



LOWER NAZARETH TOWNSHIP PLANNING COMMISSION

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Planning Commission

Linda Crook, Chairperson
Zachariah Cobrinik, Vice Chairperson
Tara Capecci, Secretary
Hugh Harris
William Hughes

Planning Commission Minutes May 19, 2008

Chairperson, Linda Crook, called the meeting to order at 7:00 p.m. Also in attendance: Tara Capecci, Zach Cobrinik, Hugh Harris, Bill Hughes, and Lori Seese of Lower Nazareth Township. Engineer Albert Kortze was not present.

APPROVAL OF MINUTES

Motion to approve the minutes of the April 21, 2008 meeting was moved by Bill Hughes and seconded by Zach Cobrinik. The motion carried unanimously.

CORRESPONDENCE & ANNOUNCEMENTS

There were no items of discussion.

SUBDIVISION/LAND DEVELOPMENT

Mocha Abe Preliminary/Final Land Development Plan

Present for the Application: Abe Zegeye, Applicant and James Milot, Hanover Engineering

Mr. Milot addressed Mr. Kortze's letter. Several schemes have been discussed and the plan before the Planning Commission is the result of those discussions. Traffic circulation was discussed by the Planning Commission at length as they feel it is a problem. Mr. Milot stated the Highway Occupancy Permit has not been submitted to PADOT yet. The plans proposed stacking of 7-9 vehicles. Mr. Milot stated they would be requesting a waiver of Item #3 related to a Soil Erosion and Sediment Control plan. A tank will store the waste water and it will be pumped out by truck. Regarding the sewage facilities requirements, Mrs. Seese advised that this is still a big concern. Regarding #9 of Mr. Kortze's letter, Mr. Milot will speak to him directly to find out what he is looking for. Mr. Arthur Metzger, adjoining property owner, was present in the audience. Mr. Metzger stated his concerns for water runoff and debris in the drainage easement. The Planning Commission stated they are not comfortable recommending a waiver of Items #3 and #9. The Planning Commission tabled the plan stating concerns for vehicle stacking, DEP issues with sewage facilities, and that they are not in favor the requested waivers.

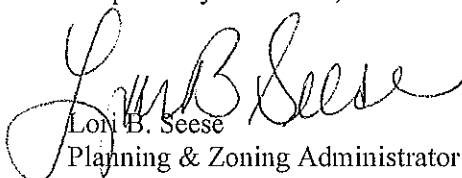
COURTESY OF THE FLOOR

There were no items of discussion.

ADJOURNMENT

There being no further business, the meeting was adjourned at 8:05 p.m.

Respectfully submitted,


Lori B. Seese
Planning & Zoning Administrator