

SECRET  
JUNE 12, 2013

**LOWER NAZARETH TOWNSHIP  
BOARD OF SUPERVISORS  
MINUTES  
JUNE 12, 2013**

The Lower Nazareth Township Board of Supervisors held a regularly scheduled meeting in the Township Municipal Building on Wednesday June 12, 2013. The Chairman called the meeting to order at 6:40 PM.

Present were:

Eric E. Nagle	- Chairman	Keith Lawler (for Albert Kortze)	- Engineer
James S. Pennington	- Vice Chairman	Gary Asteak	- Solicitor
Robert S. Kucsan	- Supervisor	Timm A. Tenges	- Manager, Secretary/Treasurer
Gerald R. Green	- Supervisor	Lori B. Seese	- Zoning Administrator
Martin J. Boucher	- Supervisor	Tammi Dravec	- Assistant Secretary/Treasurer

*\*\*\*The Chairman indicated that the Board heard two brief executive sessions to discuss a potential real estate purchase and litigation. \*\*\**

**Approval of Minutes**

A motion was moved by Mr. Pennington and was seconded by Mr. Kucsan to approve the meeting minutes for May 8, 2013. Mr. Nagle and Mr. Boucher abstained. The motion carried.

**Old Business**

4504 Stephanie Drive – Solicitor Asteak contacted Colonial Regional Police and there was only one incident reported since the May meeting. He also noted that he compared our ordinance with other municipalities in, regards to group homes, and it was pretty much on par.

There was a brief discussion on medical treatment facilities and business versus a group home.

Michael Vonelli, 4498 Stephanie Drive, spoke directly to the Board stating that he is looking out for the safety of his community. His issue is with the individuals attending to the gentlemen living in the home. Specifically with the number of cars, profanity, driving in yards and the garbage they leave behind.

Mr. Green spoke to the directors present at the meeting to again ask them to ensure their employees act professionally.

Mr. Nagle stated that all the issues he was hearing were police matters.

Mr. Vonelli wants to be told what to expect and zoning that helps so the police don't need to be called.

Mr. Pennington stated that while it was possible to make changes HIPPA laws protect from sharing personal information. He reminded Mr. Vonelli that you cannot pick your neighbors and this situation is no different than any other bad neighbor that could move in to the neighborhood.

The Board tabled discussion until the June 26<sup>th</sup> meeting.

**Reports** (*Reports are available to review at the Township Office and on our website.*)

Mr. Nagle acknowledged the receipt of the Financial Report for April 2013, the Planning & Zoning Administrator's Report for May 2013 and the Hecktown Volunteer Fire Company Incident Report for May 2013.

## Correspondence

Borough of Nazareth and Colonial Regional Police – The Township received a letter from Nazareth Borough President Daniel Chiavaroli requesting a response as to whether our municipality still believes a deal can be struck and that the process should continue in order to provide contractual police services to Nazareth Borough.

All Board members agreed that a merger was not in the best interest of the Township and its residents. A motion was moved by Mr. Kucsan and was seconded by Mr. Pennington to authorize Solicitor Asteak to relay to Mr. Chiavaroli that Lower Nazareth Township is not interested in a merger at this time. The motion carried.

## Subdivision and Land Development

Louise Moore Park– Present was Andrew Bohl, P.E., Hanover Engineering and Gordon Heller, Superintendent, Parks and Recreation Division.

SALDO Waiver Requests – The applicant has requested 38 waivers. Mr. Tenges wanted the applicant to explain some of their reasons for the requests because he believes some of the items should be required, but the Township does not want to burden the County financially. Solicitor Asteak agreed that some of the SALDO requirements would not be applicable to this particular site plan. After a brief discussion, a motion was moved by Mr. Green and was seconded by Mr. Boucher to approve all requested waivers, except for 424.9(h), 520, 533.10, and 901. The motion carried.

Final Site Plan – Resolution #LNT-14-13 – The proposal is to convert an existing residence into a park office building. In addition, one of the existing driveways would be widened and paved, unnecessary structures removed, and twenty-two off-street parking spaces constructed. A motion was moved by Mr. Kucsan and was seconded by Mr. Pennington to approve Resolution #LNT-14-13. The motion carried.

## Supervisors' Comments

Mr. Kucsan, Mr. Nagle and Mr. Boucher had no comments.

Mr. Pennington attended to CRPC and the COG meetings. At the COG meeting they discussed electronics recycling options and the Household Hazardous Waste Event that was held on June 1<sup>st</sup>.

