

UPPER NAZARETH TOWNSHIP
ENVIRONMENTAL ADVISORY COUNCIL

MINUTES September 19, 2022

- 1) The September 19, 2022 meeting of the Environmental Advisory Council was called to order at 6:35 p.m. by Chairman Nathan Pritchard.
- 2) Roll Call
 - a) Council members present were: Nathan Pritchard, Anton Shannon, Brian Sayago, Bill Bartlett, and Michelle Martin by telephone. George Hasker was not in attendance. Drew Sack has resigned from the EAC.
 - b) Sherry Acevedo Conservation Coordinator of the Northampton County Division of Parks and Recreation was present.
- 3) Pledge of Allegiance
- 4) Courtesy of the floor
No members of the public were present.
- 5) The Council approved past Minutes.
 - a) September 6, 2022, moved by Mr. Shannon, seconded by Mr. Sayago. All voted yes.
- 6) Discussions UNT Community Days – UNT Community Days will be held on Thursday 9/22 5-11. Friday 5-11 and Saturday 4-11. The EAC decided to staff the booth on 5-7 Thursday and Friday and 4-7 Saturday. Members of the EAC volunteered to staff the booth.
 - a) Mr. Pritchard has yard signs we will use as well as brochures. Mr. Sayago will provide an official township map.
- 7) Mr. Hasker had established a Facebook page and created a QR code to access it. We learned that creation of a Facebook page by the EAC requires approval of the township board of supervisors.

Members discussed the pros and cons of having a Facebook page. Mr. Pritchard moved to recommend to the BOS that they authorize the EAC to create a Facebook page; Mr. Shannon seconded. Voting in support were Mr. Pritchard, Mr. Shannon, Mr. Bartlett, and Ms. Martin. Mr. Sayago voted against.

- 8) The Council discussed its activities to date and plans for possible open space acquisitions. Ms. Acevedo was brought into the discussion. She offered a number of recommendations.

The EAC has used Agrarian Associates of Lebanon PA. Ms. Acevedo endorsed this firm for appraisals of farm land, but not for appraisals for open space purposes.

She recommended Indian Valley Appraisal Co. of Souderton PA for open space appraisals.

The policy of the County for making offers to land owners is to offer the appraised value. It is the opinion of Ms. Acevedo and others in the County that offering less is counterproductive in the long run.

Ms. Acevedo explained the steps involved in the acquisition of open space. A brief summary is as follows.

- Preliminary discussion with a land owner who has come forward
- Identify the person who will be the landowner's point of contact for discussions
- Obtain the agreement of the landowner to obtain an appraisal
- Obtain an appraisal
- Internal discussions to determine the amount and terms of an offer
- Make an offer – Ms. Acevedo stated that the amount of the appraisal would be shared with the landowner, but that it is not permitted to share a copy of the appraisal.
- Follow through - many steps, culminating with closing.

9) The EAC discussed Upper Nazareth Township's interest in working with Bushkill and Plainfield Townships regarding the Buzzi land near Routes 191 and 33. Ms. Acevedo recommended that Upper Nazareth take the lead and not the County. One representative from UNT should make the overture, possibly in conjunction with a representative of Bushkill Township. Key to this, is identification of an appropriate contact person at Buzzi. We are interested in multiple parcels, some with different owners. Ms. Acevedo recommended focusing on one parcel/one landowner and approaching any other owners once the first has been concluded.

10) On another topic, Ms. Acevedo recommended that the EAC be given a copy of any subdivision or other submissions to the Planning Commission. The EAC would receive a copy at the same time as Planning and would evaluate the proposal in light of the goals of the EAC. The EAC would make its recommendations to the Planning Commission in sufficient time for the Commission to take them into consideration in Planning's conditions and recommendations.

11) Upon the motion of Mr. Shannon and the second of Mr. Pritchard, all members voting yes, the EAC recommends to the Board of Supervisors that the EAC be given a copy of any subdivision or other proposals that are submitted to the Planning Commission. The EAC will be given the proposal at the same time it is given to the Planning Commission. Mr. Pritchard will request that this recommendation be added to the BOS Agenda for an October 2022 meeting.

12) Mr. Pritchard will invite Mr. Asteak to the 10/3 EAC meeting to discuss the Buzzi land and other issues.

13) ADJOURNMENT

Motion to adjourn was made by Mr. Bartlett, seconded by Mr. Pritchard and approved by all members present. The meeting adjourned at 8:56 pm.

The next meeting will be on October 3, 2022 at 6:30 at the Township Building.

Respectfully submitted,

Brian Sayago Secretary