

May 11, 2020

The Supervisors of Weisenberg Township, Lehigh County, Pennsylvania met at 7:00 p.m. in the Municipal Building, 2175 Seipstown Road, Fogelsville, Pennsylvania where Supervisor Linda Gorgas opened the meeting with the Pledge of Allegiance to the flag of the United States of America. Present were Anthony Werley, Richard Bleiler and Brian Carl. Jeff Strauss, Stan Wojciechowski and Peter Lehr attended the meeting via ZOOM due to the COVID-19 pandemic. The meeting was advertised & conducted in accordance with Act 15. Roll call was conducted on all members and staff.

Minutes of the April 13<sup>th</sup>, 2020 Board of Supervisors meeting were approved by motion of Richard Bleiler seconded by Anthony Werley. Motion carried.

The treasurer's reports of April 30, 2020 as well as payment of current invoices presented were approved by motion of Anthony Werley seconded by Richard Bleiler. Motion carried.

**Weisenberg Township  
Treasurer Report  
April 30, 2020**

General Fund Expenses	4/01/20 – 4/13/20	119,681.00
General Fund Expenses	4/14/20 – 4/30/20	18,452.07
State Fund Expenses	4/13/20	7,489.00
Equipment Fund Expenses	4/13/20	-

	<b><u>Balance as 4/30/2020</u></b>
General Fund Checking	1,324,403.28
General Fund – CD	726,434.69
State Fund Checking	-
State Fund Money Market	399,405.09
Equipment Fund Money Market	213,458.36
Arcadia Industrial Park Signalization Fund	49,352.81
Recreation Fund	52,600.08
Fire Equipment Fund	49,549.72
Fire Equipment Fund – CD	200,187.74
General Fund – CD	750,000.00
Road Swap Money Market	0.00
General Fund – CD Traffic Signalization	80,736.44
Capital Projects Fund	175,928.55
Conservation District Fund	13,774.74
Open Space Money Market Fund	5,004.41
Open Space Fund – CD	5,125.35
Yard Waste Money Market Fund	65,057.24
Yard Waste Recycling Fund – CD	<u>66,629.50</u>
Total Assets	4,177,648.00

**VISA Account Reconciliation – Brian**

Beginning Balance	254.29
Payments	(254.29)

Purchases

Amazon – Office Supplies, Trash Bags	144.66
1&1 – Internet email	27.99
Lathem Time – Monthly Time Clock	39.00
Zoom – Monthly Fee	15.89
USPS - Postage	146.75
Restaurant Store – Gloves, Toilet Paper	100.40
Visa Print – Marty EAC Business Cards	21.20
Eight Oaks Distillery – Hand Sanitizer	275.00
PA UCC Permit Fees	90.00

860.89

Ending Balance

860.89

VISA Account Reconciliation – Tony

Beginning Balance

Payments

0.00

(0.00)

Purchases

Harbor Freight	- Tools	186.75
Harbor Freight	- Tools	71.60

258.35

Ending Balance

258.35

**SUBDIVISIONS & LAND DEVELOPMENT:**

Sheetz Inc. – Final – Land Development – Plan Dated 3/3/2020 (2298 Golden Key Road)

Brent Brubaker and Blake Marles were present to explain the land development plan. Stan Wojciechowski reviewed his comment letter Dated April 30<sup>th</sup>, 2020. Motion made by Anthony Werley, seconded by Richard Bleiler to approve the final land development plan conditionally upon lowering the light poles to 30' in height, reducing the lighting to approximately the 4000 lumen range and including **Resolution # 20-12**. Roll call was conducted and all Board members agreed. Motion carried.

