



# Allen Township Planning Commission

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William Holmes, Chairman  
W. Eugene Clater, Vice Chairman  
David Irons  
Louis Tepes, Jr.  
Alfred Pierce

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

MINUTES  
ALLEN TOWNSHIP PLANNING COMMISSION  
REGULAR MEETING  
Monday, May 16, 2011  
7:00 P.M.

The regular monthly meeting of the Allen Township Planning Commission was held on Monday, April 18, 2011 at 7:00 P.M. at the Allen Township Municipal Building, 4714 Indian Trail Road, Northampton, Pennsylvania 18067. The Pledge of Allegiance was recited by all present.

Roll Call: Present: David Irons; Alfred Pierce; William Holmes, Jr.; Eugene Clater ; B. Lincoln Treadwell, Jr., Esq.; Brien Kocher, P.E., Jason Smith (Hanover Engineering Associates, Inc.) and Ilene M. Eckhart. Absent: Louis Tepes, Jr.

Minutes: Mr. Pierce made a motion to approve the minutes of April 2011; seconded by Mr. Clater. On the motion, by roll call vote, all supervisors present voted yes.

General Business:

1. Natural Area Regulations: The Commission reviewed the draft of the Natural Area Regulations as presented by Jason Smith. Following some discussion, the Commission directed by consensus that Mr. Smith revise the draft based on the comments concerning the stormwater basin area design to be at the discretion of the Township. In addition, the easement content is to be spelled out in the final ordinance not in the reference alone. Following these revisions, a draft is to be returned to the Commission for further review.

2. Open Space Referendum/ Mapping Update: Mr. Pierce made a motion to recommend that the Township Engineer compile the necessary public education program materials; update the official map and associated mapping to reflect the Township's intention to obtain easements and preserve certain lands as open space; to appoint a committee of three citizens to be selected by the Board of Supervisors

to assist with the project in conjunction with the Planning Commission and Supervisors; seconded by Mr. Clater. On the motion, all Commissioners present voted yes.

3. Outdoor Wood Fired Boilers: The Commission review the Township Engineer's May 12, 2011 draft ordinance proposed to govern outdoor wood-fired boilers. This was information based on a model prepared by Monroe County. The Commission discussed whether the Uniform Construction Code had any authority regarding the construction of these units. In addition, the Commission briefly discussed the distance from the home setback language, ..."if there are any residential structures within 250' of the stack, the stack or chimney shall extend at least as high above the ground surface as the height of the roof peaks of the residence plus two feet". The Commission further discussed the need for a yearly permit for the operation of the boiler units. Who would review this unit annually? Following some further discussion, the Commission asked the Township Engineer to explore these points further and return with a revised draft.

4. Solar Panels: The Commission discussed the requirement for the issuance of a zoning permit for solar panels that would be considered. In addition wind farms and wind mill provisions were discussed and the Commission requested that the Township Engineer return with a draft to include these provisions.

There being no further business the meeting adjourned.

Respectfully submitted,

Ilene M. Eckhart