Mr. Green read a statement advising the residents of Lower Nazareth, that the Board of the now defunct Hecktown Ambulance Corp is attempting to give property, equipment, and all assets of Hecktown Ambulance Corp to Bethlehem Township Fire Company it what term a merger. This property and equipment was paid for by donations from Township residents, tax monies from the Township and the hard work and dedication of past volunteers. He asked the Board to give approval to the Solicitor to investigate if legal action can be taken to stop this merger. A motion was moved by Mr. Boucher and was seconded by Mr. Green to authorize Solicitor Asteak to investigate if any legal action can be taken to stop the merger. The motion carried.

## Manager's Report

Time Extension Report – Mr. Tenges reported that the Township accepted three time extensions; Greenfield Industrial Park Final Land Development through August 22, 2013; First Industrial – First Park 33 Subdivision through July 10, 2013; and First Industrial – First Park 33 Land Development through July 10, 2013.

COG Meeting – Mr. Tenges also attended the COG meeting.

623 Municipal Drive – Mr. Tenges reported that 623 Municipal Drive is now under the control of Lower Nazareth Township.

Christian Springs Road Drainage Improvements – Mr. Tenges reported that he hopes to begin the drainage improvements on Christian Springs Road soon. Once they start, the project should take about 3 weeks.

**Engineer's Report**

Trio Farms – Fields at Trio Phase I – Security Reduction – Mr. Lawler reviewed Mr. Kortze's letter recommending a \$4,967.31 reduction in security. A motion was moved by Mr. Pennington and was seconded by Mr. Boucher to grant the reduction. The motion carried.

Trio Farms – Fields at Trio Phase II – Security Reduction – Mr. Lawler reviewed Mr. Kortze's letter recommending a \$35,953.50 reduction in security. A motion was moved by Mr. Green and was seconded by Mr. Kucsan to grant the reduction. The motion carried.

**Solicitor's Report**

Phillips Feed Development Improvements Agreement – Authorization to Execute – A motion was moved by Mr. Pennington and was seconded by Mr. Boucher to authorize the execution of the agreement. The motion carried.

**New Business**

There were no items to discuss under New Business.

**Payment of the Bills**

A motion was moved by Mr. Kucsan and was seconded by Mr. Boucher to approve payment of the bills dated June 12, 2013. The motion carried.

**Courtesy of the Floor**

Paul Fehnel, Georgetown Road, stated that last year a storm took out three trees and they ended up across the creek. They are still there and he wants to know when the Township is going to remove them. He also commented on trees that need to be trimmed along Georgetown Road. Mr. Tenges stated that the Public Works Department has been very busy and will take care of it as soon as they can; hopefully this summer.

**Adjournment**

A motion was moved by Mr. Boucher and was seconded by Mr. Pennington to adjourn the meeting. The meeting adjourned at 8:00pm.

Respectfully submitted by,



Tammi Dravec  
Assistant Secretary/Treasurer

**Lower Nazareth Township  
Bills To Be Approved  
June 12, 2013**

<u>Num</u>	<u>Name</u>	<u>Memo</u>	<u>Amount</u>
<b><u>GENERAL FUND CHECKING ACCOUNT</u></b>			
13468	Sam's Club	Public Works/Municipal Bldg.Park Supplies	\$ 223.88
13469	Stephenson Equipment, Inc.	Equipment Parts/ Supplies	\$ 249.47
13470	Home Depot	Shop Tools/Equipment/Park Facility Maintena	\$ 155.97
13471	<i>VOIDED</i>		\$ -
13472	AT&T	Municipal/Public Works Long Distance	\$ 68.28
13473	Verizon Wireless	Municipal/Public Works Wireless	\$ 368.46
13474	State Worker's Insurance Fund	Workers Compensation	\$ 1,272.00
13475	FirePrograms	Fire Co Membership Renewal	\$ 510.00
13476	Carrot-Top Industries, Inc.	Fire Company Supplies	\$ 792.82
13477	Staples Credit Plan	Fire Co Collection Supplies	\$ 105.45
13478	Verizon Wireless	Fire Company Wireless	\$ 458.89
13479	McGee Uniform	Fire Police Supplies	\$ 805.25
13480	PAPCO	Equipment Motor Fuel	\$ 1,114.21
13481	Suburban Propane	Park Heating Fuel	\$ 278.94
13482	Mr. John	Temporary Restrooms	\$ 367.85
13483	Edwards Business Systems	Copier Maintenance	\$ 88.00
13484	Easton Suburban Water Authority	Municipal Bldg Water	\$ 159.52
13485	Deer Park	Municipal Bottled Water	\$ 19.42
13486	All-Phase Electric Supply Co.	Park Facilities Maintenance/Public Works/Muni	\$ 709.06
13487	Tommy's Small Engine Repair	Public Works Equipment/Supplies/Repairs	\$ 122.95
13488	Eastern Industries, Inc.	Paving/Patching Material	\$ 59.67
13489	John Deere Landscapes, Inc.	Park Maintenance	\$ 150.95
13490	Deer Country Farm & Lawn, Inc.	Public Works Equipment	\$ 476.95
13491	Keystone Precision Instruments	Public Works Equipment Purchase	\$ 3,958.95