Thomas Hails – Prel./Final – Minor Subdivison (Lot Line Adj.) Plan Dated 2/4/2020 (2374 Seipstown Road)

Matthew Mack of Mack Engineering gave a quick over view of the lot line adjustment to increase one of the lot areas for future development. There is no current proposal for this lot line adjustment but in the future if there is they will submit a land development plan to the Township. Mack Engineering is in agreement to all of Stan Wojciechowski comments on his letter dated April 27, 2020. Richard Bleiler made a motion to conditionally approve the lot line adjustment based on Stan's review letter of April 27<sup>th</sup>, 2020, seconded by Anthony Werley. Roll call was conducted and all Board members agreed. Motion carried.

Dunkin Donuts – Prel./Final – Land Development – Plan Dated 3/12/2020 (2160 Golden Key Rd.)

George White of JHA Companies presented the plan to construct a Dunkin Donuts located in front of the existing Super 8 Motel. The existing H.O.P. that was issued in 1998 will be transferred over to Dunkin Donuts from the prior approval of the Arby's which was never built.

The existing septic system has been deemed sufficient by the Township S.E.O. The existing storm water basin will be tested to see if it will handle the proposed additional stormwater. Dave and Steven Vitez (Sventures, LLC) were also on line to answer any questions. The main issue that came up at the Planning Commission meeting held on April 30<sup>th</sup> was to improve the vacant building on the property and the tractor trailer parking at the site. There will be several signs added on the property to prohibit truck parking. Dave Vitez stated that he is working with the land owner (Shaner) to have the vacant building fixed up. The landowner will be going out to the site tomorrow in order to see what needs to be done. The Board is looking for suggestions/list of improvements to know what will be done with the vacant building.

The waiver request to treat this plan as a Prel./Final plan was denied by motion made by Richard Bleiler, seconded by Anthony Werley. Roll call was taken and all Board members agreed to have this plan be a Preliminary Plan. Motion carried.

Motion made by Richard Bleiler, seconded by Anthony Werley to conditionally approve this Preliminary Land Development plan upon **Resolution # 20-13** which incorporates the Engineer's comments with a condition upon a submission of an esthetics improvement proposal for the vacant building to be determined and resolved at the final plan stage. Roll call was taken and all Board members agreed. Motion carried.

#### **OLD BUSINESS:**

**Resolution 2020-14** accepting the addition of 21.5 acres into the existing Township's Agricultural Security Area for Alex James Castellano was adopted by motion made by Anthony Werley and seconded by Richard Bleiler. Roll call was taken and all Board members agreed. Motion carried.

**Resolution 2020-15** accepting the dedication of Hunt Meadows Estates was approved by motion made by Richard Bleiler, seconded by Anthony Werley. Roll call was taken and all Board members agreed. Motion carried. Peter Lehr will be drafting up the final paperwork for the acceptance of the Hunt Meadows Estates public improvements. Brian Carl will send out a letter to close-out the Public Improvements Letter of Credit for Hunt Meadows once all the legal paperwork for the dedication is signed.

Katem Court Subdivision/dedication was deferred to next month's meeting. The developer has asked the Township solicitor to draft up the final paperwork for the acceptance of Katem Court and the developer will reimburse the Township.

#### **NEW BUSINESS:**

7960 Claussville Road – Additional R.O.W. is being granted to the Township in order for 7952 Claussville Road to meet the clear sight triangle requirements of a PennDot H.O.P. Peter Lehr will draw up the paperwork and be reimbursed by the resident for his legal fees. Motion made by Anthony Werley, seconded by Richard Bleiler to have Peter prepare the agreement to accept the additional right-of-way. Roll call was taken and all Board members agreed. Motion carried.

#### **PUBLIC COMMENT:**

Allen Cerullo asked where the driveway would be coming out at 7952 Claussville Road since this is his neighbor. Brian Carl clarified this for Allen.

