



# Allen Township Supervisors

4714 Indian Trail Road

Northampton, Pennsylvania 18067

Larry Oberly, Chairman  
Dale Hassler, Vice Chairman  
Bruce Frack  
Alfred Pierce  
Gary Behler

Robert J. Cox, P.E., P.L.S.  
B. Lincoln Treadwell, Jr., Esq.  
Ilene M. Eckhart, Manager

## ALLEN TOWNSHIP SUPERVISORS MEETING MINUTES

**Tuesday, March 28, 2017**

A General Meeting of the Allen Township Supervisors was held on Tuesday, March 28, 2017 at 7:00 P.M. at the Allen Township Municipal Building, 4714 Indian Trail Road, Northampton, Pennsylvania 18067. The Pledge of Allegiance to the Flag was led by Chairman Larry Oberly.

**Roll Call:** Larry Oberly – Present; Dale N. Hassler – Present; Alfred Pierce – Present; Gary Behler - Present; B. Lincoln Treadwell, Jr., Esq. - Present; Robert Cox, P.E., P.L.S. (Barry Isett & Associates, Inc.) – Present; and Ilene Eckhart – Present; Bruce Frack - Absent

### **Public Hearings:**

**A. Ordinance #2017-02 Draft Zoning Ordinance Amendment – Various Use and Text Changes– Additional Recommendations from Planning Commission – Public Hearing/Tentative Enactment (March 28th, 2017) – Package #1 of 2017:** Mr. Behler made a motion to open the hearing; seconded by Mr. Pierce. On the motion, by roll call vote, all Supervisors present voted yes.

See stenographic transcript of hearing.

Mr. Pierce made a motion to close the public hearing; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes.

Mr. Hassler made a motion to amend the ordinance to change the height to 35' maximum in the Industrial/Commercial and Industrial Zoning District.

Following a lack of a second to Mr. Hassler's motion, Mr. Pierce made a motion to adopt Ordinance #2017-02 as advertised; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes with the exception of Mr. Hassler who voted no.

**B. Ordinance #2017-03 Draft Subdivision and Land Development Ordinance Amendment – Curb and Street Specifications, Waterway & Wetland Encroachment – Public Hearing/Tentative Enactment (March 28<sup>th</sup>, 2017):** Mr. Behler made a motion to open the hearing; seconded by Mr. Pierce. On the motion, by roll call vote, all Supervisors present voted yes.

See stenographic transcript of hearing.

Mr. Pierce made a motion to close the public hearing; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes.

Mr. Hassler made a motion to adopt Ordinance #2017-03 as advertised; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes.

**Public to be Heard:** No public comment at this time.

### **Unfinished Business**

**A. Comprehensive Plan of 2017 – Final Draft – Announcement of Tentative Public Review Process and Schedule:** Ms. Eckhart reported that the Final Draft has been distributed and copies will be sent out for intergovernmental (Lehigh Valley Planning Commission, adjoining municipalities, Northampton Area School District, Pennsylvania Department of Community and Economic Development) review via certified mail. The document has been uploaded to the Township website for public review and a public hearing will be scheduled following the timeframe allotted for return of the intergovernmental review comments.

**B. 90 Atlas Road, Gerenser, Approval of Conditional Use Decision (dated March 29, 2017):** Mr. Pierce made a motion to authorize the draft letter of conditional use decision as provided by Mr. Treadwell be forwarded to Attorney Holtzinger; seconded by Mr. Hassler. On the motion, by roll call vote, all Supervisors present voted yes.

**C. Northampton Borough – Sewer Calculation Documentation Provided – Discussion, Authorization for Township Engineer to Review and Report to Board of Supervisors:** Mr. Pierce made a motion to authorize the Township Engineer to review the Borough of Northampton Sewer Calculation (as provided “Capital Charges Study for Sanitary Sewer System”) and report back to the Supervisors with a breakdown of pipe infrastructure from the provided calculation which serve Allen Township; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes.

**D. Asphalt Paving Criteria, Engineer Follow-up from March 9<sup>th</sup> Board Direction:** Following a discussion regarding Mr. Cox’s suggestion to change the asphalt paving criteria which specify start and end times. Mr. Cox was of the opinion that a generalized approach referencing PennDOT publications may be a better alternative. Messrs. Behler and Hassler felt that specific dates should be determined because then it would be clear to the developers. Mr. Pierce felt that the Township Engineer and Solicitor should come up with proposed language with specific guidelines.

### **New Business**

**A. Snow Emergency – March 13, 2017 2 PM – March 15, 2017 2 PM – Ratification of Declaration:** Mr. Hassler made a motion to ratify the declaration for this timeframe; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes.

**B. Public Hearing Entitlement Letter, Kaplin Stewart Law Office Re; Rockefeller Group Industrial Development, Discussion:** Mr. Treadwell discussed the letter requesting the Supervisors hold a Public Hearing regarding the Lot 5 Rockefeller Plan Submission. Mr. Treadwell stated that he will research if a Public Hearing is required.

**C. Indemnification Agreement (On-Lot Sewer) – Well Isolation Distance – 57 Becker Avenue:** Mr. Pierce made a motion to approve the agreement; seconded by Mr. Behler. On the motion, by roll call vote, all Supervisors present voted yes.

**Public to be Heard:** No public comment at this time.

There being no comments from the public the meeting adjourned at 7:40 PM.

Respectfully submitted,

Hene M. Eckhart  
Manager