



jzator@zatorlaw.com

February 11, 2025

TRANSMITTED VIA EMAIL

klymanstall@hanoverwp-nc.org

Board of Supervisors
c/o Kimberly Lymanstall
Township Secretary
Hanover Township – Northampton County
3630 Jacksonville Road
Bethlehem, PA 18017-9303

AMERICAN HERITAGE BUILDING

4400 Walbert Avenue at Ridgeview Drive

Allentown, Pennsylvania 18104

Ph: 610.432.1900 F: 610.432.1707

www.zatorlaw.com

**RE: Jaindl – Hanover Corporate Center 2
Remaining Traffic/Roadway Improvements
Time Extension Request**

Dear Supervisors:

I am contacting you on behalf of Jaindl Land Company regarding roadway improvements obligations in connection with Hanover Corporate Center 2. The current time extension expires at the end of March 2025.

On behalf of Jaindl Land Company, we request an additional time extension through the end of March 2026 for all remaining traffic/roadway improvements obligations connected with Hanover Corporate Center 2.

Thank you.

Very truly yours,

Joseph A. Zator II

Joseph A. Zator II

JAZ:jlw

cc: James L. Broughal, Esq. (via email jimbroughal@broughal-devito.com)
Brien Kocher (via email bkocher@hanovereng.com)
James A. Milot (via email jmilot@hanovereng.com)
David M. Jaindl (via email david.jaindl@jaindl.com)
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J. Scott Pidcock (via email spidcock@pidcockcompany.com)
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Matthew J. Deschler
mjdeschler@sskdllaw.com

February 11, 2025

Via first-class U.S. mail and email to klymanstall@hanovertwp-nc.org

Kimberly Lymanstall, Township Secretary
Hanover Township, Northampton County
3630 Jacksonville Road
Bethlehem, PA 18017

*RE: Arcadia Development Corporation – Preliminary/Record Plan Submission for Proposed Industrial Development, Dated April 10, 2023, last revised October 31, 2023 – 300 Gateway Drive – Hanover Project No. H23-21
MPC Extension to March 11, 2025*

Dear Ms. Lymanstall:

I am counsel for Arcadia Development Corporation. The above-referenced preliminary/final land development and lot consolidation plan has been submitted to the Township and is pending before the Board of Supervisors, which has at present until February 28, 2025, to act and render a decision on the plan pursuant to Section 508 of the Municipalities Planning Code ("MPC"), 53 P.S. § 10508. Please consider this letter as a request and agreement, pursuant to Section 508(3) of the MPC, 53 P.S. § 10508(3), to extend the time for the Board of Supervisors to act and render a decision on the plan to March 11, 2025. Thank you for your attention to this correspondence. Please confirm that the above-referenced plan shall not be on the February 25, 2025, Board of Supervisors' agenda. Should you have any questions, please do not hesitate to contact me.

Very truly yours,

SHAY, SANTEE, KELHART & DESCHLER LLC


Matthew J. Deschler

As authorized by:

ARCADIA DEVELOPMENT CORPORATION

By:


Richard E. Thulin, President

44 East Broad Street
Suite 210
Bethlehem, PA 18018

www.sskdllaw.com
Tel: (610) 691-7000
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 Easton, PA 18043-3882
 WWW.EASTONBAND.COM

