



Engineering & General Construction, LLC

November 12, 2019

Hanover Township Board of Supervisors
3630 Jacksonville Road
Bethlehem, PA 18017

**Project: Schoenersville Site, LLC
Medical Office Building**

Dear Board of Supervisors,

On behalf of our applicant, Schoenersville Site, LLC., we request the following Modification Requests from the Hanover Township Subdivision and Land Development Ordinance:

1. Section 159-29.A – A Preliminary Plan shall be submitted for all subdivisions and land developments, except in cases where each of the following conditions are met: (1) no new streets or other improvements are required for the property involved to be in conformance with the Township Ordinances and Standards (2) The total property acreage is less than two acres. (3) The developer does not have an option to purchase or title to or an interest in adjacent undeveloped land.

Justification: The use of the building will be changed to a medical office building from a restaurant. The project will include interior building renovations, building façade upgrades, and the installation of a second driveway. The second driveway would access Airport Road (township road) to allow easier access from the site. This is not a required improvement to meet the Ordinance requirements. A Site Plan will be submitted to the Township for review and approval as required per the Zoning Ordinance.

Sincerely,

A handwritten signature in black ink, appearing to read 'Deanna L. Schmoyer'.

Deanna L. Schmoyer, P.E.
Project Manager

**HANOVER TOWNSHIP
NORTHAMPTON COUNTY**

Resolution 19 - 16

A RESOLUTION of the Township of the Township of Hanover, County of Northampton, Commonwealth of Pennsylvania, appropriating specific sums estimated to be required for the specific purposes of the municipal government, hereinafter set forth, during the year 2020.

BE IT RESOLVED AND ENACTED, and it is hereby resolved and enacted by the Board of Township Supervisors of the Township of Hanover, County of Northampton, and Commonwealth of Pennsylvania:

- Section 1. That for the expenditures and expenses of the fiscal year 2020 the following amounts are hereby appropriated from the fund equities, revenues, and other financing sources available for the year 2020 for the specific purposes set forth on the following pages.
- Section 2. That any Resolution conflicting with this Resolution be and the same is hereby repealed insofar as the same affects this Resolution

IN TESTIMONY WHEREOF, the undersigned TOWNSHIP has caused this Resolution to be signed by a duly authorized officer and its corporate seal, duly attested by the Board Secretary, to be hereunto affixed this 26th day of November, 2019.

**HANOVER TOWNSHIP,
NORTHAMPTON COUNTY, PA**

ATTEST:

Elizabeth D. Ritter, Secretary

John N. Diacogiannis, Chairman

**HANOVER TOWNSHIP
NORTHAMPTON COUNTY
Resolution 19 - 17**

A RESOLUTION OF THE Township of Hanover, County of Northampton, Commonwealth of Pennsylvania, fixing the tax rate for the year 2020.

BE IT RESOLVED AND ENACTED, and it is hereby resolved and enacted by the Board of Township Supervisors of the Township of Hanover, County of Northampton, Commonwealth of Pennsylvania, that a tax be and the same is hereby levied on all property transfers and occupation tax within said municipality subject to taxation for the Fiscal Year 2020 as follows:

REAL ESTATE TRANSFER TAX	1%
EARNED INCOME TAX	1%
LOCAL SERVICES TAX	\$52.00
MERCANTILE TAX	
PERFORMANCE OF SERVICES	1 ½ MILLS
WHOLESALE SALES OF MERCHANDISE	1 MILL
RETAIL SALE OF MERCHANDISE	1 ½ MILLS

The latter three taxes to be shared with the Bethlehem Area School District in such proportions as prescribed by law.

IN TESTIMONY WHEREOF, the undersigned TOWNSHIP has caused this Resolution to be signed by a duly authorized officer and its corporate seal, duly attested by the Board Secretary, to be hereunto affixed this 26th day of November, 2019.

