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**REGULAR SEMI-MONTHLY MEETING**  
**September 8, 2009**

The regular semi-monthly meeting of the Board of Supervisors, Hanover Township, Northampton County, Pennsylvania was called to order by Chairman John N. Diacogiannis at the Hanover Township Municipal Building, 3630 Jacksonville Road, Bethlehem, Pennsylvania, 18017 at 7:00 P.M.

Present were Supervisors Salvesen, Tanczos and Walbert, Engineer Birdsall, Attorney Wendy Nicolosi for Solicitor Broughal, Public Works Director Vince Milite and Township Manager John J. Finnigan, Jr. Supervisor Nagle was not in attendance.

The Pledge of Allegiance was performed.

Upon motion of Mr. Salvesen, seconded by Mr. Tanczos, the Board approved the Agenda, with removal to Administration.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

Upon motion of Mr. Salvesen, seconded by Mr. Tanczos, the Board approved the minutes, as written, from the meeting of the Board of Supervisors dated August 11, 2009.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

Upon motion of Mr. Salvesen, seconded by Mr. Tanczos, the Board approved the List of Bills and Transfers as prepared by the Secretary-Treasurer, and to enter the signed List of Bills by the Secretary-Treasurer and the Board of Supervisors as an attachment to the minutes.

Mr. Salvesen aye, with the exception of the portion of General Fund Check #1835 (Payroll), which is a payment to me, Mr. Tanczos aye, with the exception of the portion of General Fund Check #1835 (Payroll), which is a payment to me, Mr. Walbert aye, with the exception of the portion of General Fund Check #1835 (Payroll), which is a payment to me, Mr. Diacogiannis aye, with the exception of the portion of General Fund Check #1835 (Payroll), which is a payment to me; and General Fund Check #1854 to PPL, General Fund Check #13679 to PPL, Recreation Check #7382 (Payroll) and Recreation Check #7399 to PPL.

**COURTESY OF THE FLOOR**

Mr. Gary Burk from Senator Browne's office announced that Senator Browne and Representative Reichley will be hosting a Kid's Discovery Expo at the DaVinci Center on Saturday, September 12, 2009. The event is free. Flyers are available at the Municipal Office Reception desk and the Community Center.

**REPORT OF THE SOLICITOR**

Attorney Wendy Nicolosi noted for the record that the Hanover Township Board of Supervisors held an Executive Session on September 1, 2009 at 7:00 P.M. This was held in accordance with the Sunshine Act and was held to discuss personnel and litigation matters.

### REPORT OF THE CHAIRMAN

Mr. Diacogiannis reminded everyone that on Friday, September 11, 2009 at 6:30 P.M. the Annual Patriot's Day Ceremony will be held at the Community Center.

### REPORT OF THE VICE CHAIRMAN

Mr. Walbert had nothing to report.

### SUPERVISOR'S COMMENTS & ROAD REPORTS

Mr. Walbert – Road District #2 – Nothing to report.

Mr. Diacogiannis – Road District #3 – Nothing to report.

Mr. Salvesen – Road District #4 – Nothing to report.

Mr. Tanczos – Road District #5 – Nothing to report.

### ADMINISTRATION

#### **Policy 63 Credit/Debit Card Payments**

Mr. Salvesen introduced Policy 63 which passes any fees the Township is charged by credit card companies, specifically Mastercard and VISA to the cardholder. The policy will be voted on at the next meeting. Mr. Finnigan stated that other municipalities, the City of Bethlehem, and the County have also adopted this policy.

#### **Resolution 09-20 Municipal Winter Traffic Services Agreement**

Mr. Salvesen moved that the Board approve to authorize the Chairman and Township Manager to sign Resolution 09-20.

Mr. Walbert seconded the motion.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

#### **NCATO Convention**

Ms. Stranzl requested that she be notified by the end of this week who will be attending the convention.

### PLANNING & ZONING

#### **Zoning Hearing Board Application – Gentis Associates, LLC, 325 Stoke Park Road Seating and Parking Variance**

Mark Bradbury from Martin, Bradbury, and Griffith explained that the restaurant will have 230 seats versus the original 280 seats therefore they are requesting a reduction in the number of parking spaces required rather than having to make major modifications to the existing parking lot. The number of spaces required is 140 which is based on the square footage rather than the number of seats.

Mr. Walbert moved that the Board authorize the Township Engineer and Township Solicitor to attend the Zoning Hearing Board meeting in the matter of 325 Stoke Park Road.

Mr. Salvesen seconded the motion.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

### PUBLIC WORKS

Nothing to report.

