY

The entire width between the boundary lines or other boundary lines of every way or place of which any part is open to the public for the purposes vehicular travel as a matter of right or custom.

### **SECTION 3.      Amendment to Chapter 158 [Vehicles, Recreational], Section 4 [Prohibited Acts]**

The Code of the Township of Abington, Part II [General Legislation], Chapter 158 [Vehicles, Recreational], Section 4 [Prohibited Acts] is hereby amended as follows, with the stricken text indicating the deleted portion of the Code and the underlined text indicating the amended portions of the Code:

- A. It shall be unlawful for any person to willfully operate an ATV, dirt bike, recreational vehicle or snowmobile, or any other motorized vehicle used for recreational purposes not designated for use on a public roadway, within the Township of Abington, as follows:

1. On any private property generally open to the public, such as shopping centers and/or malls.
  2. On any public or school grounds, park property, playgrounds, recreational areas, cemeteries and/or burial grounds, and/or golf courses without the express written permission to do so by the proper public authority.
  3. On any public sidewalk or boulevard or public right of way.
  4. On railroad or railroad right-of-way or public utility right-of-way, except for railroad or public utility personnel while in the performance of their duties.
  5. On any roadway or trafficway as defined herein, unless said roadway is a state highway specifically designated as an ATV or snowmobile road by the Pennsylvania Department of Transportation.
  6. Nothing contained herein shall be construed to apply to prevent law enforcement officials for the Township of Abington while engaged in the performance of their official law enforcement duties.
- B. It shall be unlawful for any person to willfully operate an E-Bike or E-Scooter, whether as defined above or a similarly designed vehicle, within the boundaries of any park or trail network within the Township of Abington. This does not include any device specifically designed for use by persons with disabilities.
1. Any person operating an E-Bike, or E-Scooter on a roadway is subject to regulation under the Pennsylvania Vehicle Code as may be amended from time to time. 75 Pa.C.S.A. § 101.

#### **SECTION 4.      **Repeal and Ratification.****

All ordinances or parts of ordinances inconsistent herewith or in conflict with any of the specific terms enacted hereby, to the extent of said inconsistencies or conflicts, are hereby specifically repealed. Any other terms and provisions of the Township's Code unaffected by this Ordinance are hereby reaffirmed and ratified.

#### **SECTION 5.      **Severability.****

Should any section, paragraph, sentence, clause, or phrase in this Ordinance be declared unconstitutional or invalid for any reason, the remainder of the Ordinance shall not be affected thereby and shall remain in full force and affect, and for this reason the provisions of this Ordinance shall be severable.

**SECTION 6.      Effective Date.**

This Ordinance shall become effective immediately upon its enactment.

**ORDAINED AND ENACTED** this \_\_\_\_\_ day of \_\_\_\_\_ 2026, by the Board of Commissioners of the Township of Abington.

**TOWNSHIP OF ABINGTON  
BOARD OF COMMISSIONERS**

\_\_\_\_\_  
THOMAS HECKER  
*President*

[Seal]

Attested by:

\_\_\_\_\_  
Christopher S. Christman  
*Township Manager & Secretary*

DRAFT



BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

AGENDA ITEM

|                |                    |                     |
|----------------|--------------------|---------------------|
| July 9, 2026   | BOC-05-070926      | FISCAL IMPACT       |
| DATE           | AGENDA ITEM NUMBER | Cost > \$10,000     |
| Administration |                    | No                  |
| DEPARTMENT     |                    | PUBLIC BID REQUIRED |
|                |                    | Cost > \$20,100     |
|                |                    | No                  |

**AGENDA ITEM:**  
2026 Community Development Block Grant Annual Action Plan

**EXECUTIVE SUMMARY:**

**PREVIOUS BOARD ACTIONS:**

**RECOMMENDED BOARD ACTIONS:**  
Motion to adopt the 2026 Community Development Block Grant Annual Action Plan and adopt Resolution No. 26-022. (Ms. McIlvaine)



## MEMORANDUM

To: FILE

From: Kimberly Hamm, Grants Manager

CC:

Date: June 17, 2026

Subject: CDBG PY2026 Public Hearing

---

A public hearing was held on Tuesday June 16, 2026 at 10am in-person at the Abington Township Administration Building and virtually via Zoom to review the draft 2026 Community Development Block Grant (CDBG) Annual Action Plan and take public comment.

The meeting was called at order at 10:03am.

A slide deck on the draft plan was presented followed by an open floor for public comments to be made.

Three comments were received during the hearing.

1. Karen Biting of Hedwig House commented via Zoom her thanks for this draft plan and how its helping the community.
2. Jerome Mitchell of the Willow Grove Community Development Corporation commented his thanks for the draft plan. He noted its support of many people and programs to support them, particularly the efforts in support of affordable housing. He asked that CDBG regulations include provisions to fund maintenance activities.
3. Wendy Kaye of the Personal Navigator Services of the Abington Visiting Nurses Association commented that her team is seeing so many needs from community members, particularly residents with housing needs. She is glad to have the opportunity to help more residents via CDBG funding and other Township resources.

The meeting was concluded at 10:16am.

To date, no comments have been made via other channels.





*COMMUNITY DEVELOPMENT  
BLOCK GRANT PROGRAM  
PROPOSED SUBSTANTIAL AMENDMENTS  
PY2023, PY2024, PY2025 ACTION PLANS*

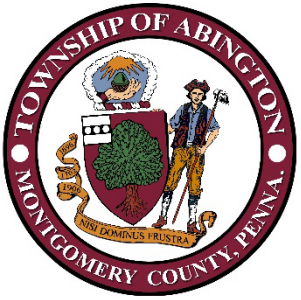




# AGENDA

---

- What is the Community Development Block Grant program?
  - Proposed substantial amendments
  - Community input
  - Review of schedule for the proposed substantial amendments
  - Conclude
-



# WHAT IS THE COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM?

---

- Funded by the US Department of Housing & Urban Development (HUD)
  - Abington is an “entitlement community”
  - Supports community development activities to build stronger and more resilient communities and improve the quality of life
  - Projects include economic development, municipal public improvements, housing and human services projects and programs
  - Principally benefit low- and moderate-income persons
  - Targeted to neighborhoods with the highest percentage of low- and moderate-income residents
-



# ANNUAL ACTION PLAN AMENDMENT SCHEDULE

---

| Date                  | Milestone                                                              |
|-----------------------|------------------------------------------------------------------------|
| Mar. 30-Apr. 29, 2026 | Public Display of Draft & Comment Period                               |
| Apr. 16, 2026         | Public Hearing                                                         |
| May. 14, 2026         | Consideration of Final Plan for Approval by the Board of Commissioners |
| May 22, 2026          | Submission to HUD                                                      |



## PROPOSED SUBSTANTIAL AMENDMENT FOR 2023

---

| Cancel                                                         | Amount   |
|----------------------------------------------------------------|----------|
| Public Facilities – Grove Park House Rehabilitation and Design | \$40,000 |
| Create                                                         | Amount   |
| Emergency Home Repairs                                         | \$40,000 |

---



## PROPOSED SUBSTANTIAL AMENDMENT FOR 2024

---

| Cancel                                              | Amount                                  |
|-----------------------------------------------------|-----------------------------------------|
| Public Facilities – Grove Park House Rehabilitation | \$59,974                                |
| Reduce                                              | Amount                                  |
| Rockwell Park Playground                            | \$9,590<br>(\$265,410 New Total)        |
| Administration                                      | \$13,075.16<br>(\$130,817.84 New Total) |
| Increase                                            | Amount                                  |
| Emergency Repairs                                   | \$37,484.24<br>(\$57,484.24 New Total)  |
| Owner-Occupied Rehabilitation Program               | \$46,154.92<br>(\$246,154.92 New Total) |



## PROPOSED SUBSTANTIAL AMENDMENT FOR 2025

---

| Cancel                                              | Amount    |
|-----------------------------------------------------|-----------|
| Public Facilities – Grove Park House Rehabilitation | \$300,000 |
| Create                                              | Amount    |
| Emergency Repairs Program                           | \$100,000 |
| Owner-Occupied Rehabilitation Program               | \$200,000 |

---



# COMMUNITY INPUT

---

- Comments limited to the proposed substantial amendments
- Comments taken by phone, email, letter, and during this hearing





# ANNUAL ACTION PLAN AMENDMENT SCHEDULE

---

| Date                  | Milestone                                                              |
|-----------------------|------------------------------------------------------------------------|
| Mar. 30-Apr. 29, 2026 | Public Display of Draft & Comment Period                               |
| Apr. 16, 2026         | Public Hearing                                                         |
| May. 14, 2026         | Consideration of Final Plan for Approval by the Board of Commissioners |
| May 22, 2026          | Submission to HUD                                                      |





# *THANK YOU*

*KIMBERLY HAMM, MBA  
TOWNSHIP GRANTS MANAGER  
1176 OLD YORK ROAD  
ABINGTON, PA 19001  
(267)536-1000 X. 5*

[GRANTS@ABINGTONPA.GOV](mailto:GRANTS@ABINGTONPA.GOV)

[WWW.ABINGTONPA.GOV/223/COMMUNITY-DEVELOPMENT-BLOCK-GRANT](http://WWW.ABINGTONPA.GOV/223/COMMUNITY-DEVELOPMENT-BLOCK-GRANT)





# ABINGTON TOWNSHIP, PENNSYLVANIA

## FY 2026 ANNUAL ACTION PLAN

**U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT (HUD)**  
**COMMUNITY DEVELOPMENT BLOCK GRANT PROGRAM (CDBG)**



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## Executive Summary

### AP-05 Executive Summary - 24 CFR 91.200(c), 91.220(b)

#### 1. Introduction

The Township of Abington, Pennsylvania is an entitlement community under the U.S. Department of Housing and Urban Development's (HUD) Community Development Block Grant Program (CDBG). The Community Development Block Grant (CDBG) Entitlement Program provides annual grants on a formula basis to entitled cities and counties to develop viable urban communities by providing decent housing and a suitable living environment, and by expanding economic opportunities, principally for low- and moderate-income persons. The program is authorized under Title 1 of the Housing and Community Development Act of 1974, Public Law 93-383, as amended; 42 U.S.C.-530.1 et seq. (Source: [www.hudexchange.info/programs/cdbg-entitlement](http://www.hudexchange.info/programs/cdbg-entitlement))

In compliance with HUD regulations, the Township must annually prepare an Annual Action Plan to address how the Township will use CDBG funds to address its affordable housing, community, and economic development needs identified in the FY 2025-2029 Five Year Consolidated Plan. Abington's FY 2026 Annual Action Plan, the second Annual Action Plan under the Township's Five-Year Consolidated Plan, outlines which activities the Township will undertake during the program year beginning October 1, 2026, and ending September 30, 2027.

The Annual Action Plan is a collaborative effort of the Township, Montgomery County, the community at large, social service agencies, housing providers, community development agencies, and economic development groups. The planning process was accomplished through a series of public meetings, funding requests, statistical data, and review of the Township's strategic plans.

## 2. Summarize the objectives and outcomes identified in the Plan

This could be a restatement of items, or a table listed elsewhere in the plan or a reference to another location. It may also contain any essential items from the housing and homeless needs assessment, the housing market analysis or the strategic plan.

The Township of Abington's FY 2025-2029 Five-Year Consolidated Plan has identified the following six (6) priority needs and goals:

**Homeless Strategy Priority Need:** There is a need for decent, safe, and sanitary housing that is affordable and accessible to homebuyers, homeowners, and renters.

Goals:

- **HS-1 Housing Support** – Assist low- and moderate-income households to access decent, safe, and sanitary housing that is affordable and accessible through housing counseling, housing navigator services, rental assistance, and down payment/closing cost assistance.
- **HS-2 Housing Construction** – Encourage the acquisition and construction of new housing that is affordable and accessible.
- **HS-3 Housing Rehabilitation** – Conserve and rehabilitate existing affordable housing units occupied by owners and renters, and special needs households in the Township by addressing maintenance issues, code violations, emergency repairs, accessibility, and home modifications.

**Homeless Strategy Priority Need:** There is a need for housing, services, and facilities for homeless persons and people who are at risk of becoming homeless.

Goals:

- **HO-1 Housing** – Support the Continuum of Care's efforts to provide emergency shelter, transitional housing, rapid rehousing, utility support, rental assistance, permanent supportive housing, and other permanent housing opportunities.
- **HO-2 Operation/Support** – Assist partners operating housing or providing supportive services for the homeless and those at risk of becoming homeless.

**Community Development Strategy Priority Need:** There is a need to improve the community facilities, infrastructure, public services, and quality of life in the Township.

Goals:

- **CD-1 Community Facilities and Infrastructure** – Improve the Township's public facilities and infrastructure, and spaces that serve the special needs population through acquisition, rehabilitation, reconstruction, and new construction.

- **CD-2 Public Services and Safety** – Improve and enhance public services, public safety, recreational programs, and supportive service programs for persons with special needs.
- **CD-3 Connectivity** – Improve connectivity throughout the Township and surrounding municipalities through physical, visual, transportation, and accessibility improvements.
- **CD-4 Clearance/Demolition** – Remove and eliminate slum and blighting conditions in the Township through code enforcement, clearance, and demolition.

**Economic Development Strategy Priority Need:** There is a need to encourage employment and economic opportunities in the Township.

Goals:

- **ED-1 Employment and Development** – Support and encourage job creation, job retention, job training opportunities, business and commercial growth, and redevelopment of vacant commercial and industrial sites and buildings.
- **ED-2 Financial Assistance** – Support and encourage new economic development through local, state, and federal tax incentives and programs such as: Tax Incremental Financing (TIF); Tax Abatement (LERTA); Payment in Lieu of Taxes (Pilot); Enterprise Zones/Entitlement Communities; Section 108 Loan Guarantees; Economic Development Initiative (EDI) funds; etc.

**Administration, Planning, and Management Strategy Priority Need:** There is a need for planning, administration, management, and oversight of federal, state, and local funded programs.

Goals:

- **AM-1 Overall Coordination** – Provide program management and oversight for the successful administration of federal, state, and local funded programs, including planning services for special studies, environmental clearance, fair housing activities, and compliance with all federal, state, and local laws and regulations.

### 3. Evaluation of past performance

This is an evaluation of past performance that helped lead the grantee to choose its goals or projects.

Annually, the Township of Abington prepares its Consolidated Annual Performance Report (CAPER). This report is submitted within ninety (90) days after the start of the new program year. Copies of the CAPER are available for review at the Township's Department of Community Development and on the Department's web page.

The FY 2024 CAPER, which was the fifth CAPER for the FY 2020-2024 Five Year Consolidated Plan, was submitted to HUD on December 18, 2025. During FY 2024, the Township expended 100.00% of its CDBG

funds to benefit low- and moderate-income persons. The Township expended 1.42% of its funds during the FY 2024 period on public service, which complied with the 15% regulatory cap. The Township obligated 17.04% of its funds during the FY 2024 period on Planning and Administration, which complied with the 20% regulatory cap. The Township's timeliness expenditure ratio on November 5, 2025, was 0.79, which was under the 1.5 timeliness ratio maximum.

#### **4. Summary of Citizen Participation Process and consultation process**

The Township of Abington followed its Citizen Participation Plan in the planning and preparation of the FY 2026 Annual Action Plan. The Township maintains a stakeholder contact list for the CDBG program. All stakeholders received emails notifying the listees of all public hearings, meetings, and funding opportunities. The Township held its first public hearing on the needs of the community and its residents on March 4, 2026. The public hearing provided residents, agencies, and organizations with the opportunity to discuss the Township's CDBG Program and to provide suggestions for future CDBG Program priorities and activities. Open applications for CDBG funding were advertised to the public and a training session was conducted on March 4, 2026. Applications for CDBG funding were due on March 27, 2026. A copy of the "Draft FY 2026 Annual Action Plan" was placed on display at the Abington Township Municipal Office, 1176 Old York Road, Abington, PA 19001 and online at: [www.abingtonpa.gov/departments/community-development-dept](http://www.abingtonpa.gov/departments/community-development-dept) from June 1, 2026, until June 30, 2026, for review and comment. The Township held its second public hearing on June 16, 2026. The public hearing provided residents, agencies, and organizations with the opportunity to discuss the Township's proposed CDBG funded activities.

#### **5. Summary of public comments**

The Township of Abington held its First Public Hearing on March 4, 2026, at 10 AM. The following comments were received:

- There is a need for affordable housing.

A complete list of the comments received at the public hearings are included in the Appendix.

#### **6. Summary of comments or views not accepted and the reasons for not accepting them**

All comments and views were incorporated into this plan.

#### **7. Summary**

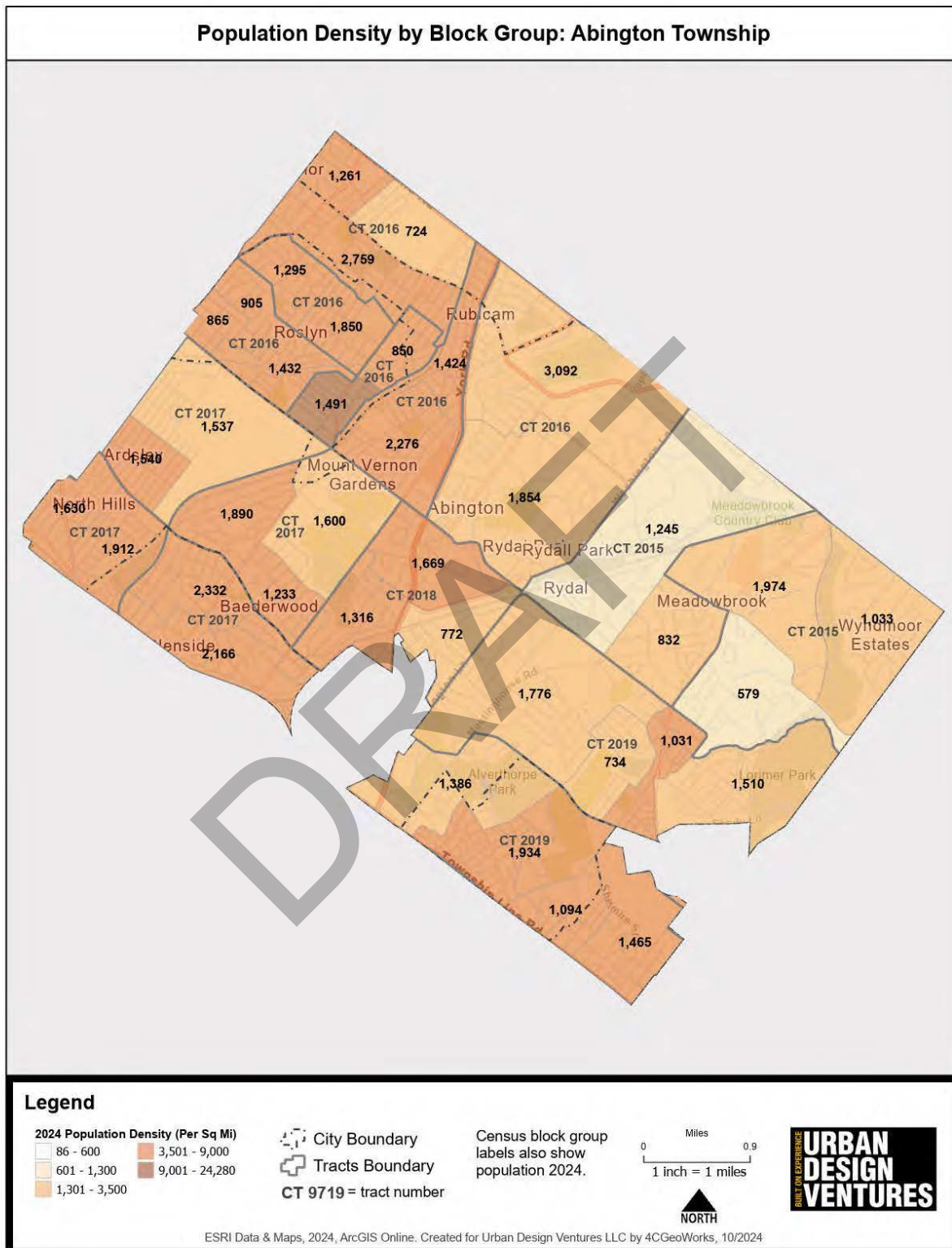
The overall goal of the Five-Year Consolidated Plan is to improve the living conditions for all residents in the Township of Abington, to create a suitable and sustainable living environment, and to address the housing and community development needs of the Township. The Annual Action Plan planning process requires the Township to state in a single document its strategy to pursue goals for all housing, community



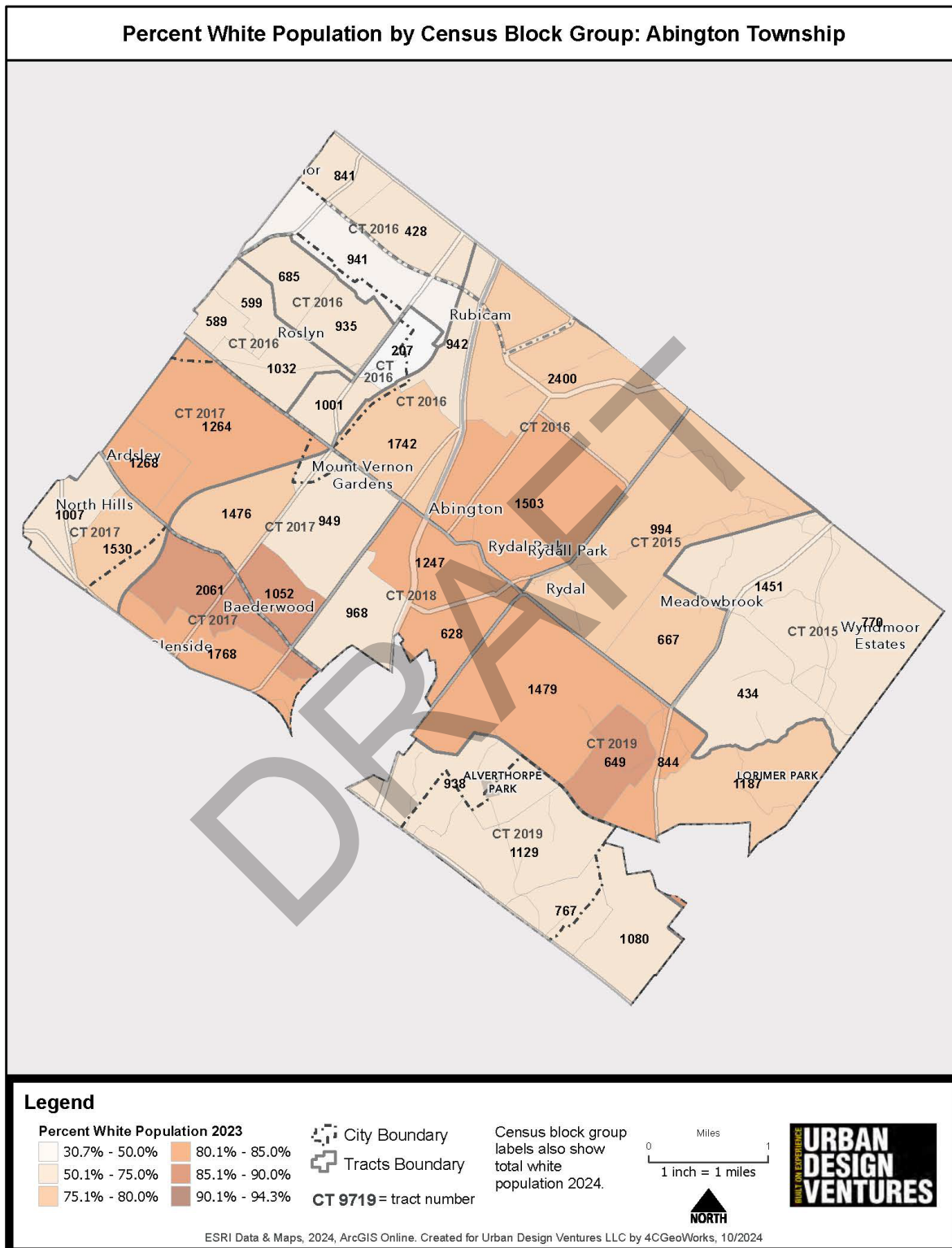
development, and planning programs. The Township will use the Consolidated Plan's goals and strategies to allocate CDBG funds over the next five (5) years, as well as provide direction to partners addressing the housing and community development needs of low- and moderate-income persons. HUD will evaluate the Township's performance under the Five-Year Consolidated Plan against these goals.

The following demographic maps are included at the end of this section:

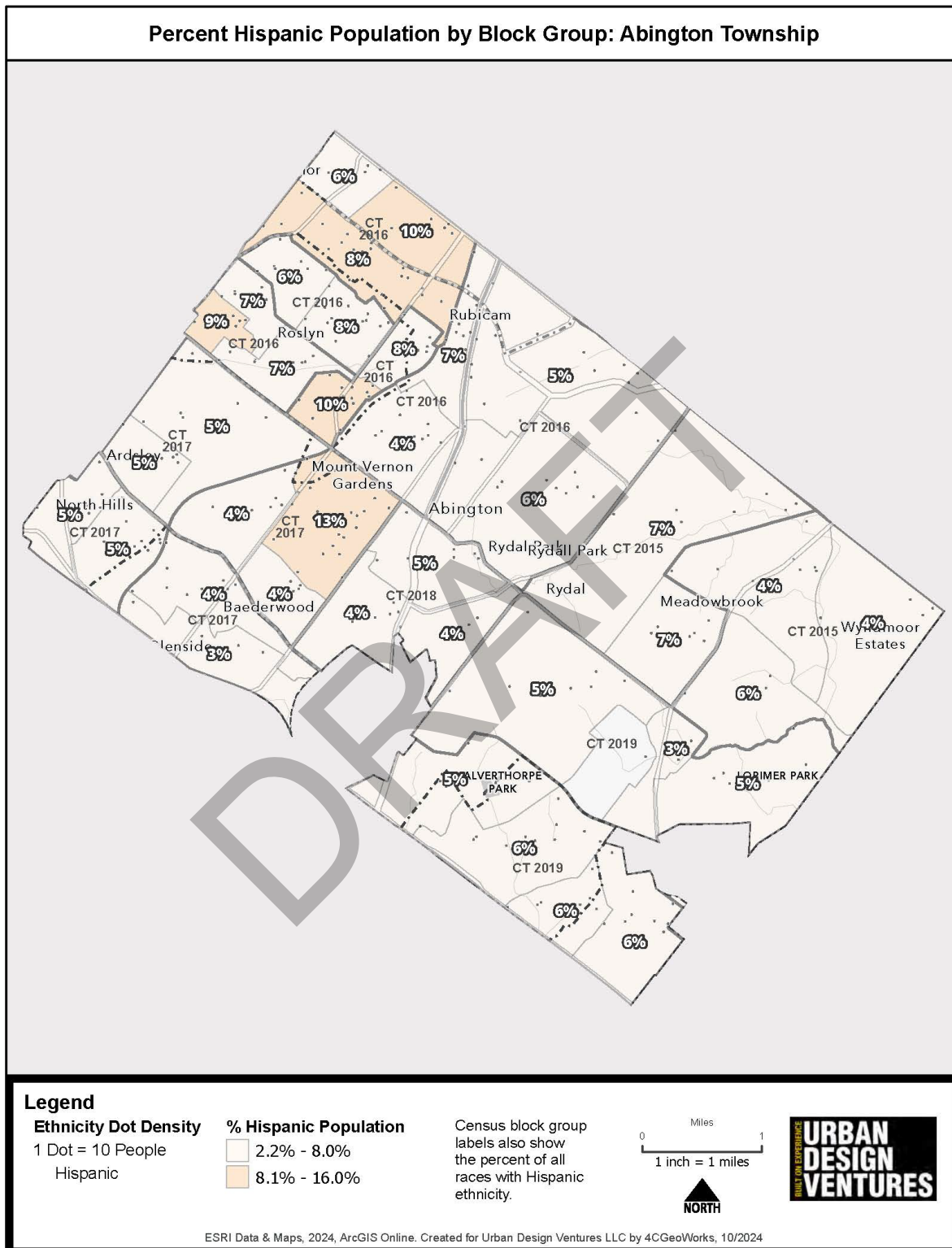
1. Population Density by Block Group
2. Percent White Population by Block Group
3. Percent Hispanic Population by Block Group
4. Percent Minority Population by Block Group
5. Percent Population Age 65 and Over by Block Group
6. Total Housing Units by Block Group
7. Percent Owner Occupied Housing Units by Block Group
8. Percent Renter Occupied Housing Units by Block Group
9. Percent Vacant Housing Units by Block Group
10. Percent Low-Mod Income by Block Group
11. Percent Low-Mod Income with Minority by Block Group
12. Commercial Hot Spots
13. Poverty Rate by Block Group



