

HANOVER TOWNSHIP, LEHIGH COUNTY  
REGULAR COUNCIL MEETING

November 1, 2017  
7:30 P.M.

Present: Councilmen Heimbecker, Paulus, Wegfahrt, Woolley; J. Jackson Eaton, III, Esquire; Al Kortze, P.E.; Sandra A. Pudliner; Vicky Roth

Absent: Councilman Lawlor

Attendance: 4

At this point in the meeting, Chairman Paulus advised all in attendance of the current health issues with which Councilman Lawlor has been dealing. He noted that Mr. Lawlor fell and had been taken to the hospital where he remained for three days. Mr. Lawlor suffered a brain bleed and a concussion. Chairman Paulus noted that with rest Mr. Lawlor should recover completely.

Courtesy of the Floor: None.

Approval of Minutes: October 18, 2017 Regular Council Meeting

Motion: I move we waive the reading of the Minutes of the October 18, 2017 Regular Council Meeting and accept same as presented.

Paulus, Wegfahrt: Moved and Seconded  
Heimbecker, Wegfahrt, Woolley, Paulus: Aye Unan.

Reports:

1. Sandra A. Pudliner  
Township Manager

1. The Township Manager advised the Board that Chairman Paulus and she had attended the latest Council of Governments Meeting held by Lehigh County. Mrs. Pudliner noted that the head of Lehigh Valley Economic Development Corporation, Donald Cunningham, was in attendance at the meeting and put forth a presentation with respect to the fact that the Lehigh Valley actually falls within the top 60 plus entities in the country in terms of economic development growth. Mr. Cunningham also noted that manufacturing is still the largest production group in the Lehigh Valley. Chairman Paulus noted that there was also a presentation with respect to the area including the Township being quarantined as a result of the Spotted Lantern Fly which is a very destructive insect, which has migrated into the area. Information with respect to pesticides that can be used against the insect as well as other general information was provided at the meeting and the Township Manager will pass same along to Public Works.

2. Al Kortze, P.E.

Township Engineer

1. At this point in the meeting, the Township Engineer discussed with Council the proposed Northampton Business Center Development in Allen Township. In particular, the Township Engineer noted that the Board has been provided with correspondence from the Lehigh County Planning Commission setting forth their comments regarding the proposed land development. Mr. Kortze indicated that the area in question is in Allen Township located north of Route 329, east of Howertown Road and west of Seemsville. Mr. Kortze did note that this proposal was in its early stages and appears to require zoning relief for the construction of 2.6 million square feet of warehousing. The Township Engineer also noted that the traffic would be heading south working down toward the interstate. He advised that the Lehigh Valley Planning Commission considers this matter of regional importance and accordingly made the Township aware of the present status. There was some discussion regarding a similar proposal in East Allen Township and it was noted that that proposal had been rejected. The Township Engineer indicated to Council that it appears that the Lehigh Valley Planning Commission has major issues with the proposal but that he felt that the Township needed to be kept apprised of developments in this matter and it was determined that the Township Manager would indicate to the Lehigh Valley Planning Commission that they would appreciate being advised of all further action in this matter. Additionally, it was determined that the Township Manager would contact Allen Township's Manager regarding upcoming meetings and being notified of same.
2. The Township Engineer advised Council that he had a meeting with one of the engineers for the Lehigh Valley International Airport. A discussion ensued relative to the truck parking on Postal Rd. He provided me with a rough sketch of what they are doing to get the truck staging off of Postal Rd. A copy of that proposal has been provided to the Board. The proposal calls for a stone truck parking area that would be accessed from an existing driveway located approximately 250 feet east of the Marcon Blvd. intersection. It would be a 70-foot-wide area. If this project were to be completed, they would then prohibit trucks from parking along Postal Rd. in that pull-off area which is under the Airport's ownership. The engineer with whom I spoke questioned whether or not the Township would require a land development for something of this nature and I did indicate to him that I thought that the Township would not do so but would like to see the project move forward as soon as possible. It was noted that they would meet with the Lehigh County Conservation District next week to see if they would need any permits from them. If no permits are necessary, they will begin work immediately. There was a discussion as to how many trucks the Airport would be able to stage on their own property. The Township Engineer indicated that including maneuvering that would be necessary, he thought that 20 to 30 trucks could utilize the area. The Township Attorney suggested that Hanover Township consider writing to the Lehigh County Conservation District asking that they give this matter some priority. The Township Manager was directed to correspond with the Lehigh County Conservation District regarding the Township's support of this matter and asking that the matter be given priority.

At this point in the meeting, Councilman Wegfahrt questioned the Township Engineer regarding the ongoing issue regarding Saylor's Mobile Home Park. The Township Engineer noted that there has been no movement on the part of the City. He did, however, speak to Mr. Miller, the owner of Saylor's Mobile Home Park, regarding the status of this matter. The Township Engineer noted that he will go to the head of engineering at the City and determine what the City's position is.

3. J. Jackson Eaton, III, Esquire  
Township Attorney

1. The Township Attorney advised the Board that in order to keep two lanes of traffic on Willowbrook Road when they are making a substantial change in grading of that roadway is to build a temporary road which will be a macadam roadway with a base, etc. Council should be advised that a meeting had been held with the Township Manager, Township's Maintenance Supervisor and the Township Engineer regarding the plowing/salting of the roadway that is currently being built as the temporary road. It might seem logical that the Township would take care of the necessary plowing, salting, etc., but the difference in this case is that it's on private property. The Township Attorney indicated that he felt that he, on behalf of the Township, should inquire as to what the developer's intentions are with regard to maintenance of the roadway over the winter months, etc. Additionally, Attorney Eaton noted that the Township would want an indemnity agreement if there are any damages which arise out of this temporary road construction. Chairman Paulus asked the Township Attorney to readdress the agreements since he felt that possibly the developer had indicated that they would take over the plowing and associated work even before they took over the road. The Township Attorney indicated he would look at the agreements again to determine if there is any language regarding such a commitment in them.
2. The Township Attorney advised Council that the Township has advised Hanover Township, Northampton County, of the rate change applicable to them in the transmission agreement. It is a substantial increase. We anticipate that they will want to sit down and discuss the matter with the Township. Prior to the increase, Hanover Township, Northampton County, had been paying approximately \$2,000 a year. The new rate is somewhere between \$8,000 and \$9,000 a year. Councilman Wegfahrt questioned the history of this matter and the Township Attorney noted there had been a meeting in 2015 and a minimum increase to \$4,000 a year was set in place for 2016-2017. There will be another increase beginning this month which will run from October 2017 through October 2022.

Unfinished Business: None.

New Business: None.

Courtesy of the Floor: None.

Chairman Paulus advised all in attendance that the Board would be going into Executive Session but will not be returning with any decision.

Adjournment:

The meeting was adjourned at 8:05 P.M.

Respectfully submitted,

Sandra A. Pudliner  
Township Manager