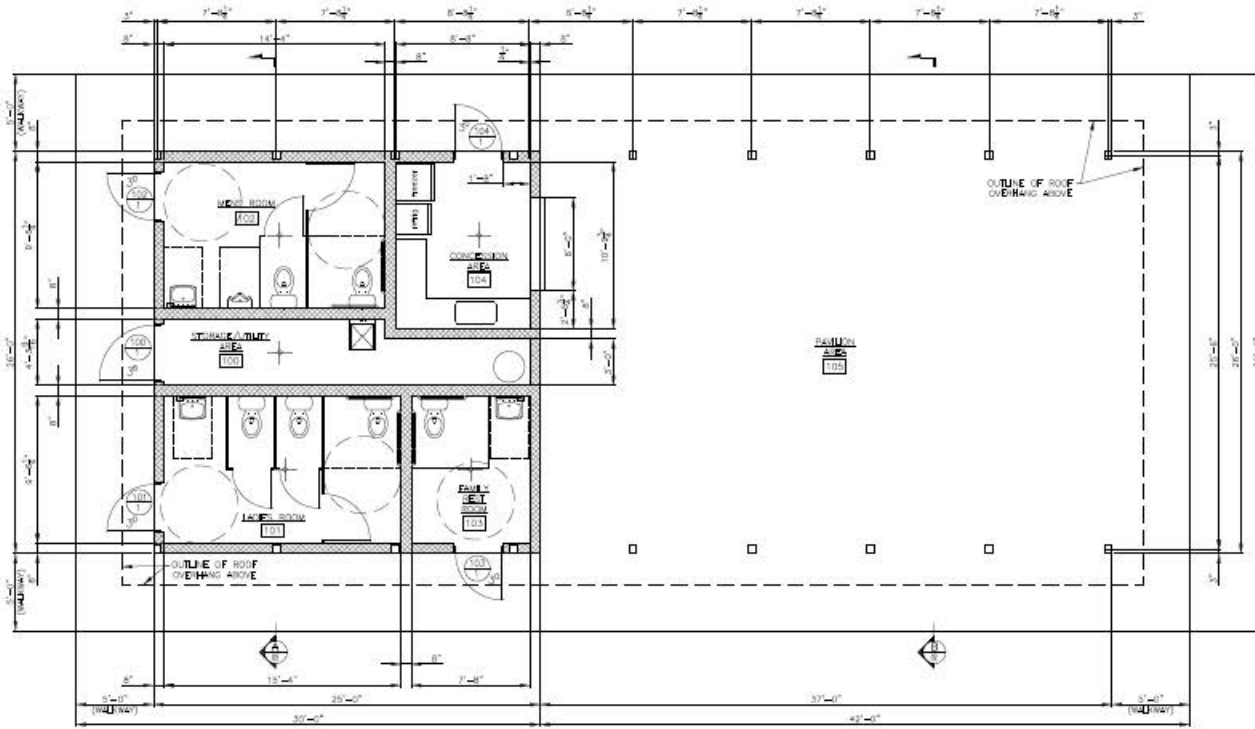
AL SHIMKUS, DIRECTOR
 DON KEMMERER, ASST DIRECTOR
 KENDA FOWLER, PRESIDENT
 JEN RARICK, VICE PRESIDENT

1. This is an agreement made on **12/16/2024** between the Easton Municipal Band (“**EMB**”) and **Hanover Township** , (“**Client**”) for the hiring of EMB as independent contractors to perform a band concert.
2. Unless other instructions are included in another document, in this agreement **Client** promises to make a payment to **EMB** of **please see accompanying document** .
3. Which will be at **Hanover Township Community Center** known as the Venue.
4. Date of performance will be **Saturday, May 10, 2025**
5. The performance will start at **2 PM** and last for approximately **2 hours** There will **be** an intermission.
6. Per **Client’s** request, **EMB** will perform selections from the following musical genres: (select all that apply)

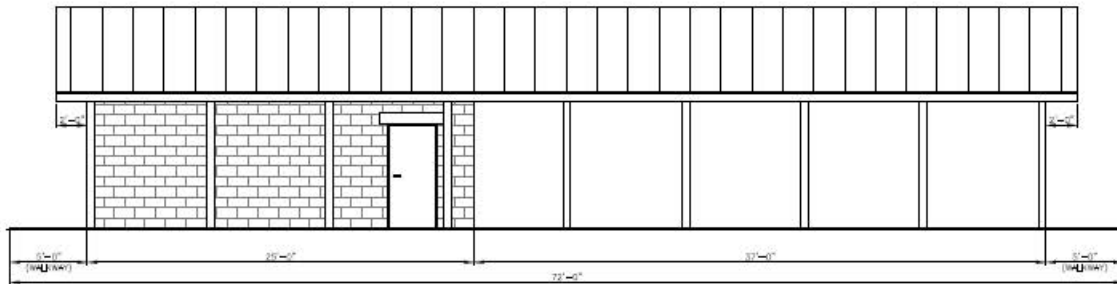
<input checked="" type="checkbox"/> Concert Literature	<input checked="" type="checkbox"/> Contemporary	<input checked="" type="checkbox"/> Marches / Patriotic
<input checked="" type="checkbox"/> Stage / Screen	<input checked="" type="checkbox"/> Swing / Big Band	<input type="checkbox"/> Other

7. **EMB** will arrive at the venue no later than one hour before the performance time.
8. **EMB** will provide its own sound system unless other arrangements are made with the **Client**.
9. The agreement commences on the date specified in #1 above and shall continue if **EMB** is entitled to any outstanding monies from the **Client**.
10. IN WITNESS WHEREOF the parties hereto, each intending to be legally bound hereby, have executed these presents the day and year first above written.