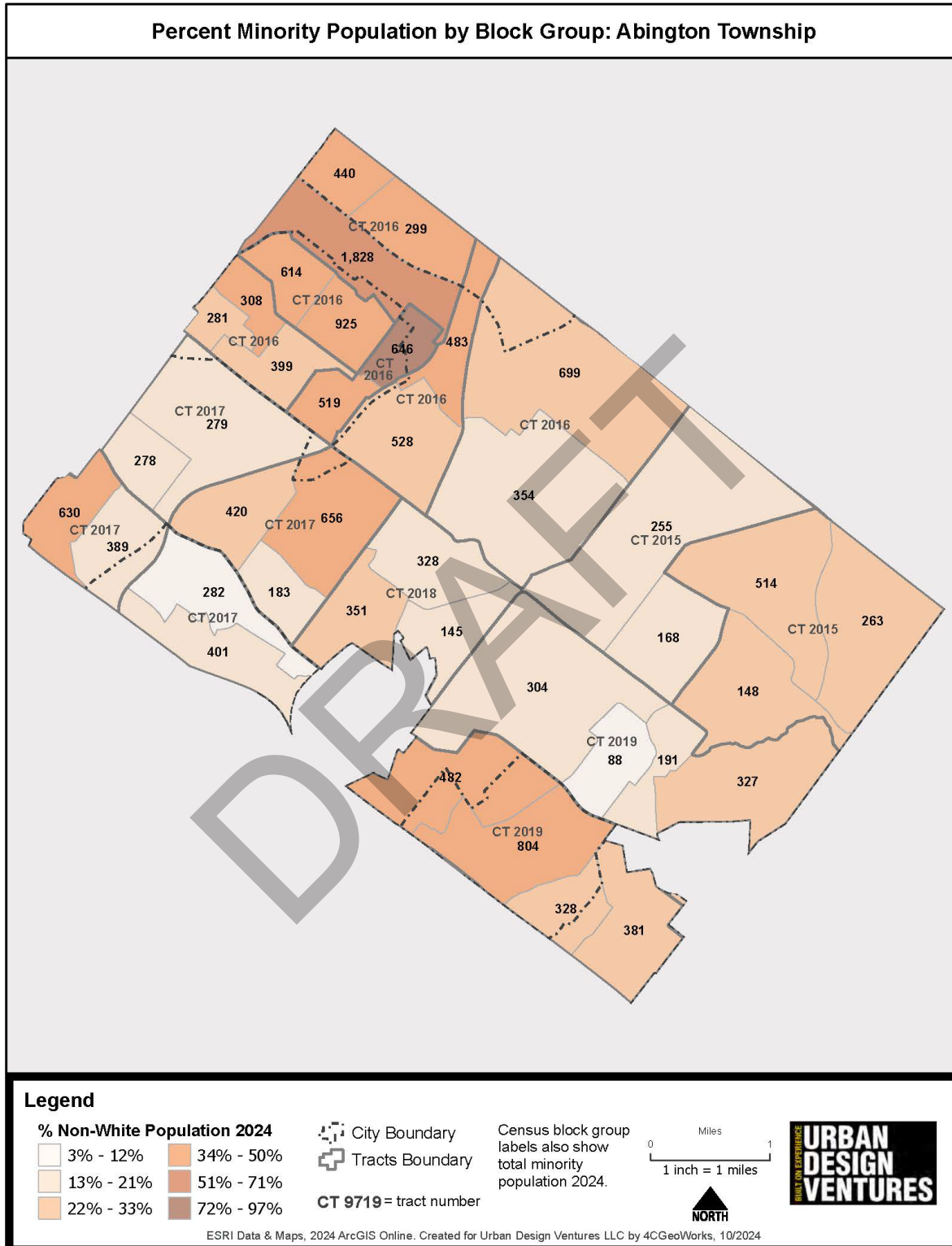
**Population Density by Block Group**



Percent White Population by Block Group

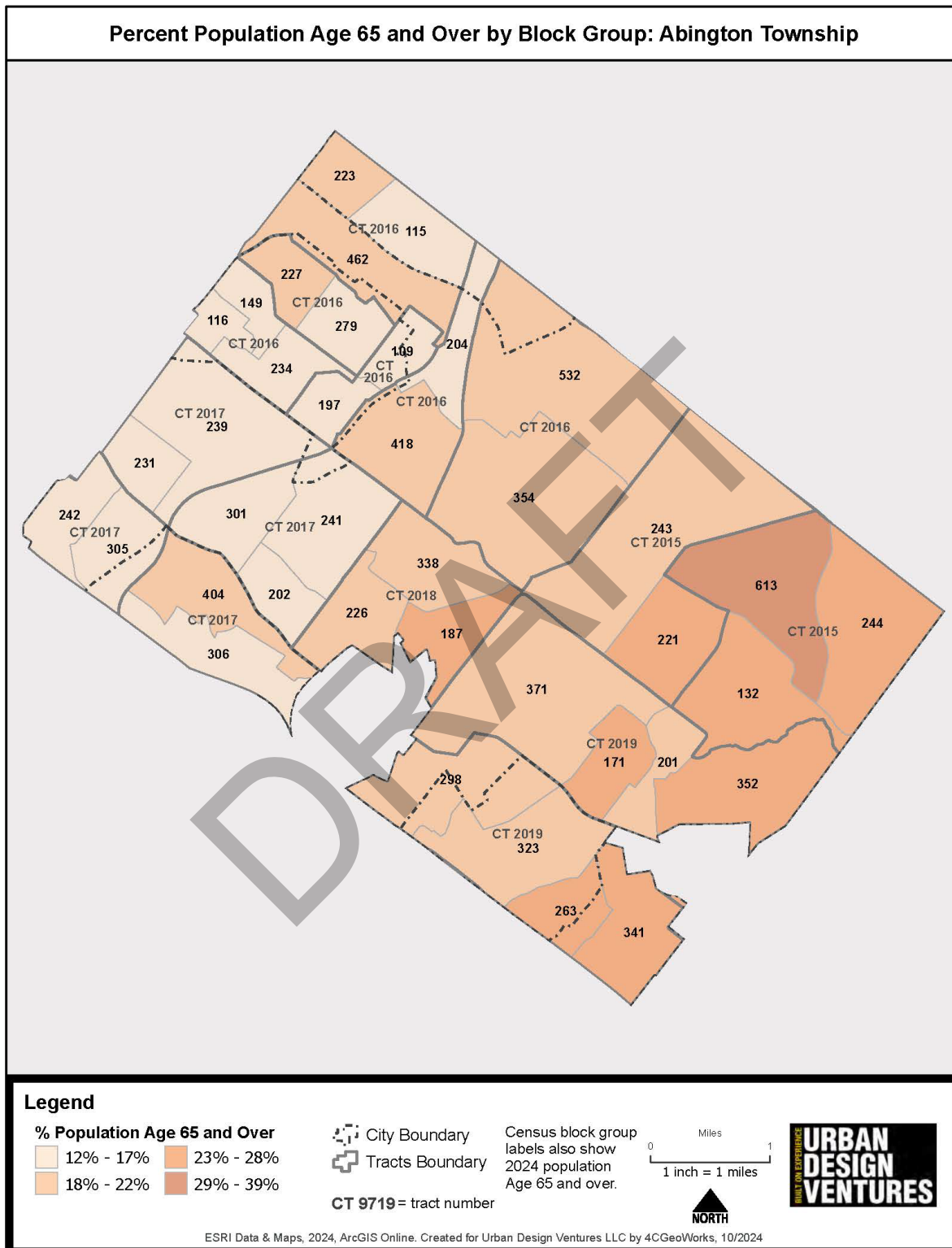


**Percent Hispanic Population by Block Group**

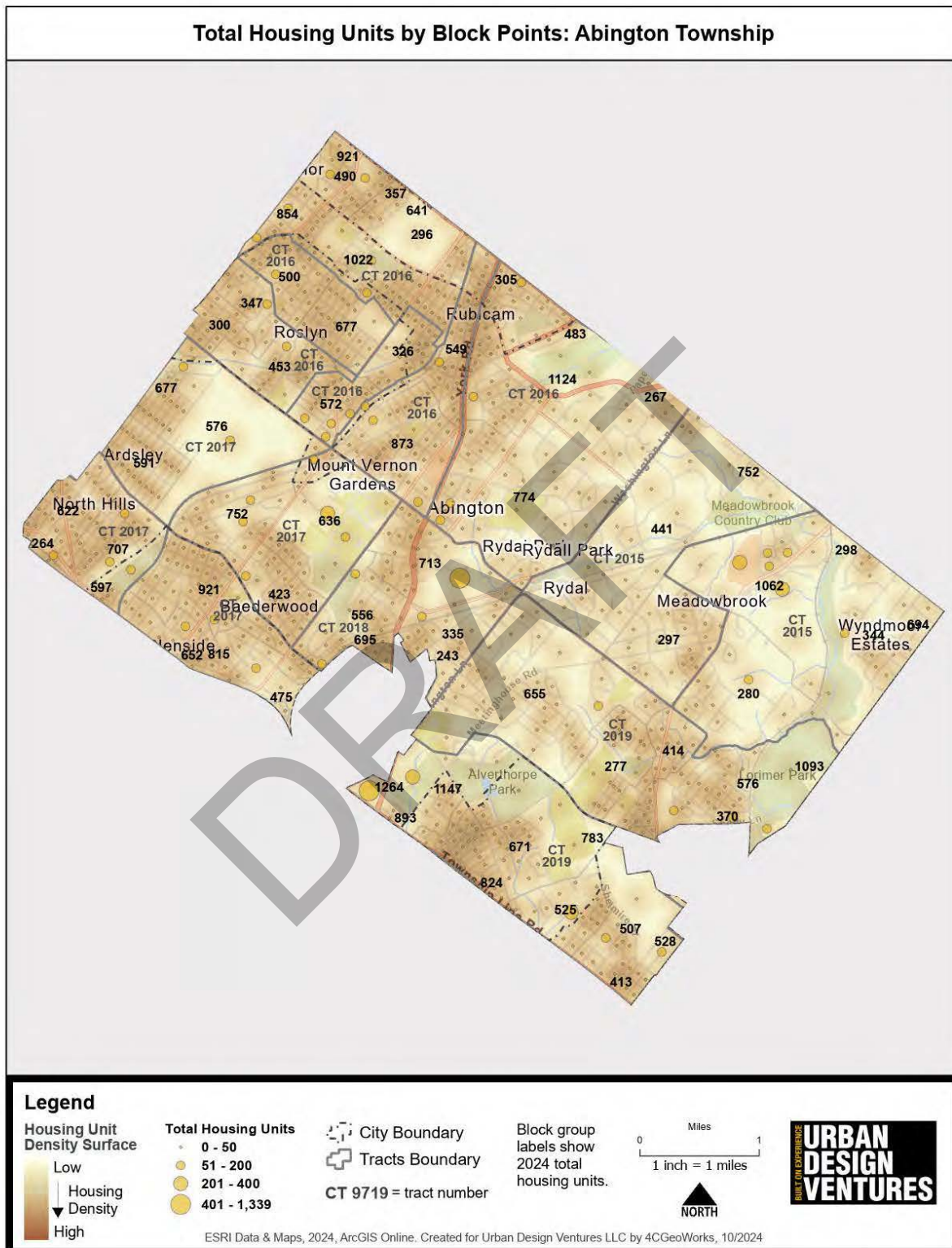


Percent Minority Population by Block Group

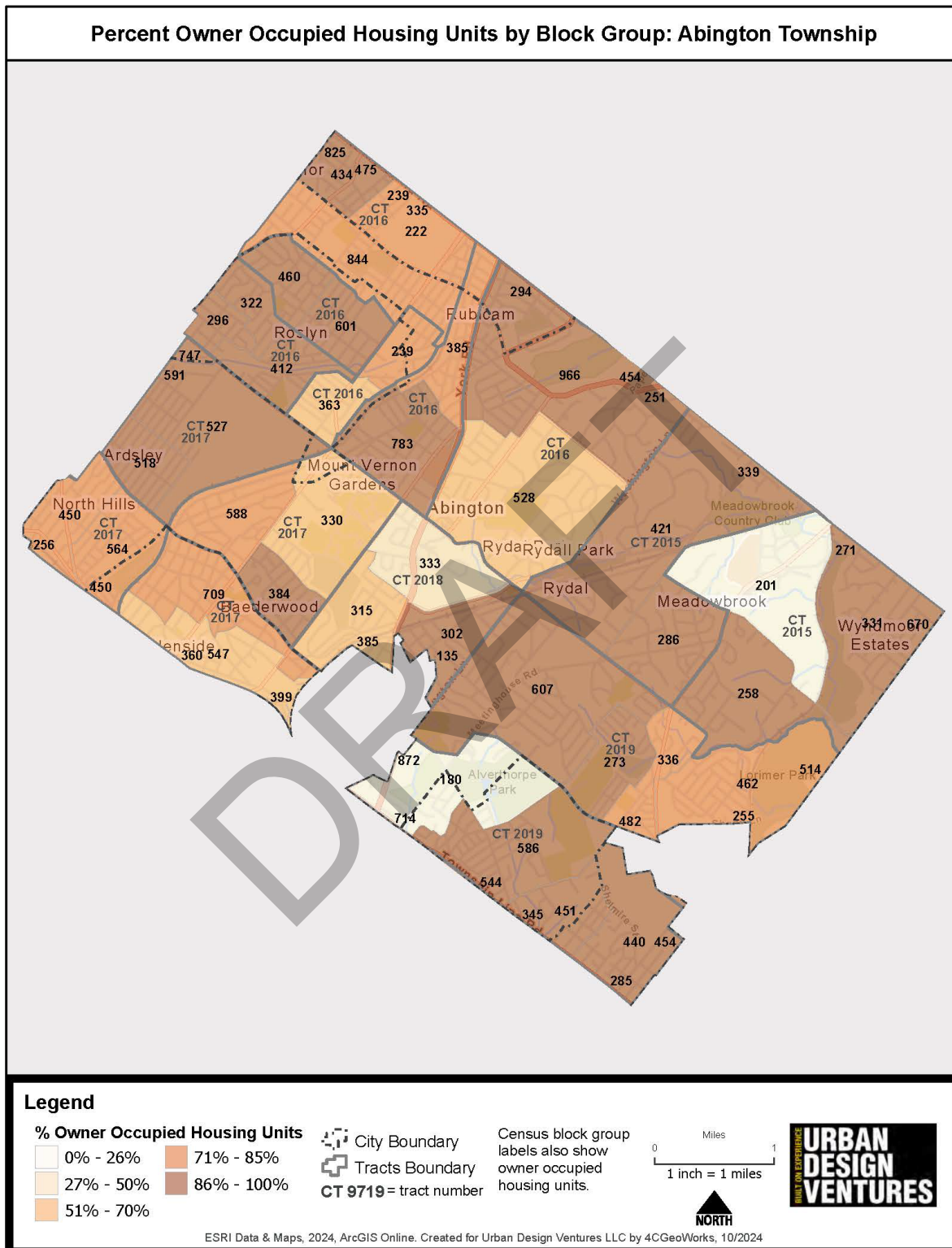




**Percent Population Age 65 and Over by Block Group**

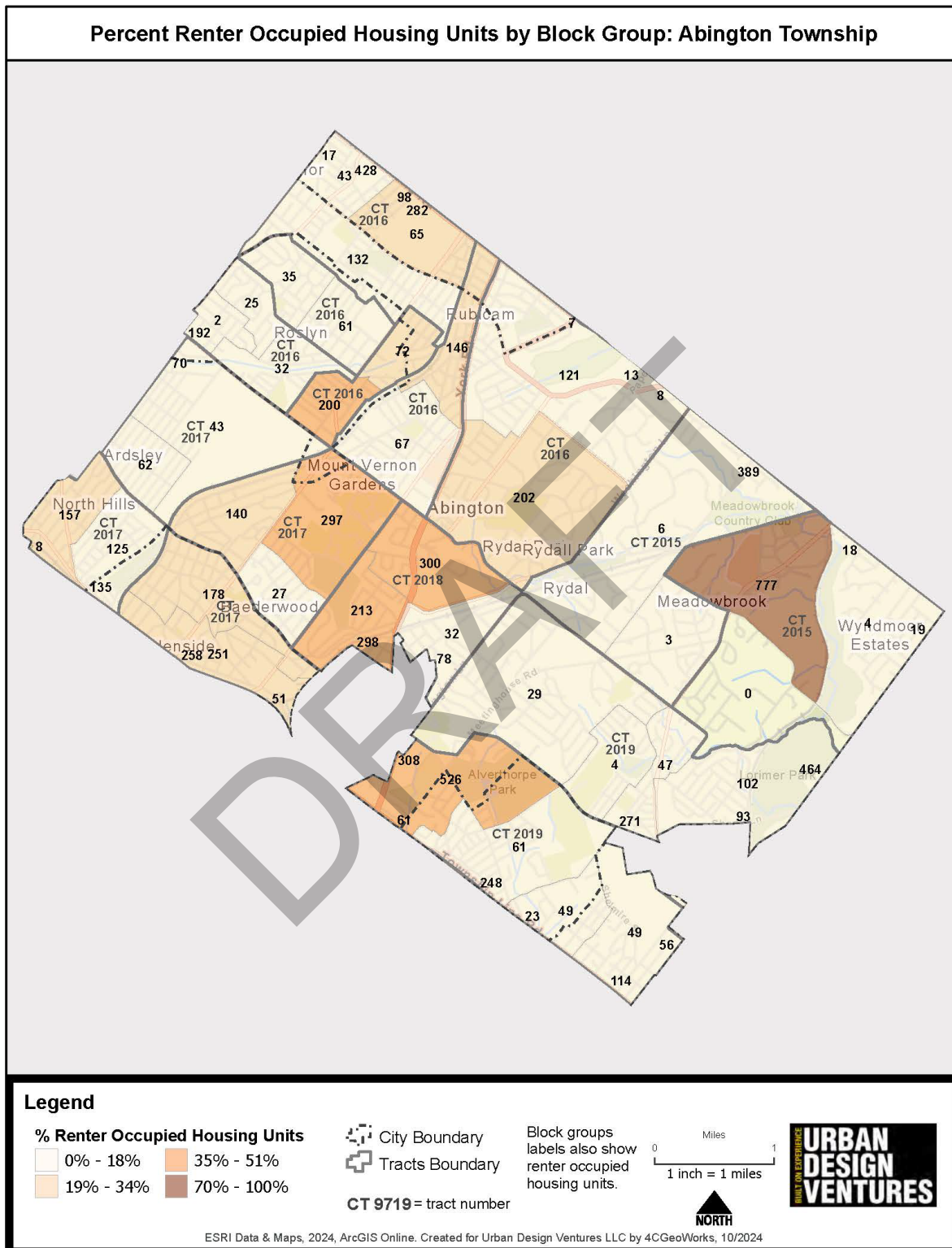


Total Housing Units by Block Group

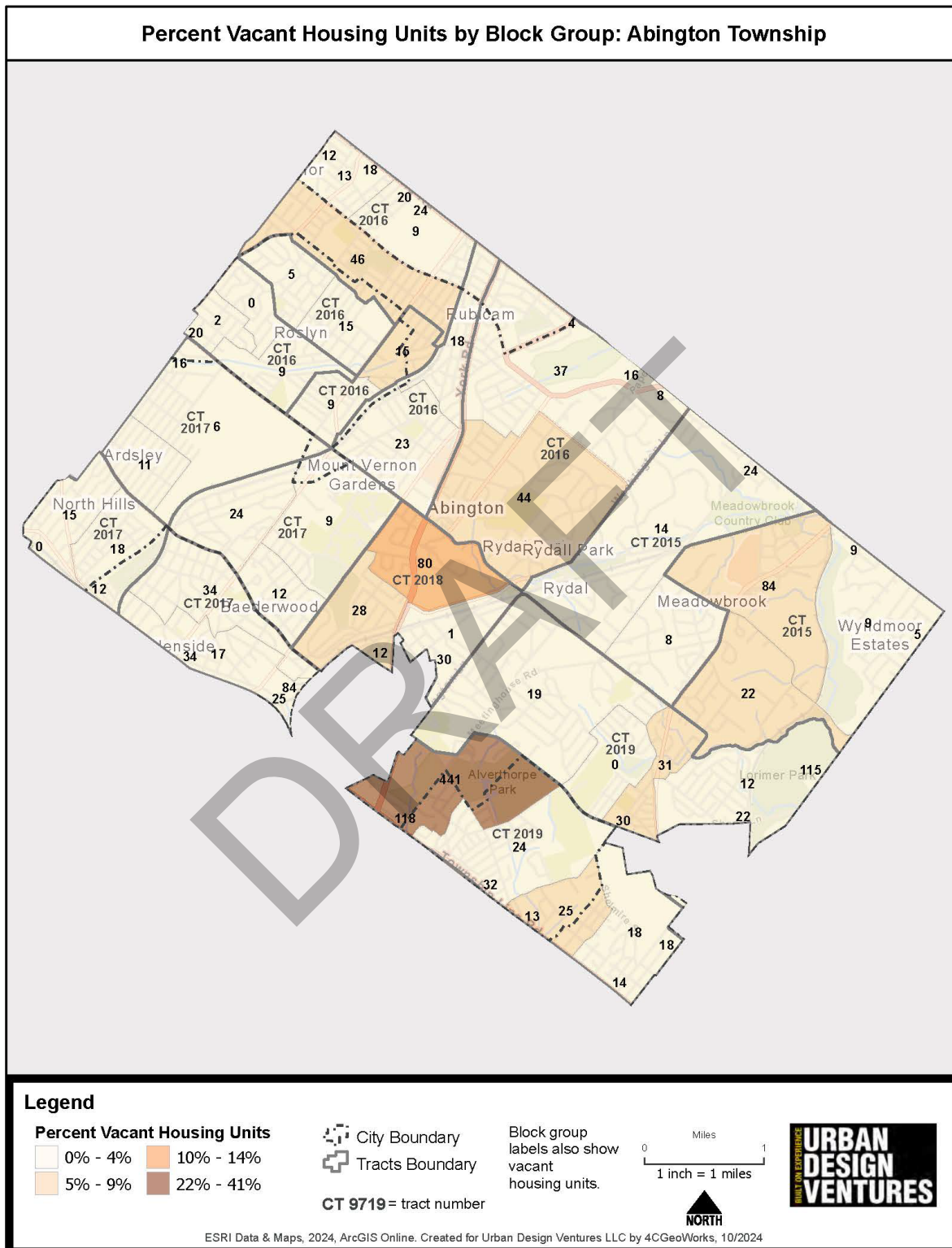


**Percent Owner Occupied Housing by Block Group**

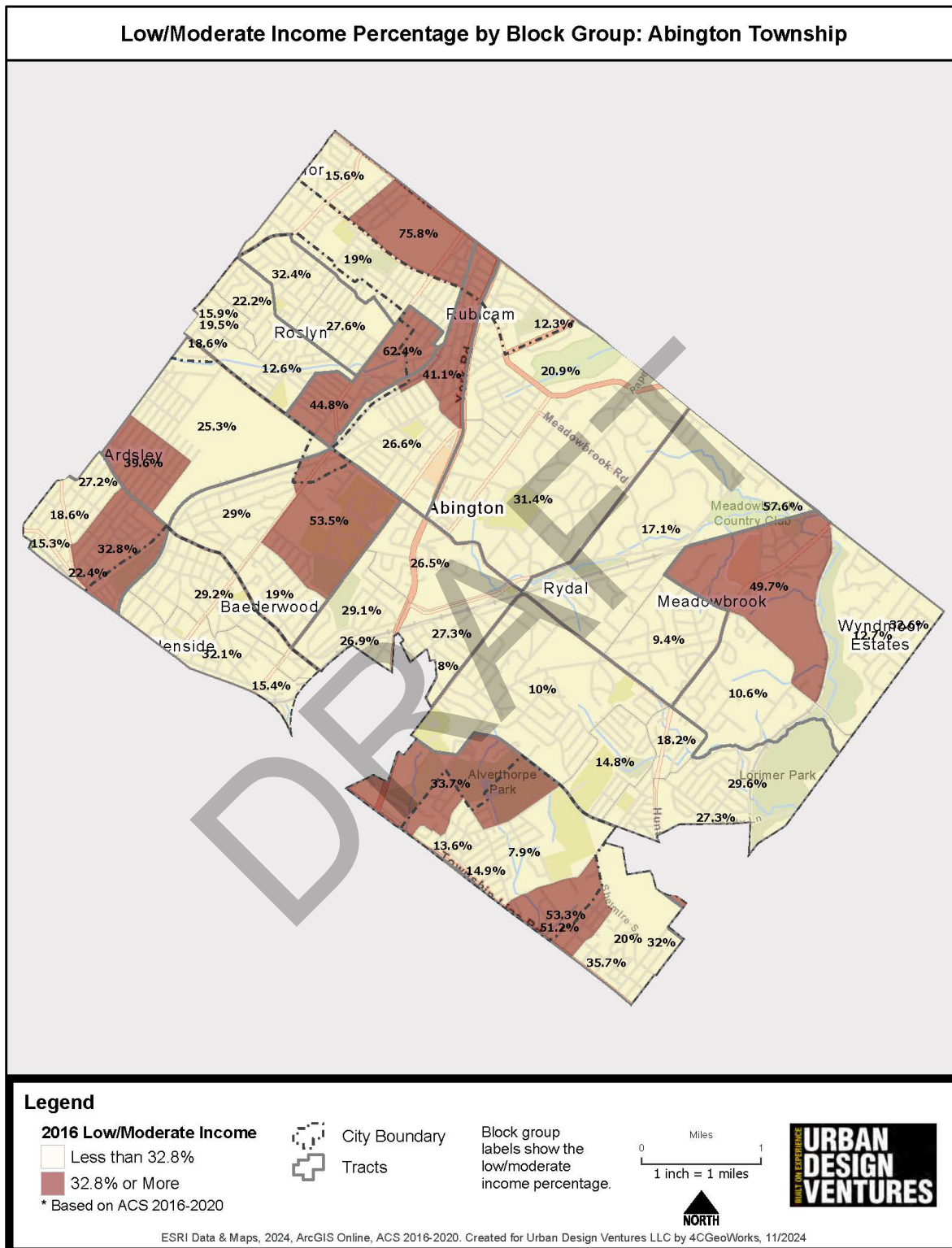




**Percent Renter Occupied Housing Units by Block Group**

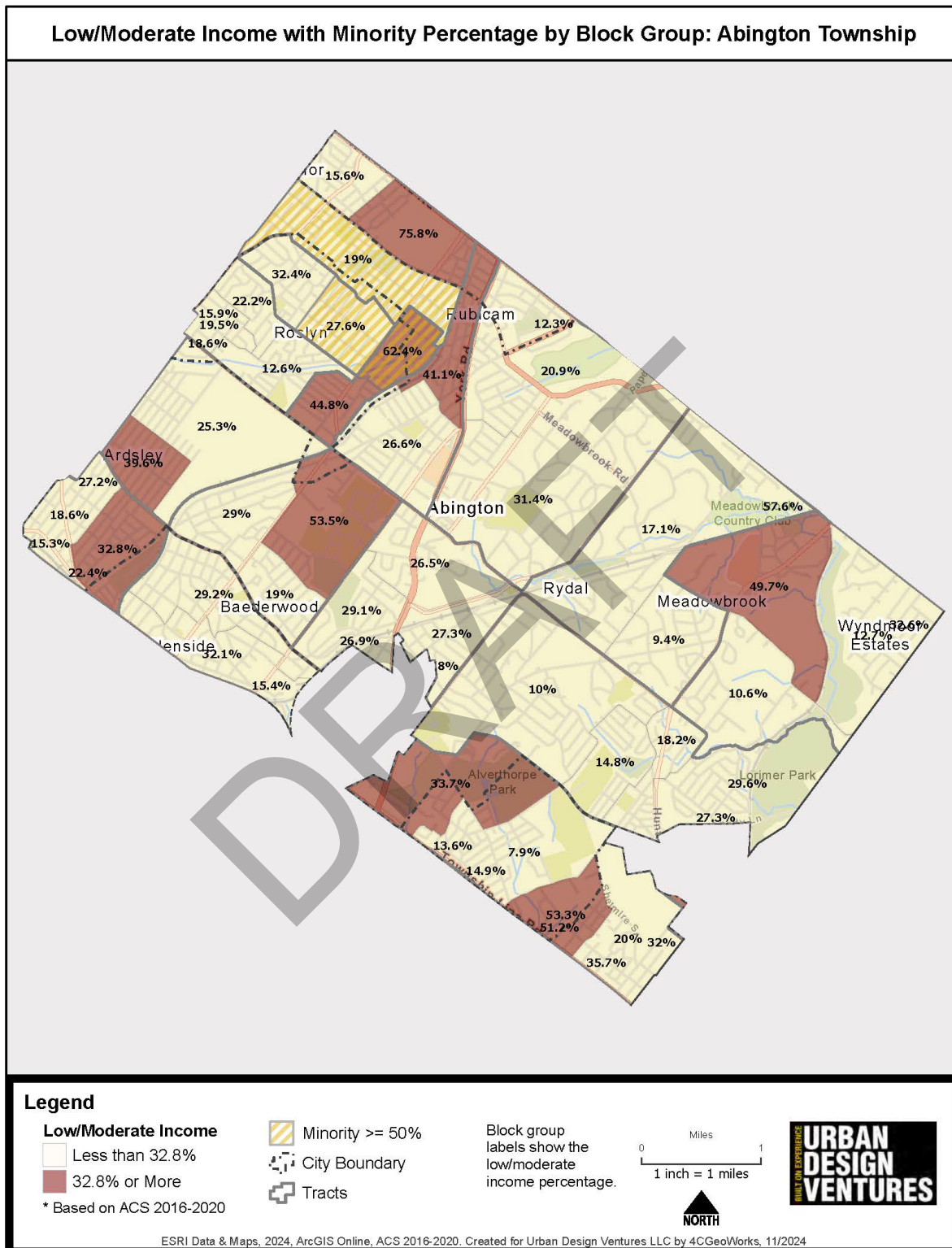


Percent Vacant Housing Units by Block Group

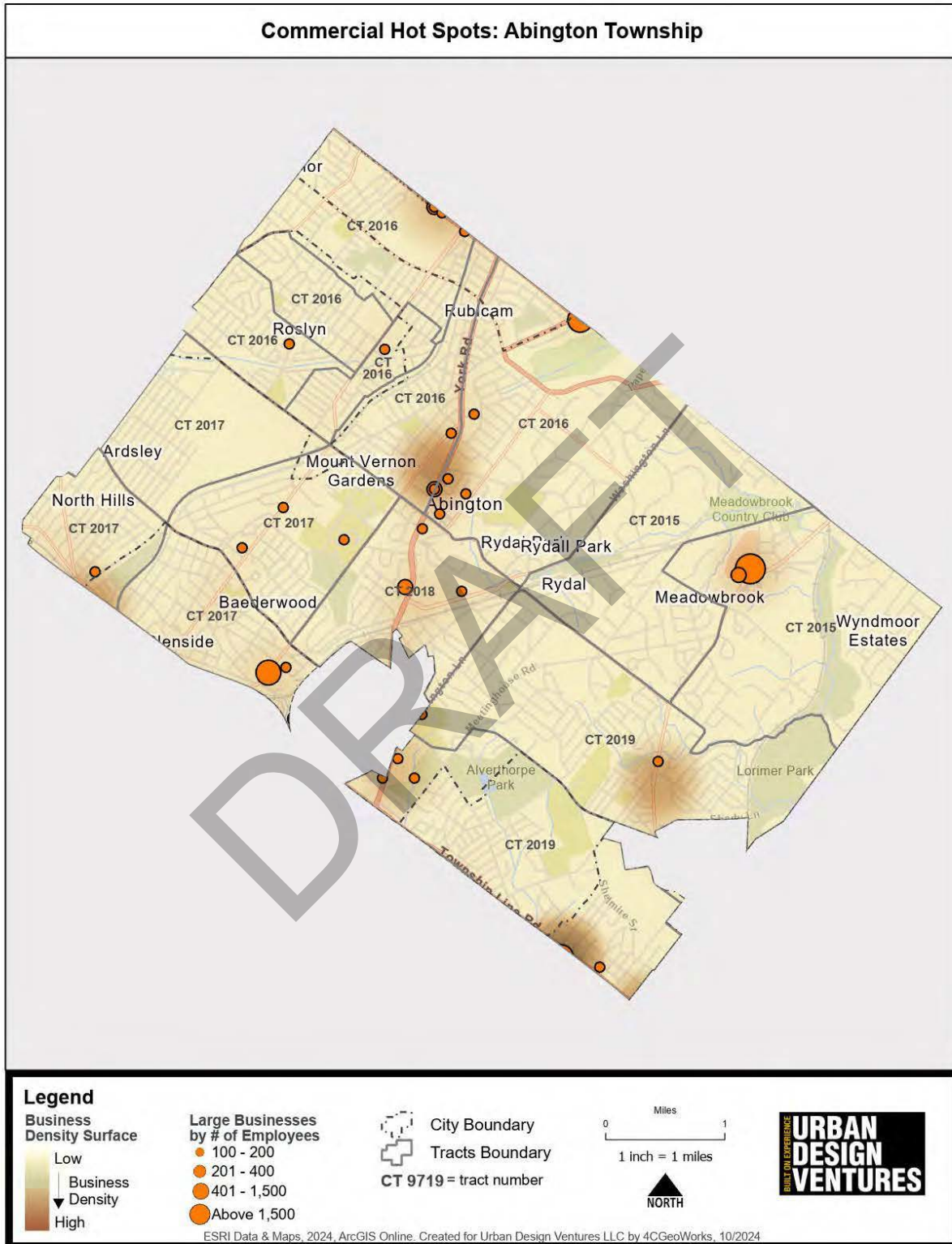


Percent Low-Mod Income by Block Group

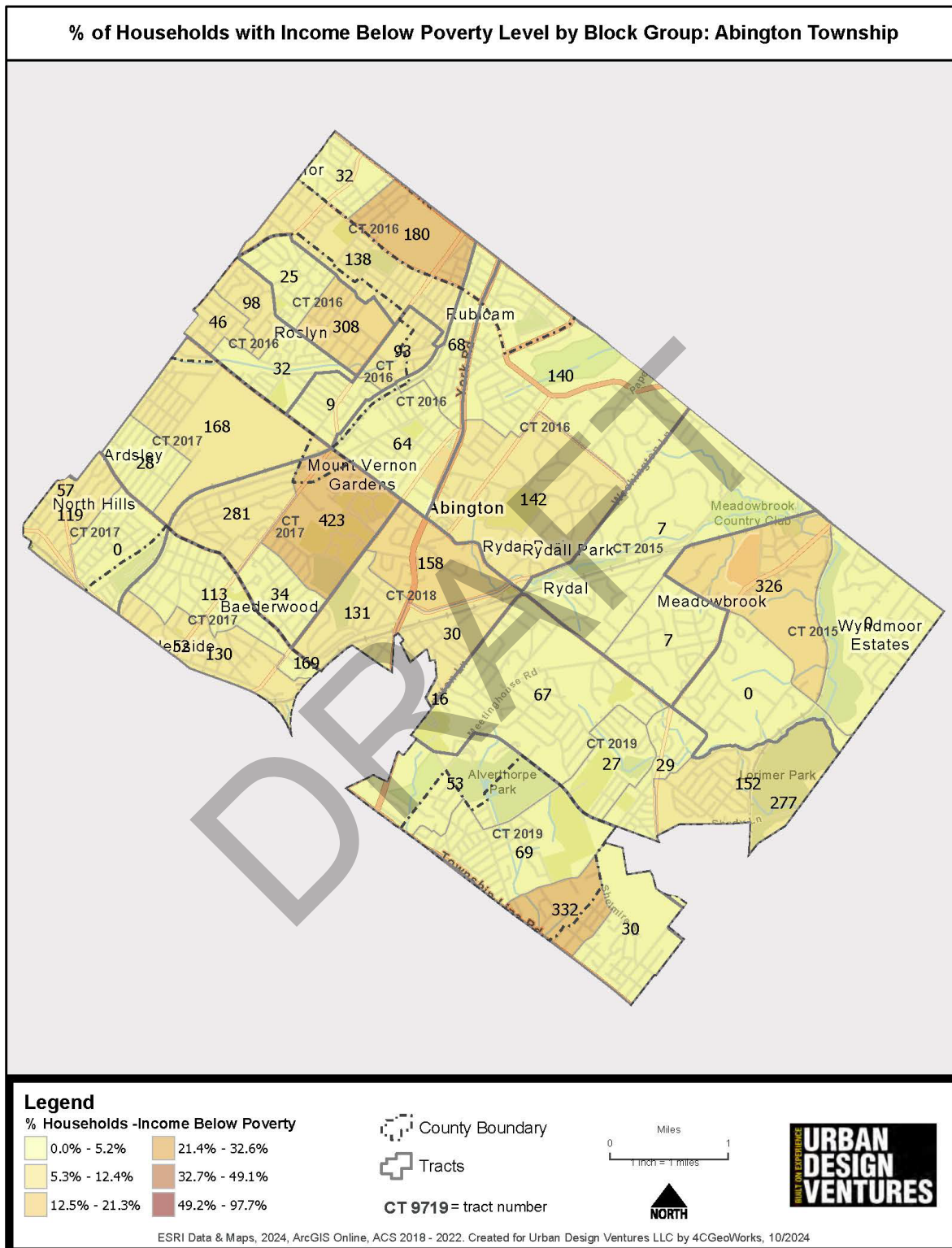




**Percent Low-Mod Income with Minority by Block Group**



Commercial Hot Spots



**Poverty Rate by Block Group**

**PR-05 Lead and Responsible Agencies – 91.200(b)****1. Agency/entity responsible for preparing/administering the Consolidated Plan**