**HANOVER TOWNSHIP,
NORTHAMPTON COUNTY, PA**

ATTEST:

Elizabeth D. Ritter, Secretary

John N. Diacogiannis, Chairman

**HANOVER TOWNSHIP
NORTHAMPTON COUNTY**

Resolution 19 - 18

TAX LEVY RESOLUTION

SECOND CLASS TOWNSHIP

A RESOLUTION OF THE Township of HANOVER, County of Northampton, Commonwealth of Pennsylvania, fixing the tax rates for the year 2020.

BE IT RESOLVED AND ENACTED, and it is hereby resolved and enacted by the Board of Township Supervisors of the Township of Hanover, County of Northampton, Commonwealth of Pennsylvania:

That a tax be and the same is hereby levied on all real property and within the said Municipality subject to taxation for the fiscal year 2020 as follows:

Tax rate for general purposes, the sum of 3.40 mills on each dollar of assessed valuation or the sum of 34.0 cents on each one hundred dollars of assessed valuation.

Tax rate for fire tax purposes, the sum of 0.05 mills on each dollar of assessed valuation or the sum of 5.0 cents on each one hundred dollars of assessed valuation.

The same being summarized in tabular form as follows:

	Mills on Each Dollar of Assessed Valuation	Cents on Each One Hundred Dollars of Assessed Valuation
Tax Rate for General Purposes	<u>3.40</u> Mills	<u>34.0</u> Cents
Tax Rate for Fire Tax Purposes	<u>0.50</u> Mills	<u>5.0</u> Cents
TOTAL	<u>3.90</u> Mills	<u>39.0</u> Cents

That any resolution, or part of resolution, conflicting with this resolution be and the same is hereby repealed insofar as the same affects this resolution.

IN TESTIMONY WHEREOF, the undersigned TOWNSHIP has caused this Resolution to be signed by a duly authorized officer and its corporate seal, duly attested by the Board Secretary, to be hereunto affixed this 26th day of November, 2019.

**HANOVER TOWNSHIP,
NORTHAMPTON COUNTY, PA**

ATTEST:

Elizabeth D. Ritter, Secretary

John N. Diacogiannis, Chairman

**HANOVER TOWNSHIP
NORTHAMPTON COUNTY**

Resolution 19 - 19

WHEREAS, The Township of Hanover assesses and collects various fees and charges that are either provided for in the Municipalities Planning Code, Second Class Township Code, Codified Ordinances of the Township of Hanover, or passed by Resolution of the Board of Supervisors; and

WHEREAS, the Township of Hanover Board of Supervisors, in keeping with good practices, periodically reviews the schedule of fees and makes appropriate revisions.

NOW, THEREFORE, BE IT RESOLVED, let it be resolved and enacted that the schedule of fees are established as contained herein and that this Resolution shall establish the schedule of fees for Hanover Township effective January 1, 2020 attached and incorporated hereto as "Exhibit A" as the official Fee Schedule for the Township of Hanover.

That any resolution, or part of resolution, inconsistent herewith and the same be and is hereby repealed.

IN TESTIMONY WHEREOF, the undersigned TOWNSHIP has caused this Resolution to be signed by a duly authorized officer and its corporate seal, duly attested by the Board Secretary, to be hereunto affixed this 26th day of November, 2019.

