NORTH WHITEHALL TOWNSHIP BOARD OF SUPERVISORS
NORTH WHITEHALL TOWNSHIP MUNICIPAL BUILDING
APRIL 4, 2022

Chairman Al Geosits called the meeting to order at 7:30 PM, followed by the Pledge of Allegiance and a moment of silence. In attendance were Supervisors Ronald J. Heintzelman and Dennis Klusaritz, Attorney Lisa A. Young, Manager Chris Garges, Engineer Steve Gitch, Administrative Assistant Jess Koenig and Secretary/Treasurer Brenda Norder.

APPROVAL OF PREVIOUS MINUTES
Upon motion by Ronald J. Heintzelman, seconded by Dennis Klusaritz, the minutes of the Board of Supervisors Meeting of March 7, 2022 were approved. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz - yes. There were no public comments on this item.

ANNOUNCEMENTS
1. A request for bids for In-place road projects was advertised on March 30th and April 6th. Bids will be publicly opened on April 19th at approximately 9 AM.
2. We have been notified that our 2022 State Liquid Fuels allocation will be $636,230.87.
3. The Municipal Offices will be closed Friday, April 15th for the Good Friday Holiday.
4. The Greater Lehigh Valley Chamber of Commerce honored Manager Chris Garges with the Township Manager of the Year Award.
5. County Executive Phil Armstrong was in attendance and presented an update on county initiatives and answered questions from the audience.
6. Mr. Garges announced an executive session was held prior to this meeting for personnel issues.

TREASURER'S REPORT
Upon motion by Dennis Klusaritz, seconded by Ronald J. Heintzelman, the March Treasurer's report and the register of checks # 16996-17072 were approved as presented. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz - yes. There were no public comments on this item.

OLD BUSINESS: No Old Business.

NEW BUSINESS:

GREENLEAF AT MAPLE STREET WAIVER & DEFERRAL REQUEST
Phil Malitsch, Tuskes Homes, and Andrew Woods, Hanover Engineering, on behalf of the Greenleaf at Maple Street Major Subdivision Plan, requested the following waiver & deferral:

1. A waiver of SALDO Article 3, Sect. 3.02A that the plan is viewed as a Final as well as a Preliminary;
2. A deferral of SALDO Article 10 Section 10.06.A.7 not to be required to provide road improvements along Greenleaf Street. The Developer agreed to entering into an agreement for a 24-month deadline, from the date of Plan recording, regarding the deferral of road improvements along Greenleaf Street, subject to posting of financial security satisfactory to the Township.

Upon motion by Dennis Klusaritz, seconded by Al Geosits, the Board granted the waiver and deferral. Roll call: Al Geosits - yes; Ronald J. Heintzelman - abstained; Dennis Klusaritz - yes.

- Brian Horwith, Springfield Dr., Coplay, suggested requiring some form of security i.e., an escrow or a letter of credit.

GREENLEAF AT MAPLE STREET PRELIMINARY/FINAL

Phil Malitsch, Tuskes Homes, and Andrew Woods, Hanover Engineering, presented the Greenleaf at Maple Street Major Subdivision Plan (13 lots) to the Board. Upon motion by Al Geosits, seconded by Dennis Klusaritz, the Plan was approved as a Preliminary/Final subject to the following conditions:

1. The Developer shall comply with all of the recommendations contained in the letter from the General Planning Engineer dated February 17, 2022.
2. The Developer shall comply with all of the recommendations contained in the letter from the Zoning Officer dated January 13, 2022.
3. The Developer shall comply with all of the recommendations of the Planning Commission Meeting of February 22, 2022.
4. The Developer shall comply with all of the provisions contained in the Planning Administrator's checklist letter dated March 24, 2022.
5. The Developer shall contribute $2,600.00 to the Traffic Impact Fund.
6. The Developer shall contribute $32,500.00 to the Recreation Fund.
7. The Developer shall install a 5’ wide paved pathway along the Maple Street frontage to the satisfaction of the Township Engineer.
8. The Developer shall install streetlights at the intersection of Greenleaf and Maple Streets and every three hundred (300) feet along the Maple Street Road frontage. The Developer shall submit a street lighting plan to be approved by the Township Engineer prior to plan recording.
9. The Developer shall provide notes on the plans regarding location and maintenance of bus stops (per Parkland Area School District) and shall add lighting notes to the plan.
10. The Developer shall establish and post a 35 MPH speed limit.

Roll call: Al Geosits - yes; Ronald J. Heintzelman - abstained; Dennis Klusaritz - yes.

- Leonard Nuss, Old Post Rd., Coplay, noted that there was electric available at both intersections.

5077 OVERLOOK ROAD (STRAWBERRY ACRES) DISCUSSION

Atty. Peter Lehr, representing 5077 Overlook Road Major Subdivision and Land Development, met with the Board to discuss the timeline of the plans prior to meeting with the Planning Commission. He noted that the engineering firm is working on detailed development plans for submittal and obtaining an NPDES permit.

