



Upper Mount Bethel Township

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UPPER MOUNT BETHEL TOWNSHIP BOARD OF SUPERVISORS' MEETING MINUTES MONDAY, JUNE 8, 2026 – 7:00 PM

*This meeting was held in person and live streamed through the Upper Mount Bethel Township Facebook page and YouTube channel.

I.

Supervisor Bermingham called the meeting to order at 7:00 pm.

The Pledge of Allegiance was recited.

In attendance were Supervisor Bermingham, Supervisor Erler, Supervisor Eckman, Supervisor Albert (via phone), Township Solicitor Karasek, Township Engineer Coyle and Township Manager Graziano. Supervisor Friedman was absent.

II.

APPROVE THE AGENDA

MOTION by Supervisor Erler to approve the agenda, seconded by Supervisor Eckman.
Vote: 4-0.

III.

PUBLIC COMMENT

Tara Mezzanotte, PennDOT, Liaison gave an update on the Rt. 611 project. Tara stated that she is pleased with the communication with PennDOT. The project is advancing, which will be one big project overall, retaining wall and the light project, which will be called Delaware Water Gap/Rt. 611 Corridor improvement project. They are ready to meet with the municipalities. Tara will be gathering all the resolutions that have been adopted into one document and will provide it to the Board.

Kevin Correll stated that he has an opportunity to use one of his buildings as an ATV shop. Scott and Laura, H&H Motor Sports, are looking for a new site to run their ATV business out of. Kevin stated that there is more than one use on the property and has

always been. Kevin came to the Township to see what he needed to do. He spoke with Tina, our zoning officer, who said to fill out a zoning application. He submitted his application along with the \$135 fee. The application was denied and needed special exception use approval by the Zoning Hearing Board. The denial stated that there should be only one principal use on the lot. The proposed use is an additional principal use of the property and will require a variance from the ZHB. Kevin stated that he already got approval from the ZHB for multiple uses. In addition, the denial letter stated that all commercial, industrial, and other types of required parking and loading spaces shall be surfaced with durable bituminous or concrete paving material. Supervisor Bermingham would like to review the variance that was previously approved by the ZHB in 1996. Solicitor Karasek stated that Mr. Correll has 30 days to appeal the denial, which would be June 22nd. Solicitor Karasek stated that this is a zoning matter, the BOS has no control over that. The Board cannot go against the zoning officer. Manager Graziano provided Supervisor Bermingham with an email from the zoning officer, citing some of the approvals Mr. Correll has previously received, none stating ATV/Lawn equipment/motorsports sales and service. Mr. Correll would like to meet with Tina to discuss this matter.

Charles Baltic, Township Resident, asked if the Township will be doing anything to commemorate the 250th year, something permanent. Charles suggested the Liberty Tree Project. Charles asked if there was any update on the Consultant for the Community Benefits Agreement and the statement of principles of a CBA that he offered to the Township to review. There was brief discussion on what the Board would like to do to commemorate the 250th year. **MOTION** by Supervisor Erler to plant a tree with a plaque at the Park, seconded by Supervisor Bermingham. Vote: 4-0.

Fran Visicaro, Township Resident, read an article from EPA Watch.org. which describes the unseen threat with AI. AI data centers are generating a new form of pollution along with side effects and other health issues.

Judith Henckel, Township Resident, are we putting the cart before the horse with a CBA.

Ron Angle, Township Resident, commented on Solicitor Karasek looking into the possibility of a forensic audit of the Foundation that the taxpayers are willing to pay for. Solicitor Karasek stated that he spent about 3 hours doing that research. The new bylaws of the Community Foundation say that the financial records of the organization shall be made available to grantors and Board members. Supervisor Bermingham commented on having the financial records already, Solicitor Karasek stated yes, but only the \$8,000, which most went for legal fees. Solicitor Karasek stated that if the Board wishes, he could send a letter to the Attorney stating he believes the Township is entitled to financial information. **MOTION** by Supervisor Erler to proceed with sending the letter to the Attorney, seconded by Supervisor Bermingham. Vote: 4-0. Ron stated that the ultimate decision on the benefits package money comes down to the five Supervisors, they are the final word. Ron asked for an update on the consultant. Supervisor Bermingham stated that we don't have a consultant at this point but maybe

when all five Supervisors are back they can discuss if they want to bring back the consultant or do we want residents who may be qualified and could help us.

Judith Henckel asked what qualifications and who would be considered to be on the committee.

IV. **ANNOUNCEMENTS**

Supervisor Erler stated that the Chairs to the Table was held May 23rd, which is posted on YouTube via Pirate UMBT. Supervisor Erler stated that the meeting went very well and a member of Slate Belt Holdings was in the crowd, in which they received certain messages of what the township really wanted.

Supervisor Albert reminded everyone that we are heading into the season of possible bad thunderstorms/power outages and to be prepared.

Supervisor Bermingham announced that they raised over \$3,600 in donations for Mito, at the free electronics recycling event. The Slate Baseball Association received a \$50,000 donation from the Post Foundation for their indoor training facility. Bids for the Mt. Bethel Fire Department emergency shelter will be going out soon. Prince of Peace Church will now be a warming center. 4th of July parade, be at the Portland Social Hall at 10:15, same route, and the 4th of July Fireworks event at the Park, gates open at 4. Looking to present Lindsey Manzi with a Resolution. A fire fighter coloring book will be coming out soon.