ATTEST

**BOARD OF SUPERVISORS
Hanover Township,
Northampton County**

By: _____
Elizabeth D. Ritter, Secretary
Board of Supervisors

By: _____
John N. Diacogiannis, Chairman
Board of Supervisors

HANOVER TOWNSHIP FEE SCHEDULE

Effective January 1, 2019

Description	Fee
Assessed fee per the Commonwealth of Pennsylvania (subject to change without notice)	4.50 per each UCC Permit
Plan Review Fee Deposit (Residential)	75.00
Plan Review Fee Deposit (Non-Residential) non-refundable	500.00 complete submission 150.00 each subsequent individual submission
Building Permit* New structures/dwellings, additions including sunrooms, patio enclosures, finished basements, interior and exterior alterations, structures, decks, including accessory building, and garages	
RESIDENTIAL - New dwellings	0.25 per sq ft
<ul style="list-style-type: none"> Interior/Exterior Renovations, Repairs Alterations (Structural Alteration with no additional area added) 	200.00 first 500 sq ft, Plus 0.25 each additional sq ft
Decks, Patios (with frost footers)	300.00
Decks, Patios with Roof	375.00
Enclosed Additions	650.00
COMMERCIAL and NON-RESIDENTIAL NEW STRUCTURES	1,200.00 first 10,000 sq. ft 0.40 each additional sq. ft
<ul style="list-style-type: none"> Additions interior and exterior alterations, including tenant fit-outs 	350.00 up to \$4,999.00 of cost plus 23.00 each additional \$1,000
Demolition Permit & Underground Storage Tank Removal	100.00
Cell Towers	500.00
Mechanical, Electrical, Sprinkler, Hood & Suppression and Alarm Permits (Non-Residential Based on cost of construction per subcode)	
<ul style="list-style-type: none"> Residential – 	125.00 each
<ul style="list-style-type: none"> Residential - for New Construction or Additions (Electrical) 	225.00
<ul style="list-style-type: none"> Up to \$3,499.99 	125.00
<ul style="list-style-type: none"> \$3,500.00 to up to \$4999.99 	155.00
<ul style="list-style-type: none"> \$5,000.00 to \$7,499.99 	200.00
<ul style="list-style-type: none"> \$7,500 to 10,000 	225.00
<ul style="list-style-type: none"> Over \$10,000 	225.00 plus \$15.00 per \$1,000.00
Alarm Registration (required for new or existing or when transferred)	20.00
Plumbing Permit*	
Residential: Alterations or Repairs	125.00
Residential: New Buildings and Additions	325.00
Non-Residential – Interior alteration plus fixtures & cleanouts	500.00
Non-Residential: New Building Construction	3000.00
Non-Residential: Building Additions	1500.00
Master Plumbers License (Annual Fee)	50.00
Use & Occupancy Permit – Certificate of Occupancy	
New Construction; Alterations; Renovations (all uses)	20.00
Residential Resale and Inspection	75.00 (one inspection) 75.00 each reinspection
Residential Rental Property – Registration and Inspection	100.00 per unit (one inspection) 75.00 each reinspection
Residential (Re-Inspection Fee – all permit types)	75.00 per unit
Commercial – Resale	200.00 under 10,000 sf 375.00 over 10,000 sf
Commercial –Tenant change w/out renovations-inspection (Zoning Approval Required)	220.00
Commercial Re-inspection, all non residential permit types	175.00 - Commercial

Swimming Pool and Spa Permit	
Above-ground – (new, re-installed, including inflatable pools) Includes electric	400.00
In-ground – Grading Plan Required (Includes electric) Separate fence permit required	575.00
Hot Tub or Spa, Sauna (includes electric)	400.00
Yard Sale Permit – One sign permitted on the premises	No Charge
Zoning Permit	
Residential – Fences, Sheds, Re-roof, Replacement Windows, siding, etc.	90.00
Alarm Registration (required for new or existing or when transferred)	20.00
Curb and Sidewalk - Residential	65.00
Curb cut and sidewalk – Commercial, Non-Residential replacement	150.00
Driveway - Residential (New, replace or enlargement)	40.00
Driveway -- Commercial	150.00
Earth Moving Permit	350.00
Fence – Commercial	200.00
Home Occupation	40.00
Patio without a footer	90.00
Solicitation	50.00
Temporary Storage Unit	35.00
Signs	
Banner Sign, Temporary Sign or Reface Sign	\$75.00 per sign
Pylon Sign & Monument Sign	250.00 (30 sq. ft.) plus .30 each additional sq. ft.
Wall Mounted Sign	150.00 (up to 16 sq. ft) plus .30 each additional sq. ft.
Special Permits	
Conditional Use	800.00
Zoning Appeal (applicant responsible for costs exceeding base fee)	600.00 – Residential 1,000.00 – Commercial, Non-Residential
Continuance Request – Applicant	175.00
UCC Building Code Appeal (applicant responsible for costs exceeding base fee)	600.00 – Residential 1,000.00 – Non-Residential
Miscellaneous	
Copies, Black and White	.25 per copy
Copies, Plans and Blue Prints	7.50 each
Compost Center Cards	15.00
Dog Violations	20.00 pickup charge, 20.00 per day housing
Recycling Barrel	15.00
Recycling – Lid only	5.00
Sewer Certification	20.00
Trash Certification	20.00
Postage & Shipping	Actual cost per USPS or other carriers
Hold Harmless Indemnification Agreement (Owner is responsible for all costs over and above the minimum fee)	200.00 minimum charge
Official Township Map	7.50 each
No-Knock Registration	20.00 per address
Zoning Map	10.00 each
All other Maps	7.50 each
Comprehensive Plan	25.00
S.A.L.D.O.	25.00
Zoning Ordinance	25.00
Liquor License Transfer (Applicant is responsible for all related costs over and above the minimum deposit fee)	2,000.00 (Deposit)
Escrow Deposits	7,500.00 (Deposit)
Zoning Verification Request Letters.	35.00 per hour + copying costs
Vacant Property Registration (Annual Fee)	150.00

