



Nazareth Area Multi-Municipal Comprehensive Plan
Steering Committee Meeting
January 11, 2021, 6:00 PM

DUE TO THE COVID-19 PANDEMIC WE WILL NOT BE MEETING IN PERSON.

You can participate via link ([Join Zoom Meeting](#)) Meeting ID: 885 4561 5145, Passcode: 538241, One tap mobile +16465588656,,88545615145# US (New York) 13017158592,,88545615145# US +(Washington D.C); or via phone +1 646 558 8656 US (New York), Meeting ID: 885 4561 5145.

AGENDA

1. Welcome and Introductions
 - Roll Call
 - Courtesy of the Floor
2. November 9 and December 14, 2020 Meeting Summaries – Discussion
3. What's Changed from 2020? – Discussion
4. Draft updated zoning diagnosis mapping tool presentation
 - Review of User's Guide
 - Sample land use search results
5. Steering Committee Interviews Completed
6. Next Steering Committee Meeting: February 8, 2021

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Nazareth Area Steering Committee Roll Call
January 11, 2021

First Name	Last Name	Municipality	Yes	No
Frank	Hesch	Bath Borough		
Brien	Kocher	Bushkill Township		
Dorothy	Niklos	Chapman Borough		
Susan	Lawless	Hanover Township		
Jim	Pennington	Lower Nazareth Township		
Jason	Harhart	Moore Township		
Chris	Crook	Nazareth Borough		
Sean	Dooley	Stockertown Borough		
Joe	Rago	Tatamy Borough		
Scott	Sylvainus	Upper Nazareth Township		

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**NAZARETH COUNCIL OF GOVERNMENTS
MULTI-MUNICIPAL COMPREHENSIVE PLAN MEETING
NOVEMBER 9, 2020**

Attendance Sheet Below.

Brien Kocher of Bushkill Township called the meeting to order at 6:000 p.m. The summary notes of the October 12, 2020, meeting were distributed. If there are any changes, please advise L. Stauffer.

Report on Individual Steering Committee Member Phone Calls

G. Reese reported he still needs to connect with a representative of Tatamy Borough.

G. Reese reviewed the individual phones calls:

1. Work Force

- a. Approximately 25% of the Nazareth area residents work within the 10 participating communities
- b. With increased development, this will hopefully improve (i.e. LVHN in Lower Nazareth Township).

2. MS-4 Stormwater Plan Management

- a. Each municipality is facing larger costs pertaining to management of the plan, which requires a reduction in stormwater runoff to the waters of the Commonwealth.
- b. There appear to be no issues with each municipality working independently
- c. Recent rainfall has raised resident awareness pertaining to stormwater infrastructure and management.

3. Act 537 Plan

- a. There appear to be no issues across the participating municipalities.

4. Fire Police/EMS

- a. All systems implemented to provide fire protection and emergency services seem to be working well within each individual municipality.

5. Transition

- a. Populations in the area are stable
 - i. Aging population with high percentage of home ownership
 - ii. Will result in younger populations moving in via rentals
 - iii. Opportunities for communities to rebrand and utilize historical resources through enhancement.
 - iv. Ranch homes are in high demand, which creates a concern whether the existing home types will transition well in the future.
 - v. Use of natural resources to rebrand the community.
 - vi. Use of official maps similar to Bushkill and Lower Nazareth to protect natural resources.

Air Quality Data for Northampton County/Nazareth Area

G. Reese discussed the components of air quality such as ozone. He provided data that reviewed the air quality from 1995 to 2020.

Draft Zoning Diagnosis Mapping Tool Presentation

Brief presentation on LVPC's internal created zoning tool that allows them to have an overall view of the zoning in each municipality. The link to the application will be distributed to the participating municipalities.

Adjournment:

The meeting was adjourned at 7:00 p.m.

Next Meeting: Monday, December 14, 2020 at 6:00 p.m. through Zoom

Respectfully Submitted,

Lori A. Stauffer
Executive Director

IN ATTENDANCE:

Jason Harhart
Brien Kocher
Jim Pennington
Geoff Reese
Chris Crook
Frank Hesch
Susan Lawless
Scott Sylvanius
Belinda Roberts
John Diacogiannis

Moore Township
Bushkill Township
Lower Nazareth Township
LVPC
Nazareth Borough
Bath Borough
Hanover Township
Upper Nazareth Township
Bushkill Township
Hanover Township

jharhart@mooretownship.org
bkocher@bushkilltownship.com
jpennington@lowernazareth.com
greese@lvpc.org
Christopher.d.crook@gmail.com

**NAZARETH COUNCIL OF GOVERNMENTS
MULTI-MUNICIPAL COMPREHENSIVE PLAN MEETING
DECEMBER 14, 2020**

Attendance Sheet Below.