Easton Municipal Band	Client: Hanover Township
By: Pete Willeford Business Manager eastonmband@gmail.com 610-216-0800	By (signature) : Click or tap here to enter text.



PROPOSED FLOOR PLAN
SCALE 1/8" = 1'-0"



SIDE ELEVATION
SCALE 1/8" = 1'-0"

REVISIONS LIST

SHEET 01 OF 07	PLAN AND ELEVATIONS
SHEET 02 OF 07	TYPICAL DETAILS AND NOTES
SHEET 03 OF 07	FOUNDATION PLAN AND NOTES
SHEET 04 OF 07	FOUNDATION DETAILS
SHEET 05 OF 07	FOUNDATION DETAILS
SHEET 06 OF 07	ELABORATED PLUMBING PLAN
SHEET 07 OF 07	PLUMBING SCHEDULES

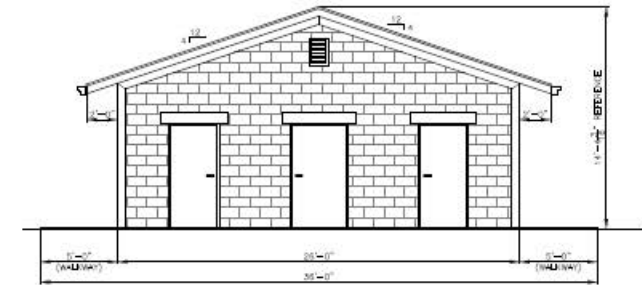
FOLLOWING INFORMATION FROM 2018 INTERNATIONAL BUILDING CODE

1. USE AND OCCUPANCY CLASSIFICATION, ASSEMBLY GROUP A-3
2. CONSTRUCTION CLASSIFICATION, TYPE III

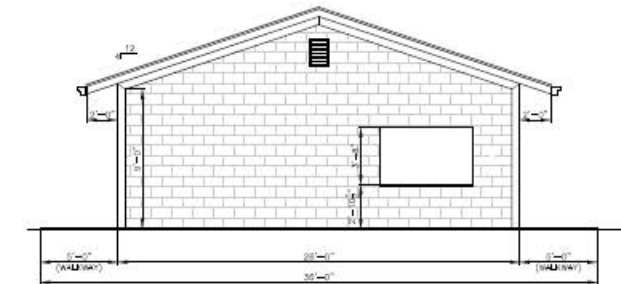
BRADING NOTE

1. ALL CONSTRUCTION MUST BE EXECUTED IN ACCORDANCE WITH LOCAL BUILDING CODES AND INTERNATIONAL BUILDING CODE 2018.
2. DIMENSIONS SHOWN ON PLAN ARE NOMINAL. ACTUAL DIMENSIONS ARE NOTED. PRIOR DIMENSIONS MAY VARY SLIGHTLY IN ACTUAL CONSTRUCTION.
3. ALL LUMBER IN CONTACT WITH CONCRETE OR EXPOSED TO WEATHER SHALL BE PRESSURE TREATED.
4. CONVENTIONAL LUMBER SHALL BE NO. 1, #2 OR BETTER AND NOT TO EXCEED A MOISTURE CONTENT OF 19% INSTALLED ACCORDING TO LOCAL BUILDING CODES.
5. LOADS:
CONCRETE FLOOR LOADS = 100 P.S.F. LIVE LOAD
10 P.S.F. DEAD LOAD
TOTAL = 110 P.S.F.
ROOF LOADS = 30 P.S.F. GROUND SNOW LOAD
10 P.S.F. DEAD LOAD
TOTAL = 40 P.S.F.