Describe the agency/entity responsible for preparing the Consolidated Plan and those responsible for administration of each grant program and funding source.

| Agency Role        | Name                                  | Department/Agency            |
|--------------------|---------------------------------------|------------------------------|
| CDBG Administrator | ABINGTON TOWNSHIP (MONTGOMERY COUNTY) | Department of Administration |

**Table 1 – Responsible Agencies**

**Narrative (optional)**

The Township of Abington's Department of Community Development is the administrating agency for the CDBG program. The Department of Community Development prepares the Five-Year Consolidated Plans, Annual Action Plans, Environmental Review Records (ERR's), the Consolidated Annual Performance Evaluation Reports (CAPER), monitoring, pay requests, contracting, and oversight of the programs on a day to day basis. In addition, the Township has a private planning consulting firm available to assist the Office on an as needed basis.

**Consolidated Plan Public Contact Information**

Kimberly Hamm, MBA  
 Grants Administrator  
 Township of Abington, 1176 Old York Road, Abington, PA 19001  
[grants@abingtonpa.gov](mailto:grants@abingtonpa.gov)  
 (267) 536-1019 Direct  
 (267) 536-1000 Main  
 (215) 884-8271 Fax



## **AP-10 Consultation – 91.100, 91.200(b), 91.215(l)**

### **1. Introduction**

While preparing the FY 2026 Annual Action Plan, the Township of Abington held a series of meetings and consultations with local housing providers, social service agencies, community and economic development organizations, Montgomery County Housing Authority, members of the Continuum of Care, Township Department Directors, and surrounding jurisdictions. Input from the meetings, public hearings, and consultations were used to develop the Annual Action Plan.

### **Provide a concise summary of the jurisdiction’s activities to enhance coordination between public and assisted housing providers and private and governmental health, mental health and service agencies (91.215(l))**

The Township of Abington acts as the single point of contact to coordinate efforts between public and assisted housing providers, as well as private and governmental health, mental health, and social service agencies. The Township works with the following agencies to enhance funding and service allocations to address the housing and community development needs of the Township:

- Township of Abington Department of Administration - Oversees the CDBG program and administers competitive HOME grants offered through DCED.
- Montgomery County Housing Authority - Manages the Public Housing and Section 8 Housing Choice Voucher Program, creates improvements to public housing communities, and develops affordable housing.
- Social Services Agencies - Provides services to address the needs of low- and moderate-income persons.
- Housing Providers - Rehabilitates and develops affordable housing for low- and moderate-income families and individuals.
- Montgomery County CoC - Oversees the Continuum of Care Network for Montgomery County.

Collaboration and coordination with these entities will continue throughout the five-year period in order to capitalize on potential future funding opportunities, as well as potential project partnerships, which would result in increased benefits to low- and moderate-income households.

### **Describe coordination with the Continuum of Care and efforts to address the needs of homeless persons (particularly chronically homeless individuals and families, families with children, veterans, and unaccompanied youth) and persons at risk of homelessness.**

The Township of Abington is a member of the PA-504 Montgomery County Pennsylvania Continuum of Care which is also known collectively as Your Way Home Montgomery County. Your Way Home (YHW) is

the County's unified and coordinated housing crisis response system for families and individuals experiencing homelessness or at imminent risk of homelessness. Montgomery County Office of Housing and Community Development (OHCD) submits the annual CoC Consolidated Application for funding on behalf of the CoC. The Township works with the CoC, OHCD, and YWH to address homelessness by collaborating to develop a framework to deliver housing and services to the homeless.

**Describe consultation with the Continuum(s) of Care that serves the jurisdiction's area in determining how to allocate ESG funds, develop performance standards for and evaluate outcomes of projects and activities assisted by ESG funds, and develop funding, policies and procedures for the operation and administration of HMIS.**

Your Way Home is a public-private partnership that engages nonprofits, government, philanthropy, residents, businesses, and other community partners to meet its vision of making homelessness rare, brief, and non-recurring. Stakeholders from all geographic areas ("Lower Merion/Abington/Norristown/Montgomery County) of the County are involved with YWH. These partners are knowledgeable about homelessness and include CoC and ESG funded agencies. These agencies are represented on the Community Advisory Board (CAB) and Action Teams. The CAB meets regularly and is comprised of business, healthcare, educational and faith leaders, as well as elected officials, service providers, consumers, law enforcement, educators, housing developers, property managers/landlords, and advocates. The CAB reviews progress and provides feedback on YWH initiatives. Action Teams are short term, cross-sector volunteer teams focused on systems change and service innovation. Members include experts in each relevant subject area, which work together to make recommendations to the Your Way Home Leadership Council. They measure success by the number of residents for whom homelessness and its devastating consequences have been prevented or ended quickly and more effectively. The ultimate goal is for families and individuals to achieve housing and financial stability as well as food security, better health outcomes, a higher quality of life, and lasting independence.

The Your Way Home 2021-2025 Strategic Plan sets the following goals:

1. Advance racial equity.
2. Center the voices of people with lived expertise.
3. Make the experience of homelessness rare, brief, and one-time only.
4. Promote housing affordability.
5. Address the root causes of housing instability and homelessness.
6. Strengthen and expand multi-sector partnerships.

The Montgomery County Office of Housing and Community Development coordinates public funding sources, including Affordable Housing Trust Fund, Community Development Block Grant, Emergency Solutions Grants, First Time Homebuyers Program, HOME Investment Partnership Program, Housing Reinvestment Program (in partnership with the Office of Behavioral Health and Developmental Disabilities), and performance-based contracts for shelter, transitional and permanent supportive housing

providers, as well as rapid rehousing assistance. OHCD is also the Collaborative Applicant for the CoC and is the HMIS Lead Agency. In its capacity as the lead for the CoC and HMIS Lead Agency, OHCD has policies and procedures for the HMIS that are in conformance with HMIS Data Standards and all related HUD notices.

**2. Describe Agencies, groups, organizations and others who participated in the process and describe the jurisdiction's consultations with housing, social service agencies and other entities**

DRAFT

|   |                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                     |
|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>ABINGTON TOWNSHIP (MONTGOMERY COUNTY)</b>                                                                                                                                                                                                                                                                                                                                                                        |
|   | <b>Agency/Group/Organization Type</b>                                                                                                                              | Other government - Local                                                                                                                                                                                                                                                                                                                                                                                            |
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy<br>Non-Homeless Special Needs<br>HOPWA Strategy<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Lead-based Paint Strategy<br>Community Development |
|   | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Abington Township Departments were consulted on the housing, homeless, other special, community development, economic development and administration needs of the Township.                                                                                                                                                                                                                                         |
| 2 | <b>Agency/Group/Organization</b>                                                                                                                                   | Montgomery County Housing Authority                                                                                                                                                                                                                                                                                                                                                                                 |
|   | <b>Agency/Group/Organization Type</b>                                                                                                                              | PHA                                                                                                                                                                                                                                                                                                                                                                                                                 |
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Public Housing Needs<br>Community Development                                                                                                                                                                                                                                                                                                                                                                       |
|   | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | The Montgomery County Housing Authority was consulted to determine the housing and community development needs in the Township of Abington.                                                                                                                                                                                                                                                                         |

|          |                                                                                                                                                                    |                                                                                                                                                                                                                   |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>3</b> | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Your Way Home</b>                                                                                                                                                                                              |
|          | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services-homeless<br>Other government - County<br>Regional organization<br>Planning organization                                                                                                                  |
|          | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy                            |
|          | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Your Way Home was consulted to determine the homeless needs in the Township of Abington, as well as information on publicly funded institutions and systems of care that may discharge persons into homelessness. |
| <b>4</b> | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Housing Equality Center of Pennsylvania</b>                                                                                                                                                                    |
|          | <b>Agency/Group/Organization Type</b>                                                                                                                              | Service-Fair Housing                                                                                                                                                                                              |

|   |                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                     |
|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy<br>Non-Homeless Special Needs<br>HOPWA Strategy<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Lead-based Paint Strategy<br>Community Development |
|   | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | The Housing Equality Center was consulted to determine the housing and community development needs in the Township of Abington.                                                                                                                                                                                                                                                                                     |
| 5 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Fair Housing Rights Center in SEPA</b>                                                                                                                                                                                                                                                                                                                                                                           |
|   | <b>Agency/Group/Organization Type</b>                                                                                                                              | Service-Fair Housing                                                                                                                                                                                                                                                                                                                                                                                                |

|   |                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                     |
|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy<br>Non-Homeless Special Needs<br>HOPWA Strategy<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Lead-based Paint Strategy<br>Community Development |
|   | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | The Fair Housing Rights Center was consulted to determine the housing and community development needs in the Township of Abington.                                                                                                                                                                                                                                                                                  |
| 6 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>CADCOM</b>                                                                                                                                                                                                                                                                                                                                                                                                       |
|   | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services-Employment<br>Regional organization<br>Business and Civic Leaders                                                                                                                                                                                                                                                                                                                                          |
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Economic Development<br>Community Development                                                                                                                                                                                                                                                                                                                    |



|          |                                                                                                                                                                    |                                                                                                                                                                    |
|----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | CADCOM was consulted to determine the housing, community, and economic development needs in the Township of Abington.                                              |
| <b>7</b> | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>ACLAMO</b>                                                                                                                                                      |
|          | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services - Housing<br>Services-Children<br>Services-Health<br>Services-Education<br>Services-Employment<br>Service-Fair Housing<br>Planning organization<br>Latino |
|          | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Non-Homeless Special Needs<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Community Development                 |
|          | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | ACLAMO was consulted to determine the housing and community development needs in the Township of Abington.                                                         |
| <b>8</b> | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Community Lenders</b>                                                                                                                                           |
|          | <b>Agency/Group/Organization Type</b>                                                                                                                              | Business and Civic Leaders<br>Community Development Financial Institution                                                                                          |

|   |                                                                                                                                                                    |                                                                                                                                                   |
|---|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Lead-based Paint Strategy<br>Community Development |
|   | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Community Lenders was consulted to determine the housing, community, and economic development needs in the Township of Abington.                  |
| 9 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>GENESIS HOUSING CORP.</b>                                                                                                                      |
|   | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services - Housing<br>Services-Children<br>Services-Elderly Persons<br>Services-Persons with Disabilities<br>Service-Fair Housing                 |
|   | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Non-Homeless Special Needs<br>Market Analysis<br>Economic Development<br>Community Development                         |
|   | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Genesis was consulted to determine the housing, community, and economic development needs in the Township of Abington.                            |

|    |                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                          |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 10 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Habitat for Humanity of Montgomery County</b>                                                                                                                                                                                                                                                                         |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Housing<br>Business and Civic Leaders<br>Foundation                                                                                                                                                                                                                                                                      |
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Strategy<br>Non-Homeless Special Needs<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Community Development |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Habitat was consulted to determine the housing, community, and economic development needs in the Township of Abington.                                                                                                                                                                                                   |
| 11 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>INTER-FAITH HOUSING ALLIANCE</b>                                                                                                                                                                                                                                                                                      |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services - Housing<br>Services-Children<br>Services-homeless                                                                                                                                                                                                                                                             |

|    |                                                                                                                                                                    |                                                                                                                                                                                        |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | The Housing Alliance was consulted to determine the housing and homeless needs in the Township of Abington.                                                                            |
| 12 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Laurel House</b>                                                                                                                                                                    |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services-Victims of Domestic Violence                                                                                                                                                  |
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Homeless Needs - Families with children<br>Non-Homeless Special Needs                                                                                                                  |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Laurel House was consulted to determine the needs of victims of domestic violence in the Township of Abington.                                                                         |
| 13 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Montgomery County Planning Commission</b>                                                                                                                                           |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Other government - County<br>Planning organization                                                                                                                                     |
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Market Analysis<br>Economic Development<br>Community Development                                                                                            |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Montgomery County Planning Commission was consulted to determine the housing, community, and economic development needs in the Township of Abington.                                   |

|    |                                                                                                                                                                    |                                                                                                                                                                                                                                                                         |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 14 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>PENNSYLVANIA DEPARTMENT OF HEALTH</b>                                                                                                                                                                                                                                |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Other government - State                                                                                                                                                                                                                                                |
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Lead-based Paint Strategy                                                                                                                                                                                                                    |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | The Pennsylvania Department of Health was consulted to determine the lead-based paint strategy for the Township. The Childhood Lead Surveillance Annual Reports were reviewed, as well.                                                                                 |
| 15 | <b>Agency/Group/Organization</b>                                                                                                                                   | HEDWIG HOUSE INC.                                                                                                                                                                                                                                                       |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services - Housing<br>Services-Persons with Disabilities                                                                                                                                                                                                                |
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy<br>Non-Homeless Special Needs |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Hedwig House was consulted for information on publicly funded institutions and systems of care that may discharge persons into homelessness.                                                                                                                            |
| 16 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Visiting Nurse Association Community Services</b>                                                                                                                                                                                                                    |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services-Elderly Persons<br>Services-Health                                                                                                                                                                                                                             |

|           |                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
|-----------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|           | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Non-Homeless Special Needs                                                                                                                                                                                                                                                                                                                                                                                                                                 |
|           | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | VNA was consulted to determine the needs for community-based programs that address family health and social service needs and that support individual and family capacity, as well as information on publicly funded institutions and systems of care that may discharge persons into homelessness.                                                                                                                                                                                   |
| <b>17</b> | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>MONTGOMERY COUNTY</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
|           | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services - Housing<br>Services-Children<br>Services-Elderly Persons<br>Services-Persons with Disabilities<br>Services-Persons with HIV/AIDS<br>Services-Victims of Domestic Violence<br>Services-homeless<br>Services-Health<br>Services-Education<br>Services-Employment<br>Service-Fair Housing<br>Services - Victims<br>Agency - Managing Flood Prone Areas<br>Agency - Management of Public Land or Water Resources<br>Agency - Emergency Management<br>Other government - County |

|    |                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                     |
|----|--------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment<br>Public Housing Needs<br>Homeless Needs - Chronically homeless<br>Homeless Needs - Families with children<br>Homelessness Needs - Veterans<br>Homelessness Needs - Unaccompanied youth<br>Homelessness Strategy<br>Non-Homeless Special Needs<br>HOPWA Strategy<br>Market Analysis<br>Economic Development<br>Anti-poverty Strategy<br>Lead-based Paint Strategy<br>Community Development |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Montgomery County Departments were consulted on the housing, homeless, other special, community development, economic development and administration needs of the Township.                                                                                                                                                                                                                                         |
| 18 | <b>Agency/Group/Organization</b>                                                                                                                                   | <b>Comcast</b>                                                                                                                                                                                                                                                                                                                                                                                                      |
|    | <b>Agency/Group/Organization Type</b>                                                                                                                              | Services - Broadband Internet Service Providers<br>Services - Narrowing the Digital Divide                                                                                                                                                                                                                                                                                                                          |
|    | <b>What section of the Plan was addressed by Consultation?</b>                                                                                                     | Housing Need Assessment                                                                                                                                                                                                                                                                                                                                                                                             |
|    | <b>Briefly describe how the Agency/Group/Organization was consulted. What are the anticipated outcomes of the consultation or areas for improved coordination?</b> | Comcast was consulted on the broadband needs of the Township.                                                                                                                                                                                                                                                                                                                                                       |

Table 2 – Agencies, groups, organizations who participated.



**Identify any Agency Types not consulted and provide rationale for not consulting.**

All agencies were consulted.

**Other local/regional/state/federal planning efforts considered when preparing the Plan.**

| Name of Plan                                    | Lead Organization                                             | How do the goals of your Strategic Plan overlap with the goals of each plan?                                                                                                                             |
|-------------------------------------------------|---------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Continuum of Care                               | Montgomery County Office of Housing and Community Development | The CoC is the primary provider of housing and supportive services for the area's homeless and at-risk of being homeless population. The goals of the Township and the CoC are complementary.            |
| Your Way Home Montgomery County Strategic Plan  | Montgomery County Office of Housing and Community Development | Your Way Home Montgomery County updated its Strategic Plan in 2019. The goals in this plan were incorporated in the Five-Year Consolidated Plans and the Annual Action Plans.                            |
| Five Year Plan and Annual Action Plan           | Montgomery County Housing Authority (MCHA)                    | The Montgomery County Housing Authority is the lead agency providing public housing assistance and Section 8 vouchers in the Township of Abington. The goals of the Township and MCHA are complementary. |
| Vision2035 Abington's Comprehensive Plan Update | Abington Township Planning Department                         | The Township's Comprehensive Plan is in the process of being updated to define the goals and objectives for the future of the Township. The goals of the plans are complementary.                        |

**Table 3 – Other local / regional / federal planning efforts**

**Narrative (optional)**

The vision of the Township of Abington's Five-Year Consolidated Plan seeks to develop a viable community by promoting integrated approaches that provide decent housing, a suitable living environment, and expand economic opportunities for low- and moderate-income persons. The primary means towards this end is the development of partnerships among all levels of government and the private sector, including for-profit and non-profit organizations. The Annual Action Plan is an application for FY 2026 CDBG funds under HUD's formula grant program. The Plans combined act as a strategic plan to be followed by the Township in carrying out federal programs.

Consultations during the planning process included information from the following stakeholders:

- Housing Services and Assisted Housing
- Health Services
- Social and Fair Housing Services
- Continuum of Care
- Public and Private Agencies that address housing, health, social service, victim services, employment, and education needs
- Publicly Funded Institutions and Systems of Care that may discharge persons into homelessness
- Corrections Institutions
- Business and Civic Leaders
- Child Welfare Agencies concerned with lead poisoning
- Adjacent Units of general Local Government and Regional Government Agencies
- Broadband Internet Service Providers
- Natural Hazard Risk Assessors

*Consultation with persons, especially low-income persons, living in areas designated by the local jurisdiction as a revitalization area, areas designated by either a local jurisdiction or as a slum and blighted area and areas where CDBG funds are proposed to be used.*

The Township prioritizes CDBG projects located in Census Tracts and Block Groups that are supported by LMI Census data. The Township has not designated any revitalization or blighted areas. Meetings, communications, and announcements are directed at these areas in the Township to consult and educate the LMI population of their housing and community development needs. Additionally, consultations with stakeholders that serve the LMA eligible areas were consulted on the prioritization and availability of CDBG funding.

*1Consultation with residents of public and assisted housing developments (including any resident advisory boards, resident councils, and resident management corporations).*

The Department of Community Development works closely with the Montgomery County Housing Authority to address the housing and community development needs of HUD assisted housing residents. The Department participates in Housing Authority planning meetings and posts

notices at Crest Manor, a public housing community located in the Crestmont neighborhood of Abington Township, concerning housing and community development activities.

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**AP-12 Participation – 91.105, 91.200(c)****1. Summary of citizen participation process/Efforts made to broaden citizen participation****Summarize citizen participation process and how it impacted goal setting.**

The Township of Abington, in compliance with the Township's Citizen Participation Plan, advertised and held two (2) public hearings on the Township of Abington's CDBG Program that provided residents and stakeholders with the opportunity to discuss the Township's housing and community development needs and priorities. The public hearings were advertised in The Intelligencer on February 12, 2026, and Sunday, May 31, 2026. Additionally, all planning activities were announced through the Township's social media accounts, such as: Facebook, Twitter, Instagram, and eNewsletter.

The First Public Hearing was held in person and virtually on Wednesday, March 4, 2026, at 10 AM and the Second Public Hearing was held in person and virtually on June 16, 2026, at 10 AM. The "Draft FY 2026 Annual Action Plan" was placed on display at the Abington Township Municipal Office, 1176 Old York Road, Abington, PA 19001 and online at: [www.abingtonpa.gov/departments/community-development-dept](http://www.abingtonpa.gov/departments/community-development-dept), from June 1, 2026 until June 30, 2026 for review and comment.

Comments received during the planning process are included in the Attachment section of the Annual Action Plan. By following the Township's Citizen Participation Plan, the Township receives input from stakeholders and residents to fund activities that address the Township's housing and community development needs identified in the Five-Year Consolidated Plan. The following comments were received:

- There is a need for public facilities improvements.
- There is a need for affordable housing.

**Citizen Participation Outreach**

| #        | Mode of Outreach            | Target of Outreach                                                                                                                           | Summary of response/attendance                                                                                              | Summary of comments received                     | Summary of comments not accepted and reasons | URL (If applicable) |
|----------|-----------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------|----------------------------------------------|---------------------|
| <b>1</b> | <b>Newspaper Ad #1</b>      | Minorities<br>Persons with disabilities<br>Non-targeted/broad community<br>Residents of Public and Assisted Housing Agencies / Organizations | The First Public Hearing Notice needs meeting notice was published on Feb 12, 2026 in the "Intelligencer".                  | None.                                            | None.                                        | Not Applicable.     |
| <b>2</b> | <b>First Public Hearing</b> | Non-targeted/broad community                                                                                                                 | A public hearing was held on March 4, 2026 at 10 AM to discuss the housing and community development needs of the Township. | See Appendix for all comments and sign-in sheet. | Not applicable.                              | Not applicable.     |

| # | Mode of Outreach            | Target of Outreach       | Summary of response/attendance                                                                                                                                                                                                                                                                                    | Summary of comments received                                  | Summary of comments not accepted and reasons                                                                                             | URL (If applicable) |
|---|-----------------------------|--------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|---------------------|
| 3 | Non-profit Funding Requests | Agencies / Organizations | The City published a notice in The Intelligencer newspaper on Feb 12, 2026, that non-profit funding applications were available for pickup at the Economic and Community Development Office starting Feb 12, 2026. The notice advised the public that funding applications were due by 4:00 p.m. on Mar 27, 2026. | The City received 8 funding requests, of which 3 were funded. | The City staff reviewed the funding requests, determined eligibility, and submitted their recommendations to Council for final approval. | Not Applicable.     |

| # | Mode of Outreach      | Target of Outreach                                                                                                                                  | Summary of response/attendance                                                                                 | Summary of comments received | Summary of comments not accepted and reasons | URL (If applicable)                                                                                                                      |
|---|-----------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------|------------------------------|----------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|
| 4 | Newspaper Ad #2       | Minorities<br>Persons with disabilities<br>Non-targeted/broad community<br>Residents of Public and Assisted Housing<br><br>Agencies / Organizations | The public hearing was published on May 31, 2026, in the "Intelligencer."                                      | None.                        | None.                                        | Not Applicable.                                                                                                                          |
| 5 | Second Public Hearing | Non-targeted/broad community                                                                                                                        | The second public hearing was held on June 16, 2026, at 10 AM to discuss the draft FY 2026 Annual Action Plan. |                              | Not applicable.                              | Not applicable.                                                                                                                          |
| 6 | Internet Outreach     | Non-targeted/broad community                                                                                                                        | None.                                                                                                          | None.                        | None.                                        | <a href="http://www.abingtonpa.gov/departments/community-development-dept">www.abingtonpa.gov/departments/community-development-dept</a> |

Table 4 – Citizen Participation Outreach



## AP-15 Expected Resources – 91.220(c)(1,2)

### Introduction

The Township of Abington will receive \$713,913.00 in FY 2026 CDBG funds.

The program year runs from October 1, 2026, through September 30, 2027. These funds will be used to address the following priority needs:

- Housing
- Community Development
- Administration, Planning, and Management

The accomplishments of these projects/activities will be reported in the FY 2026 Consolidated Annual Performance and Evaluation Report (CAPER).

### Anticipated Resources

| Program | Source of Funds  | Uses of Funds                                  | Expected Amount Available Year 1 |                    |                          |           | Expected Amount Available Remainder of ConPlan \$ | Narrative Description                                                                                                                                                                                                                                                                                                                                |
|---------|------------------|------------------------------------------------|----------------------------------|--------------------|--------------------------|-----------|---------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|         |                  |                                                | Annual Allocation: \$            | Program Income: \$ | Prior Year Resources: \$ | Total: \$ |                                                   |                                                                                                                                                                                                                                                                                                                                                      |
| CDBG    | public - federal | Admin and Planning Housing Public Improvements | \$713,913                        | 0                  | 0                        | \$713,913 | 0                                                 | The CDBG entitlement program allocates annual grants to larger cities and urban counties to develop viable communities by providing decent housing, a suitable living environment, and opportunities to expand economic opportunities, principally for low- and moderate-income persons. The Township is funding seven (7) CDBG projects in FY 2026. |

Table 5 - Expected Resources – Priority Table

**Explain how federal funds will leverage those additional resources (private, state and local funds), including a description of how**

**matching requirements will be satisfied.**

The Township will not leverage FY 2026 CDBG funds for other grants during the program year.

CDBG sub-recipients are encouraged to leverage additional resources (such as private, state and local funds) for projects. Subrecipients are required to submit matching fund sources in the subrecipient contracts. The Township assists sub grantees to match federal grants with the following private, state, and other sources:

- Low-Income Housing Tax Credit Program (LIHTC)
- Pennsylvania Housing Finance Agency (PFHA)
- HUD Section 202 Housing for the Elderly
- HUD Section 811 Housing for the Disabled
- Section 8 Rental Assistance Program
- Shelter Plus Care
- Pennsylvania Department of Community and Economic Development (DCED)
- Federal Home Loan Bank (FHLB)
- Financial Institutions – Several local financial institutions have developed flexible underwriting criteria to encourage homeownership

**If appropriate, describe publicly owned land or property located within the jurisdiction that may be used to address the needs identified in the plan.**

The Township has not designated any publicly owned land or property within the jurisdiction that will be used for future development to address the needs identified in the Plan.

