

**REGULAR PUBLIC MEETING
AUGUST 21, 2017**

MEMBERS PRESENT Michael Hudak, President
Thomas Nolan, Vice-President
Malissa Davis, Commissioner
Howard Kutzler

MEMBERS ABSENT Pat Breslin, Commissioner

OTHERS PRESENT Wendy Nicolosi, Township Solicitor
Melissa Shafer, Township Manager
Doug Bruce, Assistant Township Manager
Nathan Jones, Planning Director
Brian Dillman, Township Engineer

CALL TO ORDER President Hudak called the meeting to order at 7:03 p.m., and led those in attendance in reciting the Pledge of Allegiance.

COURTESY OF THE FLOOR There were no comments or concerns during Courtesy of the Floor.

APPROVAL OF MINUTES Upon motion (Nolan-Kutzler), the Board of Commissioners voted by voice vote to approve the minutes of the August 7, 2017 regular public meeting as presented. The motion passed 3-0-1. Mr. Breslin was absent. Ms. Davis abstained.

**SUBDIVISIONS &
LAND
DEVELOPMENT**

SKETCH PLAN LIDL SUPERMARKET AT FREEMANSBURG SQUARE

Representatives for the applicant presented a sketch plan that would constitute a modification of plan to accommodate a Lidl Supermarket, a future hotel and an unnamed use on a proposed Lot #2 for the extended Freemansburg Square project. President Hudak had concerns with traffic merging onto and off of Freemansburg Avenue. The engineer said there is plans for a deceleration lane and have an ongoing discussion with PennDOT. Mr. Kutzler asked for more information about the supermarket itself. A representative from Lidl Supermarket explained that the company originated from Germany and operates over 10,000 stores worldwide. The supermarket is half the size of a traditional grocery store and will offer prepared foods, organic food, local food and their own private label foods. Beer and wine will also be sold. Mr. Davis asked how much traffic is expected. The applicant responded that they will have a better idea once a formal plan is presented. No action taken as this was a sketch plan.

SKETCH PLAN 4217 FRITSCH DRIVE COMMERCIAL USE

Paul Szewczak, Liberty Engineering said a plan was submitted for 20,000 square feet new building where there are existing industrial structures. A warehouse will occupy all but 6,000 square feet of the building which will be leased. Mr.

Szewczak said they have a tenant for the warehouse. The site will have access to both Fritch Drive and Brodhead Road. No action taken as this was a sketch plan.

RESOLUTION 060-17

A RESOLUTION GRANTING MODIFICATION OF THE MANUAL OF DESIGN GUIDELINES AND MODIFICATION OF PLAN FOR THE MADISON FARMS SUBDIVISION AND LAND DEVELOPMENT

Pete, General Manager of Ryan Homes, came before the members to request to modify the Madison Farms Manual of Design Guidelines for single family homes. He said that the currently approved designs are not selling. The new designs include enhanced architectural embellishments such as arbors above the garages and a more desirable layout. They also include modifications to gable ends of highly visible homes to improve aesthetics. President Hudak asked if this modification will lower the price. Mr. Nolan said he was present at the last Planning Commission meeting and believes the changes in design will accommodate the market. President Hudak agreed.

Upon motion (Nolan-Davis), the Board of Commissioners unanimously voted by voice vote to approve Resolution R060-17 granting modification of the manual of design guidelines and modification of plan for the Madison Farms subdivision and land development. Mr. Breslin was absent.

RESOLUTIONS OF THE BOARD OF COMMISSIONERS

RESOLUTION R061-17

A RESOLUTION APPOINTING KEYCODES INSPECTION AGENCY AS CONFLICT/THIRD-PARTY INSPECTION AGENCY

Upon motion (Kutzler-Davis), the Board of Commissioners unanimously voted by voice vote to approve Resolution R061-17 appointing Keycodes Inspection Agency as conflict/third-party inspection agency. Mr. Breslin was absent.

MOTIONS OF THE BOARD OF COMMISSIONERS

MOTION

A MOTION AUTHORIZING THE TOWNSHIP MANAGER TO ADVERTISE AN ORDINANCE AMENDING CHAPTER 252, VEHICLES AND TRAFFIC; ARTICLE II, TRAFFIC; SECTION 252-15, STOP INTERSECTIONS, OF THE CODE OF CODIFIED ORDINANCES TO PROVIDE CHANGES TO THE STOP INTERSECTIONS WITHIN BETHLEHEM TOWNSHIP

Upon motion (Davis-Nolan), the Board of Commissioners voted unanimously by voice vote to approve a motion authorizing the township manager to advertise an ordinance amending Chapter 252, Vehicles and Traffic; Article II, Traffic; Section 252-15, Stop Intersections, of the Code of Codified Ordinances to provide changes to the stop intersections within Bethlehem Township. Mr. Breslin was absent.

MOTION

A MOTION AUTHORIZING THE TOWNSHIP MANAGER TO ADVERTISE AN ORDINANCE AMENDING ORDINANCE NO. 6-86, GENERAL PARKING; CHAPTER 252, VEHICLES AND TRAFFIC, OF

THE BETHLEHEM TOWNSHIP CODE OF ORDINANCES, AS AMENDED, BY AMENDING ARTICLE IV, GENERAL PARKING, BY PROVIDING ADDITIONAL NO PARKING LOCATIONS ON PUBLIC STREETS WITHIN BETHLEHEM TOWNSHIP

Upon motion (Kutzler-Davis), the Board of Commissioners voted by voice vote to approve a motion authorizing the township manager to advertise an ordinance amending Ordinance No. 6-86, General Parking; Chapter 252, Vehicles and Traffic, of the Bethlehem Township Code of Ordinances, as amended, by amending Article IV, General Parking, by providing additional no parking locations on public streets within Bethlehem Township. Mr. Breslin was absent.