SUBDIVISION AND LAND DEVELOPMENT PLAN APPLICATION – FEE SCHEDULE

Submission Type

PRELIMINARY PLAN or FINAL PLAN or PRELIMINARY FINAL PLAN

Original Submission

RESIDENTIAL

1 - 5 Lots	825.00 per Lot
6 - 20 Lots	330.00 per Lot
21 Lots or More	275.00 per Lot
Units (i.e. apts./condo)	40.00 per Unit

NON-RESIDENTIAL

1 Lot	1, 650.00 Lot
2-5 Lots	1,100.00 per Lot
6-20 Lots	935.00 per Lot
21 Lots or More	880.00 per Lot

Each Revision – 50% of Original Submission Fee

LOT LOCATION PLAN

Original Submission	200.00
Each Revision	110.00

SKETCH PLAN	220.00
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Additionally, the Applicant/Developer shall reimburse the Township
for expenses incurred as a result of the plan review

2020 Residential Waste & Recycling Fees

Single Family Residential

ANNUAL PER HOUSEHOLD: \$275.00

ANNUAL PER HOUSEHOLD IF PAID BY 03/13/2020: \$247.50*

PENALTY FOR LATE PAYMENTS after 04/10/2020: 10%

Multifamily Residential (Southland Condominiums)

(Collection via containers & toters)

ANNUAL FEE PER UNIT: \$150.00

ANNUAL PER UNIT IF PAID BY 03/13/2020: \$135.00*

PENALTY FOR LATE PAYMENTS after 04/10/2020: 10%

Multifamily Residential (Park Place Townhouses)

(Collection via containers & toters)

ANNUAL FEE PER UNIT: \$220.00

ANNUAL PER UNIT IF PAID BY 03/13/2020: \$198.00*

PENALTY FOR LATE PAYMENTS after 04/10/2020: 10%

All fees due by 05/01/2020

Duplicate Invoice Fee \$30.00

Accounts not paid by August 1, 2020 will subject to collection process. Administrative Fee to Collect Past Due/Delinquent Accounts: \$90.00.

* Postmark must be 3/13/2020 and 4/10/2020 or before to be considered timely.

The Township reserves the right to assess the cost or fees incurred by collection of delinquencies and the right to pro-rate the cost based on a reasonable monthly calculation. Ordinance 08-05, adopted on June 10, 2008, establishes collection and payment of refuse fees.

OTT CONSULTING INC.

CIVIL ENGINEERS · SURVEYORS · LANDSCAPE ARCHITECTS

JEFFREY L. OTT, P.E., M.B.A., S.E.O.
REYNOLD E. PETRE, P.L.S., P.D.C.
JASON W. BUCHTA, R.L.A., ASLA
MICHAEL J. KUKLES, P.E.