Brien Kocher of Bushkill Township called the meeting to order at 6:000 p.m. The summary notes of the November 9th, 2020, meeting will be distributed at the next meeting.

Updated Zoning Diagnosis Mapping Tool Presentation

LVPC reviewed some of the updates created since the last meeting and provided a more in-depth tutorial of the tool in comparison to the November presentation, including a Q & A session with the delegates.

Overview of Project Timeline

1. Many of the upfront tasks are already completed.
2. Need to accomplish additional outreach, LVPC is working on this
3. Pandemic does create some challenges
4. Redevelopment of various site; needs additional work from LVPC – Jan/Feb
5. Plan and Policy Framework items – January to March
6. Draft Comprehensive Plan should be March/April timeframe
7. Final Plan Review and Adoption – Summer 2021
8. Final Documents, Website and GIS Files – Summer 2021
9. Post Adoption Coordination – Fall 2021

G. Reese stated as draft products are rolled out, feedback from delegates is vitally important.

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Respectfully Submitted,

Lori A. Stauffer
Executive Director

IN ATTENDANCE:

Jason Harhart	Moore Township	jharhart@mooretownship.org
Brien Kocher	Bushkill Township	bkocher@bushkilltownship.com
Jim Pennington	Lower Nazareth Township	jpennington@lowernazareth.com
Geoff Reese	LVPC	greese@lvpc.org
Chris Crook	Nazareth Borough	Christopher.d.crook@gmail.com
Frank Hesch	Bath Borough	
Susan Lawless	Hanover Township	
Scott Sylvanius	Upper Nazareth Township	
Belinda Roberts	Bushkill Township	
Becky Bradley	LVPC	

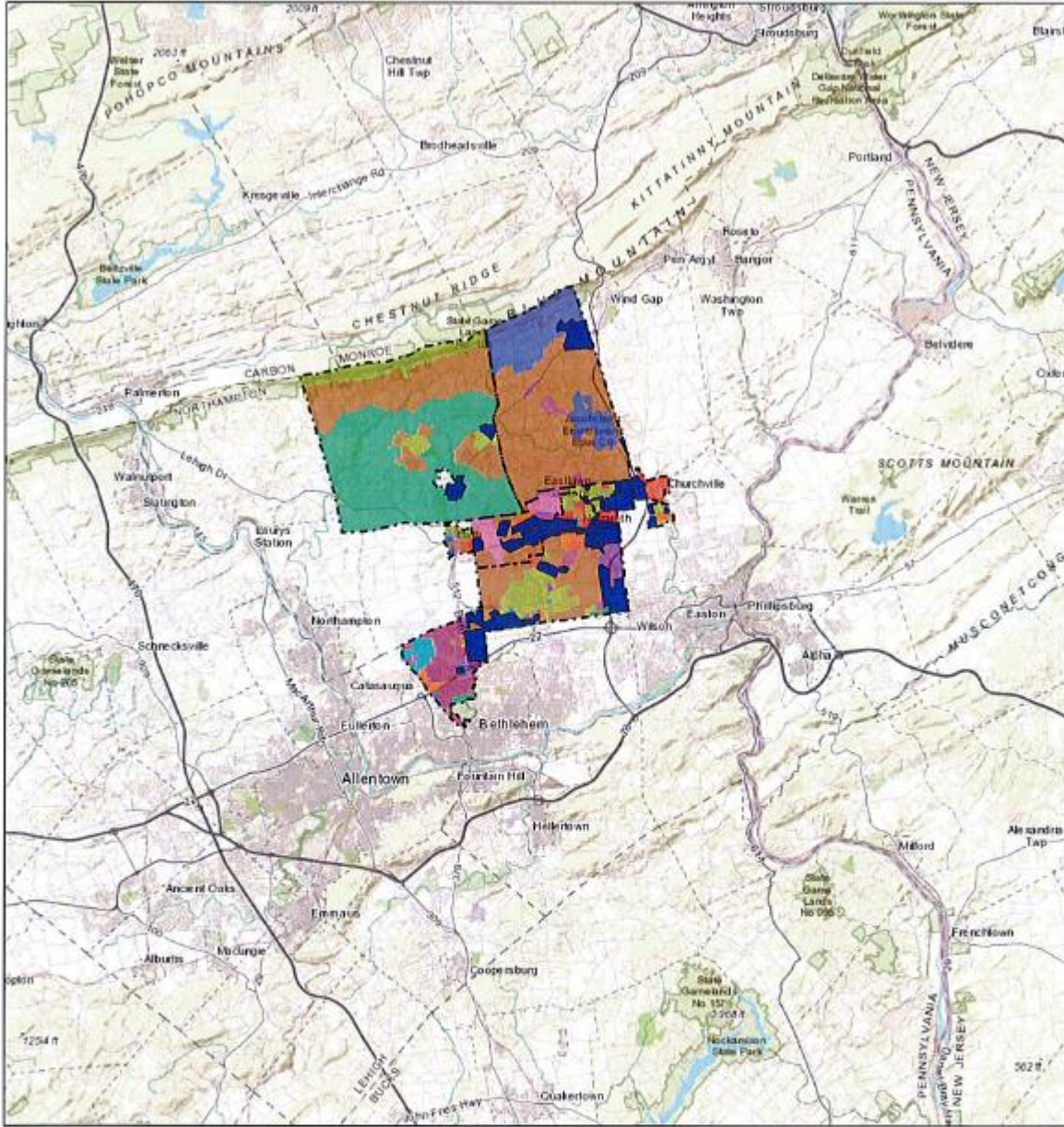
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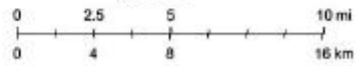
Zoning Use Search Results



