

**LOWER NAZARETH TOWNSHIP  
BOARD OF SUPERVISORS  
MINUTES  
November 18, 2009**

The Lower Nazareth Township Board of Supervisors held a regularly scheduled meeting in the Township Municipal Building on Wednesday November 18, 2009. The Chairman called the meeting to order at 7:30 PM.

Present were:

Dr. Alan V. Dilsaver	-	Chairman	Gary Asteak	-	Solicitor
Eric E. Nagle	-	Vice Chairman	Timm A. Tenges	-	Manager, Secretary/Treasurer
Robert S. Kucsan	-	Supervisor	Lori B. Seese	-	Zoning Administrator
Albert Kortze, P.E.	-	Engineer	Tammi Dravec	-	Assistant Secretary/Treasurer

Absent was:

Ricky T. Johnson, Supervisor  
Patrick J. Murphy, Supervisor

**Approval of Minutes**

Approval of the meeting minutes for November 4, 2009 was tabled due to a lack of quorum from that meeting.

**Reports**

*Report is available for review at the Township Office and will be posted to the Township's website.*

Dr. Dilsaver acknowledged the receipt of the Financial Report for October 2009.

**Correspondence**

There were no items to discuss under Correspondence.

**Subdivision and Land Development**

Lower Nazareth Realty Partners – Revised Final Plan – Resolution #LNT-22-09 –

Mark Buchvalt, CMX, was present on behalf of the applicant.

Mr. Kortze reviewed his letter and commented that the only proposed changes were a 1,504 sq ft reduction in the footprint of the building and an increase in parking spaces from 60 to 65. His recommendation was for final approval.

Mr. Tenges would like to see a sidewalk from the WaWa parking lot to the crosswalks at the intersection so pedestrians can safely cross to the other side of the shopping center. Mr. Buchvalt stated that the applicant finds this unsafe because not only do pedestrians have to cross 5 lanes of traffic but two of those lanes are uncontrolled turn lanes. They proposed installing an additional 14 parking spaces by the retail pad site and placing the crosswalk back within the shopping center so pedestrians only need to cross two lanes of traffic.

Mr. Tenges agreed on the safety issue and liked the proposal but believed that the township needed time to digest and analyze the applicant's proposal prior to making a decision. Solicitor Asteak agreed and suggested the decision be deferred until the next meeting.

**Board of Supervisors Minutes  
November 18, 2009**

A motion was moved by Mr. Kucsan and was seconded by Mr. Nagle to table this until our next meeting on December 2<sup>nd</sup>. The motion carried.

### **Supervisors' Comments**

Mr. Kucsan was disappointed that the new supervisors had not attended a meeting since being elected.

Mr. Nagle and Dr. Dilsaver have no comments.

### **Manager's Report**

2030 Multi-Municipal Comprehensive Plan – Mr. Tenges attended last week's meeting at which it was recommended that the Board appoint an alternate. The Board decided to appoint that alternate at reorganization when the new board members would be present.

#### Lower Nazareth Recreation Association (Football)

Mr. Tenges reviewed an email sent by Bob Hicks, Football Commissioner, complementing the township staff on their role in making this a successful season.

Stop Sign Ordinance Amendment – Mr. Tenges reported that the latest traffic analysis, conducted at the request of the Board and at Mr. Daub's expense, validates the need for a multi-way stop at the intersection of Jandy Blvd. and Broad Street.

Mr. Tenges request the Board's authorization to amend our ordinance to include the new stop signs. In addition, the amendment should include any outstanding stop signs that may have been installed, but not added to the ordinance.

A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to authorize Solicitor Asteak to amend the stop sign ordinance to include these and any other outstanding stop signs not currently included in the ordinance. The motion carried.

### **Engineer's Report**

Everson Tesla – Letter of Credit Reduction & Commencement of Maintenance Period – Mr. Kortze reviewed his letter recommending a \$10,645.91 reduction in this letter of credit; bringing the balance to \$7,998.80. He also recommended the commencement of the 18-month maintenance period. A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to reduce the letter of credit and commence the 18-month maintenance period. The motion carried.

Regency Centers – Corriere Road & Northwood Avenue – Letter of Credit Reduction – Mr. Kortze reviewed his letter recommending a \$56,303.47 reduction in this letter of credit; bringing the balance to \$295,808.32. A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to reduce the letter of credit. The motion carried.

Regency Centers – Lots 1 & 5 – Letter of Credit Reduction – Mr. Kortze reviewed his letter recommending a \$111,472.59 reduction in this letter of credit; bringing the balance to \$251,413.88. A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to reduce the letter of credit. The motion carried.

### **Solicitor's Report**

Sidewalk Maintenance Ordinance - #196-11-09 – Solicitor Asteak reviewed the ordinance and stated that it has been duly advertised and is ready for adoption. A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to adopt Ordinance #196-11-09. The motion carried.

Outdoor Solid Fuel Burning Appliance Ordinance - #197-11-09 – Solicitor Asteak reviewed the ordinance and stated that it has been duly advertised and is ready for adoption. A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to adopt Ordinance #197-11-09. Solicitor Asteak commented that he will correct section references in section 5.1 prior to execution of the ordinance. A motion was moved by Mr. Nagle and was seconded by Mr. Kucsan to adopt the amended ordinance. The motion carried. Mr. Kucsan thanked everyone for all the work to get this ordinance adopted; it is a good ordinance.