**Discussion**

During the FY 2026 CDBG Program Year (October 1, 2026, through September 30, 2027), CDBG funds will be used to address the following priority

needs:

- Housing Needs
- Community Development Needs
- Administration, Planning, and Management Needs

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## Annual Goals and Objectives

### AP-20 Annual Goals and Objectives

#### Goals Summary Information

| Sort Order | Goal Name                                    | Start Year | End Year | Category                          | Geographic Area | Needs Addressed                              | Funding            | Goal Outcome Indicator                                                                                                     |
|------------|----------------------------------------------|------------|----------|-----------------------------------|-----------------|----------------------------------------------|--------------------|----------------------------------------------------------------------------------------------------------------------------|
| 1          | HS-1 Housing Support                         | 2025       | 2029     | Affordable Housing                | Areawide        | Housing Strategy Priority Need               | CDBG: \$0          | None                                                                                                                       |
| 2          | HS-2 Housing Construction                    | 2025       | 2029     | Affordable Housing                | Areawide        | Housing Strategy Priority Need               | CDBG: \$0          | None                                                                                                                       |
| 3          | HS-3 Housing Rehabilitation                  | 2025       | 2029     | Affordable Housing                | Areawide        | Housing Strategy Priority Need               | CDBG: \$350,262.40 | Homeowner Housing Rehabilitated: 8 Household Housing Units<br><br>Rental Housing Rehabilitated: 18 Household Housing Units |
| 4          | HO-1 Housing                                 | 2025       | 2029     | Homeless                          | Areawide        | Homeless Strategy Priority Need              | CDBG: \$0          | None                                                                                                                       |
| 5          | HO-2 Operation/Support                       | 2025       | 2029     | Homeless                          | Areawide        | Homeless Strategy Priority Need              | CDBG: \$0          | None                                                                                                                       |
| 6          | CD-1 Community Facilities and Infrastructure | 2025       | 2029     | Non-Housing Community Development | Areawide        | Community Development Strategy Priority Need | CDBG: \$175,000    | Public Facility or Infrastructure Activities other than Low / Moderate Income Housing Benefit: 2,775 Persons Assisted      |

| Sort Order | Goal Name                       | Start Year | End Year | Category                          | Geographic Area | Needs Addressed                                   | Funding            | Goal Outcome Indicator                                                                         |
|------------|---------------------------------|------------|----------|-----------------------------------|-----------------|---------------------------------------------------|--------------------|------------------------------------------------------------------------------------------------|
| 7          | CD-2 Public Services and Safety | 2025       | 2029     | Non-Housing Community Development | Areawide        | Community Development Strategy Priority Need      | CDBG: \$45,868     | Public Service Activities other than Low/Moderate Income Housing Benefit: 265 Persons Assisted |
| 8          | CD-3 Connectivity               | 2025       | 2029     | Non-Housing Community Development | Areawide        | Community Development Strategy Priority Need      | CDBG: \$0          | None                                                                                           |
| 9          | CD-4 Clearance / Demolition     | 2025       | 2029     | Non-Housing Community Development | Areawide        | Community Development Strategy Priority Need      | CDBG: \$0          | None                                                                                           |
| 10         | ED-1 Employment and Development | 2025       | 2029     | Economic Development              | Areawide        | Economic Development Strategy Priority Need       | CDBG: \$0          | None                                                                                           |
| 11         | ED-2 Financial Assistance       | 2025       | 2029     | Economic Development              | Areawide        | Economic Development Strategy Priority Need       | CDBG: \$0          | None                                                                                           |
| 12         | AM-1 Overall Coordination       | 2025       | 2029     | Administration                    | Areawide        | Administration, Planning, and Management Strategy | CDBG: \$142,782.60 | Other: 1                                                                                       |

Table 6 – Goals Summary

**Goal Descriptions**

|   |                         |                                                                                                                                                                                                                                                       |
|---|-------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | <b>Goal Name</b>        | <b>HS-1 Housing Support</b>                                                                                                                                                                                                                           |
|   | <b>Goal Description</b> | Assist low- and moderate-income households to access decent, safe, and sanitary housing that is affordable and accessible through housing counseling, housing navigator services, rental assistance, and down payment/closing cost assistance.        |
| 2 | <b>Goal Name</b>        | <b>HS-2 Housing Construction</b>                                                                                                                                                                                                                      |
|   | <b>Goal Description</b> | Encourage the acquisition and construction of new housing that is affordable and accessible.                                                                                                                                                          |
| 3 | <b>Goal Name</b>        | <b>HS-3 Housing Rehabilitation</b>                                                                                                                                                                                                                    |
|   | <b>Goal Description</b> | Conserve and rehabilitate existing affordable housing units occupied by owners and renters, and special needs households in the Township by addressing maintenance issues, code violations, emergency repairs, accessibility, and home modifications. |
| 4 | <b>Goal Name</b>        | <b>HO-1 Housing</b>                                                                                                                                                                                                                                   |
|   | <b>Goal Description</b> | Support the Continuum of Care's efforts to provide emergency shelter, transitional housing, rapid rehousing, utility support, rental assistance, permanent supportive housing, and other permanent housing opportunities.                             |
| 5 | <b>Goal Name</b>        | <b>HO-2 Operation/Support</b>                                                                                                                                                                                                                         |
|   | <b>Goal Description</b> | Assist partners operating housing or providing supportive services for the homeless and those at risk of becoming homeless.                                                                                                                           |
| 6 | <b>Goal Name</b>        | <b>CD-1 Community Facilities and Infrastructure</b>                                                                                                                                                                                                   |
|   | <b>Goal Description</b> | Improve the Township's public facilities and infrastructure, and spaces that serve the special needs population through acquisition, rehabilitation, reconstruction, and new construction.                                                            |
|   | <b>Goal Name</b>        | <b>CD-2 Public Services and Safety</b>                                                                                                                                                                                                                |

|    |                         |                                                                                                                                                                                                                                                                                                                                          |
|----|-------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 7  | <b>Goal Description</b> | Improve and enhance public services, public safety, recreational programs, and supportive service programs for persons with special needs.                                                                                                                                                                                               |
| 8  | <b>Goal Name</b>        | <b>CD-3 Connectivity</b>                                                                                                                                                                                                                                                                                                                 |
|    | <b>Goal Description</b> | Improve connectivity throughout the Township and surrounding municipalities through physical, visual, transportation, and accessibility improvements.                                                                                                                                                                                    |
| 9  | <b>Goal Name</b>        | <b>CD-4 Clearance/Demolition</b>                                                                                                                                                                                                                                                                                                         |
|    | <b>Goal Description</b> | Remove and eliminate slum and blighting conditions in the Township through code enforcement, clearance, and demolition.                                                                                                                                                                                                                  |
| 10 | <b>Goal Name</b>        | <b>ED-1 Employment and Development</b>                                                                                                                                                                                                                                                                                                   |
|    | <b>Goal Description</b> | Support and encourage job creation, job retention, job training opportunities, business and commercial growth, and redevelopment of vacant commercial and industrial sites and buildings.                                                                                                                                                |
| 11 | <b>Goal Name</b>        | <b>ED-2 Financial Assistance</b>                                                                                                                                                                                                                                                                                                         |
|    | <b>Goal Description</b> | Support and encourage new economic development through local, state, and federal tax incentives and programs such as: Tax Incremental Financing (TIF); Tax Abatement (LERTA); Payment in Lieu of Taxes (Pilot); Enterprise Zones/Entitlement Communities; Section 108 Loan Guarantees; Economic Development Initiative (EDI) funds; etc. |
| 12 | <b>Goal Name</b>        | <b>AM-1 Overall Coordination</b>                                                                                                                                                                                                                                                                                                         |
|    | <b>Goal Description</b> | Provide program management and oversight for the successful administration of federal, state, and local funded programs, including planning services for special studies, environmental clearance, fair housing activities, and compliance with all federal, state, and local laws and regulations.                                      |

**Estimate the number of extremely low-income, low-income, and moderate-income families to whom the jurisdiction will provide affordable housing as defined by HOME 91.215(b)**

It is estimated that the Township will provide owner-occupied housing rehabilitation assistance to twenty-seven (27) low-income households.



## Projects

### AP-35 Projects – 91.220(d)

#### Introduction

In order to address the housing and community development needs in the Township of Abington, the proposed FY 2026 Annual Action Plan proposes the following activities:

#### Projects

| # | Project Name                                            |
|---|---------------------------------------------------------|
| 1 | Administration                                          |
| 2 | Owner-Occupied Rehabilitation Program                   |
| 3 | Emergency Repairs Program                               |
| 4 | Pedestrian Safety Improvements (Jenkintown Rd)          |
| 5 | Willow Grove CDC Affordable Rental Housing Preservation |
| 6 | Hedwig House Inc. Housing Stability Initiative          |
| 7 | VNA Community Services Inc. Personal Navigator Program  |

**Table 7 - Project Information**

#### Describe the reasons for allocation priorities and any obstacles to addressing underserved needs.

The allocations and priorities were established through discussions with Township decision makers, meetings with stakeholders, survey responses, and public meetings. The largest obstacle to addressing the Township's underserved needs are financial in nature; there is a need for additional federal, state, and local funding to undertake additional housing and community development projects.

**AP-38 Project Summary****Project Summary Information**

|          |                                                                                                |                                                              |
|----------|------------------------------------------------------------------------------------------------|--------------------------------------------------------------|
| <b>1</b> | <b>Project Name</b>                                                                            | <b>Administration</b>                                        |
|          | <b>Target Area</b>                                                                             | Areawide                                                     |
|          | <b>Goals Supported</b>                                                                         | AM-1 Overall Coordination                                    |
|          | <b>Needs Addressed</b>                                                                         | Administration, Planning, and Management Need                |
|          | <b>Funding</b>                                                                                 | CDBG: \$142,782.60                                           |
|          | <b>Description</b>                                                                             | CDBG program administration.                                 |
|          | <b>Target Date</b>                                                                             | 9/30/2027                                                    |
|          | <b>Estimate the number and type of families that will benefit from the proposed activities</b> | 1 Organization                                               |
|          | <b>Location Description</b>                                                                    | Township of Abington, 1176 Old York Road, Abington, PA 19001 |
|          | <b>Planned Activities</b>                                                                      | Matrix Code: 21A General Program Administration 570.206      |
| <b>2</b> | <b>Project Name</b>                                                                            | <b>Owner-Occupied Rehabilitation Program</b>                 |
|          | <b>Target Area</b>                                                                             | Areawide                                                     |
|          | <b>Goals Supported</b>                                                                         | HS-3 Housing Rehabilitation                                  |
|          | <b>Needs Addressed</b>                                                                         | Housing Strategy                                             |
|          | <b>Funding</b>                                                                                 | CDBG: \$185,762.40                                           |
|          | <b>Description</b>                                                                             | Housing Rehabilitation assistance for LMI households.        |
|          | <b>Target Date</b>                                                                             | 9/30/2027                                                    |
|          | <b>Estimate the number and type of families that will benefit from the proposed activities</b> | 4 LMI households                                             |
|          | <b>Location Description</b>                                                                    | Township of Abington                                         |

|          |                                                                                                |                                                                                                                                                                                                                                                                                                                                         |
|----------|------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          | <b>Planned Activities</b>                                                                      | Matrix Code: 14A Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)<br><br>National Objective: LMH Low/mod housing benefit: activities carried out for the purpose of providing or improving permanent residential structures which, upon completion, will be occupied by low- and moderate-income households. 570.208(a)(3). |
| <b>3</b> | <b>Project Name</b>                                                                            | <b>Emergency Repairs Program</b>                                                                                                                                                                                                                                                                                                        |
|          | <b>Target Area</b>                                                                             | Areawide                                                                                                                                                                                                                                                                                                                                |
|          | <b>Goals Supported</b>                                                                         | HS-3 Housing Rehabilitation                                                                                                                                                                                                                                                                                                             |
|          | <b>Needs Addressed</b>                                                                         | Housing Strategy                                                                                                                                                                                                                                                                                                                        |
|          | <b>Funding</b>                                                                                 | CDBG: \$100,000.00                                                                                                                                                                                                                                                                                                                      |
|          | <b>Description</b>                                                                             | Emergency housing rehabilitation assistance for LMI households.                                                                                                                                                                                                                                                                         |
|          | <b>Target Date</b>                                                                             | 9/30/2027                                                                                                                                                                                                                                                                                                                               |
|          | <b>Estimate the number and type of families that will benefit from the proposed activities</b> | 5 LMI Household                                                                                                                                                                                                                                                                                                                         |
|          | <b>Location Description</b>                                                                    | Township of Abington                                                                                                                                                                                                                                                                                                                    |
|          | <b>Planned Activities</b>                                                                      | Matrix Code: 14A Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)<br><br>National Objective: LMH Low/mod housing benefit: activities carried out for the purpose of providing or improving permanent residential structures which, upon completion, will be occupied by low- and moderate-income households. 570.208(a)(3)  |
| <b>4</b> | <b>Project Name</b>                                                                            | <b>Pedestrian Safety Improvements (Jenkintown Rd)</b>                                                                                                                                                                                                                                                                                   |
|          | <b>Target Area</b>                                                                             | Low/Mod Area                                                                                                                                                                                                                                                                                                                            |
|          | <b>Goals Supported</b>                                                                         | CD-1 Community Facilities and Infrastructure                                                                                                                                                                                                                                                                                            |
|          | <b>Needs Addressed</b>                                                                         | Community Development Strategy                                                                                                                                                                                                                                                                                                          |
|          | <b>Funding</b>                                                                                 | CDBG: \$175,000.00                                                                                                                                                                                                                                                                                                                      |
|          | <b>Description</b>                                                                             | CDBG funds will be used for pedestrian safety improvements on Jenkintown Road.                                                                                                                                                                                                                                                          |
|          | <b>Target Date</b>                                                                             | 9/30/2027                                                                                                                                                                                                                                                                                                                               |

|   |                                                                                                |                                                                                                                                                                                                                                                                                                                                                 |
|---|------------------------------------------------------------------------------------------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|   | <b>Estimate the number and type of families that will benefit from the proposed activities</b> | Public Facility or Infrastructure Activities for Low/Moderate Income<br>Housing Benefit: 2,775 people                                                                                                                                                                                                                                           |
|   | <b>Location Description</b>                                                                    | Multiple locations along Jenkintown Road, Abington PA 19038<br>C.T. 2014.07 B.G. 2 – 515 LowMod<br>C.T.2017.03 B.G. 2 – 655 LowMod<br>C.T. 2017.06 B.G. 3 – 685 LowMod<br>C.T. 2017.06 B.G. 2 – 200 LowMod<br>C.T. 2018 B.G. 1 – 415 LowMod<br>CT. 2021 BG. 1 – 305 LowMod                                                                      |
|   | <b>Planned Activities</b>                                                                      | Matrix Code: 03L Sidewalks<br>National Objective: Low/Mod Area Benefit                                                                                                                                                                                                                                                                          |
| 5 | <b>Project Name</b>                                                                            | <b>Willow Grove CDC Affordable Rental Housing Preservation</b>                                                                                                                                                                                                                                                                                  |
|   | <b>Target Area</b>                                                                             | Low/Mod Area                                                                                                                                                                                                                                                                                                                                    |
|   | <b>Goals Supported</b>                                                                         | HS-3 Housing Rehabilitation                                                                                                                                                                                                                                                                                                                     |
|   | <b>Needs Addressed</b>                                                                         | Housing Strategy                                                                                                                                                                                                                                                                                                                                |
|   | <b>Funding</b>                                                                                 | CDBG: \$64,500.00                                                                                                                                                                                                                                                                                                                               |
|   | <b>Description</b>                                                                             | CDBG funds will be used to fund upgrades to major systems in 18 of its affordable housing units in Abington. These upgrades are for safety, utility, and energy efficiency, to improve and extend the useful life of the affordable housing units, which are for the exclusive occupancy by low-to moderate income families and/or individuals. |
|   | <b>Target Date</b>                                                                             | 9/30/2027                                                                                                                                                                                                                                                                                                                                       |
|   | <b>Estimate the number and type of families that will benefit from the proposed activities</b> | Homeowner Housing Rehabilitated: 18 Household Units                                                                                                                                                                                                                                                                                             |
|   | <b>Location Description</b>                                                                    | Areawide                                                                                                                                                                                                                                                                                                                                        |

|          |                                                                                                |                                                                                                                                                                                                                                                                                                                                                                                                                      |
|----------|------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
|          | <b>Planned Activities</b>                                                                      | Matrix Code: 14A Rehabilitation: Single-Unit Residential 24 CFR 570.202(a)(1)<br><br>National Objective: LMH Low/mod housing benefit: activities carried out for the purpose of providing or improving permanent residential structures which, upon completion, will be occupied by low- and moderate-income households. 570.208(a)(3)                                                                               |
| <b>6</b> | <b>Project Name</b>                                                                            | <b>Hedwig House Inc. Housing Stability Initiative</b>                                                                                                                                                                                                                                                                                                                                                                |
|          | <b>Target Area</b>                                                                             | Low/Mod Area                                                                                                                                                                                                                                                                                                                                                                                                         |
|          | <b>Goals Supported</b>                                                                         | CD-2 Public Services and Safety                                                                                                                                                                                                                                                                                                                                                                                      |
|          | <b>Needs Addressed</b>                                                                         | Community Development Strategy                                                                                                                                                                                                                                                                                                                                                                                       |
|          | <b>Funding</b>                                                                                 | CDBG: \$25,868.00                                                                                                                                                                                                                                                                                                                                                                                                    |
|          | <b>Description</b>                                                                             | CDBG Funds will be used to support the Hedwig House, Inc. Housing Stability Initiative Project. The CDBG fund will be used to cover the wages and benefits for one staff person. The Housing Stability Project serves low-income adults with mental illness by teaching them the necessary skills needed to obtain or maintain housing and connect them with other available resources to achieve housing stability. |
|          | <b>Target Date</b>                                                                             | 9/30/2027                                                                                                                                                                                                                                                                                                                                                                                                            |
|          | <b>Estimate the number and type of families that will benefit from the proposed activities</b> | Public service activities other than Low/Moderate Income Housing Benefit: 40 persons assisted<br>Jobs created/retained: 1 Job                                                                                                                                                                                                                                                                                        |
|          | <b>Location Description</b>                                                                    | 1920 Old York Road, Abington, PA 19001                                                                                                                                                                                                                                                                                                                                                                               |
|          | <b>Planned Activities</b>                                                                      | Matrix Code:<br><br>05X: Housing Information and Referral Services<br><br>National Objective: LMI Benefit to Low- and Moderate-Income Persons or Households                                                                                                                                                                                                                                                          |
| <b>7</b> | <b>Project Name</b>                                                                            | <b>VNA Community Services Inc. Personal Navigator Program</b>                                                                                                                                                                                                                                                                                                                                                        |
|          | <b>Target Area</b>                                                                             | Low/Mod Area                                                                                                                                                                                                                                                                                                                                                                                                         |
|          | <b>Goals Supported</b>                                                                         | CD-2 Public Services and Safety                                                                                                                                                                                                                                                                                                                                                                                      |
|          | <b>Needs Addressed</b>                                                                         | Community Development Strategy                                                                                                                                                                                                                                                                                                                                                                                       |
|          | <b>Funding</b>                                                                                 | CDBG: \$20,000.00                                                                                                                                                                                                                                                                                                                                                                                                    |

|                                                                                                |                                                                                                                                                                                                                                                                                                                     |
|------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Description</b>                                                                             | CDBG Funds will be used to assist in the operations of the VNA's Personal Navigator Program. The Personal Navigator Program is a public benefit access program that connects and provides clients upto 24 public benefits and supports that will help improve their health and increase economic and food security. |
| <b>Target Date</b>                                                                             | 9/30/2027                                                                                                                                                                                                                                                                                                           |
| <b>Estimate the number and type of families that will benefit from the proposed activities</b> | Public service activities other than Low/Moderate Income Housing Benefit: 225 persons assisted                                                                                                                                                                                                                      |
| <b>Location Description</b>                                                                    | 1421 Highland Avenue, Abington, PA 19001                                                                                                                                                                                                                                                                            |
| <b>Planned Activities</b>                                                                      | Matrix Code:<br>05M: Health Services<br>National Objective: LMI Benefit to Low- and Moderate-Income Persons or Households                                                                                                                                                                                           |

**AP-50 Geographic Distribution – 91.220(f)**

**Description of the geographic areas of the entitlement (including areas of low-income and minority concentration) where assistance will be directed.**

The following information provides a profile of the population, age, and racial/ethnic composition of the Township of Abington. This information was obtained from the U.S. Census Bureau American Factfinder website, <http://data.census.gov>. The 2024 American Community Survey 5-Year Estimates (ACS) were used to analyze the social, economic, housing, and general demographic characteristics of the Township of Abington. The 5-year estimates are the most recent data available for the city.

**Population:**

- The 2024 ACS reports a population of 58,664 people, an increase of 3,245 people since the 2010 Census.
- In 2024, the Township's male population was 28,708 or 48.93% of the total population, and the City's female population was 29,956 or 51.06% of the population.

**Age:**

- Median age in the Township of Abington was 41.8 years, compared to 41.5 years in Montgomery County and 41.2 years for Pennsylvania.
- Youth under the age of 18 accounted for 21.8% of the Township's population.
- Seniors aged 65 or over make up 20.8% of the Township's population. This is above Montgomery County's percentage of 19.8% of the population and the State's 20.4% of the population.

**Race/Ethnicity:**

- 69.95% are White
- 11.24% are Black or African American
- 5.68% are Asian
- 10.03% are Two or More Races
- 5.23% are Hispanic or Latino

**Income Profile:**

The Median Family Household Income for a family of four is \$119,400 in the Philadelphia-Camden-Wilmington, PA-NJ-DE Metropolitan Statistical Area according to HUD's FY 2025 Income Limits. The following is a summary of income statistics for the Township of Abington, according to the 2024 ACS:

- The median household income in the Township of Abington was \$103,645 which was lower than Montgomery County (\$111,855), but higher than the State of Pennsylvania (\$77,545).

- 35.04% of households with earnings received Social Security income.
- 12.70% received public assistance.
- 28.41% received retirement income.
- 22.8% of female-headed households with children were living in poverty.
- 6.6% of all youth under 18 years of age were living in poverty.

#### **Economic Profile:**

- 53.4% of the employed civilian population had occupations classified as management, business, science, and arts.
- 17.5% of the employed civilian population had occupations classified as sales and office.
- 13.5% were in the service sector.
- The education, health, and social service industry represented 30.3% of those employed.
- 82.7% of workers were considered private wage and salary workers' class.
- 5.5% of workers were considered self-employed workers in their own not incorporated business.

According to the U.S. Labor Department, the unemployment rate for the Township of Abington in December 2025 was 3.0%, compared to 4.2% for the State of Pennsylvania, and a national unemployment rate of 4.4% (December 2025).

#### **Geographic Distribution**

| Target Area | Percentage of Funds |
|-------------|---------------------|
| Areawide    | 60%                 |
| LowMod Area | 40%                 |

**Table 8 - Geographic Distribution**

#### **Rationale for the priorities for allocating investments geographically**

The Township of Abington has allocated its CDBG funds to those geographic areas whose populations qualify as low- and moderate-income based on the Upper Quartile Exception Criteria established by HUD. At least 70% of all the City's CDBG funds that are budgeted for activities will principally benefit low- and moderate-income persons.

The following guidelines for allocating CDBG funds will be used by the City for the FY 2026 Program Year:

- The infrastructure activities serve low- to moderate-income service areas.



- The public service activities are for social service organizations whose clientele qualify under the presumed benefit category of the regulations or who principally serve low-income persons.

The proposed activities under the FY 2026 CDBG Program Year are located in areas that qualify for the Upper Quartile Exception within the Township of Abington. According to the FY 2024 Exception Grantees list published by HUD, the top quartile for Abington is listed as 32.80%. The following census tracts and block groups qualify within the Upper Quartile Exception:

- C.T. 2016.06, B.G. 1 (62.40% Low/Mod Population)
- C.T. 2016.07, B.G. 1 (41.10% Low/Mod Population)
- C.T. 2017.06, B.G. 1 (53.50% Low/Mod Population)
- C.T. 2016.03, B.G. 2 (75.80% Low/Mod Population)
- C.T. 2016.06, B.G. 2 (44.80% Low/Mod Population)
- C.T. 2017.03, B.G. 2 (39.60% Low/Mod Population)
- C.T. 2019.02, B.G. 1 (53.30% Low/Mod Population)
- C.T. 2015.01, B.G. 3 (49.70% Low/Mod Population)
- C.T. 2019.02, B.G. 3 (33.70% Low/Mod Population)

Under the FY 2026 CDBG Program, the Township of Abington will receive a grant in the amount of \$713,913. The City will budget \$142,782.60 for planning and administration. One hundred percent (100%) of the remaining balance of CDBG funds (\$571,130.40) will be allocated to activities which principally benefit low- and moderate-income persons in FY 2026.

## Discussion

Under the FY 2026 CDBG Program, the Township of Abington will receive a grant in the amount of \$713,913 for activities during the program year. The Township budgeted \$142,782.60 or 20% for General Administration and Fair Housing activities. The balance of funds (\$571,130.40) will be allocated to: activities which principally benefit low- and moderate-income persons in the amount of \$175,000.00 (24.51%) for public facilities and infrastructure improvements, \$45,868 (6.42%) for public services, and \$350,262.40 (49.06%) for housing rehabilitation.

The geographic locations and the public benefit for the FY 2026 CDBG Projects are as follows:

- **CD-26-01 Administration** - Areawide
- **CD-26-02 Owner Occupied Rehabilitation Program** - Areawide

- **CD-26-03 Emergency Repairs Program** - Areawide
- **CD-26-04 Pedestrian Safety Improvements** – Low/mod Area
- **CD-26-05 Willow Grove CDC Affordable Rental Housing Preservation** - Areawide
- **CD-26-06 Hedwig House Inc. Housing Stability Initiative** - Areawide
- **CD-26-07 VNA Community Services Inc. Personal Navigator Program** - Areawide

DRAFT

## Affordable Housing

### AP-55 Affordable Housing – 91.220(g)

#### Introduction

The Township of Abington will utilize its CDBG funds to provide owner-occupied housing rehabilitation assistance for eligible low- and moderate-income households.

| One Year Goals for the Number of Households to be Supported |    |
|-------------------------------------------------------------|----|
| Homeless                                                    | 0  |
| Non-Homeless                                                | 27 |
| Special-Needs                                               | 0  |
| Total                                                       | 27 |

**Table 9 - One Year Goals for Affordable Housing by Support Requirement**

| One Year Goals for the Number of Households Supported Through |    |
|---------------------------------------------------------------|----|
| Rental Assistance                                             | 0  |
| The Production of New Units                                   | 0  |
| Rehab of Existing Units                                       | 27 |
| Acquisition of Existing Units                                 | 0  |
| Total                                                         | 27 |

**Table 10 - One Year Goals for Affordable Housing by Support Type**

#### Discussion

During the FY 2026 CDBG program year, the Township of Abington does not plan to fund any projects that will produce new units or acquire existing units. The Township of Abington will fund the following project to sustain affordable housing to twenty-seven (27) LMI owner households:

- CD-26-02 Owner-Occupied Rehabilitation Program
- CD-26-03 Emergency Repairs Program
- CD-26-05 Willow Grove CDC Affordable Rental Housing Preservation

## **AP-60 Public Housing – 91.220(h)**

### **Introduction**

The Montgomery County Housing Authority (MCHA) is the public housing agency that serves all 62 municipalities in Montgomery County, including the Township of Abington. The MCHA currently operates 6 public housing communities totaling 550 units located across 4 municipalities: Borough of Pottstown, Borough of Conshohocken, Royersford Borough, and Abington Township. Of those 550 units the Montgomery County Housing Authority operates 203 public housing units for families and 347 for general occupancy / mixed populations.

The Housing Authority supports and manages 550 units of public housing. Additionally, the Housing Authority is authorized to administer up to 2,864 Housing Choice Vouchers for low- to moderate-income households for rental units in the County. The Housing Authority also administers Veteran Affairs Supportive Housing (VASH), and Family Unification Program (FUP) and Non-Elderly Disabled Vouchers. The MCHA is also a partner in the mixed finance development of two Low Income Housing Tax Credit (LIHTC) properties, Crest Manor and North Hills Manor. The MCHA has an overall public housing occupancy rate above 94%. The public housing waitlist is currently open and at 36,000 people. The HCV waitlist is currently at 950 households. The applications opened in November 2024 and received 10,000 applications; a lottery reduced the waiting list to 1,000 applicants.

### **Actions planned during the next year to address the needs of public housing.**

Each year, the Montgomery County Housing Authority (MCHA) receives an allocation of funds from HUD under the Capital Fund Program to undertake physical improvements. In addition, the MCHA receives operating subsidies to offset the operating deficits associated with public housing units and to carry out maintenance. The MCHA anticipates receiving approximately \$1,400,000 under their HUD Capital Fund grant for FY 2026 and \$2,200,000 in operating subsidies in FY 2026.

Crest Manor is the only MCHA property located within Abington Township. Crest Manor is an affordable housing community on two lots, totaling 4.48 acres. The development now includes 46 twin and apartment units in a mix of one-, two-, three-, four- and five-bedroom sizes, affordable to tenants at 60% and below of AMI; 24 units are public housing, 16 are PBV and 6 are LIHTC only. Four new fully accessible UFAS designated units were added as well as an ADA compliant community building. The entire property is LEED- GOLD certified.

### **Actions to encourage public housing residents to become more involved in management and participate in homeownership.**

MCHA has an active Resident Advisory Board that provides feedback on the Housing Authority's plans and policies. A Resident Advisory Board (RAB) is a group of residents that participates in the Plan process. The

housing authority must consider the recommendations of the RAB(s) and make revisions that it deems appropriate to the Plan. The following is a summary of MCHA's programming.

- **Family Self-Sufficiency Program.** Family Self-Sufficiency is a comprehensive program that is designed to assist families in becoming economically independent through coordinated services in education, job training, job placement, and adult basic skills development. These services can include, but are not limited to: GED, ABE, Vocational, College, Life Skills Training, Support Groups and Case Management, and Counseling.
- **Homeownership.** The MCHA operates a homeownership program that works to assist current and eligible individual and family HCV holders to obtain and reach homeownership. The homeownership program is strictly for first-time and displaced homeowners.

**If the PHA is designated as troubled, describe the manner in which financial assistance will be provided or other assistance.**

According to HUD guidelines and standards and their annual assessments tools, the MCHA is not classified as "troubled". The MCHA's Public Housing program is designated as a standard performer. The housing choice voucher program is designated as a "high" performer and has been recognized by HUD with a Deconcentration Bonus.

**Discussion**

The Township of Abington has identified that there is a need for decent, safe, and sanitary housing that is affordable and accessible to address the households affected by housing problems, severe housing problems, and housing cost burdens. The largest income group affected by housing problems is the extremely low-income households. The Montgomery County Housing Authority is an important part of the Township of Abington's housing strategy. MCHA is the primary assisted housing provider of housing for extremely low income, very low income, and lower income residents of Montgomery County and the Township of Abington.

## **AP-65 Homeless and Other Special Needs Activities – 91.220(i)**

### **Introduction**

The Montgomery County Office of Housing and Community Development is the Collaborative Applicant responsible for facilitating Your Way Home Montgomery County's PA-504 Continuum of Care (CoC) Program Competition issued by the federal department of Housing and Urban Development (HUD), including the review, rating, and ranking of new and renewal projects that provide housing and services for residents experiencing or at imminent risk of homelessness using these federal dollars.

Abington will support the efforts of human service agencies, social service providers, and other organizations that provide services and assistance to individuals and families who are homeless or at imminent risk of becoming homeless. The Township of Abington does not receive Emergency Shelter Grant (ESG) funds to assist with homeless needs.

### **Describe the jurisdictions one-year goals and actions for reducing and ending homelessness including**

Your Way Home Montgomery County works to develop a seamless system of supportive services for homeless people in the county, considering every stage of a homeless person's transition from life on the streets to stable, permanent housing. Your Way Home partners with more than 30 organizations throughout the county in order to effectively and efficiently meet the needs of the homeless population in the county.

