



Allen Township Supervisors

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Paul Balliet, Chairman
Bruce Frack, Vice Chairman
Dale N. Hassler
Alfred Pierce
Larry Oberly

Brien Kocher, P.E.
B. Lincoln Treadwell, Jr., Esq.
Ilene M. Eckhart, Manager

ALLEN TOWNSHIP SUPERVISORS MEETING MINUTES

Tuesday, April 28, 2015

A General Meeting of the Allen Township Supervisors was held on Tuesday, April 28, 2015, 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 Paul Balliet.

Roll Call: Paul Balliet -Present; Dale N. Hassler – Present; Alfred Pierce – Present; Larry Oberly - Present; Bruce Frack - Present; B. Lincoln Treadwell, Jr., Esq. - Present; Jim Milot, PE (Hanover Engineering Associates). – Present; and Ilene Eckhart – Present.

Public Hearings: No scheduled public hearings.

Public to be Heard:

A. David Jaindl, request to address the Board concerning “Shops at Willow Ridge” parcel and adjacent properties: Mr. David Jaindl was present to respond to the Board’s request for input regarding the proposed pedestrian ramps and facilities along his property (Shops at Willow Ridge) prior to the Township moving forward. Mr. Jaindl provided background material regarding the previously approved “Shops at Willow Ridge” plan. He indicated he had no objection to the pedestrian ramp and facilities as proposed by the Township pursuant to the November 4, 2014 Trail Connection Shops at Willow Ridge Plan, prepared by Hanover Engineering. Ms. Eckhart indicated that there was some discussion at the Planning Commission concerning the placement of sidewalk along the frontage in lieu of the proposed pedestrian trail of the Future Shops at Willow Ridge parcel. Mr. Pierce indicated there was not a clear determination by the Planning Commission and that perhaps the pedestrian path to the rear of the structures would be a safer alternative. Mr. Jaindl was concerned that placement of the path at the rear of the structures would posed a security concern. Following some discussion, Mr. Milot indicated that the Planning Commission was generally agreeable with the traditional sidewalk layout in lieu of the intermingling of the pedestrian trail placed in private areas. The Board agreed with the placement along the front of the property. In conclusion, Mr. Jaindl indicated he would return to the Planning Commission with the Shops at Willow Ridge Final Plan making the necessary adjustment on the frontage of property. Mr. Jaindl further confirmed he will have his engineer (David Tetterer, Keystone Engineering) communicate with the Township Engineer regarding any adjustment necessary to his plans to accommodate the trail connection/pedestrian ramps prior to finalization for formal submission to the Planning

Commission. Mr. Oberly made a motion to confirm that Mr. Jaindl should proceed as outlined regarding the revisions to the Shops at Willow Ridge Final Plan concerning the pedestrian; seconded by Mr. Frack. On the motion, by roll call vote, all Supervisors present voted yes.

Mr. Jaindl further presented a map depicting a property which he owns north of the Nor-Bath Trail, which he felt described as landlocked. He previously approached Northampton County for access but the County was not in favor. Mr. Jaindl requested the Board's consideration to process a request to rezone the property from R2 (Medium Density Residential) to I (Industrial). Mr. Jaindl indicated currently there are no plans for the development of the property but in the future he may be able to integrate the land with the adjoining property (also zoned Industrial) so that it may be developed as one. Following some discussion, Mr. Frack made a motion to forward the request to the Planning Commission; seconded by Mr. Pierce. On the motion, by roll call vote, all Supervisors present voted yes.

B. Firearms regulations request: Mr. Tom Campione, of the Pennsylvanian's for Self Protection and the Lehigh Valley Tea Party Second Agreement Group was present to request the Board remove all sections from Township Ordinances (specifically park regulation sections) which referred to firearms, pursuant to Commonwealth Law. Mr. Treadwell requested additional information regarding what language was objectionable. Mr. Campione indicated he would forward information to Mr. Treadwell to clarify the request.

Unfinished Business

A. Secretary/Accounting Assistant Position – completion of conditions to hire: Mr. Hassler made a motion to hire Ms. Joanne Bailey to the position of full time Secretary/Accounting Assistant (with the probationary status pursuant to the Personnel Policy and Procedures Manual); seconded by Mr. Frack. On the motion, by roll call vote, all Supervisors present voted yes.

B. Seasonal Grass Mowers: Mr. Oberly made a motion to hire Mr. Michael Rehrig and Callen Rich for the part time seasonal grass mower positions for the 2015 season; seconded by Mr. Pierce. On the motion, by roll call vote, all Supervisors present voted yes.

C. Short Lane Relocation: Mr. Milot provided an update regarding the scheduling of a pre-application for a highway occupancy permit meeting with PennDOT. The Board will need to determine the final one-way or two-way layout in the future but the plan has designed to work either way. The Board agreed by consensus to a pre-application meeting with PennDOT.

D. Quarry Hill Estates, Phase IIA, Security Reduction No. 3: Mr. Frack made a motion to authorize the release of security in the amount of \$14,044.80 pursuant to the Hanover Engineering letter of review; seconded by Mr. Pierce. On the motion, by roll call vote, all Supervisors present voted yes.

E. Rt. 329 Improvements/Short Lane Relocation – PennDOT Highway Occupancy Permit Pre-Application Meeting: Following some discussion, Mr. Frack made a motion to name the Township as the co-applicant with the property owner/developer on both applications for highway occupancy permits; seconded by Mr. Oberly. On the motion, by roll call vote, all Supervisors present voted yes.