LEHIGH VALLEY OFFICE
P.O. BOX 386
EMMAUS, PA 18049

TELEPHONE (610) 928-4690
FAX (610) 928-4695
WEBSITE: WWW.OTTENG.COM
EMAIL: INFO@OTTENG.COM

ECFA 1801

November 21, 2019

Hanover Township, Northampton County
3630 Jacksonville Road
Bethlehem, PA 18017-9302
Attn: Board of Supervisors

**Re: 6904 Steuben Road
Hanover Township, Northampton County, Pennsylvania
Preliminary/Record Land Development Plan**

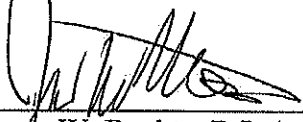
Dear Members:

On behalf of East Coast Facilities, we request a time extension to grant the Township an extension to review the plans for the 6904 Steuben Road project until February 28, 2020.

Thank you for your assistance in this matter. Please feel free to contact the undersigned with any questions or comments.

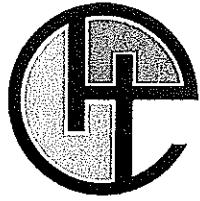
Sincerely,

OTT CONSULTING INC.



Jason W. Buchta, R.L.A., ASLA
Senior Landscape Architect

Cc: John Armagast, East Coast Facilities
File



HanoverEngineering

252 Brodhead Road • Suite 100 • Bethlehem, PA 18017-8944
Phone: 610.691.5644 • Fax: 610.691.6968 • HanoverEng.com

November 15, 2019

Mr. John J. Finnigan Jr.
Township Manager
Hanover Township
Northampton County
3630 Jacksonville Road
Bethlehem, PA 18017-9302

RE: J.G. Petrucci Co., Inc. – Hanover Flex Center
5000 Township Line Road
Preliminary/Record Lot Consolidation and
Land Development
Improvements Inspection
Hanover Project H15-29

Dear Jay:

We have completed a final site improvements inspection of the above-referenced project in response to an email from Mr. Seamus Hickey of J.G. Petrucci Co., Inc., dated November 1, 2019. The following final site improvements inspection punchlist items shall be satisfactorily addressed:

1. The Township Line Road paving joint in the intersection with Hanoverville Road shall be resealed per PennDOT specifications.
2. The wire mesh over Inlet I-304 shall be removed.
3. Flow channels shall be poured in Inlets I-304 and I-403.
4. Approval of the sanitary sewer force main from the Bethlehem Township Municipal Authority shall be provided.
5. A copy of the NPDES Permit Notice of Termination acknowledgement shall be provided upon receipt.

Until the above-noted items have been satisfactorily addressed, we do not recommend that the Township accept the improvements and begin the maintenance period.

Mr. John J. Finnigan Jr.
Township Manager

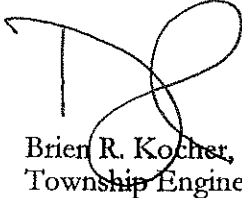
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November 15, 2019

If you have any questions or need additional information, do not hesitate to call this office.

Respectfully,

HANOVER ENGINEERING

A handwritten signature in black ink, appearing to read 'B. Kocher', is written over the printed name and title.

Brien R. Kocher, PE
Township Engineer

brk:kjc/llb

S:\Projects\Municipal\HanoverTwp\H15-29-Petrucchi-5000TwpLineRoadLandDevelopment\Docs\11-15-19-5000TownshipLineRdLandDev-ImprovInspectionLtr.doc

cc: Hanover Township Board of Supervisors
Ms. Yvonne D. Kutz, Zoning Administrator
James L. Broughal, Esquire, Broughal & DeVito, LLP
Mr. Seamus Hickey, J.G. Petrucci Co., Inc. **CERTIFIED MAIL 7018 2290 0002 1111 3684**