### **Reaching out to homeless persons (especially unsheltered persons) and assessing their individual needs**

The Township of Abington is a member of the PA-504 Montgomery County Pennsylvania Continuum of Care which is also known collectively as Your Way Home Montgomery County. Your Way Home (YHW) is the County's unified and coordinated housing crisis response system for families and individuals experiencing homelessness or at imminent risk of homelessness. Montgomery County Office of Housing and Community Development (OHCD) submits the annual CoC Consolidated Application for funding on behalf of the CoC. The Township works with the CoC, OHCD, and YWH to address homelessness by collaborating to develop a framework to deliver housing and services to the homeless.

The 2025 Annual HUD Point-in-Time (PIT) Count identified a total of 534 persons experiencing homelessness and 386 total households in 2025. This is an increase of 14% for individual persons and 27% for households over 2024. When looking at sheltered Household here was a 48% (338 total) increase and a 30% (475 total) increase of sheltered individuals in 2025.

In 2025, Montgomery County saw a 38% increase in homeless children and a 62% increase in individuals aged 55 or older compared to 2024. The largest age demographics of the homeless population in Montgomery County in 2025 were under the age of 18 (20%) and 35-44 (20%).

When looking at the racial demographics of homeless individuals ~47% (250 persons) were classified as Black, African American, or African and ~43% were classified as White in 2025. This is ~90% of the total homeless population. The other 10% was made up of multi-racial (~6%), Hispanic (~4%) and Asian or Asian American (~1%).

### **Addressing the emergency shelter and transitional housing needs of homeless persons**

For individuals and families who are experiencing homelessness, emergency shelters offer temporary housing, often for a maximum of 30 days. There are several emergency shelters in Montgomery County. Individuals experiencing homelessness can call the Your Way Home Call Center for referral to a housing provider.

The CoC has set up three (3) Housing Resource Centers (HRC) that serve as a central location for coordinated response to housing crises for the most vulnerable families and individuals who are experiencing homelessness or at-risk for homelessness in Montgomery County.

Families and individuals referred to an HRC from the Your Way Home Call Center work with a Housing Stability Coach to develop and achieve a personalized Housing Stability Plan based on their own goals, strengths and assets.

A Housing Locator Specialist with deep knowledge and relationships in the local rental housing market will then connect HRC clients to suitable housing.

In addition, HRCs will connect these families and individuals with mainstream and community resources, including food, shelter, childcare, primary and behavioral healthcare, budget counseling, career counseling and educational opportunities as needed. The Township of Abington is served by the North Penn HRC.

According to the Housing Inventory Count, Montgomery County had 1,158 beds (24% increase over 2024), and a 97% utilization rate (1% increase over 2024). This count includes emergency shelters, transitional housing, rapid rehousing and permanent supportive housing.

When looking at the FY 2024 System Performance Measures, the report highlights the steps and programs that Homelessness Service Providers' accomplishments in FY 2024.

- First Time Homelessness

- There was no change in the number of people experiencing homelessness for the first time from FY 2023 to FY 2024.
  - FY23: 855 individuals enrolled in Emergency Shelter and Transitional Housing with no prior program enrollment.
  - FY24: 855 individuals enrolled in Emergency Shelter and Transitional Housing with no prior program enrollment.
- Emergency Shelter and Transitional Housing Enrollment
  - There was a 13% increase in the unduplicated total clients who were enrolled.
    - FY23: 1,036 individuals enrolled
    - FY24: 1,170 individuals enrolled
- Shelter Length of Stay
  - The amount of time households remain enrolled in an Emergency Shelter increased modestly from FY2023.
    - FY23: 54-day average (National Average: 166 days)
    - FY24: 57-day average (National Average: 176 days)
    - FY24 YWH Goal: 90 days average length of stay in shelter or less
  - More individuals utilized Emergency Shelters, and they remained there for a slightly longer length of time than the previous fiscal year
- Street Outreach Exits
  - There was a 25% decrease in the number of people who exited Street Outreach.
    - FY23: 2,313 individuals exited street outreach; 223 individuals exited to permanent housing.
    - FY24: 1,732 individuals exited street outreach; 80 individuals exited to permanent housing.
- Program Stayers
  - Individuals who remain enrolled at the end of the fiscal year (this includes clients who exited any program and re-enrolled). There was 70% decrease in program stayers in 2023.
    - FY23 Total Stayers: 50
    - FY24 Total Stayers: 173
    - Program Stayers Income
      - Stayers with Increased Earned Income: 15 individuals or 9% of total stayers (1% Increase from 2023).
      - Stayers with Increase Non-Employment Benefits: 63 individuals or 36% of total stayers (6% increase from 2023).
      - Stayers with Any Kind of Increased Income: 70 individuals or 40% of total stayers (2% increase from 2023).
- Program Leavers
  - Individuals who exited and were no longer enrolled at the end of the fiscal year.
    - FY23 Total Leavers: 195
    - FY24 Total Leavers: 182



- Program Leavers' Income
    - Leavers with Increased Earned Income: 35 individuals or 19% of total leavers (3% increase from 2023).
      - National Average in 2024: 14.8%
    - Leavers with Increased Non-Employment Benefits: 41 individuals or 23% of total leavers (12% increase from 2023).
    - Leavers with Any Kind of Increased Income: 70 individuals or 38% of total leavers (13% increase from 2023).
      - National Average in 2024: 32.8%
- Exits to Permanent Housing from Emergency Shelter, Transitional Housing, and Rapid Re-Housing
  - From FY2023 to FY2024, there has been a 5% decrease in the number of people who have exited Your Way Home programming to a permanent housing destination.
    - FY23: 500 individuals; 40.42% of individuals
    - FY24: 409 individuals; 35.94% of individuals
    - National Average in FY24: 33.8% of individuals who exited emergency shelter, permanent housing, and rapid rehousing.
- Return to Homelessness
  - The rate of those who have returned homeless during the last two-year fiscal years (2023-2024) has decreased by 4%. This measure shows the percentage of clients who exited homelessness to a positive destination but then returned within 2 years.
  - FY23: 156 individuals or 22% of the total individuals who exited to housing between 2021-2023
    - National Average 2023: 18.3%
  - FY24: 160 individuals or 19% of the total individuals who exited to housing between 2022-2024
    - National Average 2024: 17.4%

**Helping homeless persons (especially chronically homeless individuals and families, families with children, veterans and their families, and unaccompanied youth) make the transition to permanent housing and independent living, including shortening the period of time that individuals and families experience homelessness, facilitating access for homeless individuals and families to affordable housing units, and preventing individuals and families who were recently homeless from becoming homeless again**

The member agencies of the CoC provide supportive services to homeless persons to prepare them to make the transition from homelessness to permanent housing. The CoC, through the Your Way Home (YWH) Permanent Housing Subcommittee, is working with landlords, builders and other housing providers

to formulate policies and implement strategies for increasing permanent and PSH opportunities.

Permanent Housing Subcommittees are planning groups within the Continuum of Care that assist the CoC with planning, implementation and oversight of the various permanent housing solutions that a CoC may deem achievable. The subcommittee for Your Way Home mainly oversees the Permanent Supportive Housing and the Rapid Rehousing Programs.

Within Montgomery County the contracted provider agencies that support Rapid Rehousing are:

- Public Health Management Corporation (PHMC)
- Family Services of Montgomery County
- Valley Youth House
- Access Services
- Laurel House

The contracted agencies that support Permanent Supportive Housing are:

- 1260 Housing Corporation
- Hedwig House
- Family Services of Montgomery County
- Salvation Army Pottstown

The CoC has found that the first year after moving into permanent housing is the most critical in the program to end homelessness. Your Way Home employs a Coordinated Assessment System in order to obtain timely and appropriate referrals as vacancies become available. The CoC may increase the number of PSH beds for persons experiencing chronic homelessness.

**Helping low-income individuals and families avoid becoming homeless, especially extremely low-income individuals and families and those who are: being discharged from publicly funded institutions and systems of care (such as health care facilities, mental health facilities, foster care and other youth facilities, and corrections programs and institutions); or, receiving assistance from public or private agencies that address housing, health, social services, employment, education, or youth needs.**

The Montgomery County Department of Health and Human Services (DHHS) provides referral services and case management to persons being discharged from publicly funded institutions and systems of care, such as state mental institutions, health care facilities, foster care and correctional facilities. Cases are also referred to local social service agencies for follow-up and additional services available in the

community.

Your Way Home utilizes guiding values and principles in order to efficiently and effectively assist the homeless and at risk of becoming homeless within Montgomery County. They are:

Housing First: “Our goal is to help people find or maintain stable, permanent housing and connect them with the services they need to prevent future experiences of homelessness, without barriers or preconditions.”

Person-Centered: “Our Programs are responsive to the participant and their goals, are user friendly, and sensitive to the lived experiences of the individual or family.”

Cultural Humility: “We strive to incorporate cultural and linguistic competencies in all engagement, assessment and referral coordination activities.”

Low Barrier: “We attempt to keep our program entry requirements limited or minimal so that homeless individuals are more encouraged to seek resources.”

Safe and Inclusive: “Our Programs are designed to serve anyone who cannot exit homelessness on their own, regardless of sex, gender, race, ethnicity, or religious beliefs.”

## Discussion

Abington Township is funding the following FY 2026 activities that will address homelessness and other special needs:

- CD-26-01 Administration
- CD-26-06 Hedwig House Inc. Housing Stability Initiative

Abington does not receive an ESG entitlement, but Montgomery County is an ESG direct entitlement grantee. Montgomery County will receive \$296,461.00 in FY 2026 ESG funds.

## **AP-75 Barriers to Affordable Housing – 91.220(j)**

### **Introduction:**

The Township will monitor and review public policies for discriminatory practices and/or impacts on housing availability. The Township of Abington completed an Analysis of Impediments to Fair Housing Choice concurrent with the preparation of the Consolidated Plan.

The Township is committed to removing or reducing barriers to the development of affordable housing whenever possible. A variety of actions include, among others, to reduce the cost of housing to make it affordable:

- Provide developers with incentives for construction of affordable housing.
- Restructuring of fees for construction, tap-ins, plan review, etc.
- Consider changes to the Zoning Code to increase affordable housing development.
- Modifying development standards to increase density.
- Reuse of the 2nd and 3rd floors in the business district to promote new residential housing units.

Abington Township last updated its Analysis of Impediments to Fair Housing Choice in 2020. The township found 5 impediments affecting fair housing choice.

- Impediment 1: Fair Housing Education and Outreach
- Impediment 2: Continuing Need for Affordable Housing
- Impediment 3: Continuing Need for Accessible Housing
- Impediment 4: Public Policy
- Impediment 5: Regional Approach to Fair Housing

**Actions it planned to remove or ameliorate the negative effects of public policies that serve as barriers to affordable housing such as land use controls, tax policies affecting land, zoning ordinances, building codes, fees and charges, growth limitations, and policies affecting the return on residential investment.**

The Township will use the following actions to address the negative effects of public policies that serve as barriers to affordable housing in the Township:

- **Zoning Reform:** Revise the zoning ordinance to allow for more diverse types of housing, including higher density developments, accessory dwelling units (ADUs), and mixed-use developments. This can increase the supply of affordable housing by allowing for more units to be built on available land.

- **Inclusionary Zoning:** Implement inclusionary zoning policies that require developers to include a certain percentage of affordable units in new residential developments. This ensures that new housing construction contributes to the overall supply of affordable housing in the area.
- **Tax Incentives and Abatements:** Offer tax incentives or abatements to developers who build affordable housing or who renovate existing housing to make it more affordable. These incentives can help offset the costs associated with affordable housing development.
- **Impact Fee Reductions:** Impact fees are charges imposed on developers to offset the costs of providing public services and infrastructure. Reduce or waive impact fees for affordable housing developments to make them more financially feasible.
- **Streamlined Permitting Processes:** Simplify and expedite the permitting process for affordable housing developments to reduce development costs and encourage more investment in affordable housing.
- **Land Banking and Acquisition:** Purchase land or properties for the purpose of developing affordable housing or preserve existing affordable housing stock. This can help ensure that affordable housing is available in desirable locations throughout the Township.
- **Housing Trust Funds:** Establish dedicated housing trust funds to provide a consistent and reliable source of funding for affordable housing initiatives, such as down payment assistance programs, rental assistance programs, and housing development subsidies.
- **Community Land Trusts:** Support the creation and expansion of community land trusts to help preserve affordable housing in perpetuity by taking land out of the speculative market and ensuring long-term affordability for residents.
- **Tenant Protections:** Implement or strengthen tenant protections, such as rent control, eviction protections, and tenant relocation assistance, to help prevent displacement and ensure housing stability for low-income renters.
- **Public-Private Partnerships:** Collaborate with private developers, non-profit organizations, and community groups to leverage resources and expertise to develop affordable housing projects and address specific housing needs in the Township.

### Discussion:

The Township of Abington will fund the following affordable housing projects with FY 2026 CDBG funds:

- CD-26-01 Administration
- CD-26-02 Owner Occupied Rehabilitation Program
- CD-26-03 Emergency Repairs Program
- CD-26-05 Willow Grove CDC Affordable Rental Housing Preservation
- CD-26-06 Hedwig House Inc. Housing Stability Initiative

**AP-85 Other Actions – 91.220(k)****Introduction:**

The Township of Abington has developed the following actions to address obstacles to meeting underserved needs, foster and maintain affordable housing, reduce lead-based hazards, reduce the number of poverty-level families, develop institutional structures, and enhance coordination between public, private housing and social service agencies.

**Actions planned to address obstacles to meeting underserved needs.**

Despite the efforts of the Township and social service providers, a number of significant obstacles to meeting underserved needs remain. Because resources are scarce, funding becomes the greatest obstacle. Insufficient funds hinder maintenance and limit the availability of funding to many worthy public service programs, activities, and agencies. Planning and effective use of these limited resources will prove critical in addressing the Township of Abington's needs and improving the quality of life of its residents. The following obstacles need to be overcome in order to meet underserved needs:

- High unemployment rate and loss of household income
- Lack of decent, safe, and affordable rental housing
- High cost of housing
- Aging population
- Increasing number of elderly persons with disabilities needing accessible housing
- Low wages
- The number of vacant and abandoned properties
- Drug and alcohol abuse
- Sharply rising consumer costs particularly in the areas of housing, food, utilities, transportation, healthcare, and clothing

The Township of Abington is not a HUD entitlement jurisdiction under the HOME program. Therefore, resources for housing activities are limited. Under the FY 2026 CDBG Program the Township will take the

following actions:

- Continue to leverage its financial resources and apply for additional public and private funds.
- Continue to provide financial assistance for housing rehabilitation.
- Continue to provide funding for public service activities.
- Continue to do provide public facility improvement.

### **Actions planned to foster and maintain affordable housing.**

The Township of Abington will fund the following affordable housing projects with FY 2026 CDBG funds:

- CD-26-01 Administration
- CD-26-02 Owner Occupied Rehabilitation Program
- CD-26-03 Emergency Repairs Program
- CD-26-05 Willow Grove CDC Affordable Rental Housing Preservation
- CD-26-06 Hedwig House Inc. Housing Stability Initiative

The Montgomery County Housing Authority will continue to fund the following activities to foster and maintain affordable housing in the Township of Abington:

- Continue to provide Housing Choice Vouchers and public housing units.
- Continue to rehabilitate and make improvements to public housing units.

### **Actions planned to reduce lead-based paint hazards.**

The Township of Abington will continue to comply with Title 24 Part 35: Lead-Based Paint Poisoning Prevention in Certain Residential Structures (Current Rule) for its Housing Rehabilitation Program. In order to meet the requirements of the new lead-based paint regulations, the Township of Abington will take the following actions regarding housing rehabilitation:

- Applicants for rehabilitation funding receive the required lead-based paint information and understand their responsibilities.
- Staff properly determines whether proposed projects are exempt from some or all lead-based paint requirements.
- The level of Federal rehabilitation assistance is properly calculated and the applicable lead-based paint requirements determined.
- Properly qualified personnel perform risk management, paint testing, lead hazard reduction, and clearance services when required.
- Required lead hazard reduction work and protective measures are incorporated into project

rehabilitation specifications.

- Risk assessment, paint testing, lead hazard reduction, and clearance work are performed in accordance with the applicable Standards established in 24 CFR Part 35, Subpart R.
- Required notices regarding lead-based paint evaluation, presumption, and hazard reduction are provided to occupants and documented.
- Program documents establish the rental property owner's responsibility to perform and document ongoing lead-based paint maintenance activities, when applicable.
- Program staff monitors owner compliance with ongoing lead-based paint maintenance activities.

### **Actions planned to reduce the number of poverty-level families.**

Based on 2020-2024 American Community Survey data, approximately 4.1% of the Township of Abington's families lived in poverty, which is more than Montgomery County's poverty rate of 3.8%. It is estimated that 5.5% of families with children are below the poverty level and 22.8% of Female head of households with a child were below the poverty level as well. The Township's goal is to reduce the extent of poverty by actions the Township can control and through work with other agencies and organizations. During this program year, the Township will fund:

- CD-26-01 Administration
- CD-26-02 Owner Occupied Rehabilitation Program
- CD-26-03 Emergency Repairs Program
- CD-26-05 Willow Grove CDC Affordable Rental Housing Preservation
- CD-26-06 Hedwig House Inc. Housing Stability Initiative
- CD-26-07 VNA Community Services Inc. Personal Navigator Program

### **Actions planned to develop institutional structure.**

The Township of Abington Department of Community Development will coordinate activities among the public and private agencies and organizations in the Township. This coordination will ensure that the goals and objectives outlined in the FY 2025-2029 Five Year Consolidated Plan will be effectively addressed by more than one agency. The staff of the Department of Community Development will facilitate and coordinate the linkage between these public and private partnerships and develop new partnership opportunities in the Township.

This coordination and collaboration between agencies is important to ensure that the needs of the residents of Abington are being addressed. The main agencies that are involved in the implementation of the Plan, as well as additional financial resources that are available are the following:

Public Agencies - Township of Abington Department of Community Development – is responsible for administration of the CDBG program. Montgomery County Housing Authority – is responsible for



administering Housing Choice Vouchers and public housing units.

**Non-Profit Agencies** - There are several non-profit agencies that serve low-income households in the Township. The Township continued to collaborate with these agencies.

**Private Sector** - The private sector is a key collaborator in the services and programs associated with the Five Year Consolidated Plan. The private sector brings additional financial resources and expertise that can be used to supplement existing services in the Township. Examples of these private sectors are local lenders, affordable housing developers, business owners, community and economic development organizations, healthcare organizations, and others. The Township will continue to collaborate with local financial institutions, private housing developers, local realtors, etc.

**Actions planned to enhance coordination between public and private housing and social service agencies.**

The Township of Abington is committed to continuing its participation and coordination with social service agencies, housing agencies, community and economic development agencies, county, federal, and state agencies, as well as with the private and non-profit sectors, to serve the needs of target income individuals and families in the Township of Abington. The Township solicits funding requests for CDBG funds annually. The Department of Community Development staff provides help and assistance as needed to assist these public agencies that receive CDBG funding.

During this program year, the Township funded Project CD-26-Administration in the amount of \$142,782.60 to accomplish this.

**Discussion:**

The Department of Community Development has the primary responsibility for monitoring the Township's Consolidated Plan and Annual Action Plan. The department maintains records on the progress toward meeting the goals and the statutory and regulatory compliance of each activity. Service area documentation is achieved through scheduling activities, drawdown of funds, and maintenance of budget spread sheets which indicate the dates of expenditures. Program modifications are considered if project activities cannot be completed within the allowable time limits of the grant. The department is also

responsible for the on-going monitoring of any sub-recipients for similar compliance.

The Department of Community Development has a "monitoring process" that is directed at the following:

- Program Performance
- Financial Performance
- Regulatory Compliance

The Township responsibility is to ensure that Federal Funds are used in accordance with all program requirements, determining the adequacy of performance under sub-recipient agreements, and taking appropriate action when performance problems arise. The Department of Community Development created a "monitoring checklist" that is utilized when programs and activities are reviewed. A checklist was developed in accordance with Subpart D of 2 CFR 200 "Uniform Administrative Requirements, Cost Principles, and Audit Requirements for Federal Awards".

CDBG funded activities are monitored periodically during the construction phase, and a final inspection is performed which details the cost benefit and benefit to low/moderate income persons. During the on-site inspections, compliance with the local building and housing codes are reviewed. The Township also reviews all affordable housing projects it has funded to ensure compliance with all CDBG Program requirements. Copies of financial statements and audit reports are required and kept on file. For those activities which trigger Davis-Bacon Wage Rates, employee payrolls are required prior to payment and on-site employee interviews will be held.

These monitoring standards are required for all administered projects and sub-recipient activities. For each activity authorized under the National Affordable Housing Act, the department has established fiscal and management procedures that will ensure program compliance and fund accountability. The monitoring process is an ongoing system of planning, implementing, communicating and following up.

In the planning stage, sub-recipients are required to submit "proposals for funding". These proposals are reviewed by the department for eligibility, recommendations, and are then forwarded to the Township's Manager and Township Board of Commissioners for final funding approval. After a sub-recipient is approved for funding, the Community Development staff conducts "orientation" meetings to provide agencies with information on their regulatory, financial and performance responsibilities. In addition, the monitoring process is outlined for the groups who are then guided into the "implementation" phase of the project. The scope of services and budget are finalized and the contract with each agency is executed.

The Township monitors its performance by meeting its goals and objectives in the Five Year Consolidated Plan. It reviews the goals on an annual basis in the preparation of the CAPER and makes adjustments to

the goals, as needed.

The Township has a Section 3 Plan that, to the greatest extent possible, provides job training, employment, and contract opportunities for low- or very low-income residents in connection with projects and activities in their neighborhoods.

DRAFT

## Program Specific Requirements

### AP-90 Program Specific Requirements – 91.220(l)(1,2,4)

#### Introduction:

The Township of Abington will receive an allocation of CDBG funds in the amount of \$713,913 for FY 2026 and does not anticipate receiving program income during the program year. Since the Township only receives a CDBG allocation, the questions below have been completed as applicable.

#### Community Development Block Grant Program (CDBG) Reference 24 CFR 91.220(l)(1)

Projects planned with all CDBG funds expected to be available during the year are identified in the Projects Table. The following identifies program income that is available for use that is included in projects to be carried out.

|                                                                                                                                                                                                |          |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------|
| 1. The total amount of program income that will have been received before the start of the next program year and that has not yet been reprogrammed                                            | 0        |
| 2. The amount of proceeds from section 108 loan guarantees that will be used during the year to address the priority needs and specific objectives identified in the grantee's strategic plan. | 0        |
| 3. The amount of surplus funds from urban renewal settlements                                                                                                                                  | 0        |
| 4. The amount of any grant funds returned to the line of credit for which the planned use has not been included in a prior statement or plan                                                   | 0        |
| 5. The amount of income from float-funded activities                                                                                                                                           | 0        |
| <b>Total Program Income:</b>                                                                                                                                                                   | <b>0</b> |

#### Other CDBG Requirements

|                                                                                                                                                                                                                                                                                                                                                                                                   |      |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------|
| 1. The amount of urgent need activities                                                                                                                                                                                                                                                                                                                                                           | 0    |
| 2. The estimated percentage of CDBG funds that will be used for activities that benefit persons of low and moderate income. Overall Benefit - A consecutive period of one, two or three years may be used to determine that a minimum overall benefit of 70% of CDBG funds is used to benefit persons of low and moderate income. Specify the years covered that include this Annual Action Plan. | 100% |

Under the FY 2026 CDBG Program, the Township of Abington will receive a grant in the amount of \$713,913. The Township budgeted \$142,782.60 or 20% for General Administration and Fair Housing activities. The balance of funds (\$571,130.40) will be allocated to: activities which principally benefit low-

and moderate-income persons in the amount of \$175,000.00 (24.51%) for public facilities and infrastructure improvements, \$45,868 (6.42%) for public services, and \$350,262.40 (49.06%) for housing rehabilitation.

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**Applicant and Recipient  
Assurances and Certifications**

**U.S. Department of Housing  
and Urban Development**

OMB Number: 2501-0044  
Expiration Date: 02/28/2027

**Instructions for the HUD-424-B Assurances and Certifications**

As part of your application for HUD funding, you, as the official authorized to sign on behalf of your organization or as an individual, must provide the following assurances and certifications, which replace any requirement to submit an SF-424-B or SF-424-D. The Responsible Civil Rights Official has specified this form for use for purposes of general compliance with 24 CFR §§ 1.5, 3.115, 8.50, and 146.25, as applicable. The Responsible Civil Rights Official may require specific civil rights assurances to be furnished consistent with those authorities and will specify the form on which such assurances must be made. A failure to furnish or comply with the civil rights assurances contained in this form may result in the procedures to effect compliance at 24 CFR §§ 1.8, 3.115, 8.57, or 146.39.

By submitting this form, you are stating that all assertions made in this form are true, accurate, and correct.

As the duly representative of the applicant, I certify that the applicant:

\*Authorized Representative Name:

Prefix:  \*First Name:   
Middle Name:   
\*Last Name:   
Suffix:

\*Title:

\*Applicant Organization:

1. Has the legal authority to apply for Federal assistance, has the institutional, managerial and financial capability (including funds to pay the non-Federal share of program costs) to plan, manage and complete the program as described in the application and the governing body has duly authorized the submission of the application, including these assurances and certifications, and authorized me as the official representative of the application to act in connection with the application and to provide any additional information as may be required.

2. Will administer the grant in compliance with Title VI of the Civil Rights Act of 1964 (42 U.S.C 2000(d)) and implementing regulations (24 CFR part 1), which provide that no person in the United States shall, on the grounds of race, color or national origin, be excluded from participation in, be denied the benefits of, or otherwise be subject to discrimination under any program or activity that receives Federal financial assistance OR if the applicant is a Federally recognized Indian tribe or its tribally designated housing entity, is subject to the Indian Civil Rights Act (25 U.S.C. 1301-1303).

3. Will administer the grant in compliance with Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. 794), as amended, and implementing regulations at 24 CFR part 8, the American Disabilities Act (42 U.S.C. §§ 12101 et seq.), and implementing regulations at 28 CFR part 35 or 36, as applicable, and the Age Discrimination Act of 1975 (42 U.S.C. 6101-07) as amended, and implementing regulations at 24 CFR part 146 which together provide that no person in the United States shall, on the grounds of disability or age, be excluded from participation in, be denied the benefits of, or otherwise be subjected to discrimination under any program or activity that receives Federal financial assistance; except if the grant program authorizes or limits participation to designated populations, then the applicant will comply with the nondiscrimination requirements within the designated population.

4. Will comply with the Fair Housing Act (42 U.S.C. 3601-19), as amended, and the implementing regulations at 24 CFR part 100, which prohibit discrimination in housing on the basis of race, color, religion, sex, disability, familial status, or national origin and will affirmatively further fair housing; except an applicant which is an Indian tribe or its instrumentality which

is excluded by statute from coverage does not make this certification; and further except if the grant program authorizes or limits participation to designated populations, then the applicant will comply with the nondiscrimination requirements within the designated population.

5. Will comply with all applicable Federal nondiscrimination requirements, including those listed at 24 CFR §§ 5.105(a) and 5.106 as applicable.

6. Will not use Federal funding to promote diversity, equity, and inclusion (DEI) mandates, policies, programs, or activities that violate any applicable Federal anti-discrimination laws.

7. Will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended (42 U.S.C. 4601) and implementing regulations at 49 CFR part 24 and, as applicable, Section 104(d) of the Housing and Community Development Act of 1974 (42 U.S.C. 5304(d)) and implementing regulations at 24 CFR part 42, subpart A.

8. Will comply with the environmental requirements of the National Environmental Policy Act (42 U.S.C. 4321 et seq.) and related Federal authorities prior to the commitment or expenditure of funds for property.

9. That no Federal appropriated funds have been paid, or will be paid, by or on behalf of the applicant, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, and officer or employee of Congress, or an employee of a Member of Congress, in connection with the awarding of this Federal grant or its extension, renewal, amendment or modification. If funds other than Federal appropriated funds have or will be paid for influencing or attempting to influence the persons listed above, I shall complete and submit Standard Form-LLL, Disclosure Form to Report Lobbying. I certify that I shall require all subawards at all tiers (including sub-grants and contracts) to similarly certify and disclose accordingly. Federally recognized Indian Tribes and tribally designated housing entities (TDHEs) established by Federally-recognized Indian tribes as a result of the exercise of the tribe's sovereign power are excluded from coverage by the Byrd Amendment, but State-recognized Indian tribes and TDHEs established under State law are not excluded from the statute's coverage.

I/We, the undersigned, certify under penalty of perjury that the information provided above is true, accurate, and correct.

**WARNING:** Anyone who knowingly submits a false claim or makes a false statement is subject to criminal and/or civil penalties, including confinement for up to 5 years, fines, and civil and administrative penalties. (18 U.S.C. §§287, 1001, 1010, 1012, 1014; 31 U.S.C. §3729, 3802; 24 CFR §28.10(b)(1)(iii)).

\*Signature:

\*Date:

## CERTIFICATIONS

In accordance with the applicable statutes and the regulations governing the consolidated plan regulations, the jurisdiction certifies that:

**Affirmatively Further Fair Housing** --The jurisdiction will affirmatively further fair housing.

**Uniform Relocation Act and Anti-displacement and Relocation Plan** -- It will comply with the acquisition and relocation requirements of the Uniform Relocation Assistance and Real Property Acquisition Policies Act of 1970, as amended, (42 U.S.C. 4601-4655) and implementing regulations at 49 CFR Part 24. It has in effect and is following a residential anti-displacement and relocation assistance plan required under 24 CFR Part 42 in connection with any activity assisted with funding under the Community Development Block Grant or HOME programs.

**Anti-Lobbying** --To the best of the jurisdiction's knowledge and belief:

1. No Federal appropriated funds have been paid or will be paid, by or on behalf of it, to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with the awarding of any Federal contract, the making of any Federal grant, the making of any Federal loan, the entering into of any cooperative agreement, and the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement;
2. If any funds other than Federal appropriated funds have been paid or will be paid to any person for influencing or attempting to influence an officer or employee of any agency, a Member of Congress, an officer or employee of Congress, or an employee of a Member of Congress in connection with this Federal contract, grant, loan, or cooperative agreement, it will complete and submit Standard Form-LLL, "Disclosure Form to Report Lobbying," in accordance with its instructions; and
3. It will require that the language of paragraph 1 and 2 of this anti-lobbying certification be included in the award documents for all subawards at all tiers (including subcontracts, subgrants, and contracts under grants, loans, and cooperative agreements) and that all subrecipients shall certify and disclose accordingly.

**Authority of Jurisdiction** --The consolidated plan is authorized under State and local law (as applicable) and the jurisdiction possesses the legal authority to carry out the programs for which it is seeking funding, in accordance with applicable HUD regulations.

**Consistency with plan** --The housing activities to be undertaken with Community Development Block Grant, HOME, Emergency Solutions Grant, and Housing Opportunities for Persons With AIDS funds are consistent with the strategic plan in the jurisdiction's consolidated plan.

**Section 3** -- It will comply with section 3 of the Housing and Urban Development Act of 1968 (12 U.S.C. 1701u) and implementing regulations at 24 CFR Part 75.