## DEVELOPMENTS

### **LNAA Cul-de-Sac Subdivision Extension Request**

Mr. Tanczos moved that the Board approve to grant Lehigh Northampton Airport Authority Cul-de-Sac Subdivision a ninety (90) day extension to meet conditions of approval to December 9, 2009 and to notify the Developer of the Board's action.

Mr. Walbert seconded the motion.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

### **LNAA Lot Location Plan – Lot Consolidation Extension Request**

Mr. Tanczos moved that the Board approve to grant Lehigh Northampton Airport Authority Lot Location – Lot Consolidations a ninety (90) day extension to meet conditions of approval to December 16, 2009 and to notify the Developer of the Board's action.

Mr. Salvesen seconded the motion.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

### **Northeast PA Lions Eye Bank Inspection Request**

Mr. Tanczos stated that we have received a letter requesting a final inspection of the required site improvements for the Certificate of Occupancy. Mr. Birdsall stated that a recommendation will be presented at the next meeting.

### **LVIP IV Lot 45 Minrad, Inc. Maintenance Status**

Mr. Tanczos moved that the Board, as recommended by the Township Engineer, approve to accept the Developer's request to end the maintenance period for LVIP IV Lot 45 and to return the Maintenance Bond upon the condition that the Developer adheres to Township Policy #25 (payment of Plans and Appeals Accounts charges), and to notify the Developer of the Board's action.

Mr. Salvesen seconded the motion.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

### **Minrad, Inc. Warehouse Addition Extension Request**

Mr. Tanczos moved that the Board approve to grant Minrad, Inc./Piramal Healthcare Limited an extension to the Improvements Agreement to September 12, 2011 and to notify the Developer of the Board's action.

Mr. Salvesen seconded the motion.

Mr. Birdsall explained that this appears to be a phase plan where their next step is to build a mini-tank holding area which will allow them to clean up their property but they don't want to give up their right to build a warehouse addition should they need it. A further discussion was held regarding whether there may be a need to re-evaluate the original application for the warehouse addition.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye.

### **Hanover Corporate Center 2 Lot 3 CVS/Turkey Hill Improvements Status**

Mr. Tanczos moved that the Board approve, as recommended by the Township Engineer, to accept the improvements as complete for the Hanover Corporate Center 2 – Lot 3, CVS/Turkey Hill Development Plan, and authorize the start of the eighteen (18) month Maintenance Period, effective September 30, 2009, and to return the balance of the Improvements Bond on the following conditions:

1. That the Developer provides Maintenance Security in the amount of \$29,164.50 prior to September 18, 2009.
2. That the Developer provides verification that the site lighting listed in Hanover Engineering Associates, Inc. letter of July 9, 2009 is operable.
3. That the Developer adheres to Township Policy #25 (payment of Plans and Appeals Accounts).

Mr. Tanczos also moved that the Board authorize the Secretary to notify the Developer of the Board's action.

Mr. Salvesen seconded the motion.

Mr. Salvesen aye, Mr. Tanczos aye, Mr. Walbert aye, Mr. Diacogiannis aye

### **Michael C. and Bonita M. Davis Subdivision Location of Trees**

A discussion regarding documentation regarding a Tree Protection Easement took place. The only way to handle the matter is a revised record plan.

### COURTESY OF THE FLOOR

Resident Robert Bem, 5856 Monocacy Drive, was present to ask if there were any further developments concerning Traveler's and the Township. Mr. Finnigan stated that the Travelers Engineer is waiting for their Legal Department to approve the revised agreement returned by the Township. Travelers received three bids and they are reviewing them. Work must begin within two weeks of the contract being awarded.

### STAFF REPORTS

Mr. Birdsall had nothing to report.

Ms. Nicolosi had nothing to report.

Mr. Milite thanked the Board of Supervisors, the Office Staff, Public Works Department and the Colonial Regional Police for their help with the Yard Waste barrel distribution on Saturday, August 29, 2009.

Mr. Finnigan updated the Board on the status of the proposed Ordinance regarding the Resale of Certificate of Occupancy. The Solicitor and the Zoning Officer are in the process of reviewing the document.

Mr. Finnigan stated that he, Mr. Birdsall, Mr. Milite, Mr. Drissel and Mr. Zumas of Hanover Engineering walked Valley View Estates Phase with Travelers last Friday. Travelers will be getting the bid documents out this week.

### ADJOURNMENT

Mr. Diacogiannis adjourned the meeting at 7:42 P.M.

Lori A. Stranzl  
Secretary-Treasurer