1/11/2021, 11:12:50 AM

1:288,895

- | | | |
|--------------------------------|--------------------------------|---|
| graphic:Layer2 | Village Center | Office and Institutional |
| Lehigh Valley Zoning Districts | Medium-Low Density Residential | Planned Industrial/Business Park |
| Medium Density Residential | Medium Low Density Residential | Village |
| High Density Residential | Light Industrial Campus | Airport Flight Path Highway Business District |
| Low Density Residential | Agricultural Conservation | General Commercial/Industrial |
| Neighborhood Commercial | Extractive Industry | General Industry |
| General Commercial | Light Industry | Medium Density Residential-West Residential |
| Industrial | Office Park | Planned Highway Residential |
| Commercial | Rural Agricultural | Urban Residential |
| Rural Residential | Rural Conservation | Business Overlay District |
| General Industrial | Blue Mountain Conservation | Commercial Center - Restricted |
| Suburban Residential | Commercial Center | Commercial Highway w/ Residential |
| Residential | Commercial Neighborhood | Commercial Highway w/out Residential |
| Agricultural | Service Commercial | Government Services |
| Light Industrial | Conservation Recreation | Industrial-Commercial |
| Conservation and Recreation | Multiple Family Residential | Light Manufacturing Commercial |



Lehigh County PA, State of New Jersey, Est. HERE, Garmin, USGS, NGA, EPA, USDA, NPS

Zoning Use Search Results - Table

Use Description	Use Type	Zoning District Description
Warehousing	Permitted	I - Industrial District (Moore Township)
Wholesale warehouse, and distribution.	Permitted	I - Industrial District (Stockertown Borough)
Warehouse, supply house, and similar uses when carried on within an enclosed building.	Permitted	O/I - Office or Industrial District (Stockertown Borough)
Wholesale establishment, warehouse, storage and distribution establishment.	Permitted	IC - Industrial-Commercial District (Nazareth Borough)
Wholesale establishment, warehouse, storage and distribution establishment.	Permitted	LI - Light Industrial District (Nazareth Borough)
Wholesale establishment, warehouse, storage and distribution establishment.	Permitted	EI - Extractive Industrial District (Nazareth Borough)
Warehouse, wholesale, storage or distribution use, other than trucking company terminal.	Permitted	GC/I - General Commercial/ Industrial District (Bushkill Township)
Warehousing or distribution, but not including a truck terminal as a principal use.	Permitted	LI - Light Industrial Campus District (Lower Nazareth Township)
Warehousing or distribution, but not including a truck terminal as a principal use.	Permitted	GI - General Industrial District (Lower Nazareth Township)
Wholesaling and warehousing, but not storage buildings or truck terminals.	Permitted	PIBD - Planned Industrial/ Business District (Hanover Township NC)
Warehousing or Storage as an on-site accessory use	Permitted	NC - Neighborhood Commercial District (Upper Nazareth Township)
Warehousing or Storage as a principal use	Permitted	I-1 - Light Industrial District (Upper Nazareth Township)
Warehousing or Storage as an on-site accessory use	Permitted	I-1 - Light Industrial District (Upper Nazareth Township)
Warehousing or Storage as a principal use	Permitted	I-2 General Industrial District (Upper Nazareth Township)
Warehousing or Storage as an on-site accessory use	Permitted	I-2 General Industrial District (Upper Nazareth Township)
Warehousing or Storage as a principal use	Permitted	EX-1 - Extractive Industrial District (Upper Nazareth Township)
Warehousing or Storage as an on-site accessory use	Permitted	EX-1 - Extractive Industrial District (Upper Nazareth Township)
Warehousing (other than truck terminal)	Permitted	LI - Light Industrial District (Tatamy Borough)
Warehouse, with conditions	Permitted	Business District (Tatamy Borough)

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