

**MINUTES
BETHEL TOWNSHIP BOARD OF SUPERVISORS
MAY 15, 2025**

The regularly scheduled meeting of the Bethel Township Board of Supervisors was held at 7:00 p.m. at the Bethel Township Building, 3015 S. Pine Grove Street, Fredericksburg, Pa with the following people present;

Bruce Light	Supervisor
Richard Rudy	Supervisor
Melissa Johnson	Township Manager
Matthew Mack	Mack Engineering
Andrew Morrow	Township Solicitor

Approximately, thirteen audience members were in attendance.

The Call to Order was made and the Pledge to the Flag was completed.

COMMENTS – Beth West commented on the LebTown article regarding low-income housing on Poplar Street and Center Street. Jame Mentzer, LebTown responded.

MINUTES – Bruce Light made a motion to approve the April 10, 2025 minutes as presented. Seconded by Richard Rudy. All voted in favor.

Richard Rudy made a motion to approve the May 8, 2025 minutes as presented. Seconded by Bruce Light. All voted in favor.

ROADMASTER REPORT - Supervisor Rudy read the report submitted by the Maintenance Foreman.

ENGINEERS BUSINESS - Engineer Mack reported on the following:

Randy Martin Implement Shed Stormwater Management Plan Approval - Pending.

Bell and Evans - Chestnut Hill and Blue Mtn Road - Pending.

Bell and Evans Realty II, LLC Cook Facility Waiver Request – Waiver Request is on hold.

Bruce Light made a motion to accept the time extension of June 16, 2025. Seconded by Richard Rudy. All voted in favor.

Solicitor Morrow reported that he is still waiting on a response from Bell and Evans Attorney regarding his April 28, 2025 e-mail regarding some concerns he has with the Sidewalk Agreement. The Supervisors agreed that a full response is needed in response to the April 28, 2025 email, that the Township must not be held responsible to ensure completion of the walking path project and the five years will start at the recording of the plan.

Bell and Evans Realty II, LLC - Plant 2 Waiver Requests – Tabled.

Bell and Evans, LLC Transportation Center Time Extension Request – Bruce Light made a motion to accept the time request of August 16, 2025. Seconded by Richard Rudy. All voted in favor.

Llyod Brandt/David Pond - Release of Letter of Credit - \$1,261.75 – Waiver Request Letter – Bruce Light made a motion to grant the waiver from the required as-built in the Improvements Agreement. Seconded by Richard Rudy. All voted in favor.

Bruce Light made a motion to release the remaining Letter of Credit for \$1,261.75. Seconded by Richard Rudy. All voted in favor.

Donnie Zabinski Commercial Operation Land Development Plan Agreements and Approval – Richard Rudy made a motion to enter into the Subdivision and Land Development Improvements Agreement with DZKC Holding LLC. Seconded by Bruce Light. All voted in favor.

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Richard Rudy made a motion to enter into the Stormwater Agreement and Declaration of Easement with DZKC Holdings LLC. Seconded by Bruce Light. All voted in favor.

Richard Rudy made a motion to approve the plan as presented. Seconded by Bruce Light. All voted in favor.

R. Michael Marlowe and Jocelyn G. Marlowe - Letter of Credit Request – Pending.

Travis & Holly Berger Subdivision & Stormwater Management Plan Approval and Agreements - Pending and Time Extension Request of June 16, 2025 - Discussion was held with Travis and Holly Berger regarding their request to have the plan signed before the agreements. The request died for a lack of a motion.

Bruce Light made a motion to accept the time extension of June 16, 2025. Seconded by Richard Rudy. All voted in favor.

Paul Nolt Land Development Plan Waiver Request –

§22-304.2.A – Requirement to submit a preliminary plan prior to submission of a final plan

Bruce Light made a motion to grant waiver request §22-304.2.A – Requirement to submit a preliminary plan prior to submission of a final plan. Seconded by Richard Rudy. All voted in favor.

§22-503.2.C.(1) – Landscape Buffer along adjacent properties

Bruce Light made a motion to grant waiver request §22-503.2.C.(1) -Landscape Buffer along adjacent properties. Seconded by Richard Rudy. All voted in favor.

§22-512.3.A & §22-512.3.B & §22-512.3.C – Requirement to install curbs, sidewalks, and streetlights

Bruce Light made a motion to grant waiver requests - §22-512.3.A & §22-512.3.B & §22-512.3.C – Requirement to install curbs, sidewalks, and streetlights. Seconded by Richard Rudy. All voted in favor.

§22-510.C(10.C(10)(b) – Requirement to improve the side of the street abutting the land development

Bruce Light made a motion to grant waiver request §22-510.C(10.C(10)(b) – Requirement to improve the side of the street abutting the land development. Seconded by Richard Rudy. All voted in favor.

§22-512.2 – Requirement to provide a street lighting duct system

Bruce Light made a motion to grant waiver request §22-512.2 – Requirement to provide a street lighting duct system. Seconded by Richard Rudy. All voted in favor.

§27-1601.20B.(2) – Requirement to provide landscape buffering

Bruce Light made a motion to grant waiver request §27-1601.20B.(2) – Requirement to provide landscape buffering. Seconded by Richard Rudy. All voted in favor.

Lynford Steiner Land Development Plan Waiver Requests -

§22-403.C.(2)(a) – Requirement for error of enclosure no more than 1 foot in 10,000 feet

Bruce Light made a motion to grant waiver request §22-403.C.(2)(a) – Requirement for error of enclosure no more than 1 foot in 10,000 feet. Seconded by Richard Rudy. All voted in favor.