**Lower Nazareth Township  
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**GENERAL FUND CHECKING ACCOUNT CONT.**

13492	Qquest Software Systems	Maintenance Agreement	\$	379.00
13493	<i>VOIDED- printing error</i>			
13494	Capital Reserve- Equipment Replacement	<i>previously approved - just printed</i>		
13495	LNT Highway Reconstruction/Rehabilitati	<i>previously approved- just printed</i>		
13496	Sam's Club	Membership Renewal	\$	175.00
13497	Hecktown Volunteer Fire Company	Fire Company Loan	\$	965.26
13498	Volunteer Companies Loan Fund	Fire Company Loan	\$	965.26
13499	Colonial Regional Police Department	Police Contract Payment	\$	89,830.78
13500	PA Municipal Health Insurance Cooperati	Employee Health Insurance	\$	17,823.86
13501	Volunteer Companies Loan Fund	Fire Company Loan	\$	1,011.77
13502	Most Dependable Fountains, Inc.	Park Capital Purchase	\$	2,980.00
13503	Stotz & Fatzinger Office Supply	Office/Zoning/Public Works Supplies	\$	130.28
13504	Eastern Industries, Inc.	Aggregate Supplies	\$	109.25
13505	Sherwin-Williams	Pavement Marking Supplies	\$	282.15
13506	Master Supply Line	Municipal Bldg/Public Works/Park Supplies	\$	219.54
13507	Grainger Parts	Public Works Facility Maintenance	\$	230.87
13508	Keystone Municipal Insurance	Workers Comp Insurance	\$	4,450.00
13509	Nazareth Key	Advertisement	\$	140.94
13510	ExxonMobil	Fire Company Fuel	\$	352.23
13511	Fogels Fuel Service	Fire Company Fuel	\$	132.45
13512	Dominion Elevator Inspection Services	Building Maintenance	\$	65.00
13513	BWP-Carquest Auto Parts	Public Works Equipment Parts/Supplies	\$	34.19
13514	Faust Heating & A/C Co., Inc.	Municipal Building Maintenance	\$	296.00
13515	Interstate Battery of Allentown	Equipment Parts/Supplies	\$	82.95
13516	Deer Country Farm & Lawn, Inc.	Public Works Equipment Parts/Supplies	\$	223.13
13517	Eastern Lift Truck Co., Inc.	Equipment Purchase	\$	1,175.00

**Lower Nazareth Township  
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**GENERAL FUND CHECKING ACCOUNT CONT.**

13518	PSATS CDL Program	CDL Drug Testing	\$ 180.00
13519	Home Depot	Fire Company Supplies	\$ 112.92
13520	Verizon	Fire Company Telephone	\$ 225.12
13521	Easton Suburban Water Authority	Fire Company Water	\$ 50.96
13522	Met-Ed	Traffic Signal Electricity	\$ 266.44
13523	EMC Insurance Companies	Township Insurance	\$ 12,301.87
13524	Verizon	Municipal / Public Works Telephone	\$ 558.84
13525	The Express Times	Advertisements	\$ 494.20
13526	Lori Peck, OCR	Stenographer	\$ 185.00
13527	Innovative Designs & Publishing, Inc.	Advertisements	\$ 46.36
13528	Liberty Propane Inc.	Municipal Building Propane	\$ 765.12
13529	Key Realty	Special Projects	\$ 1,000.00
13530	Fogels Fuel Service	Municipal Heating Fuel	\$ 3,277.59
13531	PAPCO	Equipment Motor Fuel	\$ 730.99
13532	Mansfield Oil Company	Equipment Motor Fuel	\$ 680.70
13533	Schwab's Screenprinting	Summer Park Program	\$ 244.00
13534	Home Depot	Shop Tools/Equipment/Park Facility Maintenance	\$ 162.86
13535	Security Service Company, Inc.	Security Maintenance Agreement	\$ 446.00
13536	Verizon Wireless	Municipal/Public Works Wireless	\$ 368.46
13537	PPL, Inc.	Fire Company Electricity	\$ 569.72
13538	Lawn and Golf Supply Co., Inc.	Equipment Parts/Supplies	\$ 468.51
13539	PA Municipal Health Insurance Cooperative	Employee Health Insurance	\$ 2,082.66
13540	The Morning Call	Subscription Renewal	\$ 55.92
13541	PPL, Inc.	Traffic Signal/St Light/Municipal/PW/Park Ele	\$ 1,563.61
13542	PPL, Inc.	Municipal Drive Electricity	\$ 561.48
13543	AT&T	Municipal/Public Works Long Distance	\$ 63.47

