

**LOWER NAZARETH TOWNSHIP  
BOARD OF SUPERVISORS  
MINUTES  
October 26 2011**

The Lower Nazareth Township Board of Supervisors held a regularly scheduled meeting in the Township Municipal Building on Wednesday October 26, 2011. The Vice-Chairman called the meeting to order at 6:30 PM.

Present were:

Robert S. Kucsan	- Vice Chairman	Gary Asteak	- Solicitor
Martin J. Boucher	- Supervisor	Albert Kortze	- Engineer
James S. Pennington	- Supervisor	Timm A. Tenges	- Manager, Secretary/Treasurer
		Lori B. Seese	- Zoning Administrator
		Tammi Dravec	- Assistant Secretary/Treasurer

Absent were:

Eric E. Nagle	- Chairman
Ricky T. Johnson	- Supervisor

*\*\*\* Mr. Kucsan reported that there was a brief executive session prior to this evening's meeting to discuss property. Solicitor Asteak added that an additional session may be required prior to the next BOS Meeting. If so, it will be announced at the November 16<sup>th</sup> meeting. \*\*\**

**Approval of Minutes**

A motion was moved by Mr. Pennington and was seconded by Mr. Boucher to approve the meeting minutes for October 12, 2011. The motion carried.

**Reports**

There were no items to discuss under Reports.

**Correspondence**

There were no items to discuss under Correspondence.

**Subdivision and Land Development**

Heritage Farms Preliminary Major Subdivision Plan Approval Time Extension – A motion was made by Mr. Boucher and seconded by Mr. Pennington to approve the plan approval time extension through December 31, 2014. The motion carried.

Cobrinik Solar Panel Array Site Plan – SALDO Waiver Request – Mr. Cobrinik requested a SALDO waiver on the drawing size requirement. A motion was made by Mr. Boucher and seconded by Mr. Pennington to approve the waiver request. The motion carried.

Cobrinik Solar Panel Array Site Plan – Resolution #LNT-23-11 – Mr. Cobrinik reviewed his site plan and discussed the buffer requirement in the Solar Ordinance. Mr. Kortze reviewed his October 24<sup>th</sup> letter and recommended approval. Solicitor Asteak commented that the Planning Commission interpretation of buffering requirement in the ordinance is correct. A motion was made by Mr. Pennington and seconded by Mr. Boucher to approve Resolution #LNT-23-11. The motion carried.

Northampton Crossings (Panera Bread) – Preliminary/Final Site Plan – Resolution #LNT-24-11 – Present was Greg Elko, Lagan Engineering, and Jerry Birmingham, National Realty. Mr. Elko review the Panera Bread plan which includes a drive-thru; the first in the area. He discussed the changes required including parking, landscaping, and lighting. Mr. Kortze reviewed his October 24<sup>th</sup> letter.

Frank Casio, Futon Experience, will be Panera’s neighbor and had questions and concerns about the drive-thru. He wanted to be sure his trucks delivering his products would still be able to access the loading docks in the rear of the building. Mr. Casio said that during deliveries the windows would be blocked. Mr. Elko said that Panera Bread has no issues with this. Mr. Casio also had concern for his customers who picked up their purchases and load their car in the rear of the building.

Mr. Pennington suggested signage to alert traffic when deliveries are made. Mr. Elko stated that there will be striping on the ground. Mr. Birmingham thought the signs were a good idea.

A motion was made by Mr. Boucher and seconded by Mr. Pennington to approve Resolution #LNT-24-11. The motion carried.

**Supervisors’ Comments**

There were no items to discuss under Supervisor’s Comments.

**Manager’s Report**

2012 Draft Budget – Mr. Tenges presented the Board with the Draft 2012 Budget. He noted that this proposed budget does not call for a tax increase and cuts expenses by 4%. Mr. Tenges reported that the increase for police services is minimal. He also recommended repealing the amusement tax as an effort to reduce the tax burden on small businesses.

Since the entire Board had not had time to review the draft budget they tabled authorization to advertise until the next meeting.

Road Rehabilitation Project Update – The FDR project is winding down. There is about one more day of paving and some additional grading work. The curbing needs to be replaced on Circle Drive. The micro-surfacing of these roads will be put off and we will use the funds for additional rehab and preventative maintenance work.

Zoning Hearing Board Members – Mr. Tenges reminded the Board of Mr. Hicks resignation from the Zoning Hearing Board. He informed the Board that an additional ZHB member has announced he will be resigning and becoming an alternate member. Therefore there are two full positions available.

**Engineer’s Report**

There were no items to discuss under Engineer’s Report.

**Solicitor’s Report**

There were no items to discuss under Solicitor’s Report.

**Old Business**

There were no items to discuss under Old Business.

**New Business**

There were no items to discuss under New Business.

**Payment of the Bills**

A motion was made by Mr. Boucher and seconded by Mr. Pennington to approve the bills dated October 26, 2011. The motion carried.


**Courtesy of the Floor**

There were no items to discuss under Courtesy of the Floor.

**Adjournment**

A motion was moved by Mr. Boucher and seconded by Mr. Pennington to adjourn the meeting at 7:08PM.