### **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. Nagle and seconded by Mr. Kucsan to approve the bills dated November 18, 2009. The motion carried.

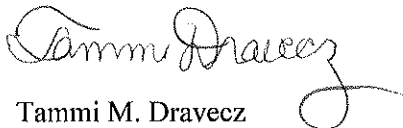
### **Courtesy of the Floor**

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

### **Adjournment**

A motion was moved by Mr. Nagle and seconded by Mr. Kucsan to adjourn the meeting at 8:25PM.

Respectfully submitted by,



Tammi M. Dravec  
Asst. Secretary/Treasurer

**Lower Nazareth Township**  
**Bills To Be Approved**  
November 18, 2009

<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Amount</u>
<b><u>GENERAL FUND CHECKING ACCOUNT</u></b>			
10308	Staples Business Advantage	Zoning Supplies	\$ 20.75
10309	The Express Times	Advertisements	\$ 356.00
10310	Highway Materials, Inc.	Public Works Construction/Rebuilding	\$ 8,403.06
10311	Home Depot	Public Works Tools/Supplies	\$ 292.08
10312	Mr. John	Temporary Restrooms	\$ 458.70
10313	Nextel Communications	Municipal/Public Works Wireless	\$ 305.09
10314	AT&T	Municipal/Public Works Long Distance	\$ 59.83
10315	PPL, Inc.	Park/Traffic Signal/St Light/Municipal/PW Ele	\$ 1,176.30
10316	PA One Call System, Inc.	Monthly Fax Activity	\$ 46.80
10317	Lori Peck, OCR	Stenographer	\$ 250.00
10318	Nazareth Key	Advertisements	\$ 251.28
ONLIN E	Chase Card Services	Equipment Motor Fuel/Training/Office Supplie	\$ 599.42
10319	Edwards Business Systems	Copier Maintenance	\$ 88.00
10320	Grainger Parts	Public Works Tools / Equipment	\$ 342.23
10321	Flurer's Auto Body	Equipment Maintenance	\$ 50.00
10322	BWP-Carquest Auto Parts	Equipment Parts/Supplies	\$ 260.75
10323	Sears Commercial One	Public Works Tools/Equipment	\$ 136.83
10324	Schall's Brakes & Repairs, Inc.	Equipment Parts/Supplies/Repairs	\$ 50.96
10325	Sam's Club	Public Works / Municipal Bldg Supplies	\$ 256.26
10326	Master Supply Line	Public Works/Municipal Bldg Supplies	\$ 102.89
10327	Powerco, Inc.	Equipment Parts/Repairs	\$ 270.77
10328	Harold's R.V. Center	Public Works Tools/Equipment	\$ 34.00
10329	Kimball Midwest	Public Works Tools/Equipment/Supplies	\$ 487.81
10330	Highway Materials, Inc.	Rebuilding/Construction	\$ 3,819.02
10331	Northampton County TCC	Administrative Fee	\$ 759.45
10332	Suburban Propane	Equipment Motor / Heating Fuel	\$ 3,528.64
10333	The Express Times	Advertisement	\$ 324.20
10334	Northampton County Seed Company, Inc.	Public Works / Parks Supplies	\$ 223.00
10335	Flurer's Auto Body	Equipment Maintenance	\$ 25.00
10336	Suburban Propane	Equipment Motor Fuel	\$ 643.22
10337	Easton Suburban Water Authority	Municipal Building Water	\$ 213.86
10338	PA Recreation and Park Society, Inc.	2010 Membership Dues	\$ 80.00

**Lower Nazareth Township  
Bills To Be Approved  
November 18, 2009**

**GENERAL FUND CHECKING ACCOUNT CONTINUED**

10339	PrintConcepts	Fall Newsletter	\$ 1,797.76
10340	Service Tire Truck Centers	Equipment Repairs	\$ 340.15
10341	Sherwin-Williams	Park Supplies	\$ 188.60
<i>Total General Fund Checking Account...</i>			<u><u>\$ 26,242.71</u></u>

**CAPITAL RESERVE ACCOUNT**

709	Navistar Financial Corporation	2008 International Trucks	<u><u>\$ 43,942.95</u></u>
-----	--------------------------------	---------------------------	----------------------------

**DEVELOPMENT & INSPECTION ACCOUNT**

1630	CodeMaster Inspection Services	Building Inspection Services	<u><u>\$ 8,079.00</u></u>
------	--------------------------------	------------------------------	---------------------------

**SPECIAL REVENUE - HOST FEE ACCOUNT**

536	East Penn Sanitation	Fall Clean-up Day	<u><u>\$ 5,580.00</u></u>
-----	----------------------	-------------------	---------------------------

**PAYROLL ACCOUNT**

November 20, 2009			<u><u>\$ 23,988.44</u></u>
-------------------	--	--	----------------------------

**MASTER ESCROW CHECKING ACCOUNT**

1651	County of Northampton	Parcel ID	\$ 25.00
1652	Signature Homes by J.T. Maloney, Inc.	Escrow Refund	\$ 1,053.09
1653	Shirley Krock	Escrow Refund	\$ 328.05
1654	Met-Ed	Traffic Signal Electricity	\$ 248.03
1655	Keystone Consulting Engineers	Engineering & Inspection Services	\$ 67,814.14
<i>Total Master Escrow Account...</i>			<u><u>\$ 69,468.31</u></u>