5077 OVERLOOK ROAD (STRAWBERRY ACRES) EXTENSION OF TIME

Upon motion by Al Geosits, seconded by Dennis Klusaritz, the Board accepted the extension of time offer for this project, until July 31, 2022, in order for the Major Subdivision and Land Development Application for 5077 Overlook Road, to be reviewed at the June meeting of the Planning Commission, as pursuant to Section 913.2(b)(1) of the PA Municipalities Planning Code. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz - yes.

- Tom Van Vreede, Church Drive, Coplay, noted that there were various time extensions granted and that the prior plans had numerous deficiencies.
- Bill Moyer, Donna Dr., Coplay, stated he felt the developer had ample time to submit drawings and address the concerns of the residents.
- Heather Skorinko, Clearview Rd., Coplay, stated she felt the developer is wasting everyone’s time.
- Brian Horwith, Springfield Dr., Coplay, asked the Board to explain the time extension process.
- Leonard Nuss, Old Post Rd., Coplay, asked if they will be under the new ordinances.

5077 OVERLOOK ROAD EXTENSION OF TIME continued

- Tom Van Vreede, Church Drive, Coplay, reiterated that the residents are upset about the lack of quality in the plans submitted.
- Heather Skorinko, Clearview Rd., Coplay, asked why the deadline can't be set for June.

NORTH VALLEY TRADE CENTER REDUCTION OF IMPROVEMENTS ESCROW

Upon motion by Dennis Klusaritz, seconded by Ronald J. Heintzelman, the Board accepted the written recommendation of the General Planning Engineer Stephen Gitch, dated March 22, 2022 and accepted the offsite improvements to Independence Drive and commenced the 18-month maintenance period, authorizing the third reduction of the North Valley Trade Center Off-site Improvements Bond for $90,074.32 leaving a balance of $73,115.38, to be retained for the duration of the maintenance period. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz - yes.

- Brian Horwith, Springfield Dr., Coplay, inquired if the township could hold money for other items for this project.

SCHNECKSVILLE ELEMENTARY SCHOOL REDUCTION OF IMPROVEMENTS ESCROW

Upon motion by Ronald J. Heintzelman, seconded by Al Geosits, the Board accepted the written recommendation of the General Planning Engineer Stephen Gitch, dated March 22, 2022 and authorized reduction #1 of the Schnecksville Elementary School Project Escrow Account for $1,025,936.21 leaving a balance of $220,709.19. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

DOLLAR GENERAL RELEASE OF IMPROVEMENTS BOND

Upon motion by Al Geosits, seconded by Dennis Klusaritz, the Board accepted the written recommendation of the General Planning Engineer Stephen Gitch, dated March 31, 2022 and authorized release of the Dollar General Improvements Bond for $442,680.00, contingent on all outstanding improvement items being completed to the satisfaction of the Township Engineer. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes.

- Brian Horwith, Springfield Dr., Coplay, asked if the Developer has satisfied all the neighbors' concerns regarding the development.

AUTHORIZATION TO JOIN MULTI-TOWNSHIP BID

Upon motion by Ronald J. Heintzelman, seconded by Al Geosits, the Board granted authorization to join Coplay Whitehall Sewer Authority and Upper Macungie Township in a joint bid, via Pennbid, to repair sanitary sewer manholes. Bid opening will be held on April 28th. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

RELEASE OF ESCROWS FOR LEGAL & ENGINEERING HELLWIG/MELENDEZ

After consultation with the Solicitor and the General Planning Engineer, Treasurer Brenda Norder recommended the following escrows for legal and engineering be returned:

Hellwig/Melendez Lot Line $ 1,137.50

Upon motion by Al Geosits, seconded by Ronald J. Heintzelman, the Board authorized the Treasurer to return the escrow balance. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

RELEASE OF ESCROWS FOR LEGAL & ENGINEERING SHEETZ

After consultation with the Solicitor and the General Planning Engineer, Treasurer Brenda Norder recommended the following escrow for legal and engineering be returned contingent upon payment of all outstanding solicitor invoices:

Sheetz Pre-planning Escrow

Upon motion by Al Geosits, seconded by Dennis Klusaritz, the Board authorized the Treasurer to return the escrow balance. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

EXONERATION FROM THE COLLECTION DELINQUENT R.E. TAXES

Upon motion by Ronald J. Heintzelman, seconded by Al Geosits, the Board exonerated Portnoff & Associates from the collection of real estate taxes for the following property, due to removal of a manufactured home:

3469 Wolf Pack Dr $32.90

Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

RESOLUTION 04-04-22 COMMEMORATING THE 250th BIRTHDAY OF THE USA

Upon motion by Ronald J. Heintzelman, seconded by Al Geosits, Resolution 04-04-22 was adopted. Resolution 04-04-22 endorses the America250PA Commission and its mission to plan, develop and celebrate the 250th birthday of the United Sates and Pennsylvania's integral role in the nation's past, present and future. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

RECREATION ALLOCATIONS

Upon motion by Ronald J. Heintzelman, seconded by Al Geosits, the Board accepted the recommendation of the Recreation Board and authorized the distribution of the following 2022 budgeted allocations to the various organizations:

North Parkland Athletic Association	$ 3,000.00
Ormrod Playground Association	5,000.00
Laurys Athletic Association	5,000.00
Schnecksville Playground Association	4,500.00
Orefield Athletic Association	3,000.00
Neffs Playground Association	1,500.00

Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes.