DOOR SCHEDULE						
DOOR NO.	SIZE	TYPE	FRAME	HARDWARE	REMARKS	
101-1	3'-0" x 7'-0"	2'-0" x 7'-0"	H.M.	EXTERIOR ADA KNOB, INTERIOR PANE, BAR WITH DOOR CLOSURE	INSULATED	
101-2	3'-0" x 7'-0"	2'-0" x 7'-0"	H.M.	PAINT, BAR WITH DOOR CLOSURE	INSULATED	
102-1	3'-0" x 7'-0"	2'-0" x 7'-0"	H.M.	EXTERIOR ADA KNOB, INTERIOR PANE, BAR WITH DOOR CLOSURE	INSULATED	
102-2	3'-0" x 7'-0"	2'-0" x 7'-0"	H.M.	PAINT, BAR WITH DOOR CLOSURE	INSULATED	
103-1	3'-0" x 7'-0"	2'-0" x 7'-0"	H.M.	EXTERIOR ADA KNOB, INTERIOR PANE, BAR WITH DOOR CLOSURE	INSULATED	
103-2	3'-0" x 7'-0"	2'-0" x 7'-0"	H.M.	PAINT, BAR WITH DOOR CLOSURE	INSULATED	



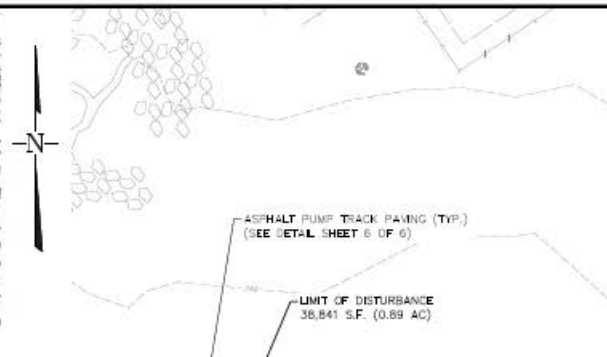
REST ROOM - SIDE ELEVATION
SCALE 1/8" = 1'-0"



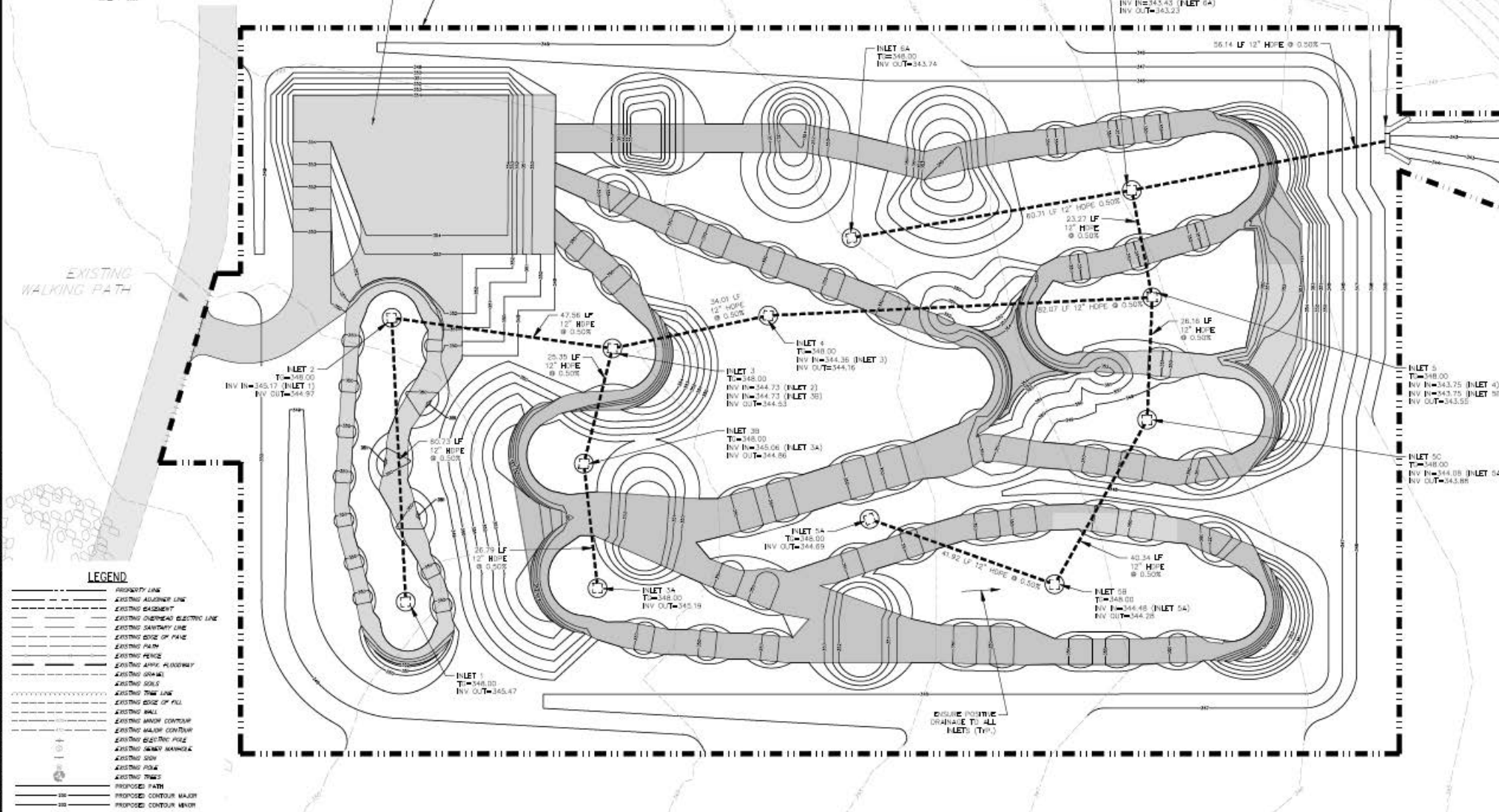
PAVILION - SIDE ELEVATION
SCALE 1/8" = 1'-0"