Manager Graziano reminded everyone that this week is bulk pickup. Tree Smith will be doing some tree work for MetEd. October 3rd, "Run for the Gazebo" 5k and 1 mile fun run at the Park. A contract has been agreed upon with United Way, partnering with Slater Family Network. This will be on the agenda for 6/22 for approval. Supervisor Erler and Manager Graziano attended a grant seminar hosted by Representative Ann Flood.

V. **CONSENT AGENDA**

1. May 11, 2026, Meeting Minutes
2. Exonerations/Refunds

MOTION by Supervisor Erler to approve the Consent Agenda, seconded by Supervisor Eckman. Vote: 4-0.

VI. **FINANCIALS**

1. Bill List-Manger Graziano read the bill list totaling \$187,383.18. **MOTION** by Supervisor Eckman to pay the bills in the amount of \$187,383.18, seconded by Supervisor Erler. Vote: 4-0.

VII.

LAND DEVELOPMENT

1. Chelsea Sun Inn/Theodore & Claudia Howard Conditional Preliminary/Final Plan Approval-Solicitor discussed the plan that has been recommended by the Planning Commission for approval. Engineer Coyle stated that he has no issue with the request for combined Preliminary/Final Plan. They will need Conservation District review/approval and LVPC review/approval in reference to the stormwater design.
 - a. SALDO Section 298 Waiver Request-**MOTION** by Supervisor Erler to grant SALSO Section 298 Waiver, seconded by Supervisor Eckman. Vote: 4-0.
 - b. Conditional Preliminary/Final Plan Approval-MOTION by Supervisor Eckman to grant Conditional Preliminary/Final Plan Approval, seconded by Supervisor Erler. Vote: 4-0.

IX.

ACTION ITEMS

1. Justin Hoffman Joinder Deed-Solicitor Karasek stated that he has reviewed the application submitted by Justin Hoffman to combine two parcels into one. One parcel located at 431 Allegheny Rd., improved lot with dwelling, and the other located at 457 Allegheny Rd., vacant lot. The combining of the lots will create 1 conforming lot of 11.17 acres. All required documents have been provided, reviewed and approved. Supervisor Erler asked if there were any outstanding trash bills. Justin Hoffman stated that there are no past due trash bills and the 2026 bill will be paid. Solicitor Karasek stated that maybe trash bills should be added to the application. **MOTION** by Supervisor Erler to approve the Joinder Deed for Justin Hoffman, seconded by Supervisor Eckman. Vote: 4-0.

X.

NEW BUSINESS

1. Intermunicipal Agreement with Portland Borough-Jim Potter stated that this agreement is actually with Portland Borough Authority. This agreement is for enforcement on the quarry property. There has been a problem with trespassers. Because this property is located in Upper Mt. Bethel Township, Portland Police would need an agreement to enforce laws out of their jurisdiction. Solicitor Karasek and the Authority's attorney, Peter Layman, are working on the details of the agreement. Jim will let us know when it will be ready to be approved by the Board.
2. Parks and Recreation Master Plan-Supervisor Eckman stated that Parks/Rec has been looking to update their Master Plan. She is asking the BOS to consider approving a \$10,000 contribution to match the \$10,000 already being committed by Parks/Recreation. The master plan is an important step to move forward with park development, especially when applying for grants. Manager Graziano stated that we have a quote from Simone Collins to update the master plan. **MOTION** by Supervisor Bermingham to approve a contribution of \$10,000 to

match the Parks/Recreation contribution to update the Parks Master Plan, seconded by Supervisor Albert. Vote: 4-0. Vote: 4-0.

3. M & M Vineyards Scholarship Resolutions-Supervisor Bermingham stated that M & M Vineyards donates money to a scholarship to go out to a worthy candidate from the Bangor Area School District. Two students have been picked to receive the Scholarships for their outstanding academic achievements.
 - a. Resolution No. 2026-12-Cheyenne Messer-**MOTION** by Supervisor Erler to adopt Resolution No. 2026-12, Cheyanne Messer, seconded by Supervisor Eckman. Vote: 4-0.
 - b. Resolution No. 2026-13-Victoria Dalton-**MOTION** by Supervisor Erler to adopt Resolution No. 2026-13, Victoria Dalton, seconded by Supervisor Eckman. Vote: 4-0.
4. Alternate Engineer-Supervisor Erler stated that this actually touches on the development. Currently RPL has litigation against the Township as well as Engineer Coyle. Supervisor Erler believes having an Alternate Engineer that would be capable of handling a project of that size would be beneficial to the Township, in case needed. Proposals were received for the reorganization meeting. Supervisor Erler would like to do an RFP to obtain a stronger Alternate Engineer. Our current Alternate Engineer is Robert Collura. The Board would like time to think about it. This will be on the agenda for 6/22.

XI EXECUTIVE SESSION

Solicitor Karasek there is no need for Executive Session, but he did want to let the Board know that the Stine matter is scheduled for a nine-jury trial at the end of June but may be continued based upon the unavailability of council due to vacations, etc. Solicitor Karasek is not sure when the new date will be. There is a site meeting scheduled for tomorrow.

XII. ADJOURNMENT

MOTION by Supervisor Erler to adjourn the meeting at 8:35 pm, seconded by Supervisor Eckman. Vote: 4-0.

Respectfully Submitted by Cindy Beck, Recording Secretary