**Lower Nazareth Township  
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**GENERAL FUND CHECKING ACCOUNT CONT.**

13544	Gregory Butto	Local Services Tax Refund	\$ 20.00
13545	Tommy's Small Engine Repair	Equipment Parts/Supplies	\$ 160.00
13546	Edwards Business Systems	Copier Maintenance	\$ 348.64
13547	East Penn Sanitation, Inc.	Municipal Trash Removal	\$ 55.75
13548	PA One Call System, Inc.	Monthly Fax Activity	\$ 58.50
PAID ONLIN	Chase Card Services	Conference/Summer Park/Crime Watch/Meetin	\$ 1,182.36
13549	CodeMaster Inspection Services, Inc.	Building Inspection Services	\$ 60.00
<b><i>Total General Fund Checking Account...</i></b>			<b><u><u>\$ 163,919.90</u></u></b>

**PAYROLL ACCOUNT**

May 17, 2013	\$ 30,154.49
May 31, 2013	\$ 31,086.64
June 14, 2013	\$ 31,654.92
<b><i>Total Payroll Account...</i></b>	
	<b><u><u>\$ 61,241.13</u></u></b>

**CAPITAL RESERVE - CAPITAL PURCHASES ACCOUNT**

782	Home Depot	Capital Construction	\$ 303.31
783	Artefact, Inc.	Municipal Building Maintenance	\$ 630.00
784	Rumsey Electric Co.	Capital Construction	\$ 150.00
785	Lafayette Ambassador Bank	Lease Payment	\$ 12,681.48
786	Michline Richline, General Contractor	Capital Construction	\$ 11,350.00
787	Artefact, Inc.	Municipal Building Maintenance	\$ 700.00
<b><i>Total Capital Reserve Account...</i></b>			<b><u><u>\$ 25,814.79</u></u></b>

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**OPEN SPACE ACCOUNT**

635	Home Depot	Capital Construction	<u>\$ 31.48</u>
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**RECYCLING/REFUSE ACCOUNT**

1176	Home Depot	Capital Construction	\$ 65.17
1177	East Penn Sanitation, Inc.	Clean-Up Day Disposal	\$ 2,204.56
1178	Mr. John	Temporary Restroom	\$ 151.90
1179	First Regional Compost Authority	3rd Quarter 2013 Payment	\$ 4,681.05
<i>Total Refuse/Recycling Account...</i>			<u>\$ 7,102.68</u>

**DEVELOPMENT & INSPECTION ACCOUNT**

1734	CodeMaster Inspection Services	Building Inspection Services	\$ 24,163.00
1735	DCED	Training Contribution - 1st Qtr 2013	\$ 108.00
1736	CodeMaster Inspection Services	Building Inspection Services	\$ 21,639.93
<i>Total Development &amp; Inspection Account...</i>			<u>\$ 45,910.93</u>

**MASTER ESCROW CHECKING (LAB)**

1154	Met-Ed	Traffic Signal Electricity	\$ 170.82
1155	Keystone Consulting Engineers, Inc.	Engineering & Inspection Services	\$ 12,316.40
1156	Asteak Law Offices	Legal Services	\$ 1,760.25
1157	Kay Builders, Inc.	Escrow Refunds	\$ 4,000.00
1158	TJF Land Development	Escrow Refund	\$ 3.54
<i>Total Master Escrow Checking Account...</i>			<u>\$ 18,251.01</u>



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MASTER ESCROW CHECKING (KNBT)

1971 Kenyon Energy

Escrow Refund

\$ 2,280.18