FITZPATRICK
LENTZ & BUBBA
ATTORNEYS AT LAW

kdurso@flblaw.com
Direct Dial: (484) 788-0606

November 21, 2019

TRANSMITTED VIA E-MAIL AND FIRST CLASS MAIL

Hanover Township Board of Supervisors
c/o Ms. Beth D. Ritter, Township Secretary/Assistant Treasurer
3630 Jacksonville Road
Bethlehem, PA 18017-9302

**Re: 5000 Township Line Road – Hanover Flex Center
Improvements Extension Request**

Dear Board of Supervisors:

On behalf of this firm's client, Triple Net Investments XXXVI, L.P., this letter sets forth our client's request for an extension of time to complete the secured improvements for 5000 Township Line Road - Hanover Flex Center. The current deadline for construction of the secured improvements is December 2, 2019 and my client advised that it recently received an inspection review letter with some clean-up items. The Applicant requests an extension of time until January 31, 2020.

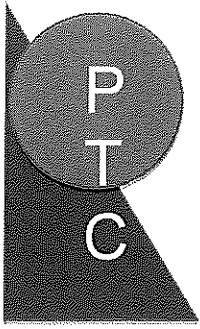
Thank you for your time and attention to this matter. If anything else is needed, please let me know.

Very truly yours,

Catherine E. N. Durso

CEND:nmr

cc: Mr. Dominic Baker (via e-mail only)
James L. Broughal, Esquire (via e-mail only)
Kevin J. Chimics, P.E. (via e-mail only)
Mr. Seamus Hickey (via e-mail only)



PENN TECHNOLOGY CONSULTING, LLC

P.O. Box 66, Fogelsville, PA 18051

Phone: 610-730-9809 suekandil3@gmail.com <http://penntc.com>

Land Development /Site/Civil Engineering

November 21, 2019
Planning Commission Board
Hanover Township Northampton County
3630 Jacksonville Road
Bethlehem, Pennsylvania 18017-9302

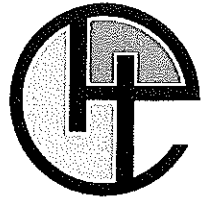
RE: Farmhouse Village, Subdivision and Land Development Plan
Airport Road and Hanoverville Road
East Allen & Hanover Townships, Northampton County, Pennsylvania
PTC Project No. 180723

Dear Planning Commission Board,

Please accept this correspondence as a time extension to act upon the above captioned land development plan. This extension shall be valid to and including February 28, 2020. Should you have questions, please do not hesitate to contact the undersigned. Thank you.

Sincerely,

Sue Kandil, P.E.
President
610-730-9809



HanoverEngineering

252 Brodhead Road • Suite 100 • Bethlehem, PA 18017-8944
Phone: 610.691.5644 • Fax: 610.691.6968 • HanoverEng.com

November 21, 2019

Mr. John J. Finnigan, Jr.
Township Manager
Hanover Township
Northampton County
3630 Jacksonville Road
Bethlehem, PA 18017-9302

RE: Miller Estate Subdivision
7111 & 7121 Township Line Road
Preliminary/Record Subdivision Plan
Received November 12, 2019
Hanover Project H19-29

Dear Jay:

We have reviewed the above-referenced Preliminary/Record Subdivision Plan submission, received via email November 12, 2019 from the design consultant, for conformance to the Hanover Township Zoning Ordinance, Subdivision and Land Development Ordinance, and other appropriate Ordinances as found in the Code of the Township of Hanover, adopted February 12, 2002, as amended.

Our review was limited to that portion of the proposed subdivision located within Hanover Township. We offer the following comments for the Township's consideration.

All planning issues are indicated by an asterisk (*).

A. GENERAL INFORMATION

1. This is the second Preliminary/Record Plan submission and consists of a one (1) sheet Subdivision Plan for two (2) existing lots totaling approximately 110.10 acres located in both Hanover and East Allen Townships and zoned Monocacy Creek Preservation District (MCPD) with a Special Conservation District (SCD) overlay in Hanover Township.
2. The lots are located along the west side of Township Line Road in both Hanover and East Allen Townships. The Hanover Township portion of the lot is bordered on the north by the East Allen Township boundary line, on the south and west by a railroad line and existing residential properties in the MPCD and on the east by Township Line Road. The Hanover Township portion of the lot is currently vacant and contains a portion of the Monocacy Creek. The East Allen Township portion of the lots contain an existing residential dwelling with accessory structures and an agricultural use.

