

I. OPENING

CALL TO ORDER: The Environmental Advisory Council meeting of Lower Saucon Township was called to order on Tuesday, August 13, 2013 at 7:04 P.M. at 3700 Old Philadelphia Pike, Bethlehem, PA, with Sandra Yerger, Chairman, presiding.

ROLL CALL:

Members: Sandra Yerger, Chairman; Tom Maxfield, Vice-Chairman; Ted Beardsley, Dru Germanoski Laura Ray (arrived at 7:09 PM) and Allan Johnson. Absent - Hazem Hijazi. **Associate Members:** Michael Boyle, Absent – Glenn Kaye and Sarah Stanlick; **Hellertown Liaison:** Terry Boos.

PLEDGE OF ALLEGIANCE

II. OPEN SPACE SUB-COMMITTEE

A. PROPERTY UPDATES

1. MARSON PROPERTY – 2382 WASSERGASS ROAD

Mr. Beardsley said the bank has agreed to review the two appraisals. The one Mr. Marson had done and the other one we had done. Mr. Marson needs to submit a check for \$250.00 for subordination. Mr. Beardsley talked to Leslie and it's going to come up on Council whether they want to pay the \$250.00 or not. Mr. Beardsley's opinion was, and this is just his memory from years ago, that we would pay administration costs, surveys and things like that. He was thinking this falls under that category. It's up to Council to say if they'll pay the \$250.00 for Mr. Marson to submit the subordination agreement, then they'll review the two appraisals before they say they will require one of their own or not. He doesn't know the difference between the appraisals. He started reading our appraisal, but he didn't finish yet.

2. Mr. Beardsley said he's been invited to the Council meeting next week for their Executive Session to discuss the two properties across from the high school. Mrs. Yerger said she knows the Township submitted grant applications for those properties. There's money available to help purchase and it doesn't obligate you to anything. It's up to \$250,000.00 per property. It's a substantial amount of money. She was glad to spot that and afford that information to Jack and Cathy.

III. NEW BUSINESS

A. DISCUSSION WITH DRU GERMANOSKI EAC GIS HYDROLOGIC DATABASE

Mr. Germanoski said the student has been away this summer doing an internship in New York City. The student was in touch with Dru on Friday and was in the lab and is starting on the project. He was unable to work from home because he didn't have access to the GIS software. What he has been working on during his internship was to develop a database for surface water hydrology for the engineering firm he's working for. The good part of that is he's picking up experience that will help him to hit the ground running when he's back on campus. He will be at the next meeting and will have something to report.

Mr. Germanoski did print out the plan of attack, the items that were included on the database and distributed at the June meeting. He has copies he can distribute.

The student will give us a report and he's enthused about it. The Civil Engineer who is going to co-advise him is doing this as a joint thesis for civil engineering and geology. It's a dual major and that person is a surface water geologist and someone he works with a lot. That's very positive as well. He'll be getting good advice from the two of them.

Mr. Maxfield said the piece of property we were recommending conservation for where it was going to be donated to us - does anyone know the status of that? He hasn't heard another word about it, so he doesn't know what's going on. Mr. Germanoski said informally, the property itself has a "for sale" sign on it up at the top of the hill. He talked to the engineer who was involved in delineating the property as they were old friends. The lower part does certainly seem that would not be part of the sale process at all. Mr. Maxfield said we should be able to do whatever regardless of what's going on up above. It would be the metes and bounds of the conserved area. You would just put an easement on it. They were going to do that. Mr. Beardsley said do we have contact information? Mrs. Yerger asked Diane to send that to her and Ted tomorrow and copy everyone on it. She will check with Jack tomorrow on this. Diane said Leslie is out. Mrs. Yerger asked Diane to check on it and let her know.

IV. DEVELOPER ITEMS - None

V. UPDATES/REPORTS

Mrs. Yerger said Community Day is on Saturday, August 17th starting at 10:00 am at Dimmick Park.

VI. APPROVAL OF MINUTES

A. REVIEW AND APPROVAL OF JULY 9, 2013 MINUTES

Mr. Johnson said page 5 of 9, line 44, should read determination of the process.

MOTION BY: Ms. Ray moved for approval of the July 9, 2013 minutes, with correction.