§22-510.C(10)(b) – Requirement to improve the side of the street abutting the land development

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Bruce Light made a motion to grant waiver request §22-510.C(10)(b) – Requirement to improve the side of the street abutting the land development. Seconded by Richard Rudy. All voted in favor.

§22-512.2 – Requirement to provide a street lighting duct system

Bruce Light made a motion to grant waiver request §22-512.2 – Requirement to provide a street lighting duct system. Seconded by Richard Rudy. All voted in favor.

Bell and Evans Realty II, LLC Letter of Credit Request – Richard Rudy made a motion to release the Univest Letter of Credits #132429226 - \$57,990.35, #132432873 - \$3,060,003.59, #132428905 - \$294,800.00 and #132429218 - \$1,919,442.80. Seconded by Bruce Light. All voted in favor.

Richard Rudy made a motion to accept the replacement Letter of Credits from Fulton Bank - #STB1119 - \$57,990.35, #STB1118 - \$294,800.00, #STB1117 - \$3,060,003.59 and STB1116 - \$1,919,442.80. Seconded by Bruce Light. All voted in favor.

SOLICITOR BUSINESS - Solicitor Morrow reported on the following:

Zoning Ordinance Review Update – Pending, still working with the township zoning officer on all the revisions.

RECREATION REPORT – Sam Acri gave the report.

2025 Pool Prices – Richard Rudy made a motion to approve the 2025 pool prices as recommended by the Recreation Board. Seconded by Bruce Light. All voted in favor.

2025 Menu Prices – Richard Rudy made a motion to approve the 2025 food prices as recommended by the Recreation Board. Seconded by Bruce Light. All voted in favor.

2025 Pool Staff and Wages – Richard Rudy made a motion to approve hiring Hudson Brown, as head lifeguard at \$16.00 an hr. and Katie Marinov, Kaitlyn Michael, Darby Michael, Hayley Sheroky, Alexander Spangler as lifeguards at \$15.00 and hr. and Barbara Steltz, Jane Weik, Hope Shaffer, Kasey Wimer, Kaitlyn Criswell, Owen Kelly as concession workers at \$10.00 an hr. Seconded by Bruce Light. All voted in favor.

2025 Reimbursement of Half the Lifeguard Certification Fee after 100 hours Worked – Bruce Light made a motion to approve the reimbursement of half the lifeguard certification fee after 100 hours worked. Seconded by Richard Rudy. All voted in favor.

2025 Opening and Closing Date – Bruce Light made a motion to approve the pool opening date of June 6, 2025 and the closing date to be determined in mid to late August depending on staffing availability. Seconded by Richard Rudy. All voted in favor.

Acid Wash Pool – Not to exceed \$2,400.00 – Bruce Light made a motion to approve the acid washing of the pool not to exceed \$2,400.00. Seconded by Richard Rudy. All voted in favor.

River Valley – Playground Wood Carpet - \$4,434.00 – Bruce Light made a motion to approve the Playground Wood Carpet for \$4,434.00 from River Valley. Seconded by Richard Rudy. All voted in favor.

Lutz Tree Trimming Quote - \$800.00 – Bruce Light made a motion to approve the quote from Lutz Tree Trimming for \$800.00 to trim the Ginko tree and removal of the unhealthy Maple tree. Seconded by Richard Rudy. All voted in favor.

FSWA REPORT – Next meeting is Monday, May 19, 2025.

FINANCIAL REPORT – Bruce Light made a motion to approve the Financial Report as presented in the meeting packet, subject to audit. Seconded by Richard Rudy. All voted in favor.

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BILLS PAYABLE - Bruce Light made a motion to approve the Bills Payable as presented in the meeting packet. Seconded by Richard Rudy. All voted in favor.

OLD BUSINESS - None.

NEW BUSINESS

ECI Request to Close School Drive – 6/11/25 – 7/16/25 – Bruce Light made a motion to approve ECI request to close School Drive June 11, 2025 – July 16, 2025, with the requirement that they notify the Pennsylvania State Police and the Lebanon County EMA office. Seconded by Richard Rudy. All voted in favor.

Single Application of Bituminous Seal Coat Bid Advertise – Bruce Light made a motion to approve the advertisement the Single Application of Bituminous Seal Coat bid. Seconded by Richard Rudy. All voted in favor.

2025 Slurry Type II Bid Results - Bruce Light made a motion to accept the bid from Asphalt Maintenance Solution LLC for the Type II Slurry Seal work described in the bid proposal for Item #1 which is Shirksville Road (Blue Mountain Road to Route 343) and Item #2 which is Hamlin Road (Route 22 to Chestnut Hill Road) in the amount of \$88,810.56. Seconded by Richard Rudy. All voted in favor.

Richard Rudy made a motion to reject the bid from Asphalt Maintenance Solutions LLC for the Type II Slurry Seal work described in the bid proposal for Item #3 which is Johns Way Drive (Route 343 to Cul-de-sac) in the amount of \$27,127.44, since accepting the bid for Johns Way Drive would put the Township's combined project for the Bituminous Seal Coat, Line Stripping and Type II Slurry Seal Project over budget which it cannot do. Seconded by Bruce Light. All voted in favor.

Mt. Zion Fire Police Applications – Richard Rudy made a motion to appoint Dean Fackler, Gregory Kuhns and Kristin Kuhns as Mt. Zion Fire Police. Seconded by Bruce Light. All voted in favor.

ADJOURNMENT - With no further business, Bruce Light made a motion to adjourn the meeting at 8:07 p.m. Seconded by Richard Rudy. All voted in favor.

Respectfully Submitted,

**Melissa Johnson
Secretary**