\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
President, Board of Commissioners

\_\_\_\_\_  
Title



## Specific Community Development Block Grant Certifications

The Entitlement Community certifies that:

**Citizen Participation** -- It is in full compliance and following a detailed citizen participation plan that satisfies the requirements of 24 CFR 91.105.

**Community Development Plan** -- Its consolidated plan identifies community development and housing needs and specifies both short-term and long-term community development objectives that have been developed in accordance with the primary objective of the CDBG program (i.e., the development of viable urban communities, by providing decent housing and expanding economic opportunities, primarily for persons of low and moderate income) and requirements of 24 CFR Parts 91 and 570.

**Following a Plan** -- It is following a current consolidated plan that has been approved by HUD.

**Use of Funds** -- It has complied with the following criteria:

1. Maximum Feasible Priority. With respect to activities expected to be assisted with CDBG funds, it has developed its Action Plan so as to give maximum feasible priority to activities which benefit low- and moderate-income families or aid in the prevention or elimination of slums or blight. The Action Plan may also include CDBG-assisted activities which the grantee certifies are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community, and other financial resources are not available (see Optional CDBG Certification).

2. Overall Benefit. The aggregate use of CDBG funds, including Section 108 guaranteed loans, during program year(s) 2026 [a period specified by the grantee of one, two, or three specific consecutive program years], shall principally benefit persons of low and moderate income in a manner that ensures that at least 70 percent of the amount is expended for activities that benefit such persons during the designated period.

3. Special Assessments. It will not attempt to recover any capital costs of public improvements assisted with CDBG funds, including Section 108 loan guaranteed funds, by assessing any amount against properties owned and occupied by persons of low and moderate income, including any fee charged or assessment made as a condition of obtaining access to such public improvements.

However, if CDBG funds are used to pay the proportion of a fee or assessment that relates to the capital costs of public improvements (assisted in part with CDBG funds) financed from other revenue sources, an assessment or charge may be made against the property with respect to the public improvements financed by a source other than CDBG funds.

In addition, in the case of properties owned and occupied by moderate-income (not low-income) families, an assessment or charge may be made against the property for public improvements financed by a source other than CDBG funds if the jurisdiction certifies that it lacks CDBG funds to cover the assessment.

**Excessive Force** -- It has adopted and is enforcing:

1. A policy prohibiting the use of excessive force by law enforcement agencies within its jurisdiction against any individuals engaged in non-violent civil rights demonstrations; and
2. A policy of enforcing applicable State and local laws against physically barring entrance to or exit from a facility or location which is the subject of such non-violent civil rights demonstrations within its jurisdiction.

**Compliance with Anti-discrimination laws** -- The grant will be conducted and administered in conformity with title VI of the Civil Rights Act of 1964 (42 U.S.C. 2000d) and the Fair Housing Act (42 U.S.C. 3601-3619) and implementing regulations.

**Lead-Based Paint** -- Its activities concerning lead-based paint will comply with the requirements of 24 CFR Part 35, Subparts A, B, J, K and R.

**Compliance with Laws** -- It will comply with applicable laws.

\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
President, Board of Commissioners  
Title

**OPTIONAL Community Development Block Grant Certification**

Submit the following certification only when one or more of the activities in the action plan are designed to meet other community development needs having particular urgency as specified in 24 CFR 570.208(c):

The grantee hereby certifies that the Annual Plan includes one or more specifically identified CDBG-assisted activities which are designed to meet other community development needs having particular urgency because existing conditions pose a serious and immediate threat to the health or welfare of the community and other financial resources are not available to meet such needs.

N/A  
\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

## Specific HOME Certifications

The HOME participating jurisdiction certifies that:

**Tenant Based Rental Assistance** -- If it plans to provide tenant-based rental assistance, the tenant-based rental assistance is an essential element of its consolidated plan.

**Eligible Activities and Costs** -- It is using and will use HOME funds for eligible activities and costs, as described in 24 CFR §§92.205 through 92.209 and that it is not using and will not use HOME funds for prohibited activities, as described in §92.214.

**Subsidy layering** -- Before committing any funds to a project, it will evaluate the project in accordance with the guidelines that it adopts for this purpose and will not invest any more HOME funds in combination with other Federal assistance than is necessary to provide affordable housing;

N/A  
\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

## Emergency Solutions Grants Certifications

The Emergency Solutions Grants Program recipient certifies that:

**Major rehabilitation/conversion/renovation** – If an emergency shelter’s rehabilitation costs exceed 75 percent of the value of the building before rehabilitation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed rehabilitation.

If the cost to convert a building into an emergency shelter exceeds 75 percent of the value of the building after conversion, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 10 years after the date the building is first occupied by a homeless individual or family after the completed conversion.

In all other cases where ESG funds are used for renovation, the recipient will maintain the building as a shelter for homeless individuals and families for a minimum of 3 years after the date the building is first occupied by a homeless individual or family after the completed renovation.

**Essential Services and Operating Costs** – In the case of assistance involving shelter operations or essential services related to street outreach or emergency shelter, the recipient will provide services or shelter to homeless individuals and families for the period during which the ESG assistance is provided, without regard to a particular site or structure, so long the recipient serves the same type of persons (e.g., families with children, unaccompanied youth, disabled individuals, or victims of domestic violence) or persons in the same geographic area.

**Renovation** – Any renovation carried out with ESG assistance shall be sufficient to ensure that the building involved is safe and sanitary.

**Supportive Services** – The recipient will assist homeless individuals in obtaining permanent housing, appropriate supportive services (including medical and mental health treatment, victim services, counseling, supervision, and other services essential for achieving independent living), and other Federal, State, local, and private assistance available for these individuals.

**Matching Funds** – The recipient will obtain matching amounts required under 24 CFR 576.201.

**Confidentiality** – The recipient has established and is implementing procedures to ensure the confidentiality of records pertaining to any individual provided family violence prevention or treatment services under any project assisted under the ESG program, including protection against the release of the address or location of any family violence shelter project, except with the written authorization of the person responsible for the operation of that shelter.

**Homeless Persons Involvement** – To the maximum extent practicable, the recipient will involve, through employment, volunteer services, or otherwise, homeless individuals and families in constructing, renovating, maintaining, and operating facilities assisted under the ESG program, in providing services assisted under the ESG program, and in providing services for occupants of facilities assisted under the program.

**Consolidated Plan** – All activities the recipient undertakes with assistance under ESG are consistent with its consolidated plan.

**Discharge Policy** – The recipient will establish and implement, to the maximum extent practicable and where appropriate, policies and protocols for the discharge of persons from publicly funded institutions or systems of care (such as health care facilities, mental health facilities, foster care or other youth facilities, or correction programs and institutions) in order to prevent this discharge from immediately resulting in homelessness for these persons.

N/A

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Signature of Authorized Official

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Date

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Title

## Housing Opportunities for Persons With AIDS Certifications

The HOPWA grantee certifies that:

**Activities** -- Activities funded under the program will meet urgent needs that are not being met by available public and private sources.

**Building** -- Any building or structure assisted under that program shall be operated for the purpose specified in the consolidated plan:

1. For a period of not less than 10 years in the case of assistance involving new construction, substantial rehabilitation, or acquisition of a facility,
2. For a period of not less than 3 years in the case of assistance involving non-substantial rehabilitation or repair of a building or structure.

N/A  
\_\_\_\_\_  
Signature of Authorized Official

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

## **APPENDIX TO CERTIFICATIONS**

### **INSTRUCTIONS CONCERNING LOBBYING CERTIFICATION:**

#### **Lobbying Certification**

This certification is a material representation of fact upon which reliance was placed when this transaction was made or entered into. Submission of this certification is a prerequisite for making or entering into this transaction imposed by section 1352, title 31, U.S. Code. Any person who fails to file the required certification shall be subject to a civil penalty of not less than \$10,000 and not more than \$100,000 for each such failure.



## Application for Federal Assistance SF-424

**\* 1. Type of Submission:**

- ☐ Preapplication  
☒ Application  
☐ Changed/Corrected Application

**\* 2. Type of Application:**

- ☒ New  
☐ Continuation  
☐ Revision

**\* If Revision, select appropriate letter(s):**

**\* Other (Specify):**

**\* 3. Date Received:**

08/14/2026

**4. Applicant Identifier:**

**5a. Federal Entity Identifier:**

**5b. Federal Award Identifier:**

**State Use Only:**

**6. Date Received by State:**

**7. State Application Identifier:**

**8. APPLICANT INFORMATION:**

**\* a. Legal Name:**

Abington Township, Pennsylvania

**\* b. Employer/Taxpayer Identification Number (EIN/TIN):**

23-6000025

**\* c. UEI:**

JA1LYASEZZS4

**d. Address:**

**\* Street1:**

1176 Old York Road

**Street2:**

**\* City:**

Abington

**County/Parish:**

Montgomery County

**\* State:**

PA: Pennsylvania

**Province:**

**\* Country:**

USA: UNITED STATES

**\* Zip / Postal Code:**

19001-3713

**e. Organizational Unit:**

**Department Name:**

**Division Name:**

**f. Name and contact information of person to be contacted on matters involving this application:**

**Prefix:**

Ms

**\* First Name:**

Kimberly

**Middle Name:**

**\* Last Name:**

Hamm

**Suffix:**

**Title:**

Grants Manager

**Organizational Affiliation:**

Abington Township

**\* Telephone Number:**

(267) 536-1019

**Fax Number:**

**\* Email:**

khamm@abingtonpa.gov

## Application for Federal Assistance SF-424

### \* 9. Type of Applicant 1: Select Applicant Type:

C: City or Township Government

Type of Applicant 2: Select Applicant Type:

Type of Applicant 3: Select Applicant Type:

\* Other (specify):

### \* 10. Name of Federal Agency:

US Department of Housing and Urban Development

### 11. Assistance Listing Number:

14.218

Assistance Listing Title:

Community Development Block Grants/Entitlement Grants

### \* 12. Funding Opportunity Number:

\* Title:

### 13. Competition Identification Number:

Title:

### 14. Areas Affected by Project (Cities, Counties, States, etc.):

Add Attachment

Delete Attachment

View Attachment

### \* 15. Descriptive Title of Applicant's Project:

Abington Township FY 2026 Annual Action Plan for the Community Development Block Grant (CDBG) Program

Attach supporting documents as specified in agency instructions.

Add Attachments

Delete Attachments

View Attachments

**Application for Federal Assistance SF-424****16. Congressional Districts Of:**

\* a. Applicant PA-004

\* b. Program/Project PA-004

Attach an additional list of Program/Project Congressional Districts if needed.

Add Attachment

Delete Attachment

View Attachment

**17. Proposed Project:**

\* a. Start Date: 10/01/2026

\* b. End Date: 09/30/2027

**18. Estimated Funding (\$):**

|                     |            |
|---------------------|------------|
| * a. Federal        | 713,913.00 |
| * b. Applicant      |            |
| * c. State          |            |
| * d. Local          |            |
| * e. Other          |            |
| * f. Program Income |            |
| * g. TOTAL          | 713,913.00 |

**\* 19. Is Application Subject to Review By State Under Executive Order 12372 Process?**

- ☐ a. This application was made available to the State under the Executive Order 12372 Process for review on .
- ☐ b. Program is subject to E.O. 12372 but has not been selected by the State for review.
- ☒ c. Program is not covered by E.O. 12372.

**\* 20. Is the Applicant Delinquent On Any Federal Debt? (If "Yes," provide explanation in attachment.)**☐ Yes ☒ No

If "Yes", provide explanation and attach

Add Attachment

Delete Attachment

View Attachment

**21. \*By signing this application, I certify (1) to the statements contained in the list of certifications\*\* and (2) that the statements herein are true, complete and accurate to the best of my knowledge. I also provide the required assurances\*\* and agree to comply with any resulting terms if I accept an award. I am aware that any false, fictitious, or fraudulent statements or claims may subject me to criminal, civil, or administrative penalties. (U.S. Code, Title 18, Section 1001)**

☒ \*\* I AGREE

\*\* The list of certifications and assurances, or an internet site where you may obtain this list, is contained in the announcement or agency specific instructions.

**Authorized Representative:**

Prefix: Mr. \* First Name: Thomas

Middle Name:

\* Last Name: Hecker

Suffix:

\* Title: President, Board of Commissioners

\* Telephone Number: 215-688-6235 Fax Number: 

\* Email: thecker@abingtonpa.gov

\* Signature of Authorized Representative:

\* Date Signed:



**TOWNSHIP OF ABINGTON  
MONTGOMERY COUNTY, PENNSYLVANIA  
RESOLUTION NO. 26-022**

The Board of Commissioners of the Township of Abington, Montgomery County, Pennsylvania, approving the FY 2026 Annual Action Plan for the use of Federal CDBG Funds.

WHEREAS, under Title I of the Housing and Community Development Act of 1974, as amended, the Secretary of the U.S. Department of Housing and Urban Development is authorized to extend financial assistance to communities in the prevention or elimination of slums or urban blight, or activities which will benefit low- and moderate-income persons, or other urgent community development needs; and

WHEREAS, the U.S. Department of Housing and Urban Development has advised the Township of Abington that under Federal Fiscal Year 2026, the Township is eligible to apply for an entitlement grant under the Community Development Block Grant (CDBG) Program in the amount of \$713,913; and

WHEREAS, the Township's Office of Community Development has prepared an Annual Action Plan for Federal Fiscal Year 2026, that the Township expects to initiate on October 1, 2026, which proposes how the entitlement grant funds will be expended to address the housing and community development needs identified in the Township's Five Year Consolidated Plan; and

WHEREAS, a draft of the FY 2026 Annual Action Plan was on public display from June 1, 2026 until June 30, 2026 and the Township held a series of public hearings on the Plan and the comments of various agencies, groups, and citizens were taken into consideration in the preparation of the final document.

NOW, THEREFORE, be it resolved by the Board of Commissioners of the Township of Abington, Pennsylvania, as follows:

SECTION 1. That the FY 2026 Annual Action Plan for the Federal Fiscal Year 2026 CDBG Program is hereby in all respects APPROVED and the Township Manager is hereby directed to file a copy of the FY 2026 Annual Action Plan for Federal Fiscal Year 2026 with the Official Minutes of this Meeting of this Board.



SECTION 2. That the Township is COGNIZANT of the conditions that are imposed in the undertaking and carrying out of the Community Development Block Grant Program with Federal financial assistance, including those relating to (a) the relocation of site occupants, (b) the prohibition of discrimination because of race, color, age, religion, sex, disability, familial status, or national origin, and other assurances as set forth under the certifications.

SECTION 3. That the President of the Board of Commissioners, on behalf of the Township of Abington, Pennsylvania, is AUTHORIZED to file an Application for financial assistance with the U.S. Department of Housing and Urban Development which has indicated its willingness to make available funds to carry out the CDBG Program in the amount of \$713,913 in CDBG funds attached as EXHIBIT A; and its further AUTHORIZED to act as the authorized representative of the Township of Abington to sign any and all documents in regard to these programs.

SECTION 4. That the President of the Board of Commissioners, on behalf of the Township of Abington, Pennsylvania, is AUTHORIZED to provide assurances and/or certifications as required by the Housing and Community Development Act of 1974, as amended; and any other supplemental or revised data which the U.S. Department of Housing and Urban Development may request in review of the Township's Application.

ADOPTED INTO A RESOLUTION THIS 10<sup>TH</sup> DAY OF JULY 2025 BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF ABINGTON, PENNSYLVANIA

APPROVED:

ABINGTON TOWNSHIP  
BOARD OF COMMISSIONERS

\_\_\_\_\_  
Date

\_\_\_\_\_  
Thomas Hecker, President

ATTEST:

\_\_\_\_\_  
Christopher S. Christman, Township Manager

ADOPTED: \_\_\_\_\_



## EXHIBIT A

The following CDBG activities are proposed for funding under the FY 2026 Annual Action Plan:

Administration - \$142,782.60

Owner Occupied Rehabilitation - \$185,762.40

Emergency Repairs Program - \$100,000.00

Pedestrian Safety Improvements (Jenkintown Rd) - \$175,000.00

Willow Grove CDC Affordable Rental Housing Preservation - \$64,500.00

Public Service: Hedwig House Inc. Housing Stability Initiative - \$25,868.00

Public Service: VNA Community Services Inc. Personal Navigator Program - \$20,000.00

**TOTAL: \$713,913**



## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

---

July 9, 2026

BOC-06-070926

#### FISCAL IMPACT

---

#### DATE

#### AGENDA ITEM NUMBER

Cost > \$10,000  
No

Library

---

#### DEPARTMENT

#### PUBLIC BID REQUIRED

Cost > \$20,100  
Yes

---

#### AGENDA ITEM:

Abington Township Public Library RFP

---

#### EXECUTIVE SUMMARY:

Abington Township seeks proposals from qualified architectural and engineering firms, or multidisciplinary consultant teams, to provide comprehensive planning, community engagement, architectural, engineering, and construction administration services for the design and development of a new public library facility to replace the Abington Free Library, the Township's main library. The Township and Library envision a modern, accessible, sustainable, and adaptable community-centered library that reflects the needs and aspirations of residents today and for generations to come.

This contract will be paid for with a Keystone Library Grant (\$749,250) and a 1:1 from the ATPL Board of Trustees.

---

#### PREVIOUS BOARD ACTIONS:

---

#### RECOMMENDED BOARD ACTIONS:

Motion to authorize advertisement for a Request for Proposals (RFP) for the design of the new Abington Township Public Library, conditioned upon final review and approval by both the Office of Commonwealth Libraries and the Township Solicitor's Office. *(Ms. Fitzgerald)*



TOWNSHIP OF ABINGTON

## ABINGTON TOWNSHIP

### REQUEST FOR PROPOSALS (RFP):

# Architectural and Engineering Design Services for a New Abington Township Public Library

### PROPOSAL INFORMATION

Submittal Deadline:  
**Monday, August 10, 2026**

Submit Qualifications to:  
Kimberly Hamm  
Grants Manager  
Abington Township  
1176 Old York Road  
Abington, PA 19001

Any inquiry concerning this RFP should be directed by e-mail to:  
Kimberly Hamm  
[khamm@abingtonpa.gov](mailto:khamm@abingtonpa.gov)





ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

**ABINGTON TOWNSHIP**

**REQUEST FOR PROPOSALS:**

**Architectural and Engineering Design Services for a New Abington Township Public  
Library**

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ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

## I. GENERAL INFORMATION

### A. INTRODUCTION

Abington Township seeks proposals from qualified architectural and/or engineering firms, or multidisciplinary consultant teams, to provide comprehensive planning, community engagement, architectural, engineering, and construction administration services for the design and development of a new public library facility to replace the Abington Free Library, the Township's main library. The Township and Library envision a modern, accessible, sustainable, and adaptable community-centered library that reflects the needs and aspirations of residents today and for generations to come.

A central component of this project will be a robust and inclusive community engagement process that informs all phases of planning and design. Abington Township is seeking an Architecture and Engineering Design Team who are innovative, creative, and experienced in operationalizing and garnering enthusiasm from all members of the community, library board, leadership and staff. The selected firm will demonstrate experience in innovative public-sector projects, library design, creative community engagement, and human centered design. The selected consultant shall also have experience in compliance with all applicable procurement, accessibility, environmental, and construction regulations.

This project has the support of the fifteen members of the Abington Township Board of Commissioners, the Library Board of Trustees, and the Friends of the Abington Township Public Library. This project is supported, in part, through a grant with the Office of Commonwealth Libraries, Department of Education, with funds provided from the Keystone Recreation, Park and Conservation Fund.

### B. BACKGROUND

The Abington Township Public Library serves a diverse and growing population and has established itself as a critical civic, educational, cultural, and technological resource for the community. The library system includes two facilities: the Abington Free Library and the Roslyn Library. The Abington Township Public Library serves a community of more than 60,000 people, right outside of Philadelphia. The Abington Free Library is housed in a former department store building constructed in the 1930s and is quickly approaching the end of its usable life as a main library facility.

Since January 2021, the library and the Township have spent more than \$150,000 on repairs and renovations beyond normal maintenance. Building issues continue to require closures for repair several times a year. During this same period, usage has grown substantially. Total visits increased from



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

136,274 in 2022 to 332,814 in 2025. Circulation rose from 399,878 in 2022 to 468,065 in 2025. Attendance at library programs grew from 9,851 in 2022 to 28,370 in 2025.

This growth has pushed existing facilities past their physical limits. Library staff have creatively problem-solved by shifting programming and collections throughout the building, as well as offsite. A 2022 survey of 536 library users, conducted as part of a strategic planning process, found that respondents aged 18–44 placed high value on community events (40% rating "very important") and on study/reading spaces (36% rating "very important"), with improved physical space repeatedly cited as a priority, particularly to accommodate remote work and nearby college students.

The Township seeks to develop a new library facility that:

- Supports evolving library services and technologies, with particular emphasis on anticipating evolving needs for decades to come.
- Accommodates flexible and multipurpose community spaces.
- Promotes lifelong learning and digital access.
- Enhances accessibility and inclusivity.
- Incorporates sustainable and resilient design principles, consistent with the Township's designation as a Ready for 100 Community committed to 100% renewable electricity by 2030 and 100% renewable energy overall by 2045.
- Serves as a civic gathering place and community anchor institution.
- Reflects community priorities identified through an extensive public engagement process.

### C. PROJECT OBJECTIVES

The selected consultant team shall assist the Township and Library in achieving the following objectives:

1. Conduct a comprehensive community engagement and needs assessment process, building on the findings of the Library's 2022 strategic planning process.
2. Develop a library building program based on stakeholder input and best practices for a new, approximately 40,000-square-foot main library facility.
3. Prepare conceptual and schematic design alternatives.
4. Develop final architectural and engineering designs suitable for a design/build delivery method.
5. Prepare construction documents suitable for public bidding.
6. Assist with permitting, bidding, and construction administration.
7. Interface with fundraising consultants as needed.
8. Construction management.
9. Ensure compliance with all applicable federal, state, county, and local requirements.



**ABINGTON TOWNSHIP**  
**Request for Proposals – Architectural and Engineering Design Services**  
**For a New Abington Township Public Library**

10. Deliver a facility that is sustainable, resilient, flexible, accessible, and financially responsible, meeting or exceeding current ADA standards and supporting long-term energy efficiency goals.

#### **D. DESIGN SCHEDULE**

It is anticipated that the contract with the selected Programming, Community Engagement, and Architecture and/or Engineering team will be fully approved and executed by September 2026. Design Phase services are expected to begin immediately following contract execution and span a total of 12 months (September 2026- September 2027). Contractor selection is expected to occur in September 2026. Specific construction schedule to be finalized with selected architect's input. No extensions past September 2027 can be granted.

#### **E. TENTATIVE SCHEDULE**

| <b>Milestone</b>                 | <b>Date</b>                |
|----------------------------------|----------------------------|
| RFP Issued                       | July 13, 2026              |
| Questions Due                    | July 27, 2026 at 3PM EST   |
| Responses Issued                 | July 31, 2026              |
| Proposals Due                    | August 10, 2026 at 3PM EST |
| Interviews                       | August 17 – 21, 2026       |
| Anticipated Consultant Selection | August 27, 2026            |
| Notice to Proceed                | August 31, 2026            |

## **II. SCOPE OF WORK**

### **A. SCOPE OF SERVICES**

The overall planning and design process described in this RFP is anticipated to be completed within approximately 12 months.

#### **Phase 1 – Discovery and Community Engagement**

The consultant shall develop and implement a comprehensive public engagement strategy that includes:



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

- Stakeholder interviews.
- Public workshops and charrettes, including at least one town hall.
- Community visioning sessions.
- Focus groups.
- Online surveys and other engagement tools.
- Meetings with library staff, trustees, elected officials, Friends of the Abington Township Public Library, community organizations, educational institutions, and residents.
- Engagement of traditionally underrepresented populations.
- Documentation and analysis of community input.

Deliverables shall include:

- Community Engagement Plan.
- Engagement Summary Reports.
- Needs Assessment.
- Existing Conditions Analysis.
- Library Programming Report.
- Space Needs Assessment.

Community engagement and programming are recognized best practices in public library facility planning and should directly inform building design and operational requirements, building on and extending the Library's 2022 strategic planning findings regarding meeting space shortages, resource organization, and engagement for children, older adults, and adult literacy learners.

## **Phase 2 – Conceptual and Schematic Design**

The consultant shall:

- Develop multiple design concepts for a new main library facility of approximately 40,000 square feet, to be located at the site of the existing Abington Free Library on a major state arterial road.
- Conduct cost estimating and value analysis.
- Evaluate site opportunities and constraints, including site survey and geotechnical study.
- Present alternatives to Township officials, Library leadership, and the public.
- Refine a preferred concept based upon stakeholder feedback.

Deliverables shall include:



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

- Concept plans.
- Preliminary site plans.
- Sustainability strategy, addressing energy efficiency consistent with the Township's Ready for 100 commitment.
- Preliminary cost estimates.
- Preferred design recommendation.

### **Phase 3 – Design Development**

The consultant shall prepare:

- Architectural plans.
- Structural engineering plans, including analysis of structural building systems.
- Mechanical, electrical, plumbing, HVAC, and fire protection systems.
- Information technology and telecommunications infrastructure.
- Security systems.
- Furniture, fixtures, and equipment recommendations.
- Landscape and site design.
- Sustainability and resiliency measures.
- Interior design studies.

### **Phase 4 – Construction Documents**

The consultant shall prepare complete bidding and permitting documents suitable for a design/build construction method, including:

- Drawings.
- Specifications.
- Bid packages.
- Permit application support.
- Updated cost estimates and project schedule.

### **Phase 5 – Bidding and Construction Administration**

Services shall include:

- Bid phase assistance.
- Responses to contractor questions.
- Review of substitutions.
- Shop drawing review.



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

- Construction observation.
- Change order review.
  
- Substantial completion inspections.
- Final project closeout.

## **B. REGULATORY COMPLIANCE REQUIREMENTS**

The selected consultant shall demonstrate familiarity with and the ability to ensure compliance with all applicable federal, state, county, and local laws, regulations, codes, standards, and procurement requirements, including but not limited to:

### **Federal Requirements**

- Americans with Disabilities Act (ADA).
- Architectural Barriers Act, as applicable.
- Federal procurement requirements associated with grants or federal funding sources.
- Environmental regulations and permitting requirements.
- Davis-Bacon Act requirements if applicable.

### **Commonwealth of Pennsylvania Requirements**

- Pennsylvania Public Library Code.
- Pennsylvania Uniform Construction Code.
- Pennsylvania Department of Labor and Industry requirements.
- Pennsylvania Department of Environmental Protection regulations.
- Prevailing Wage Act requirements.
- Pennsylvania Right-to-Know Law.
- Pennsylvania public procurement requirements.
- Compliance with Keystone grant program priorities, including ADA/accessibility, energy efficiency, and new construction standards.

### **Local Requirements**

- Abington Township zoning ordinances.
- Land development regulations.
- Building codes and permitting requirements.
- Stormwater management requirements.
- Historic preservation requirements, if applicable.
- Municipal procurement policies and procedures, including responsible contractor ordinances.





ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

The consultant shall be responsible for maintaining awareness of all applicable requirements throughout the project lifecycle and advising the Township regarding compliance obligations. Public-sector projects require strict adherence to procurement and regulatory requirements, and proposers should demonstrate successful experience delivering comparable projects.

### C. CONSULTANT QUALIFICATIONS

Proposals should demonstrate:

- Experience designing public libraries of similar size and complexity (comparable to a new, approximately 40,000-square-foot main library facility).
- Experience with public-sector projects.
- Expertise in community engagement and facilitation, including human-centered design and community co-design practices.
- Experience with sustainable design and high-performance buildings, including energy efficiency strategies.
- Familiarity with Pennsylvania public procurement requirements.
- Experience managing projects funded through multiple funding sources, including federal funds (and requirements therewith), municipal funds, state grants, and capital campaign/private fundraising.
- Capacity to provide multidisciplinary architectural and engineering services.
- Experience preparing design/build-ready construction documents.

Preference may be given to teams demonstrating recent successful completion of public library projects.

#### **Prior Library Experience**

Both the architectural/design professional and the community engagement professional on a proposing team shall identify any prior direct experience working with a public library or library system (as a prime, sub-consultant, or team member), including the library/library system name, project scope, and dates of service. Firms and individual team members with documented prior library-sector experience will receive added consideration under the Project Team Qualifications and Relevant Library Experience evaluation criteria in Section 8. Where a multidisciplinary team is proposed, this consideration applies independently to the architectural professional and to the engineering professional and to the community engagement professional, so that teams in which both disciplines bring prior library experience are most favorably considered.





ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

### III. PROPOSAL SUBMISSION REQUIREMENTS

#### A. FIRM OVERVIEW

- Company history.
- Number of years in the business.
- Office locations.
- Organizational structure.
- Describe what makes your team unique.

#### B. PROJECT TEAM

- Identification of key personnel.
- Resumes/CVs for each key team member proposed for the project (architectural and engineering disciplines, community engagement disciplines, and any additional sub-consultants), each clearly indicating the specific responsibilities and role that individual will hold on this project.
  - Relevant experience with innovation and the team's willingness and ability to consider a library building that addresses future needs of the community, with particular attention to technology.
- Roles and responsibilities.
- Identification of prior library or library-system project experience for each key team member, where applicable (see Section 6, Prior Library Experience).
- Describe any existing or potential legal or other policy conflicts of interest, or appearance of conflict of interest, you may have, or which reasonably might arise, because of your work with the Township;
- State whether you or any principals in your organization have been (in the past five years) or are currently the subject of any Federal or State investigation or any investigation by any law enforcement agency, and indicate the nature of this investigation;
- Indicate any pending litigation in which you are involved which may directly or indirectly affect your ability to work with the Township in any manner; and
- Please indicate the amount of professional insurance coverage which you carry, the amount of any self-retention, and the name of the carrier.

#### C. RELEVANT EXPERIENCE

Provide descriptions of at least three comparable projects, including:



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

- Project size.
- Dates of performance and/or completion.
- Construction cost.
- Client references.
- Community engagement activities conducted.
- Project outcomes.

#### **D. PROJECT APPROACH**

- Community engagement methodology.
  - An outline of a plan to garner feedback, excitement, and buy-in. Describe what distinguishes your team's process.
- Design process.
- Schedule management (note: the Township anticipates a planning and design phase of approximately 12 months).
  - Describe how you collaborate with a client and community who haven't done a building project of this scope before.
- Cost control approach.
  - Describe your team's strategy, process, and methods for working within and not exceeding the stated budgets. Specifically indicate if, from your professional expertise, you see any problems with these budgets and what recommendations you would make to correct those problems.
- Proposed design schedule, including Pre-Design and Community Engagement, Schematic Design, Design Development, and Construction Drawings.
- Sustainability strategy.

#### **E. REGULATORY COMPLIANCE APPROACH**

Describe experience navigating federal, state, and local procurement and construction requirements.

#### **F. REFERENCES**

Minimum of three client references, including name, email, and phone number.

#### **G. FEE PROPOSAL**

Provide a detailed fee proposal, including:

- Phase-by-phase breakdown.
- Reimbursable expenses.



