



Memo

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To: Honorable Members of the Bethlehem Township Board of Commissioners
Doug Bruce, Township Manager
From: Amanda L. Raudenbush, AICP, Planning Director
Date: March 13, 2019
Re: March 18, 2019 Board of Commissioners Meeting Report

Departmental Activities

- Continue implementation process of software
- Updated food truck ordinance per January 28 Planning Commission meeting and input from Bethlehem Township Police Department. The updated ordinance will be at the March 25 Planning Commission meeting

Pre-Application Meeting

No Pre-Application meetings were held this month.

Board of Commissioners New Business

- **River Hill Estates – Sketch Plan** - The applicant has submitted a sketch plan for a 21.19 acre tract located on Farmersville Road, south of Hilltop Circle. This tract of land is zoned Medium Density Residential. The applicant proposes 46 single family detached homes and 34 twin homes in this development. A connection to Shannon Avenue is part of the plan. There is no open space proposed. Two basins are proposed as part of the stormwater management plan.

Comments were issued by the Township's consultants, and forwarded to the Applicant.

Current Submissions for February 25, 2019 Planning Commission Meeting

- **Lehigh Valley Underground – Preliminary/Final Plan**
- **4217 Fritch Drive – Preliminary/Final Plan**

Informational

- **Solebury Senior Living** - Residents of Wagner Farms have submitted a petition (attached) to ask that the Board of Commissioners deny the use of Beaujolais Place as an access point to Solebury Senior Living. The petition currently has 36 signatures, however the residents have indicated that they are not done collecting signatures and will submit the updated petition in the future.
- **LVHN, Lower Nazareth Township** - LVPC has provided the Township with a review of a Land Use of Regional Significance in Lower Nazareth Township, as Bethlehem Township is a neighboring municipality. The application proposes to construct a 225,000 square foot hospital and 101,500 square feet of medical office space in four phases. This proposed project is located on Hecktown Road and Newburg Road (SR 3020), just east of Route 33. The LVPC review letter is attached.
- **Annual Report** – Per Section 207 of the Municipalities Planning Code, an annual report is due to the governing body. This report outlines what the commission accomplished last year. As the implementation of the permitting and land development software takes hold, I expect a more robust annual report in the future. The annual report for 2018 is attached.