Respectfully submitted by,

  
- Tammi Dravecz  
Assistant Secretary/Treasurer

**Lower Nazareth Township  
Bills To Be Approved  
October 26, 2011**

<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Amount</u>
<b><u>GENERAL FUND CHECKING ACCOUNT</u></b>			
12029	United States Postal Service	Postage	\$ 500.00
12030	ISOBunkers, LLC	Equipment Motor Fuel	\$ 891.85
12031	Kimberly Bush	Local Services Tax Refund	\$ 28.21
12032	Mr. John	Temporary Restroom	\$ 456.75
12033	Deer Park	Municipal Bottled Water	\$ 19.14
12034	Herceg Hauling	Trash Removal	\$ 250.00
12035	Nextel Communications	Fire Company Wireless	\$ 464.41
12036	McGee Uniform	Fire Police Supplies	\$ 56.00
12037	PPL, Inc.	Fire Company Electricity	\$ 596.92
12038	Easton Suburban Water Authority	Fire Company Water	\$ 275.00
12039	The Gehringer Corporation	Fire Company Building Maintenance	\$ 381.24
12040	Rush Uniform Inc.	Fire Company Uniform Supplies	\$ 490.70
12041	The Express Times	ZHB Advertisement	\$ 399.00
12042	Bursich Associates, Inc.	Act 537 Plan Update	\$ 621.19
12043	Sherwin-Williams	Park Supplies	\$ 307.25
12044	Valley Industrial Rubber Products	Equipment Parts/Supplies	\$ 156.06
12045	U.S. Municipal Supply, Inc.	Traffic Signs Supplies	\$ 83.40
12046	Staples Business Advantage	Office Supplies	\$ 103.31
12047	Printex	Real Estate Tax Collection Supplies	\$ 121.50
12048	R.S. Hahn & Sons, Inc.	Public Works Supplies	\$ 141.42
12049	Highway Materials, Inc.	Construction/Rebuilding	\$ 9,476.75
12050	Bethlehem Pre-Cast, Inc.	Construction/Rebuilding	\$ 337.50
12051	Edwards Business Systems	Copier Maintenance	\$ 427.63
12052	PA Unemployment Compensation Fund	Unemployment Compensation	\$ 8,007.00
12053	Selective Insurance Company of America	Liability Insurance	\$ 12,902.00
12054	Keystone Consulting Engineers, Inc.	Engineering & Inspection Services	\$ 137.00
12055	Verizon	Municipal / Public Works Telephone	\$ 598.87
12056	The Morning Call	Subscription Renewal	\$ 60.60
12057	Met-Ed	Street Light Electricity	\$ 174.86
12058	Hecktown Volunteer Fire Company	Fire Company Loan	\$ 965.26
12059	Volunteer Companies Loan Fund	Fire Company Loan	\$ 965.26

**Lower Nazareth Township  
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**GENERAL FUND CHECKING ACCOUNT CONTINUED**

12060	Colonial Regional Police Department	Police Contract Payment	\$ 86,475.99
12061	Keystone Nazareth Bank & Trust	Land Loan Payment	\$ 1,095.15
12062	PA Municipal Health Insurance Cooperati	Employee Health Insurance	\$ 15,821.61
12063	Volunteer Companies Loan Fund	Fire Company Loan	\$ 1,011.77
12064	Modern Precast Concrete	Pipe/Drainage Supplies	\$ 5,784.00
		<i>Total General Fund Checking Account...</i>	<u><u>\$ 150,584.60</u></u>

**PAYROLL ACCOUNT**

October 21, 2011

\$ 26,312.35

**DEVELOPMENT & INSPECTION ACCOUNT**

1692	CodeMaster Inspection Services, Inc.	Building Inspection Services	<u><u>\$ 7,148.00</u></u>
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**REFUSE / RECYCLING ACCOUNT**

1112	Mr. John	Temporary Restroom	\$ 152.25
1113	Fulton Bank	Lease Payment	\$ 32,163.89
		<i>Total Refuse/Recycling Account...</i>	<u><u>\$ 32,163.89</u></u>

**OPEN SPACE ACCOUNT**

612	Keystone Nazareth Bank & Trust	Land Loan Payment	<u><u>\$ 3,696.08</u></u>
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**CAPITAL RESERVE ACCOUNT**

750	Fulton Bank	Lease Payment	<u><u>\$ 10,721.30</u></u>
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**MASTER ESCROW CHECKING ACCOUNT**

1880	Northampton County Recorder of Deeds	Plan Recording	\$	35.00
1881	Northampton County Recorder of Deeds	Plan Recording	\$	95.00
1882	Northampton County Recorder of Deeds	Plan Recording	\$	95.00
1883	County of Northampton	Parcel ID	\$	5.00
1884	County of Northampton	Parcel ID	\$	50.00
1885	County of Northampton	Parcel ID	\$	10.00
1886	Brian Yost	Key Refund	\$	25.00
1887	Bursich Associates, Inc.	Professional Services	\$	771.95
1888	Keystone Consulting Engineers, Inc.	Engineering & Inspection Services	\$	450.00
1889	East Allen Construction	Escrow Refund	\$	3,936.86
1890	Andrea Brock-Ozman	Escrow Refund	\$	1,564.87
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				<i>Total Master Escrow Account...</i>
			\$	<b>5,183.81</b>
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