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

- Hourly rates and/or fixed fees.
- Proposed schedule for payments.

## **H. PROSPECTIVE PROPOSER LIST / TEAMING OPPORTUNITIES**

To facilitate the formation of qualified multidisciplinary teams (e.g., pairing an architectural/engineering firm with a community engagement firm), the Township will maintain a Prospective Proposer List for this RFP.

Any firm that registers interest in this RFP or submits a question during the question-and-answer period will be automatically added to the Prospective Proposer List. The list will include, for each firm: firm name, discipline (architectural/engineering, community engagement, or other), and contact information.

The Township will distribute the Prospective Proposer List to all firms that have registered interest or submitted questions, and will update and redistribute the list periodically prior to the proposal due date. Firms wishing to form a joint or multidisciplinary team for purposes of this RFP may use the list to identify and contact other interested professionals.

Inclusion on the Prospective Proposer List does not constitute pre-qualification, evaluation, or endorsement by the Township, and the Township makes no representation as to the qualifications of any listed firm. Firms that prefer not to have their contact information shared on the list must notify the procurement contact in writing at the time of registering interest or submitting a question; such firms will be omitted from the distributed list but will remain eligible to submit a proposal.

## **IV. SELECTION PROCESS**

### **A. SELECTION DATE**

Selection of the consultant(s) to complete this RFP will be based on timely written proposals. Oral interviews may be conducted by telephone or in-person to assist the Township in the selection process, but are not required under this RFP. It is anticipated that the selection will be made on August 27, 2026 with the commencement of the appointment anticipated to start within 7 days of date of selection.

### **B. EVALUATION CRITERIA**

Proposals will be evaluated based upon:



ABINGTON TOWNSHIP  
Request for Proposals – Architectural and Engineering Design Services  
For a New Abington Township Public Library

| Criteria                                                                                                                                                 | Weight |
|----------------------------------------------------------------------------------------------------------------------------------------------------------|--------|
| Relevant Library Experience (including prior direct experience of proposed architectural and engineering professionals with a library or library system) | 25%    |
| Community Engagement Approach                                                                                                                            | 25%    |
| Project Team Qualifications (including completeness of team CVs and clarity of assigned project responsibilities)                                        | 15%    |
| Understanding of Regulatory Requirements                                                                                                                 | 15%    |
| Project Approach and Innovation                                                                                                                          | 15%    |
| Fee Proposal                                                                                                                                             | 5%     |

### C. RESERVATION OF RIGHTS

Abington Township reserves the right to:

- Reject any or all proposals.
- Waive informalities and irregularities.
- Request additional information from proposers.
- Negotiate with one or more firms.
- Cancel or modify the solicitation at any time.
- Award a contract in the best interests of the Township.

### D. CONTACT INFORMATION

Abington Township  
Kimberly Hamm  
Abington Township Grants Manager  
1176 Old York Road | Abington, PA | 19001  
khamm@abingtonpa.gov  
215-536-1019

All communications regarding this RFP shall be directed to the designated procurement contact. Unauthorized contact with Township officials, Library Board members, or staff may result in disqualification.

Proposals must be sent to Kimberly Hamm in PDF via email (khamm@abingtonpa.gov) by August 10, 2026 at 3PM EST.



## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

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July 9, 2026

BOC-07-070926

#### FISCAL IMPACT

---

#### DATE

#### AGENDA ITEM NUMBER

Cost > \$10,000  
No

Administration

---

#### DEPARTMENT

#### PUBLIC BID REQUIRED

Cost > \$20,100  
No

---

#### AGENDA ITEM:

Rockwell Rd. Stormwater Project

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#### EXECUTIVE SUMMARY:

Scope of work updated to include engineering design.

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#### PREVIOUS BOARD ACTIONS:

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#### RECOMMENDED BOARD ACTIONS:

Motion to approve a revision of scope of work for the Rockwell Rd. Stormwater Project under the CDBG-DR IDA grant from DCED. (*Ms. McIlvaine*)



**TOWNSHIP OF ABINGTON  
ROCKWELL ROAD STORM SEWER PROJECT  
COST AND MANPOWER ESTIMATE**

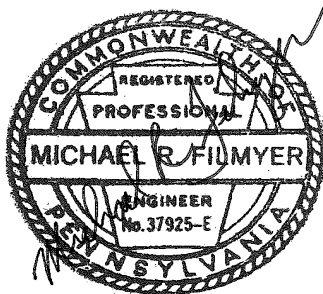
| Tasks                                               | Manpower Estimates (hours) |                 |                  |                |                  |          |          |                   |                      |         | Totals<br>Hours Labor Exp. Fee |          |         |          |
|-----------------------------------------------------|----------------------------|-----------------|------------------|----------------|------------------|----------|----------|-------------------|----------------------|---------|--------------------------------|----------|---------|----------|
|                                                     | Proj<br>Mgr                | Sr. Proj<br>Mgr | Sr. Proj.<br>Mgr | Struct<br>Engr | Environ.<br>Engr | Designer | Surveyor | Constr.<br>Super. | Constr.<br>Inspector | Sec     |                                |          |         |          |
|                                                     | 135\$/hr                   | 135\$/hr        | 125\$/hr         | 125\$/hr       | 105\$/hr         | 95\$/hr  | 100\$/hr | 95\$/hr           | 72\$/hr              | 55\$/hr |                                |          |         |          |
| <b>A. Design Services</b>                           |                            |                 |                  |                |                  |          |          |                   |                      |         |                                |          |         |          |
| <b>1 Topographic Survey</b>                         |                            |                 | 4                |                |                  |          | 40       |                   |                      |         | 44                             | \$4,500  | \$1,000 | \$5,500  |
| <b>2 Plans &amp; Specifications</b>                 |                            |                 |                  |                |                  |          |          |                   |                      |         |                                |          |         |          |
| Title Sheet                                         |                            |                 |                  |                |                  | 2        |          |                   |                      |         | 2                              | \$190    | \$0     | \$190    |
| General Plan                                        |                            | 20              |                  |                |                  | 24       |          |                   |                      |         | 44                             | \$4,980  | \$0     | \$4,980  |
| Rockwell Road Plan & Profile                        |                            | 20              |                  |                |                  | 20       |          |                   |                      |         | 40                             | \$4,400  | \$0     | \$4,400  |
| Rockwell Road Plan & Profile                        |                            | 20              |                  |                |                  | 20       |          |                   |                      |         | 40                             | \$4,400  | \$0     | \$4,400  |
| Rockwell Road Plan & Profile                        |                            | 20              |                  |                |                  | 20       |          |                   |                      |         | 40                             | \$4,400  | \$0     | \$4,400  |
| Rockwell Road Plan & Profile                        |                            | 20              |                  |                |                  | 20       |          |                   |                      |         | 40                             | \$4,400  | \$0     | \$4,400  |
| Notes and Details                                   |                            | 16              |                  |                |                  | 10       |          |                   |                      |         | 26                             | \$2,950  | \$0     | \$2,950  |
| Erosion and Sedimentation Control Notes and Details |                            | 8               |                  |                |                  | 4        |          |                   |                      |         | 12                             | \$1,380  | \$0     | \$1,380  |
| <b>Subtotal</b>                                     | 0                          | 124             | 4                | 0              | 0                | 120      | 40       | 0                 | 0                    | 0       | 288                            |          |         |          |
| <b>(%)</b>                                          | \$0                        | \$16,740        | \$500            | \$0            | \$0              | \$11,400 | \$4,000  | \$0               | \$0                  | \$0     | \$32,640                       | \$31,600 | \$1,000 | \$32,600 |



Township of Abington, Montgomery County, PA  
Rockwell Road Storm Sewer - In House  
6/15/2026

| DESCRIPTION                                                               | Quantity | Units | Material<br>Unit Cost | Total<br>Material Cost | Equipment<br>Cost | Equipment<br>Cost | Labor<br>Cost | Total<br>Labor Cost | Project<br>Total    |
|---------------------------------------------------------------------------|----------|-------|-----------------------|------------------------|-------------------|-------------------|---------------|---------------------|---------------------|
| <b>Piping/Excavation/Bedding/Backfill</b>                                 |          |       |                       |                        |                   |                   |               |                     |                     |
| 15-inch Storm Sewer (ADS)                                                 | 57       | LF    | \$12.00               | \$684.00               |                   | \$0.00            |               | \$0.00              | \$684.00            |
| 18-inch Storm Sewer (ADS)                                                 | 1895     | LF    | \$15.00               | \$28,425.00            |                   | \$0.00            |               | \$0.00              | \$28,425.00         |
| 24-inch Storm Sewer (ADS)                                                 | 1218     | LF    | \$31.00               | \$37,758.00            |                   | \$0.00            |               | \$0.00              | \$37,758.00         |
| Storm Inlets                                                              | 14       | EA    | \$2,200.00            | \$30,800.00            |                   | \$0.00            |               | \$0.00              | \$30,800.00         |
| <b>Restoration</b>                                                        |          |       |                       |                        |                   |                   |               |                     |                     |
| MILLING AND EXCAVATION 1 1/2 INCH DEPTH                                   | 1761     | SY    | \$ 4.00               | \$7,044.00             |                   | \$0.00            |               | \$0.00              | \$7,044.50          |
| PAVEMENT SUBGRADE PREPARATION                                             | 1761     | SY    | \$ 12.00              | \$21,132.00            |                   | \$0.00            |               | \$0.00              | \$21,132.50         |
| AGGREGATE SUBGRADE REPAIR 12 INCH DEPTH                                   | 1056     | SY    | \$ 30.00              | \$31,680.00            |                   | \$0.00            |               | \$0.00              | \$31,680.01         |
| AGGREGATE SUBBASE 6 INCH THICK                                            | 1056     | SY    | \$ 10.00              | \$10,560.00            |                   | \$0.00            |               | \$0.00              | \$10,560.00         |
| 9.5 MM ASPHALT WEARING COURSE 1 1/2 INCH DEPTH                            | 145      | TONS  | \$ 90.00              | \$13,076.25            |                   | \$0.00            |               | \$0.00              | \$13,076.25         |
| 25 MM ASPHALT BASE COURSE 5 INCH DEPTH                                    | 291      | TONS  | \$ 90.00              | \$26,152.50            |                   | \$0.00            |               | \$0.00              | \$26,152.51         |
| Curbing                                                                   | 310      | LF    | \$125.00              | \$38,750.00            |                   | \$0.00            |               | \$0.00              | \$38,750.00         |
| Sidewalk                                                                  | 990      | SF    | \$10.00               | \$9,900.00             |                   | \$0.00            |               | \$0.00              | \$9,900.00          |
| Staging Area & Construction Facilities Restoration                        | 1        | LS    | \$4,000.00            | \$4,000.00             |                   | \$0.00            |               | \$0.00              | \$4,000.00          |
| Seed/Restoration                                                          | 20       | LS    | \$0.00                | \$0.00                 |                   | \$0.00            |               | \$0.00              | \$2,000.00          |
| <b>Miscellaneous</b>                                                      |          |       |                       |                        |                   |                   |               |                     |                     |
| Erosion & Sedimentation Control Measures (Filter Socks, Inlet Bags, etc.) | 1        | LS    | \$5,000.00            | \$5,000.00             |                   | \$0.00            |               | \$0.00              | \$5,000.00          |
| Traffic Control Measures                                                  | 1        | LS    | \$2,000.00            | \$2,000.00             |                   | \$0.00            |               | \$0.00              | \$3,000.00          |
| Pavement Markings                                                         | 1        | LS    | \$2,400.00            | \$2,400.00             |                   | \$0.00            |               | \$0.00              | \$2,400.00          |
| <b>Construction Total:</b>                                                |          |       |                       |                        |                   |                   |               |                     | <b>\$272,362.77</b> |
| <b>Total Construction Cost:</b>                                           |          |       |                       |                        |                   |                   |               |                     | <b>\$272,362.77</b> |

Project Cost Estimate  
Prepared by:  
Michael R. Filmyer, P.E.  
6/15/2026



07/09/26

Timothy Cullen  
Department of Community & Economic Development  
Commonwealth Keystone Building  
400 North St., 4<sup>th</sup> Floor  
Harrisburg, PA 17120

RE: **Revision Request** # 1 *(sequential number of revisions and/or modifications requested)*  
Abington Township Contract #C000094504 FFY DR Ida

Dear Mr. Cullen:

The purpose of this letter is to request a reallocation of funds between existing approved activities whose beneficiaries and scope of work remain the same. If approved, this revision will (increase/decrease) the original approved activity. The details of the revision being requested may be found on the attached table.

The justification for this revision request is:  
to include engineering design in the project cost along with construction costs.

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Enclosed are the following documents as required for revisions:

- a) Revised Activity Description(s) including the Project Budget and Project Completion Timetable.
- b) Revised Budget Summary (if OBO provide individual and cumulative Summaries)
- c) Revised LMI Principal Benefit Determination form (if OBO provide individual and cumulative Summaries)
- d) Date of Environmental Clearance PENDING REVISION, Contract Number \_\_\_\_\_ and FFY \_\_\_\_\_ for initial clearance.
- e) Evidence this revision was approved by the local governing body.

It is agreed that all other provisions and certifications of the Grant Agreement shall remain in full force and effect.

Sincerely,

---

Thomas Hecker  
President, Board of Commis, Chief Elected Official



## CDBG REVISION REQUEST

Grantee: Abington Township OBO (if applicable): \_\_\_\_\_  
Contract Number: C000094504 FFY: DR Ida Approved Contract Amount: \$650,000  
Revision Number: 1 *(sequential number of revisions and/or modifications requested)* Date: July 9, 2026

(Please note, if deleting an activity in its entirety and/or adding a new activity that was not previously approved in another FY it is a modification not a revision).

| Activity/Project    | Action<br>(Increased,<br>Reduced, Added,<br>or Deleted) | Approved<br>Current<br>Budget | Revised<br>Budget |
|---------------------|---------------------------------------------------------|-------------------------------|-------------------|
| Rockwell Stormwater | Scope Modification                                      | \$300,000                     | \$300,000         |
|                     |                                                         | 0                             |                   |
|                     |                                                         |                               |                   |
|                     |                                                         |                               |                   |
|                     |                                                         |                               |                   |
|                     |                                                         |                               |                   |
|                     |                                                         |                               |                   |

Grantees must maintain all documentation in the program files for monitoring purposes and proceed with the environmental reviews and expenditures accordingly.

Grantees must ensure that all project activities are completed and program funds are drawn down and expended by the 3-Year project completion date referenced in Appendix A of the contract. All activities must be updated in IDIS and the activity "STATUS" should be marked "COMPLETE" in IDIS within 90 days of the final draw on each activity.

---

### DCED USE ONLY:

Grant Manager Signature: \_\_\_\_\_

Approval Date: \_\_\_\_\_

\_\_\_\_\_ Update FTS  
\_\_\_\_\_ Upload to ESA  
\_\_\_\_\_ ER  
\_\_\_\_\_ File

(Revised 02/05/15)



## ACTIVITY DESCRIPTION

(Complete one for each Activity Eligibility)

|                                                                                                                                                                                                                                                                                                                                                               |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------|--|---------|---------|-----------|--|--|--|-------------|--|------------|-------|---------------------------------------------------|--|----------|--|---------------------------------------------------|--|----------|--|---------------------------------------------------|--|------------|--|---------------------------------------------------|--|----------|---------|--|
| 1. APPLICANT/GRANTEE NAME:<br>Township of Abington                                                                                                                                                                                                                                                                                                            |            | 2. DATE:<br>July 9, 2026                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 3. TYPE<br><input checked="" type="checkbox"/> Original <input type="checkbox"/> Revised                                                                                                                                                                                                                                                                      |            | 4. FUNDING YEAR<br>2021                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 6a. HUD MATRIX CODE:<br>03J Water/Sewer Improvements                                                                                                                                                                                                                                                                                                          |            | 5. MULTI-YEAR FUNDED (IF YES, IDENTIFY FY):                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 6b. ACTIVITY NAME<br>CDBG-DR Ida Owner-Occupied Rehabilitation                                                                                                                                                                                                                                                                                                |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 7. ACTIVITY LOCATION:<br>Abington Township                                                                                                                                                                                                                                                                                                                    |            | 8. COST:                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 9. NATIONAL OBJECTIVE:<br><input checked="" type="checkbox"/> LMI <input type="checkbox"/> S/B <input type="checkbox"/> UN                                                                                                                                                                                                                                    |            | <table style="width: 100%;"> <tr> <td></td> <td style="text-align: right;">CDBG \$</td> <td style="text-align: right;">300,000</td> <td style="text-align: center;">Committed</td> </tr> <tr> <td></td> <td></td> <td></td> <td style="text-align: center;">Yes      No</td> </tr> <tr> <td></td> <td style="text-align: right;">Federal \$</td> <td style="text-align: right;">4,963</td> <td style="text-align: center;"><input type="checkbox"/>      <input type="checkbox"/></td> </tr> <tr> <td></td> <td style="text-align: right;">State \$</td> <td></td> <td style="text-align: center;"><input type="checkbox"/>      <input type="checkbox"/></td> </tr> <tr> <td></td> <td style="text-align: right;">Local \$</td> <td></td> <td style="text-align: center;"><input type="checkbox"/>      <input type="checkbox"/></td> </tr> <tr> <td></td> <td style="text-align: right;">Private \$</td> <td></td> <td style="text-align: center;"><input type="checkbox"/>      <input type="checkbox"/></td> </tr> <tr> <td></td> <td style="text-align: right;">TOTAL \$</td> <td style="text-align: right;">304,963</td> <td></td> </tr> </table> |                                                   |  | CDBG \$ | 300,000 | Committed |  |  |  | Yes      No |  | Federal \$ | 4,963 | <input type="checkbox"/> <input type="checkbox"/> |  | State \$ |  | <input type="checkbox"/> <input type="checkbox"/> |  | Local \$ |  | <input type="checkbox"/> <input type="checkbox"/> |  | Private \$ |  | <input type="checkbox"/> <input type="checkbox"/> |  | TOTAL \$ | 304,963 |  |
|                                                                                                                                                                                                                                                                                                                                                               | CDBG \$    | 300,000                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Committed                                         |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|                                                                                                                                                                                                                                                                                                                                                               |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | Yes      No                                       |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|                                                                                                                                                                                                                                                                                                                                                               | Federal \$ | 4,963                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   | <input type="checkbox"/> <input type="checkbox"/> |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|                                                                                                                                                                                                                                                                                                                                                               | State \$   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | <input type="checkbox"/> <input type="checkbox"/> |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|                                                                                                                                                                                                                                                                                                                                                               | Local \$   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | <input type="checkbox"/> <input type="checkbox"/> |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|                                                                                                                                                                                                                                                                                                                                                               | Private \$ |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         | <input type="checkbox"/> <input type="checkbox"/> |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
|                                                                                                                                                                                                                                                                                                                                                               | TOTAL \$   | 304,963                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 10. NATIONAL OBJECTIVE JUSTIFICATION (USE FEDERAL STATE REGULATION CITATION NUMBERS 24 CFR 570.483 SERIES -<br>This activity is the design and installation of storm sewers and will include the costs of street repairs necessary by the improvement activity. This activity is not part of a more extensive street improvement or a housing rehab activity. |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |
| 11. GOAL ADDRESSED:<br>4. Public infrastructure and community facility projects - Provide flexibility to local govern                                                                                                                                                                                                                                         |            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                   |  |         |         |           |  |  |  |             |  |            |       |                                                   |  |          |  |                                                   |  |          |  |                                                   |  |            |  |                                                   |  |          |         |  |

### A. LMI BENEFIT TESTS (CHOOSE ONE)

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                                                                                                                                                                                               |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 1. LMI AREA BENEFIT ( <b>CHOOSE ONE</b> ):<br><input checked="" type="checkbox"/> ACS DATA<br>C.T.: <u>2016.7</u><br>B.G.: <u>1 &amp; 2</u><br>CDP: _____<br>Area Pop.: <u>2165</u><br>LMI Pop.: <u>1140</u><br>% LMI: <u>52.7%</u><br>OR<br><input type="checkbox"/> SURVEY<br>Date of Survey: _____<br>Total Families: _____<br># Responses: _____<br># Persons: _____<br># LMI Persons: _____<br>% LMI Persons: _____<br><input type="checkbox"/> Required Survey Info Provided | 2. LMC LIMITED CLIENTELE:<br>Choose one of first 3 categories.<br><input type="checkbox"/> Income Eligibility<br><input type="checkbox"/> Nature/Location<br><input type="checkbox"/> Presumed Benefit (choose one, if applicable)<br><input type="checkbox"/> Abused Children<br><input type="checkbox"/> Battered Spouse<br><input type="checkbox"/> Elderly Persons<br><input type="checkbox"/> Homeless Persons<br><input type="checkbox"/> Illiterate Adults<br><input type="checkbox"/> Persons w/ Aids<br><input type="checkbox"/> Migrant Farm Worker<br><input type="checkbox"/> Disabled<br><br>Describe how this activity will benefit the above designated clientele: | 3. LMH HOUSING INCOME ELIGIBILITY:<br><input type="checkbox"/> Rehabilitation<br>One-Unit Structures- Each Household LMI? <input type="checkbox"/> Yes <input type="checkbox"/> No<br>Two-Unit Structures- At least 1 Unit is LMI? <input type="checkbox"/> Yes <input type="checkbox"/> No<br>Multi-Unit Structures- 3 or more units<br>51% of Units are LMI? <input type="checkbox"/> Yes <input type="checkbox"/> No<br><input type="checkbox"/> Housing Assistance<br>Support of New Housing <input type="checkbox"/> Yes <input type="checkbox"/> No<br>Direct Homeownership Assistance <input type="checkbox"/> Yes <input type="checkbox"/> No<br># of New Rental Units: _____<br>% LMI units (20% - 50%): _____<br>CDBG funds limited to: _____ | 4. LMJ JOB CREATION/RETENTION:<br>Number of Jobs<br>Created _____<br>Retained _____<br>Number of LMI Jobs<br>Created _____<br>Retained _____<br>% LMI Jobs<br>Created _____<br>Retained _____ |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

### B. SLUMS/BLIGHT TEST (CHOOSE ONE)

|                                                                                                                                                                                                                                                                              |                                                        |
|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------|
| 1. Area: <input type="checkbox"/> Area has been designated as slum, blighted or deteriorated under state or local law (Provide a copy of the designation and any support documentation)                                                                                      | <input type="checkbox"/> Activity Addresses Conditions |
| 2. Spot: <input type="checkbox"/> Acquisition <input type="checkbox"/> Relocation <input type="checkbox"/> Clearance <input type="checkbox"/> Rehab <input type="checkbox"/> Historic Preservation <input type="checkbox"/> Conditions detrimental to public safety & health |                                                        |

### C. URGENT NEED TEST – ALL 4 CRITERIA MUST BE MET AND DOCUMENTED

|                                                    |                                                             |
|----------------------------------------------------|-------------------------------------------------------------|
| <input type="checkbox"/> Serious, Immediate Threat | <input type="checkbox"/> Critical Within Previous 18 months |
| <input type="checkbox"/> Urgent Condition          | <input type="checkbox"/> Insufficient Local Funds           |

**ACTIVITY DESCRIPTION****D. ACTIVITY DESCRIPTION**

Describe the activity sufficiently to demonstrate that it is an eligible activity, and that its scope is adequate to meet the identified needs of intended beneficiaries. Particular attention must be focused on the impact the proposed solution will have upon low and moderate income people, e.g. user fees, benefit assessments, etc. (For activities with user fees, complete "Local Effort/User Fee Analysis".)

Due to the competitive review process, the activity should be described comprehensively to substantiate the cause and magnitude of the need, and "third party" support (reports, newspaper articles, letters from affected residents, businesses, etc.), should be provided. Focus as specifically as possible on the impact of the problem on the residents of the affected area.

Please provide a satellite image or photography of the project area.

1. Identify what is the problem, location of the problem and the tie to the disaster event. Identify the location of the project by street name(s) if applicable.

Creation of stormwater infrastructure to mitigate future flood risk and increase resilience to reduce or eliminate injury, loss of life, damage to or loss of property and suffering or hardship. Additionally, this project will help to mitigate the safety risks associated with stormwater runoff in the winter months--particularly street and sidewalk icing.

The project will be completed along the 1400, 1500, 1600, and 1700 blocks of Rockwell Rd. This stretch is primarily residential, includes access to a SEPTA light rail station (Crestmont, at the Rubicam Av intersection), and covers the block groups 1 and 2 of census tract 2016.07 (52.66% LMI).

2. This project has been reviewed to determine if any of the project is within the designated FLOODWAY using the best available data, and it has been determined that it is ☐ or is not ☒ located in the FLOODWAY.

Identify FIRM MAP or other source used for this determination. <https://msc.fema.gov/portal/home>

3. How will the problem be corrected: Specify type and quantity of materials to be used to correct the problem.

Following engineering design by one of the Township's appointed engineers, the Township expects to install 3100 feet of 15, 18, and 24-inch HDPE storm water pipe, and 14 storm water inlet structures (grates and culverts); mill and pave the road affected; restore affected curbing and sidewalk; and replace/install all street markings including crosswalks and stop bars.

4. Who are the primary beneficiaries; who will receive the daily benefits of the proposed project. Grantee must confirm that the project serves a primarily residential area. The project and service area must be identified on the map and may be different. (Include photos)

The project will be completed along the 1400, 1500, 1600, and 1700 blocks of Rockwell Rd. This stretch is primarily residential (high-density R4 zoning), includes access to a SEPTA light rail station (Crestmont, at the Rubicam Av intersection), and covers the block groups 1 and 2 of census tract 2016.07 (52.66% LMI).

(Attach Additional sheets as necessary.)



## PROJECT BUDGET

APPLICANT NAME:

Township of Abington

### Total Sources and Uses of Funds

| Activity                           | CDBG-DR        | Other<br>CDBG | Local<br>(with eligible in-kind) | Program Income | Total          |
|------------------------------------|----------------|---------------|----------------------------------|----------------|----------------|
| 1 Construction Costs .....         | 267,400        | 4963          | 0                                | 0              | 272,363        |
| 2 Delivery Costs .....             |                |               |                                  |                |                |
| a. Environmental Review .....      |                | 0             | 0                                | 0              | 0              |
| b. Professional Fees .....         | 32,600         | 0             | 0                                | 0              | 32,600         |
| c. Labor Compliance .....          | 0              | 0             | 0                                | 0              | 0              |
| d. Other (please explain) .....    | 0              | 0             | 0                                | 0              | 0              |
| 3. Land Acquisition (if any) ..... | 0              | 0             | 0                                | 0              | 0              |
| <b>TOTAL</b> .....                 | <b>300,000</b> | <b>4963</b>   | <b>0</b>                         | <b>0</b>       | <b>304,963</b> |

\* **DO NOT** include any general administrative costs, miscellaneous, contingency costs, etc. in budget.

Complete the table above. The budget is to reflect full project cost.

Immediately following this page, attach itemized cost estimate for each line item, identifying each source and use of funds.



## PROJECT COMPLETION TIMETABLE

APPLICANT NAME:

Township of Abington

Beginning with the application submission date, outline below a reasonable timetable for project completion. Include all significant milestones, emphasizing those related to environmental clearance, procurement of third party services, plans, permits, bids, contracts, financing, acquisition of property, construction, and completion.

| Task                                                  | Date Completed or Projected Completion |
|-------------------------------------------------------|----------------------------------------|
| Environmental Clearance for Activity                  | November 2026                          |
| Executing Sub-recipient Agreement (if applicable)     | N/A                                    |
| Request for Professional Services                     | N/A                                    |
| Income Eligibility Verification (Direct Benefit Only) | N/A                                    |
| Bid Specification Preparation                         | N/A                                    |
| Bid Project                                           | N/A                                    |
| Bid Opening/Tabulation                                | N/A                                    |
| Contract Award                                        | N/A                                    |
| Notice to Proceed                                     | N/A                                    |
| Contracting/Project Implementation                    | February 2027                          |
| Activity Completion                                   | November 2027                          |



## READINESS TO PROCEED CERTIFICATION

The (City/Town/County of Township of Abington), hereinafter referred to as "Applicant", submits this certification to the Department of Community and Economic Development, Center for Community and Housing Development, hereinafter referred to as "DCED-CCHD" respective to the Applicant's application to DCED-CCHD for federal Disaster Recovery Community Development Block Grant (CDBG) hereinafter referred to as "CDBG-DR". This certification is submitted to DCED-CCHD to assure that the Applicant has attained sufficient readiness in order to complete the subject project within 30 months after award of the CDBG-DR grant by DCED-CCHD. The Applicant warrants that the project will be completed within 30 months following DR grant award, and herein indicates the level of readiness-to-proceed respective to the following areas:

- Project Financing
- Completion of required environmental review process
- Project engineering and/or architectural services
- Control of all interests in real property necessary to complete the project (site control)
- Obtaining necessary local, state and federal permits to complete the project

### Project Financing

As Chief Elected Official (CEO) of the Applicant, I hereby certify that all non-DR sources of funding necessary to carry out the project as listed in the project application have been secured and are available for expenditure immediately upon full execution of the DR grant agreement between Applicant and DCED-CCHD, and subsequent release of funds by DCED-CCHD.

\_\_\_\_\_  
Signature

Thomas Hecker, President, Board of Commissioners  
\_\_\_\_\_  
Printed Name & Title

July 9, 2026  
\_\_\_\_\_  
Date

### List any comments regarding this section here:

Design will be completed by an appointed Township engineer. Construction on project will be completed by Township staff in Township right-of-way. Materials will be procured via existing Township materials contracts, executed under PA 1st class Township procedures.



## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

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July 9, 2026

BOC-08-070926

#### FISCAL IMPACT

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#### DATE

#### AGENDA ITEM NUMBER

Cost > \$10,000

No

Administration

---

#### DEPARTMENT

#### PUBLIC BID REQUIRED

Cost > \$20,100

No

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#### AGENDA ITEM:

Ordinance No. 2243 - Burning

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#### EXECUTIVE SUMMARY:

The Fire Marshal's Office proposes replacing the existing fire code, last amended in May of 1993, with the International Fire Code, which is the universally accepted model for municipal fire codes. In the 33 years since that last amendment, significant changes have occurred that necessitate updating to current standards. This includes updates to better protect the citizens, as well as the first responders, by addressing modern hazards that were not anticipated in 1993, as well as the associated best practices to mitigate these hazards. Additionally, it is proposed to repeal the current standalone burning ordinance, and simply adapt the burning regulations as provided in the International Fire Code to meet our current processes and regulations. Doing so provides a singular point of information for all those seeking guidance on anything fire related within the township, while maintaining the resident's ability to enjoy safe recreational fire activities

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#### PREVIOUS BOARD ACTIONS:

05-28-26 - Presentation of the Board of Commissioners

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#### RECOMMENDED BOARD ACTIONS:

Motion to adopt Ordinance No. 2243 repealing and replacing Chapter 85 - "Fire Prevention," in its entirety, repealing Chapter 65 — "Burning," and repealing all inconsistent Ordinances. (*Mr. Platz*)

**TOWNSHIP OF ABINGTON**  
**Ordinance No. \_\_\_\_\_**

**ORDINANCE REPEALING AND REPLACING CHAPTER 85 – “FIRE PREVENTION,”  
IN ITS ENTIRETY; REPEALING CHAPTER 65- “BURNING,” IN ITS ENTIRETY;  
AND REPEALING ALL INCONSISTENT ORDINANCES**

**WHEREAS**, the Township of Abington is a First-Class Township of the Commonwealth of Pennsylvania, and is authorized by the First-Class Township Code to enact ordinances to protect the health, safety, and welfare of its residents; and to provide for the prevention and control of fires; and

**WHEREAS**, the International Fire Code, 2021 edition, published by the International Code Council (“IFC”), is a nationally recognized model code that provides comprehensive regulations for the ongoing safeguarding of life and property from fire and explosion hazards arising from the storage, handling, and use of hazardous substances, materials, devices, and from operational conditions hazardous to life or property in the occupancy of buildings and premises, as well as, provide for the issuance of permits and collection of fees therefor, separate and distinct from the construction standards governed by the Pennsylvania Uniform Construction Code; and

**WHEREAS**, the Board of Commissioners has determined that it is in the best interests of the health, safety, and welfare of its residents to adopt the IFC and modify certain standard provisions; and

**WHEREAS**, the provisions of Chapter 65 – “Burning” are duplicative of certain provisions of the IFC and no longer require a separate Township Ordinance; and

**WHEREAS**, the Board of Commissioners has determined that it is in the best interests of the health, safety and welfare of its residents to repeal and replace Chapter 85 – “Fire Prevention” in its entirety and repeal Chapter 65 – “Burning” in its entirety.

**NOW, THEREFORE, BE IT AND IT IS HEREBY ORDAINED, ENACTED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF TOWNSHIP OF ABINGTON AS FOLLOWS:**

**Section 1. Repeal and replacement of existing provisions of Chapter 85.** Chapter 85 “Fire Prevention” is amended to repeal all provisions therein in its entirety and replace it with the provisions set forth in Exhibit “A” hereto.

**Section 2. Repeal of Chapter 65.** Chapter 65 – “Burning” is hereby repealed in its entirety.

**Section 3. Severability.** Should any section, paragraph, clause or phrase of this Ordinance be declared unconstitutional or invalid by legislation or a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby, and shall remain in full force and effect.



**Section 4. Inconsistencies.** All prior ordinances, resolutions and/or other official acts or parts thereof inconsistent herewith are hereby repealed to the extent of such inconsistencies.

**Section 5. Effective Date.** This Ordinance shall take effect immediately upon its enactment.

**Section 6. Copyright.** The Township of Abington acknowledges and agrees that the International Code Council, Inc. owns registered copyrights in the 2021 edition of the ICC International Fire Code. The International Code Council makes the 2021 edition of the International Fire Code and numerous other International Codes (I-Codes) available to view for free on its website at: [codes.iccsafe.org](http://codes.iccsafe.org). Without separate written permission from the copyright owner, no part of the 2021 edition of the International Fire Code may be reproduced, distributed, or transmitted in any form or by any means, including without limitation, electronic, optical, or mechanical means (by way of example, and not limitation, photocopying, or recording by and/or in an information retrieval system). For information on the use rights and permissions, please contact: Publications, 4501 Flossmoor Road, Country Club Hills, IL 60478. Phone 1-888-ICC-SAFE (422-7233).

**DULY ORDAINED, ENACTED AND ADOPTED BY THE BOARD OF COMMISSIONERS OF TOWNSHIP OF ABINGTON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2026.**

ABINGTON TOWNSHIP

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Thomas Hecker, President  
Board of Commissioners

ATTEST:

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Christopher S. Christman,  
Township Manager & Secretary

## Exhibit “A”

### § 85-1 Adoption of Standards

The Board of Commissioners of the Township of Abington does hereby enact and ordain by adoption that a certain document, three (3) copies of which are on file in the office of the Fire Marshal of the Township of Abington, being marked and designated as the *International Fire Code, 2021 edition*, or the latest version thereof as approved and released by the International Code Council, and the whole thereof, except such portions as are deleted, modified, amended or added by this chapter. The same is hereby adopted and incorporated as fully as if set out at length herein, and from the date on which this chapter takes effect, the provisions thereof shall be controlling within the limits of the Township of Abington.

### § 85-4 Amendments to Standards

The International Fire Code, 2021 edition is amended as set forth herein. Such amendments shall be incorporated into any subsequent version of the International Fire Code as approved and released by the International Code Council without further action by the Board of Commissioners of the Township of Abington.

A. Section 101.1 shall be amended to reference the “Township of Abington.”

B. Sections 101.2.2 and 101.2.2.1 shall be added and shall read as follows:

**101.2.2 State Laws.** This code shall not apply to new construction that is otherwise regulated or under construction through permits issued under the Pennsylvania Uniform Construction Code and the International Codes which are mandatorily adopted by the Township of Abington thereunder (collectively the “UCC”).

**101.2.2.1 Conflict.** To the extent of any conflict between the provisions of the Uniform Construction Code (including, without limitation, the International Fire Code to the extent the International Fire Code is referenced by the International Building Code), the provisions of the Uniform Construction Code shall apply.

C. Sections 103.1 and 103.2 shall be amended to read as follows:

**103.1 Designation of Agency.** The Abington Township Fire Marshal’s Office is hereby designated as the agency of record for this code. The official in charge of said office shall be known as the fire code official. The function of the agency shall be the implementation, administration, and enforcement of the provisions of this code.

**103.2 Deputies.** In accordance with the prescribed procedures of this jurisdiction and with the concurrence of the appointing authority, the fire code official shall have the authority to appoint, on a temporary basis, a deputy fire code official, other related technical officers, inspectors and other employees. Such employees shall have powers as delegated by the fire code official.

D. Section 103.3 shall be removed.

E. Sections 104.4.1 shall be added and shall read as follows:

**104.4.1 Impersonation.** A person shall not impersonate the fire code official or their designee through the use of a uniform, identification card, badge, or any other means. Any such impersonation shall be deemed a violation of this Code.

F. Section 104.12 shall be amended to read as follows:

**104.12 Authority at Fires and Other Emergencies.** The fire code official, fire chief or officer of the fire department in charge at the scene of a fire or other emergency involving the protection of life or property, or any part thereof, shall have the authority to direct such operation as necessary to extinguish or control any fire, perform any rescue operation, investigate the existence of suspected or reported fires, gas leaks or other hazardous conditions or situations, or take any other action necessary in the reasonable performance of duty. In the exercise of such power, the fire code official, fire chief or officer of the fire department in charge is authorized to prohibit any person, vehicle, vessel or thing from approaching the scene, and is authorized to remove, or cause to be removed or kept away from the scene, any vehicle, vessel or thing that could impede or interfere with the operations of the fire department and, in the judgment of the fire chief, any person not actually and usefully employed in the extinguishing of such fire or in the preservation of property in the vicinity thereof.

G. Section 107.1 shall be amended to read as follows:

**107.1 Fees.** The governing body is authorized to establish by resolution a schedule of fees for permits, operational permits, inspections, reinspections, plan reviews, fire department responses, where authorized, and other activities regulated by this code.

H. Section 107.1.1 shall be added to read as follows:

**107.1.1 Payment.** Required fees shall be paid prior to the issuance of any permit, approval, inspection, certificate, or service unless otherwise noted in this code. Failure to pay requires fees shall constitute a violation of this code and be subject to enforcement under Section 107.

I. Section 107.2 shall be amended to read as follows:

**107.2 Schedule of Fees.** Fees, unless otherwise referenced, shall be established by Resolution of the Board of Commissioners of the Township of Abington, and amended from time to time.

J. Sections 107.7, 107.7.1, 107.7.2, 107.7.3, and 107.7.4 shall be added and shall read as follows:

**107.7 Payment Required.** Any fee assessed pursuant to this code, including but not limited to inspection fees, reinspection fees, permit fees, false alarm response fees, or

administrative fees, shall be paid within thirty (30) days of the date of invoice or written notice of assessment unless otherwise noted in this code.

**107.7.1 Late Penalty.** Any assessed fee not paid within thirty (30) days shall be subject to a late penalty of ten percent (10%) of the original assessed amount. An additional ten percent (10%) penalty shall be added to the unpaid balance for each subsequent thirty (30) day period where the fee remains unpaid.

**107.7.2 Violation.** Failure to pay assessed fees and accrued penalties shall constitute a violation of this code and may be enforced in accordance with Section 112.4.

**107.7.3 Enforcement Remedies.** In addition to any other remedies authorized by law, the fire code official is authorized to:

1. Withhold issuance of permits, approvals, plan reviews, certificates of occupancy, or operational permits until outstanding balances are paid in full;
2. Suspend or revoke permits or approvals where legally permitted;
3. Initiate civil proceedings to recover unpaid fees and penalties; and
4. Refer unpaid balances for collection or lien proceedings as permitted by applicable law.

**107.7.4 Cumulative Remedies.** The remedies provided herein are cumulative and shall not preclude enforcement under Section 107.7 or any other applicable provision of this code.

K. Sections 108.5, 108.5.1, 108.5.2, and 108.5.3 shall be added and shall read as follows:

**108.5 Fire & Life Safety Inspection Program.** The fire code official, or his/her designee, is authorized to conduct periodic inspections of all existing buildings and occupancies to determine compliance with this code, referenced standards, and other applicable regulations.

**108.5.1 Applicability.** Applies to Group A, B, E, F, H, I, M, R, S, and U occupancies.

Exceptions:

1. One- and Two- family dwellings; and
2. Structures accessory to one- and two-family dwellings.

**108.5.2 Frequency.** Inspections are to occur annually. The fire code official may conduct more frequent inspections as hazards require or to verify correction of founded violations.

**108.5.3 Fees.** Fees for inspections are due according to the fee schedule established in 107.2. Fees are due within 30 days of invoice.

L. Section 112.4 shall be amended to read as follows:

**112.4 Violation Penalties.** Persons who shall violate a provision of this code or shall fail to comply with any of the requirements thereof or who shall erect, install, alter, repair or do work in violation of the approved construction documents or directive of the fire code official, or of a permit or certificate used under provisions of this code, shall be liable to a fine of not less than \$500 or more than \$1000.

M. Sections 115, 115.1, 115.2, 115.2.1, 115.3, 115.4, and 115.5 shall be added and shall read as follows:

## **115 COST RECOVERY FOR EMERGENCY RESPONSES.**

**115.1 Authority.** The fire code official is authorized to recover costs associated with emergency incident responses that require significant personnel, equipment, or extended operations. Recovery may apply when such responses are caused by negligence, failure to maintain building systems, repeated preventable incidents, or other conditions deemed reasonably avoidable. This includes, but is not limited to:

1. Repeated or preventable activation of elevator alarms and fire alarm or detection systems;
2. Elevator rescues due to lack of maintenance or mechanical failure;
3. Hazardous materials incidents;
4. Vehicle extrications or technical rescues;
5. Fires involving illegal or unauthorized burning;
6. Emergency standby at unpermitted special events; and
7. Any incident requiring specialized equipment or prolonged commitment of department resources.

**115.2 Fee Schedule.** Charges for emergency services shall be established by resolution of the Township of Abington Board of Commissioners and may include rates for personnel, apparatus, equipment, and administrative overhead.

**115.2.1 FEMA Schedule of Equipment Rates.** When applicable, or when the established fee schedule does not cover establish a fee, the fire code official may use the most recent FEMA Schedule of Equipment Rates, as published by the Federal Emergency Management Agency, to determine costs. Charges shall not exceed FEMA rates unless otherwise authorized by ordinance, policy, or agreement.

**115.3 Billing and Collection.** The fire code official is authorized to invoice the responsible party, property owner, contractor, or other liable person or entity. Payment shall be due within 30 calendar days of the invoice date. The municipality may pursue collection, file liens, or take civil legal action for nonpayment, as permitted by law.

**115.4 Exemptions and Appeals.** The fire code official may waive or reduce charges for good cause, including first-time incidents, verified power surges, acts of nature, or other extenuating circumstances. Appeals must be submitted to the Township Manager in writing within 15 days of the mailing of the invoice. A final decision shall be issued by the Township Manager within 30 days of the Appeal's submission.

**115.5 Documentation.** The fire code official shall maintain records of all incidents billed under this section and provide documentation upon request to the billed party or their authorized representative.

N. Sections 307.1.1 shall be amended to read as follows:

**307.1.1 Prohibited Open Burning.** Open burning shall be prohibited when atmospheric conditions or local circumstances make such fires hazardous, or when a ban on burning has been instituted by the Commonwealth of Pennsylvania or fire code official.

Exception: Prescribed burning for the purpose of reducing the impact of wildland fire when authorized by the fire code official.

O. Sections 307.1.2 and 307.1.2.1 shall be added and shall read as follows:

**307.1.2 Township Burn Ban.** The fire code official or their designee is authorized to institute a ban on all open burning, recreational fires, and portable outdoor fire places.

**307.1.2.1 Burn Ban Notice.** Notice shall be posted at the Abington Township Municipal Building and at each Abington fire station.

P. Sections 307.2 shall be amended to read as follows:

**307.2 Permit Required.** A permit shall be obtained from the fire code official in accordance with Section 105.5 prior to kindling a fire for recognized silvicultural or range or wildlife management practices, prevention or control of disease or pests, or a bonfire. Application for such approval shall only be presented by, and permits issued to, the owner of the land on which the fire is to be kindled. The fire code official has sole discretion to deny any permit application submitted pursuant to this section in the interest of health, safety and welfare.

Q. Section 307.2.2 shall be added and shall read as follows:

**307.2.2 Fire Department Training.** Fires may be set by the fire code official or their designee, or an Abington Township Fire Department Chief, or his or her designee, when necessary for the training of fire personnel.

R. Section 307.3 shall be amended to read as follows:

**307.3 Extinguishment Authority.** Where open burning creates or adds to a hazardous situation, or a required permit for open burning has not been obtained, the fire code official, their designee, Abington Township Police Officer, or other duly authorized agent of the

Board of Commissioners is authorized to order the extinguishment of the open burning, recreational burning, or portable outdoor fire place operation.

S. Sections 307.3.1 and 307.3.1.1 shall be added and shall read as follows:

**307.3.1 Conditions.** If a fire is noxious, hazardous, or excessive in the immediate surrounding area by reason of smoke or noxious odors or which emits sparks, embers, brands or hot ash that may pose a public safety threat, the fire may be ordered to be extinguished.

**307.3.1.1 Determination of Conditions.** In determining whether a condition is noxious, hazardous, or excessive, the individual doing extinguishment shall consider whether the condition constitutes or creates a nuisance or health risk beyond the boundary of a site on which the condition is located by reason of dissemination of smoke/noxious odors or endangers surrounding areas by reason of fire or explosion.

T. Sections 307.4.1, and 307.4.2 shall be amended to read as follows:

**307.4.1 Bonfires.** A bonfire shall not be conducted within 50 feet (15, 240 mm) of any structure, property lines, or combustible material. Conditions that could cause a fire to spread within 50 feet (15, 240 mm) of a structure shall be eliminated prior to ignition.

**307.4.2 Recreational Fires.** Recreational fires shall not be conducted within 25 feet (7,620 mm) of any structure, property lines, or combustible material. Conditions that could cause a fire to spread within 25 feet (7,620 mm) of a structure shall be eliminated prior to ignition

U. Section 307.4.2.1 shall be added and shall read as follows:

**307.4.2.1 Dimensions.** Recreational fires must be three feet or less in diameter and two feet or less in height, and must be contained within a fire pit or other approved containment device.

V. Sections 307.4.3 shall be amended to read as follows:

**307.4.3 Portable Outdoor Fireplaces.** Portable outdoor fireplaces shall be used in accordance with the manufacturer's instructions and shall not be operated within 15 feet (3,048 mm) of a structure, property lines, or combustible material.

W. Section 307.6 shall be added and shall read as follows:

**307.6 Materials.** Fires shall not be used for the burning of refuse, rubbish, garbage, recyclable materials, construction or demolition debris, yard waste, leaves, branches, trimmings, or any similar materials. Only clean, seasoned firewood or other approved solid fuel may be used. No fire shall be ignited for the purpose of destruction or reduction of refuse in the conduct of a salvage operation.

X. Section 308.1.4 shall be amended to read as follows:

**308.1.4 Open-Flame Cooking Devices.** Charcoal burners and other cooking devices shall not be operated on combustible balconies or within 10 feet (3,048 mm) of combustible construction.

Y. Section 322 shall be added and read as follows:

## **322 PARKING STRUCTURES**

### **322.1 General.**

Parking structures and any other applicable structure or portion of a structure used for parking, storing, or moving motor vehicles, shall be operated and maintained in accordance with NFPA 88A, *Standard for Parking Structures*.

### **322.2 Applicability.**

The provisions of this section shall apply to new and existing parking structures as regulated in NFPA 88A unless otherwise approved by the fire code official.

Z. Section 401.3.2.1 shall be added and shall read as follows:

**401.3.2.1 Resetting of Fire Alarm Systems.** Where a building's fire alarm system activates for reasons other than testing or maintenance, owners or occupants shall not reset the activated system. The fire department upon arrival will verify the location of the activated device(s) and reset the fire alarm system. A fire alarm system reset prior to the fire department's arrival for verification and reset shall constitute a false alarm.

Exception: Fire alarm systems within R-3 one- and two-family dwellings.

AA. Sections 506.1.3, Section 506.1.4, Section 506.2.1, and 506.3 shall be added and shall read as follows:

**506.1.3 Key Boxes for Standardized Fire Service Elevator Keys.** The fire code official may require the installation of a key box for elevators with standardized fire service elevator keys, which shall comply with 506.1.2.

**506.1.4 Key Switches.** A Knox key switch shall be provided at each exterior door location where an access control system/card reader/keypad is installed for building entry without a physical key available. The Knox key switch shall open all exterior doors when activated.

**506.2.1 Maintenance.** Key Boxes for Fire Service Elevator keys shall at all times contain two access keys and 6 control keys for each elevator bank and each unique elevator key.



**506.3 Knox Box.** The official key box for the Township of Abington shall be the KnoxBox, manufactured by The Knox Company, and keyed for the Township of Abington.

BB. Sections 507.5.7 and 507.5.7.1 shall be added and shall read as follows:

**507.5.7 Color Scheme.** Public fire hydrants, or those maintained by the local water purveyor are to be colored according to the water purveyor's scheme. Private service fire hydrants are to be painted according to the current NFPA 291 *Recommended Practice for Water Flow Testing and Marking of Hydrants*.

**507.5.7.1 Retroactive.** Should an existing private hydrant not be marked, or the flow changes, it is to be marked according to 507.5.7 during annual service.

CC. Sections 901.6.3.2 and 901.6.4 shall be added and read as follows:

**901.6.3.2 Service Records.** The fire code official shall require and enforce a records reporting system for submission and retention of fire inspection, testing, and maintenance reports resulting from inspections, tests, and maintenance of building fire protection and related systems including, but not limited to: fire sprinkler systems; fire alarm systems; hood fire suppression systems; FM-200 systems; specialized fire suppression systems; spray booths and fire pumps. The records reporting system may be provided by a single-point repository service vendor. All reports shall be made in a format and manner prescribed by the fire code official.

**901.6.4 Supervising Station Notification.** Any person, firm, or entity performing inspection, testing, maintenance, or service on a fire protection system, shall place said system on test with any and all supervising stations prior to activating or testing the system or systems being supervised.

Exception: Acceptance or reacceptance testing performed under the supervision of and directed by the fire code official.

DD. Section 907.1.4 shall be added to read as follows:

**907.1.4 Device Labeling.** The loop and device address shall be placed on each addressable device or module in an approved manner. Upon an activation signal of a device, the location and the device identification number shall be displayed and correspond with the information on the fire alarm control unit.

EE. Section 912.5.1 and 912.5.2 shall be added to read as follows:

**912.5.1 Fire Department Connection Location Signage.** On new and existing buildings, the fire department connection shall be indicated by an approved sign mounted on the street front, or as otherwise required, side of the building. Such sign shall have red letters "FDC" not less than 6 inches (152 mm) high and words in red letters not less than 2 inches (51mm) high or an arrow to indicate the location on a white reflective background. Such signs shall be subject to the approval of the fire code official.

**912.5.2 Fire Department Connection Signage.** The fire department connection shall be indicated by an approved sign mounted above its location. Such sign shall have red letters “FDC” not less than 6 inches (152 mm) high and the addresses which the fire department connection serves in red letters not less than 2 inches (51 mm) high on a white reflective background. Such signs shall be subject to the approval of the fire code official.

FF. Section 5704.2.9.6.1 shall be amended to read as follows:

**5704.2.9.6.1 Locations Where Above-Ground Tanks are Prohibited.** Storage of Class I and II liquids in aboveground tanks is prohibited throughout Abington Township, except within the SI-Suburban Industrial Zoning Districts of the Township.

GG. Section 5706.2.4.4 shall be amended to read as follows:

**5706.2.4.4 Locations Where Above-Ground Tanks are Prohibited.** The storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited throughout the Township, except within the SI-Suburban Industrial Zoning Districts of the Township.

HH. Section 5707.1 shall be amended to read as follows:

**5707.1 General.** On-demand mobile fueling operations that dispense Class I, II and III liquids into the fuel tanks of motor vehicles shall comply with Sections 5707.1 through 5707.6.6, and NFPA 30A Chapter 14.

Exception: Fueling from an approved portable container in cases of an emergency or for personal use.

II. Section 5806.2 shall be amended to read as follows:

**5806.2 Limitations.** Storage of flammable cryogenic fluids in stationary containers outside of buildings is prohibited within the limits established by law as the limits of the districts in which such storage is prohibited except within the SI-Suburban Industrial Zoning Districts of the Township.

JJ. Section 6104.2 shall be amended to read as follows:

**6104.2 Maximum Capacity Within Established Limits.** Within the limits established by law restricting the storage of liquefied petroleum gas for the protection of heavily populated or congested areas, the aggregate capacity of any one installation shall not exceed a water capacity of 2,000 gallons (7570 L), except within the SI-Suburban Industrial Zoning Districts of the Townships.

Exception: In particular installations, this capacity limit shall be determined by the fire code official, after consideration of special features such as topographical conditions, nature of occupancy, and proximity to buildings, capacity of proposed LP-gas containers, degree of fire protection to be provided and capabilities of the local fire department.

KK. Chapter 80 NFPA, adopted through the IFC, shall be amended by inserting “5707.1” in the list of codes that follow after NFPA 30A-21.

LL. Chapter 80 NFPA, adopted through the IFC shall be amended to add the following:

88A-27: Standard for Parking Structures 322.1, 322.2

291-19: Recommended Practice for Water Flow Testing and Marking of Hydrants 507.5.7

MM. The Township shall adopt the following appendices:

Appendix B Fire Flow Requirements for Buildings;

Appendix C Fire Hydrant Locations and Distribution;

Appendix D Fire Apparatus Access Roads;

Appendix E Hazard Categories;

Appendix F Hazard Ranking;

Appendix G Cryogenic Fluids-Weight and Volume Equivalents;

Appendix H Hazardous Materials Management Plan and Hazardous Materials Inventory Statement Instructions;

Appendix I Fire Protection Systems-Noncompliant Conditions; and

Appendix N Indoor Trade Shows and Exhibitions.



## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

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July 9, 2026

BOC-09-070926

#### FISCAL IMPACT

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#### DATE

#### AGENDA ITEM NUMBER

Cost > \$10,000  
No

Parks & Recreation

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#### DEPARTMENT

#### PUBLIC BID REQUIRED

Cost > \$20,100  
No

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#### AGENDA ITEM:

Township's heating oil provider

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#### EXECUTIVE SUMMARY:

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#### PREVIOUS BOARD ACTIONS:

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#### RECOMMENDED BOARD ACTIONS:

Motion to approve as advertised and approved by the Montgomery County Consortium, Wilson of Wallingford as the Township's heating oil provider at the cost of \$5.598 per gallon and authorize the Township Manager to execute the contract. (*Ms. Tholey*)

## CONTRACT

THIS CONTRACT is dated as of the 8 day of June in the year 2026 by and between TOWNSHIP OF ABINGTON (hereinafter called OWNER) and Wilson of Wallingford (hereinafter called CONTRACTOR.)

OWNER and CONTRACTOR, in consideration of the mutual covenants hereinafter set forth, agree as follows:

### Article 1. GOODS.

CONTRACTOR agrees to sell and OWNER agrees to purchase quantities and to honor prices as designated below:

Average Posted Price in the US EIA Average

No. 2 Fuel Oil

Publication Date: March 30, 2026: \$ 5.198

Plus delivery, and so forth of: +\$ 0.40

= \$ 5.598

(per gallon)

4,200 gals. X Unit Bid Price \$5.598 = \$ 23,511.60  
(Total Bid Amount)

in accordance with the Contract Documents as defined herein. Deliveries of goods are to be made at a location specified by OWNER; otherwise all deliveries shall be F.O.B. designated location.

CONTRACTOR agrees to sell and OWNER agrees to purchase during the Contract Term the goods hereinafter set forth in such quantities as may be required by OWNER for any purpose as may be herein set forth, and as set forth in the Contract Documents, as may be amended. OWNER is not obligated to purchase any specified amount of such Goods; however, it is estimated that the following quantities will be required at the prices designated:

See Exhibit C in bid documents

OWNER reserves the right to purchase upon the terms set forth herein any additional quantities which it may require during the Contract Term.

CONTRACTOR shall and will proceed to deliver the Goods as specified in the notice to proceed and to complete the Contract in a timely manner in good workmanlike manner in all respects in accordance with the provisions of this Contract and to the satisfaction of OWNER.

{01621349;v1}

**Article 2. CONTRACT TERM.**

The Contract Term shall be as specified in Paragraph 1.B.3, General Instructions, of the Notice to Bidders.

**Article 3. CONTRACT PRICE/PAYMENT PROCEDURES.**

OWNER shall pay CONTRACTOR in accordance with Paragraph 1.E of the Notice to Bidders.

**Article 4. PERFORMANCE BOND.**

CONTRACTOR shall furnish a performance bond, in an amount at least equal to the Total Bid, as security for the faithful performance and payment of all of CONTRACTOR'S obligations under the Contract Documents. The performance bond shall remain in effect for the Term of the Contract, or until completion of the Work to the satisfaction of the OWNER. The performance bond shall be in a form as provided in the Contract Documents, except as provided otherwise by applicable laws or regulations, and shall be executed by such surety that is duly licensed or authorized in the Commonwealth of Pennsylvania and as is named in the list of "Companies Holding Certificates of Authority as Acceptable Sureties on Federal Bonds and as Acceptable Reinsuring Companies" as published in Circular 570 (as amended) by the Financial Management Service, Surety Bond Branch, U.S. Department of the Treasury. All bonds signed by an agent or attorney-in-fact shall be accompanied by a certified copy of that individual's authority to bind the surety. The evidence of authority shall show that it is effective on the date the agent or attorney-in-fact signed the bond.

**Article 5. CONTRACTOR'S REPRESENTATIONS.**

In order to induce OWNER to enter into this Agreement CONTRACTOR makes the following representations:

- 5.1 CONTRACTOR has examined and carefully studied the Notice to Bidders.
- 5.2 CONTRACTOR is familiar with and is satisfied as to all federal, state and local laws and regulations that may affect cost, progress, performance and furnishing of the Work.
- 5.3 CONTRACTOR is aware of the general nature of Work to be performed.
- 5.4 CONTRACTOR has given OWNER written notice of all conflicts, errors, ambiguities or discrepancies that CONTRACTOR has discovered in the Notice to Bidders and the written resolution thereof by OWNER is acceptable to CONTRACTOR, and the Notice to Bidders, including any Addenda thereto, are generally sufficient to indicate and convey understanding of all terms and conditions for performance and furnishing of the Work.

**Article 6. CONTRACT DOCUMENTS.**

The Contract Documents, which comprise the entire agreement between OWNER and CONTRACTOR concerning the Work, consist of the following:

- 6.1 This Agreement.
- 6.2 Bid Form.
- 6.3 Performance Bond and Insurance Certificate(s).
- 6.4 Notice to Bidders.
- 6.5 Non-Collusion Affidavit

**Article 7. MISCELLANEOUS.**

- 7.1 No assignment by a party hereto of any rights under or interests in the Contract Documents will be binding on another party hereto without the written consent of the party sought to be bound; and specifically but without limitation moneys that may become due and moneys that are due may not be assigned without such consent (except to the extent that the effect of this restriction may be limited by law), and unless specifically stated to the contrary in any written consent to an assignment no assignment will release or discharge the assignor from any duty or responsibility under the Contract Documents.
- 7.2 OWNER and CONTRACTOR each binds itself, its partners, successors, assigns and legal representative to the other party hereto, its partners, successors, assigns and legal representatives in respect of all covenants, agreements and obligations contained in the Contract Documents.
- 7.3 Any provision or part of the Contract Documents held to be void or unenforceable under any Law or Regulation shall be deemed stricken, and all remaining provisions shall continue to be valid and binding upon OWNER and CONTRACTOR, who agree that the Contract Documents shall be reformed to replace such stricken provision or part thereof with a valid and enforceable provision that comes as close as possible to expressing the intentions of the stricken provision.
- 7.4 This Contract shall be governed by and construed in accordance with the laws of the Commonwealth of Pennsylvania.

Signatures required on the following page

IN WITNESS WHEREOF, OWNER AND CONTRACTOR have signed three copies of this Agreement. One counterpart each has been delivered to OWNER and CONTRACTOR.

OWNER  
TOWNSHIP OF ABINGTON

By: \_\_\_\_\_

Date: \_\_\_\_\_

ATTEST: \_\_\_\_\_

Address for giving notices: 515 Meetinghouse Road, Jenkintown, PA 19046

CONTRACTOR \_\_\_\_\_

Date: \_\_\_\_\_

By: \_\_\_\_\_

Attest \_\_\_\_\_

Address for giving notices:

\_\_\_\_\_





## BOARD OF COMMISSIONERS REGULAR PUBLIC MEETING

### AGENDA ITEM

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|                   |                           |                            |
|-------------------|---------------------------|----------------------------|
| July 9, 2026      | FC-01-070926              | <b>FISCAL IMPACT</b>       |
| <b>DATE</b>       | <b>AGENDA ITEM NUMBER</b> | Cost > \$10,000            |
| Finance           |                           | No                         |
| <b>DEPARTMENT</b> |                           | <b>PUBLIC BID REQUIRED</b> |
|                   |                           | Cost > \$20,100            |
|                   |                           | No                         |

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#### AGENDA ITEM:

Expenditures Salaries & Wages for May 2026

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#### EXECUTIVE SUMMARY:

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#### PREVIOUS BOARD ACTIONS:

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#### RECOMMENDED BOARD ACTIONS:

Motion to approve the May 2026 expenditures in the amount of \$4,339,587.84 and salaries and wages in the amount of \$3,698,429.16 and authorizing the proper officials to sign and approve invoices and supporting documentation in payment of bills and contracts as they mature through the month of August 2026. ([Click here to view supporting information for expenditures in May 2026](#))