#### **WEISENBERG VOLUNTEER FIRE DEPARTMENT'S COMMENTS:**

Matt Krapf, Fire Chief, informed the Board that they had 67 calls for the year 2020. All fundraisers have been put on hold until further notice due to COVID-19. The fire station itself is closed to all non-emergency personal and all fire department functions. Last week's fire

department business meeting was held via zoom. 5121 was having transmission issues. Old rubber pressure lines were replaced and the truck will be tested to see if that is the fix. 5131 received its yearly PM inspection and some repairs were completed. 5111 had an antifreeze leak which got repaired. A new backup camera and revised rescue compartment will be installed by KME as soon as it can be scheduled. 5199 had its yearly inspection and everything was good. The new 5121 (tanker) truck committee is currently on hold for right now. Some station repair work is scheduled on the gutters, roof ridge vent cap and engine bay heater #1 flashing.

#### **EAC COMMENTS:**

EAC Chairman, Marty Rakaczewski (2912 Musket Road) stated that a small Earth Day Event was conducted. The Township supplied bags and vests to anyone who wanted to clean up via social distancing. A Boy Scout family contacted the EAC for some community hours so Marty will meet them this Saturday at the field across from the fire station for trash pick-up and monitor the situation. A meeting with the local businesses off of Golden Key Road and Commerce Circle to help with clean-up around their facilities will be held with Marty & Brian via zoom. Also a local farmer has switched companies because they were continuing to get trash mixed in with their compost. The Board commended Marty for the job he is doing.

#### **ROADMASTER'S COMMENTS:**

Anthony Werley informed the Board that they are performing maintenance on equipment. They installed additional piping on Edelweiss Road with the funding from the Conservation District's Low Volume Road Fund. They intend to start paving spots around the Township this coming week. They helped Brian install the new batting cage at the ball field and the new loader arrived on Friday.

#### **ENGINEER'S COMMENTS:**

Stan Wojciechowski informed the Board that they are working on the Valley road culvert permitting and bid package. Morgan Hills is clearing and doing some preliminary work at the sight. West Hills re-submitted traffic signal permit plans for Golden Key Road/Commerce Circle/West Hills Court intersection.

#### **ATTORNEY'S COMMENTS:**

Peter Lehr informed the Board that the civil enforcement action against Unagust has been on hold due to COVID-19 and the magistrate courts and common pleas courts are closed.

#### **TREASURER'S COMMENTS:**

Jeff Strauss informed the Board that (2) CD's are going to mature. The Board decided to put the money in the money market account and wait to see if the rates go up. Allen Cerullo suggested on line CD's that are available with better rates. Jeff re-iterated that Township funds have to be secured due to it being resident's money but he will look into it. Portnoff has held off on collecting delinquent taxes due to COVID-19. The Board decided to continue on collections since it involves the same people that are always late paying their taxes. Jeff will also send out the press release to residents that have questions regarding the fire tax. Due to COVID-19 the Board of Supervisors and Jeff Strauss decided against having face to face tax collection hours here at the Township Building and at his home office. A notice will be placed on the website and on the front door addressing these changes.

#### **SUPERVISOR'S COMMENTS:**

The Board thanked Brian Carl and Anthony Werley for their efforts in guiding the Township through the COVID-19 pandemic.

#### **SECRETARY / ADMINISTRATOR'S COMMENTS:**

Alex Sprossell was awarded a certificate of appreciation by the Board of Supervisors in recognition of his work and dedication installing the hardscape and flagpole at the Weisenberg Park Baseball Field as part of his Eagle Scout project. The disaster declaration was extended to June 4<sup>th</sup> by motion made by Anthony Werley, seconded by Richard Bleiler. Roll call was taken and all Board members agreed. Motion carried.

**Resolution # 20-16** – Anthony Werley made a motion, seconded by Richard Bleiler to approve the I-78 west bound and 863 traffic signal improvement plan. Roll call was taken and all Board members agreed. Motion carried.

**Resolution # 20-17** – Anthony Werley made a motion, seconded Richard Bleiler to approve the West Hills Court and Commerce Circle traffic signal plan. Roll call was taken and the Board members agreed. Motion carried.

**EXECUTIVE SESSION:**

None

With no further business, Linda Gorgas adjourned the meeting at 8:51pm for the payment of invoices presented and approved.

Respectfully submitted,

Brian C. Carl  
Secretary