NOTES

1. ALL DOORS TO HAVE THINER DOOR LOCKS.
2. REST ROOMS, UTILITY ROOM, AND CONCESSION AREA TO HAVE FLOOR DRAINS.
3. INTERIOR WALLS OF REST ROOMS TO HAVE EPOXY 8" UP FROM FLOOR.



- ### PUMP TRACK CONSTRUCTION NOTES:
1. PUMP TRACK CONSTRUCTION SHALL BE CONDUCTED BY A PROFESSIONAL R/W DUTY AND SUBSEQUENT MAINTENANCE AND REPAIRS SHALL BE IN THE R/W OF PUMP TRACK RIGHT-OF-WAY.
 2. CONSTRUCTION OF THE PUMP TRACK SHALL BE CONDUCTED ON THE EXISTING PUMP TRACK SURFACE. THE PUMP TRACK SHALL BE CONSTRUCTED WITH A 24" CROSS-SLOPE. EXISTING PUMP TRACKS SHALL BE CONSTRUCTED FOR THE PURPOSE OF THE PUMP TRACK. THE PUMP TRACK SHALL BE CONSTRUCTED WITH A 24" CROSS-SLOPE.
 3. CONTRACTOR SHALL INSTALL DRAINAGE SYSTEMS IN ALL AREAS WHERE POSSIBLE. EXISTING DRAINAGE SYSTEMS SHALL BE MAINTAINED ON ALL AREAS WHERE THEY EXIST IN THE PUMP TRACK AREA.
 4. IN THE CASE OF PUMP TRACKS, DRAINAGE SHALL BE MAINTAINED WITH PUMP TRACKS. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS.
 5. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS.
 6. PROTECTION OF THE SUBGRADE FOR THE PUMP TRACK AND ATTACHED PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS. PUMP TRACKS SHALL BE MAINTAINED WITH PUMP TRACKS.



DATE	10/23/24	PROJECT NO.	H24-21	SHEET NO.	4 of 6
DESIGNED BY		CHECKED BY		DATE	
PUMP TRACK BLOW-UP PLAN					
HANOVER TOWNSHIP PUMP TRACK					
HANOVER TOWNSHIP NORTHAMPTON COUNTY PENNSYLVANIA					
<p>HanoverEngineering</p> <p>245 Impassioned Road, Suite 100 Bedford, PA 15017-8944 P: 610.891.5644 F: 610.891.6968 info@hanovereng.com hanovereng.com</p>					