- Ben Fritchman, Clearview Road, Coplay, inquired as to what determined the amounts given to the various groups.

FIRE COMPANY ARPA CONTRIBUTION POLICY

Upon motion by Ronald J. Heintzelman, seconded by Dennis Klusaritz, the Board approved a policy setting forth guidelines to allocate funds from the American Rescue Plan Act to assist the 4 fire companies with campus improvements. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

PURCHASE OF 2022 F450 MINI-DUMP TRUCK AND F350 PICKUP TRUCK

Upon motion by Dennis Klusaritz, seconded by Al Geosits, the Board reaffirmed the budgeted purchases of a 2022 F450 mini-dump truck in the amount of $63,717.00 and a 2022 F350 pickup truck in the amount of $46,585.00. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

REQUEST TO USE FIRE POLICE

The Secretary received a request for the use of the North Whitehall Fire Police by the Parkland CARES Food Pantry. They have asked for fire police to assist with traffic control for their monthly drive-thru food distributions, for the rest of 2022, as follows:

April 2nd & May 7th; June 14th, July 12th & August 9th; September 10th, October 8th & November 12th; and December 10th or 17th.

A Certificate of Insurance was received. Upon motion by Al Geosits, seconded by Dennis Klusaritz, the request to use the North Whitehall Fire Police was granted. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

ROUTE 309 PROJECT - BARWIS CONSTRUCTION - STORED MATERIALS REQUEST

Barwis Construction is requesting that the township take early delivery and storage of the storm water pipe that is required for the Rt. 309 and Pennsylvania Drive intersection improvement project. This will guarantee the materials needed will be available for the construction later this summer. In addition, they are seeking payment for actual cost of material. Upon motion by Al Geosits, seconded by Ronald J. Heintzelman, the request for accepting delivery, storage and payment of construction materials was granted. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

REDUCTION OF LETTER OF CREDIT FAIRLAND FARMS III PINE STREET

Upon motion by Dennis Klusaritz, seconded by Al Geosits, the Board accepted the written recommendation of the General Planning Engineer Stephen Gitch, dated April 1, 2022, and authorized the reduction of $ 133,475.00 from the Fairland Farms III Pine Street Letter of Credit, leaving a balance of $ 55,268.50 in the account. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

MANAGER'S REPORT –

- Two letters of interest were received for the Recreation Board vacancy. Mr. Garges recommended that the Board forward the letters to the Recreation Board for their review and recommendation of someone to fulfill the unexpired term of Norma Visnar, expiring December 31, 2022.

Motion - Upon motion by Dennis Klusaritz, seconded by Al Geosits, the Board forwarded the letters of interest to the Recreation Board for review and recommendation of a candidate to fill the current vacancy. Roll call: Al Geosits - yes; Ronald J. Heintzelman - yes; Dennis Klusaritz – yes. There were no public comments on this item.

- Registration for the Summer Camps is currently frozen due to lack of applications for counselors.
- Upcoming public meetings: April 19 for the Comprehensive Plan and April 27 for the Park, Recreation and Open Space Plan.
- The township received $125,000.00 in funding from Lehigh County's Dirt & Gravel Road Project, to replace a failing culvert on Grist Mill Road.

MANAGER'S REPORT continued

- Mr. Garges attended the March 23 Lehigh County Commissioners' meeting to discuss a pending grant for $45,000.00 for a zoning ordinance update to be awarded in April.
- He also attended the March 29 LVPC General Assembly on behalf of the township.
- Mr. Garges attended the LCCD MS4 Roundtable Meeting to discuss 2022 DEP permit requirements and a stormwater ordinance required to be adopted by September 30, 2022.

SOLICITOR'S REPORT -

Atty. Young reported on:

- Advertising for next meeting's Ordinance will run in April;
- She will attend 2 Zoning Enforcement Hearings;
- The Sewer Enforcement trial date has not been determined; and
- The state has determined that hayrides must be registered with the state as an amusement ride.

COMMENTS FROM THE FLOOR (Non-agenda items):

- Tom Van Vreede, Church Drive, Coplay, questioned why supervisors' answers to questions are not recorded in the minutes.
- Heather Skorinko, Clearview Rd., Coplay, requested that when making any remediation to the water runoff problem on Clearview Road, to make sure it does not redirect to her property. More discussion on the water runoff issue ensued.
- Rich Semmel, Clearview Rd., Coplay, asked how much longer does the farm at Zan-Beau Lane (1228 Clearview Road) have to fix their problems which contribute to the Clearview Road problem.
- Debbie Kreglow, Levans Rd., Coplay, asked the Board for an update on their requested assistance from the township to enforce cleanup of the other half of their duplex property.

ADJOURNMENT Meeting adjourned at 9:38 PM.

Respectfully submitted,

Brenda Norder, Secretary/Treasurer