SECOND BY: Mr. Beardsley

ROLL CALL: 6-0 (Mr. Hijazi – Absent)

VII. OLD/MISCELLANEOUS BUSINESS

- Mr. Maxfield said he talked to our Manager. We are going to have some printed samples of the signs for the Native Plant Garden which we requested before.
- Mr. Maxfield said the sign for preservation that we talked about last time where it says "Private Property", attachable or un-attachable. What color do you think? He saw the blue ones for Bucks County. They are very nice and vertical. They are relatively small. It seems a lot of them are blue so we may want to do something different so ours stand out and people know they are in a new county. Mrs. Yerger said we could do gold and green. Green is always good when you are doing land preservation. Mr. Maxfield said if we find out we can't do any of those designs, on the computer, it's easily switchable. He'll work up a couple of gold and green.
- Mrs. Yerger said we have a young scout who will take over the native plant garden. Diane said she will be coming to the October EAC meeting to talk to the EAC.
- Ms. Ray said we talked before about changing the maps to put numbers instead of names. Mr. Maxfield said we were recommending that to Council. He asked Diane if it went to Council? Diane said she doesn't think it did. Mr. Maxfield said it can be brought up during reports which he will do. Mrs. Yerger said we were talking preservation project numbers instead of names of the properties.

VIII. TERRY BOOS – HELLERTOWN REPRESENTATIVE – REPORT

- He said two Sunday's ago the Relay for Life had their Duck Derby down by the Farmer's Market. A week before some individuals had done some minor maintenance in the creek removing debris and garbage from the area. That was quite a success.
- He said they started construction in Water Street Park. They removed one old utility building owned by Service Electric and Service Electric is in the process of constructing a new one. That new construction will also include municipal restrooms. Mrs. Yerger said she knows the park is getting used a lot. That's good to see.

IX. NON-AGENDA ITEMS/PUBLIC COMMENT

- Mr. Dave Willard asked why the rezoning of Applebutter Road wasn't on the agenda this evening? Mrs. Yerger said it was decided they were going to talk about it at the September meeting. Mr. Willard said that's an answer, but he doesn't know if that's why it's not on the agenda. The Council voted on June 26th to go to the municipal planning process and they were advised by the Solicitor to allow enough time before they held their special hearing so that the bodies that had to give input could meet in case they needed more than one meeting to deliberate and in case there wasn't a quorum at one of the meetings, it was advised that they allow enough time. He just is surprised that item, as important as it is, is being held until the September 10th meeting.
- Mr. Gene Boyer said he was listening from the beginning and you started talking about two appraisals for some property or acreage. He was wondering if he could find out where they were. It wasn't mentioned that he would be able to read through the notes. Mrs. Yerger said it's one property, two appraisals for the same property. Mr. Boyer said what is it, where is it? Mrs. Yerger said it's the Marson property and has been in discussion for two or three years now. It is out on Wassergass Road. It is a property that has been in the process of preservation. It's been in multiple minutes. Mr. Maxfield said it's still in Executive Session as we have not spent any money on it yet except for appraisals. It has not been preserved. Maybe we shouldn't be talking about it at all. Mrs. Yerger said there are appraisals that are out there. Mr. Boyer said how big is the property? Mr. Beardsley said including the whole property, it's like 17 acres. Mr. Boyer said is this for a purchase? Mrs. Yerger said he has been in negotiation for a conservation easement, no purchase. Mr. Boyer said in April of this year we purchased a property, 77 acres. It was from David Whitmore. Mrs. Yerger said we purchased a conservation easement on it. We have not purchased any properties in years since the Dravec property. Mr. Boyer said how close is the Dravec property to that? Mrs. Yerger said she would suggest you go to the Township and they can pull it up on the map. Mr. Beardsley said they are not near each other. Mrs. Yerger said one is on Apple Street and one is on Easton Road. They are large properties as you have just said. They were scored and had significant conservation value. Mr. Germanoski said he would guess it's one to two miles away. They are not adjacent.
- Mr. Charles Martin was present and said he thought he'd be on the agenda tonight. He was told by Terry Clemons that he'd be on the August 13th meeting agenda and on August 21st for Council. Mrs. Yerger said Terry did not let anyone else know. She'll have to talk to him and find out what's going on with that. No one she is aware of was notified by Terry that you should be here tonight. Mr. Martin said it has to be approved by Council. Mrs. Yerger said it's already been approved by Council, you are okay. As far as our official recommendation, it went in a long time ago. Mr. Martin said he signed the papers now. Mrs. Yerger said now it's Council. Maybe Terry misunderstood or forgot that it's been approved by this board. Mr. Maxfield asked Mr. Martin if he was coming on the 21st? Mr. Martin said yes he was. Mrs. Yerger said you should be there for that. She asked Diane to check with Leslie and Jack about the 21st.

Environmental Advisory Council
August 13, 2013

X. ADJOURNMENT

MOTION BY: Mr. Maxfield moved for adjournment. The time was 7:40 P.M.

SECOND BY: Mr. Beardsley

ROLL CALL: 6-0 (Mr. Hijazi – Absent)

Sandra Yerger, Chair