



# Memo

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To: Honorable Members of the Bethlehem Township Board of Commissioners  
Doug Bruce, Township Manager  
From: Amanda L. Raudenbush, AICP, CFM, Planning Director  
Date: October 16, 2019  
Re: October 21, 2019 Board of Commissioners Meeting Report

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## Departmental Activities

- Staff responded to multiple large right-to-know requests
- Staff continues evaluation of ordinances
- Staff continues implementation of iWorQ system

## Pre-Application Meeting

Two Pre-Application Meetings were held with Township Staff this month.

**2595 Brodhead Road** – The applicants are preparing for a re-use of the existing FedEx building on Brodhead Road. Although they are not changing the footprint of the building, they are proposing to expand the impervious coverage by approximately 21,000 square feet by expanding the parking lot. This requires a land development review. Primary concerns discussed included stormwater management and zoning issues.

**Industrial Warehouse Project – Flora Lane and Hanoverville Road – Lower Nazareth Township & Bethlehem Township** – The applicant is proposing a 522,720 square foot warehouse in Lower Nazareth Township (LNT), with a portion of the site located in Bethlehem Township. The entire building will be in LNT with approximately half of the loading docks located in Bethlehem Township. A truck court and auto access was proposed within Bethlehem Township. Stormwater management is expected to be addressed fully within LNT. It was determined that the project will need to go through the approval process as the final plans will need to be signed by the Board of Commissioners.

## **Board of Commissioners New Business**

None

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- **Bamboo**, 3512 Driftwood Place – Prior to the hearing scheduled for October 8, the property owners had the bamboo removed and remediated in a way consistent with the bamboo expert. The new property owners will need to be vigilant in mowing for the next two to three years to completely kill the plant. At this point, there is no further work to be done by the Township.

-**Easton Avenue Culverts**, 3268 Easton Avenue & 3276 Easton Avenue – The owner of 3276 Easton Avenue has indicated that they have hired a contractor to provide a proposal to fix the sidewalks. That proposal is expected in the next two weeks.

The owner of 3268 Easton Avenue did not attend the injunction hearing. They have requested that another hearing be scheduled at a time agreed to by all parties. This will be scheduled in the near future.

## **Current Submissions for October 28, 2019 Planning Commission Meeting**

- **Basile Oakland Street Subdivision – Preliminary/Final Subdivision Plan**