F. Open Space/Recreation Plan – Study Committee: Ms. Eckhart indicated that it would be necessary to appoint an elected official to the Study Committee. Following some discussion, the Board appointed Mr. Frack by consensus.

G. Savage Road Dog Park, Update: Mr. Eckhart reported that additional seeding would be required prior to opening. The Board discussed options regarding seed mixtures to establish an initial turf base. Mr. Frack requested the sign regarding the initial opening of the facility be changed to reflect a later date.

H. Senator Mario Scavello, introduction: Mr. Scavello briefly described his new office locations and availability. He asked the Board to contact him if there is a need.

New Business

A. 2105 Road Inspection Report and Recommendation for In-Place Bids: Ms. Eckhart presented a report of the April 11, 2015 Road Inspection. Ms. Eckhart provided a report of repairs scheduled by the Public Works Department. She requested the Board consider the following in-place bid items for 2015: Snow Hill Road, the southwest section – possible overlay or cape seal; Valley Road – oil and chip or CP2 (bituminous binder course); and either East Allen Gardens or Mud Lane – cape seal. She further recommended that in 2016 the Board should consider as follows: Farm Hill Road – oil and chip; portions of Stonebridge and Covered Bridge Road – oil and chip; Kohls Road – CP2 and Church Road – oil and chip. She indicated that both Valley and Church would need stormwater improvements and swale grading prior to any surface treatment. Mr. Pierce commented that he would like a cost factor assigned to the various treatments available to use as a planning/budgetary guide. Following some further discussion Mr. Oberly made a motion to proceed with bids for 2015 pursuant to Ms. Eckhart's recommendation; seconded by Mr. Frack. On the motion, by roll call vote, all Supervisors present voted yes.

B. Allen Township Youth Association – request regarding Small Games of Chance: Mr. Frack made a motion to authorize the use of the address for the Small Games of Chance License as requested by the Allen Township Youth Association; seconded by Mr. Hassler. On the motion, by roll call vote, all Supervisors present voted yes.

C. Draft Zoning Ordinance Amendments: Sections 200 (Definitions); 1406 (Buffer Yards); 1407 (Noise); 1409 (Traffic Impact Study); 1413A.9 (Structures to Have Access); 1422 (Off-Street Parking and Loading Requirements); 1801 (Zoning Permits Required) – Planning Commission recommendation: Mr. Oberly made a motion to authorize advertisement of the ordinance and submit to the LVPC for review; seconded by Mr. Frack. On the motion, by roll call vote, all Supervisors present voted yes.

D. Draft Subdivision and Land Development Ordinance Amendments: Sections 407 (Streets); and 501 – Planning Commission recommendation: Mr. Oberly made a motion to authorize advertisement of the ordinance and submit to the LVPC for review; seconded by Mr. Frack. On the motion, by roll call vote, all Supervisors present voted yes.

E. Sewer Pump Stations – Preventive Maintenance Contract: Mr. Frack made a motion to approve the preventative maintenance of Xylem Inc. Flygt Products in the amount of \$2,200 annually for the Horwith-Hokendauqua and the Willow Green Pump Stations as well as the Rebuild Quote in

the amount of \$1,645 per individual pump which are due for the 7-10 year rebuild; seconded by Mr. Pierce. On the motion, by roll call vote, all Supervisors present voted yes.

F. Public Sewer – Review of Rates, Rules and Regulations (currently in Resolution form from former Allen Township Authority) – authorization to revise to modernize and compile to ordinance form: Mr. Eckhart requested the Board consider updating our current standards to implement stricter regulations especially regarding industrial wastes and grease trap provisions. Mr. Oberly made a motion to authorize the Township Engineer, Solicitor and Manager to modernize the standards and return to the Board with a draft in ordinance form; seconded by Mr. Hassler. On the motion, by roll call vote, all Supervisors present voted yes. Mr. Clater commented regarding standards and maintenance responsibility provisions for private pump stations.

G. PennDOT District Office - meeting report: Ms. Eckhart provided a brief report concerning the executive session from the April 9th meeting and the direction provided concerning a meeting with PennDOT (Ms. Eckhart and Mr. Treadwell). The executive session discussion which led to the direction was concerning future responsibilities and ideas of an exchange of ownership of Willowbrook Road (including a section within Hanover Township, Lehigh County). Additionally, Ms. Eckhart indicated the Board provided direction to invite Hanover Township, Lehigh County Council to meet with Allen Township representatives to discuss potential intermunicipal agreements involving public sewer and road maintenance. The PennDOT meeting which occurred on April 27th, Mr. Treadwell reported with regard to the concept of a road swap of ownership/maintenance of Willowbrook Road and Savage Road in exchange for Howertown and Weaversville Road. Mr. Treadwell indicated that this was the proposal of PennDOT representatives. He further explained that the Township concept would involve an exchange of Willowbrook (from Race Street to West Bullshead) for Cherryville Road. Following some discussion, Mr. Oberly expressed his disappointment with maintenance of Howertown and Weaversville Road by PennDOT. There being some follow-up discussion regarding the Turnback Program, Mr. Hassler made a motion to authorize the Township Solicitor and Township Manager to communicate with PennDOT that the Board is not interested in the presented swap; seconded by Mr. Frack. On the motion, by roll call vote, all Supervisors present voted yes.

H. PSATS Convention: Mr. Hassler provided a report of his attendance at the 2015 PSATS Convention in Hershey, PA.

Mr. Oberly requested an executive session to discuss personnel. There being no further business the meeting adjourned.

Respectfully submitted,

Ilene M. Eckhart
Manager