3. The Applicant proposes a lot line adjustment between the two (2) existing lots. Proposed Lot 1, located in both Hanover and East Allen Townships, will be 26.17 acres in area with an existing residential dwelling and accessory structures. Proposed Lot 2, located in East Allen Township, will be 81.84 acres in area with an existing agricultural use. There are no improvements proposed with this Subdivision Plan, and the Hanover Township portion of Lot 1 will remain vacant.
4. The Planning Commission recommended approval of the requested waivers and the Minor Subdivision – Lot Line Adjustment Plan at its October 7, 2019 meeting.

B. SUBDIVISION AND LAND DEVELOPMENT ORDINANCE – CHAPTER 159

- * Section 159-11.C – Where existing streets do not provide the proper widths, additional width may be required by the Township as part of an approval. The Township shall determine whether cartway widening shall be provided along Township Line Road. **The Applicant has requested a waiver of this requirement.**
- * Section 159-13.B.(1)– Sidewalks shall be provided along Township Line Road, a collector street. **The Applicant has requested a waiver of this requirement.**
- * Section 159-15.F – Where lots abut a collector street, a planting screen and associated planting screen easement at least 10 feet wide shall be provided along the abutting side with no right of access onto or through said screen. **The Applicant has requested a waiver of this requirement.**
- Sections 159-15.M, 159-30.C.(4) and 159-30.D.(5) – The proposed concrete monuments shall be set prior to recording the Plan, or the Applicant shall execute an Improvements Agreement and provide security for the required improvements. Additionally, the Applicant shall provide a certification from a licensed surveyor stating that the proposed monuments have been set according to the approved Plan.
- * Section 159-17.C – Street trees shall be planted along Township Line Road. **The Applicant has requested a waiver of this requirement.**
- * Sections 159-29.C.(3) and 159-29.C.(6)(a) – The location, trunk diameter and species of all trees four (4) inches or more in trunk diameter at a height of 4 ½ feet above the original grade shall be identified on the Plan. **The Applicant has requested a waiver of this requirement.**
- Section 159-29.D.(1) – The plan view North arrow has been deleted from the Plan and shall be restored.
- Sections 159-29.F.(1), 159-30.E.(2) and 159-40.A – The Owner shall sign and notarize the Hanover Township Owner Certification.
- Sections 159-30.E.(9) and 159-36.I – The Applicant shall execute a deed of dedication for the proposed Township Line Road right-of-way offered for dedication to the Township.

The Township Line Road right-of-way description and plot plan are consistent with the Plan, close within acceptable limits and are acceptable for inclusion in the deed of dedication.


- * Section 159-34 – Preliminary Plan approval is required prior to submission of a Record Plan. The Developer proposes a combined Preliminary/Record Plan submission. **The Applicant has requested a waiver of this requirement.**

Section 159-40.G – The owner shall sign and notarize the Hanover Township Owner's Acknowledgement.

If you have any questions concerning this matter, please contact the undersigned.

Respectfully,

HANOVER ENGINEERING



FOR
Brien R. Kocher, PE
Township Engineer

brk:kjc

S:\Projects\Municipal\HanoverTwp\H19-29-MillerEstateLotLineAdjustment\Docs\11-21-19-MillerEstate-PrelimRecordSubdivision-ReviewLtr.doc

cc: Hanover Township Board of Supervisors
James L. Broughal, Esquire
Ms. Yvonne D. Kutz, Zoning Administrator
Estate of Kenneth E. and Carol A. Miller c/o Patricia Ann Miller, Executor
Mr. Robert L. Collura, RS, Robert L. Collura Civil Engineers & Land Surveyors
Mr. Brent Green, East Allen Township Manager