MOTION

A MOTION APPROVING A SCHOOL RESOURCE OFFICER AGREEMENT BETWEEN BETHLEHEM TOWNSHIP AND BETHLEHEM AREA VOCATIONAL-TECHNICAL SCHOOL

Upon motion (Nolan-Davis), the Board of Commissioners voted unanimously by voice vote to approve a motion approving a school resource officer agreement between Bethlehem Township and Bethlehem Area Vocational-Technical School. Mr. Breslin was absent.

MOTION

A MOTION AWARDED THE CONTRACT FOR THE ARCHIBALD JOHNSTON MANSION EXTERIOR RENOVATION PROJECT

Upon motion (Nolan-Kutzler), the Board of Commissioners unanimously voted by voice vote to table a motion awarding the contract for the Archibald Johnston Mansion exterior renovation project. Mr. Breslin was absent.

MOTION

A MOTION AUTHORIZING THE TOWNSHIP MANAGER TO ISSUE A LETTER ON BEHALF OF THE BOARD OF COMMISSIONERS TO THE NORTHAMPTON COUNTY GAMING REVENUE AND ECONOMIC REDEVELOPMENT AUTHORITY REQUESTING SUPPORT FOR MOVING FORWARD WITH RESTRICTED APPLICATION ROUND SO AS TO NOT DELAY THE PROCESSING OF AWARDS AND DISTRIBUTION OF AVAILABLE FUNDS

Upon motion (Nolan-Kutzler), the Board of Commissioners unanimously voted by voice vote to approve a motion authorizing the township manager to issue a letter on behalf of the Board of Commissioners to the Northampton County Gaming Revenue and Economic Redevelopment Authority requesting support for moving forward with restricted application round so as to not delay the processing of awards and distribution of available funds. Mr. Breslin was absent.

APPROVAL OF BILL AGENDA OF AUGUST 16, 2017

Upon motion (Davis-Nolan), the Board of Commissioners unanimously voted by voice vote to approve the Bill Agenda of August 16, 2017. Mr. Breslin was absent.

APPROVAL OF PURCHASE ORDERS

PO 20171548 – BUSHTA AND CO. LLC – FINANCE – \$3,800.00
PO 20171726 – GAZETTE PRINTERS – ADMINISTRATION – \$2,846.34
PO 20171728 – CODY SYSTEMS – PPIS – \$13,234.97
PO 20171730 – ENTERTAINMENT SERVICES GROUP – PPIS – \$21,649.47
PO 20171753 – RGC DEVELOPMENT LP – PPIS – \$5,798.30

PO 20171754 – RGC DEVELOPMENT LP – PPIS – \$5,663.97
PO 20171756 – CONRAD M. SIEGEL INC. – FINANCE – \$19,200.00
PO 20171911 – UGI UTILITIES INC. – ADMINISTRATION – \$10,000.00
PO 20171912 – COLONIAL CLEANING – ADMINISTRATION – \$3,365.00

Upon motion (Nolan-Davis), the Board of Commissioners unanimously voted by voice vote to approve Purchase Orders PO 20171548, PO 20171726, PO 20171728, PO 20171730, PO 20171753, PO 20171754, PO 20171756, PO 20171911 and PO 20171912 as presented. Mr. Breslin was absent.

**APPROVAL OF
TREASURER’S
REPORT OF JULY 31,
2017**

Upon motion (Davis-Nolan), the Board of Commissioners unanimously voted by voice vote to approve the Treasurer’s Report of July 31, 2017 as presented subject to audit. Mr. Breslin was absent.

**ZONING HEARING
BOARD MEETING OF
AUGUST 30, 2017**

There were no questions or concerns regarding the Zoning Hearing Board meeting of August 30, 2017.

**ACCEPTANCE OF
MONTHLY REPORTS**

All monthly reports were accepted as presented.

DISCUSSION ITEMS

**STORMWATER PLAN
UPDATE**

Greg Duncan, T&M Associates presented a stormwater plan update and said it was the first in a series of monthly reports. Nathan Jones, Planning Director explained that in order to slow the flow of water to the drainage local and native plant species will be planted which would be cost effective. Mr. Duncan said they are working on a community wide integrated model. Ms. Davis asked when do they expect to finish the model. Mr. Duncan said it would be approximately 3 months, once hydrology data is received.

**WAYNE KRESGE
4349 CHETWIN TERR.**

Mr. Kresge asked if the financial numbers were available. President Hudak said it was premature at this time. Mr. Duncan said they are currently researching the process of how stormwater behaves and will be looking for optimal and fundable solutions.

**KAREN BERRY
3505 DARTMOUTH DR.**

Mrs. Berry commented that this is a terrific idea especially after a very wet summer. She said she loves the idea of planting low maintenance native plants.

ADJOURNMENT

There being no other business, upon motion (Nolan-Davis), the Board of Commissioners unanimously voted by voice vote to adjourn the meeting at 8:18 p.m. Mr. Breslin was absent.

Respectfully submitted,

Laura Zapata
Recording Secretary

