



LOWER NAZARETH TOWNSHIP

PLANNING COMMISSION

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Planning Commission

Linda Crook, Chairperson
Hugh Harris, Vice Chairperson
Tara Capecci, Secretary
Bert Smalley
Travis Gerould

Planning Commission Minutes July 15, 2019

Chairperson, Linda Crook, called the meeting to order at 6:36 p.m. Also in attendance: Commission Members Tara Capecci, Travis Gerould, Hugh Harris and Bert Smalley; Township Engineer Albert Kortze, and Lori Seese, Planning & Zoning Administrator.

APPROVAL OF MINUTES

Motion to approve the minutes of the June 17, 2019 meeting was moved by Hugh Harris and seconded by Travis Gerould. The motion carried unanimously.

There were no items of discussion under CORRESPONDENCE & ANNOUNCEMENTS.

SUBDIVISION/LAND DEVELOPMENT

Lehigh Valley Health Network – Revised Final Land Development Plan

Present for the Application: James Rothdeutsch, P.E., The Pidcock Company; Rachel Lefebvre, Robert Kaplan, and John Bennett for Lehigh Valley Hospital Network; and Timothy Siegfried, Esq.

Jim Rothdeutsch reviewed the proposed changes to the plan. Except for the building orientation, all stormwater management and off-site traffic improvements remain the same. A 6-foot berm has been added to the easterly property line.

Traffic circulation was discussed. Phase 1 will include 806 parking spaces. All roads will be part of Phase 1. Off-site traffic improvements will include a light at Route 33 south.

Road A will be built to township standards in the event there is ever the possibility to extend Road A to Hecktown Road in the future. The Planning Commission requested that the phases be depicted on a revised plan.

A permanent parking space has been provided for a mobile dental and mammography van. Lori Seese noted she will need to review this and whether this will be considered a mobile sign under the Zoning Ordinance. The PET scan van will be parked behind the hospital.

Tara Capecci advocated for additional sidewalks to loop around the hospital.

Al inquired about the Brown Tract and the existing access easement.

The Moskella property has been acquired by the Applicant.

Newburg Road widening has been deferred until improvements occur on that portion of the property.

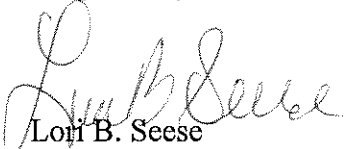
Revised plans will be submitted for formal approval for the August 19, 2019 meeting.

There were no comments under **COURTESY OF THE FLOOR.**

ADJOURNMENT

The motion to adjourn was moved by Travis Gerould and seconded by Hugh Harris. The motion carried unanimously. The meeting adjourned at 7:07 p.m.

Respectfully submitted,



Lori B. Seese

Planning & Zoning Administrator