April 21st, 2026

The Franklin Township Supervisors met on the above date at the Franklin Township Administration Building located at 889 Fairyland Road. Township Officials present were Supervisors Nic Storm, Fred Kemmerer Jr and Secretary-Treasurer Cady Guy. Chairman Nic Storm called the meeting to order at 6:31 p.m., and led those present in the Pledge of Allegiance to the American Flag.

Fred Kemmerer Jr made a motion to approve March 17th, 2026, minutes. Nic Storm seconded the motion. Motion carried unanimously.

The Township issued a reminder that the stocked ponds at Phifer's Ice Dam Park will be closed to individuals over age 15 from May 1, 2026, at 12:00 a.m. through June 1, 2026, at noon, with several upcoming fishing events scheduled throughout May. Staff maintained communication with the Gworks engineer regarding sewage and garbage billing, completed system training, and successfully issued bills, while continuing efforts to implement a new credit card payment system for both in-office and online use. Additional activities included continued training with QuickBooks through Numbers Made Easy, completion of Liquid Fuels training, meetings with vendors to explore digitizing township records, consultation with Pennsylvania State Association of Township Supervisors (PSATS) regarding pension plan options, and attendance at PSATS training in Hershey. Upcoming meetings include the Building Committee on May 7, the Planning Commission on May 5, the Recreation Committee on May 12, and the Board of Supervisors on May 19.

Treasurer Report - Nic Storm made a motion to approve Treasurer Report. Fred Kemmerer Jr second the motion. Motion carried unanimously.

Planning Commission – Nic Storm made a motion to approve Planning Commission minutes. Fred Kemmerer Jr second the motion.

Zoning Report – Fred Kemmerer Jr. made a motion to approve the Zoning Officer Report. Nic Storm seconded this motion. Motion carried unanimously.

UCC Building Code Official Report – Fred Kemmerer Jr. made a motion to approve the UCC Building Code Official Report. Nic Storm seconded this motion. Motion carried unanimously.

Fire Chief/Fire Police Report – Fred Kemmerer Jr. made a motion to approve the Fire Chief and Fire Police Report. Nic Storm seconded this motion. Motion carried unanimously.

Police – Fred Kemmerer Jr. made a motion to approve the Police Report. Nic Storm seconded this motion. Motion carried unanimously.

Road Crew – Fred Kemmerer Jr. made a motion to approve the Road Crew Report. Nic Storm seconded this motion.

Central Carbon Municipal Authority – Nic Storm made a motion to approve the CCMA Report.

Fred Kemmerer Jr. seconded this motion. Motion Carried unanimously.

SEO Report – Nic Storm made a motion to approve the SEO Report. Fred Kemmerer Jr. seconded this motion. Motion carried unanimously.

Communications – None

Citizen Participation - None

Unfinished Business – None

New Business –
A motion was made to approve the purchase of rear-loaded dumpsters for the recycle drop-off program, with a maximum total cost of $15,000. Elizabeth Grodis explained the need for multiple containers (four to six-yard) to maximize the volume of recyclables for profitable disposal. The proposed location for the drop-off is near the old salt sheds, which would keep the containers dry. The use of a garbage truck for loose cardboard and paper was discussed, with the understanding that it would not contaminate other materials if handled properly. Companies are willing to pick up 20-yard roll-offs for metal and mixed glass. The goal is to start the recycling and drop-off program by July 1st. Businesses will be allowed to drop off cardboard and glass. The program aims to generate revenue from glass and cardboard. Concerns were raised about the wear and tear on the garbage truck, but it was noted that the tonnage of recyclables removed would reduce overall garbage tonnage and potentially lead to fewer trips. The program will be manned, with employees identifying Franklin Township residents. The location behind a gate is intended to prevent after-hours dumping and contamination. Locks will be placed on the lids of the dumpsters. The program will be a learning process for both staff and residents, with a long-term goal of curbside pickup in five years. Data will be collected on participants to help plan for future needs. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.
A motion was made to approve a communicated contract with one of two proposed vendors for dumpster services. This agreement is for vendors to provide dumpsters that will be filled with recyclables and then swapped out with new ones. It is described as communication rather than a formal contract. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.
A motion was made to approve an informational conversation for all interested residents regarding the recycling program. This meeting, intended to be an open house to explain the program, is proposed for mid-June, likely the second week. A weekend date was suggested to encourage higher attendance, and the possibility of holding it outdoors was mentioned. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.
A motion was made to approve a pass system and training materials for Franklin Township residents at a maximum cost of $500. This would include passes for residents and printed literature to educate staff and residents about the recycling process, including what can and cannot be recycled. The costs will be absorbed by the garbage budget, with anticipated savings offsetting these expenses. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.

A motion was made to authorize advertising and opening bids for landfill transfer station contracts. The bids received from Waster Management were for a one-year contract at $78 per ton, with subsequent years at increasing rates: $80.60 for year two, $86 for year three, $90.29 for year four, and $94.81 for year five. A stipulation for years three, four, and five limits the quote to the waste management facility life at GCS landfill due to a pending expansion. The increase from the previous year's rate was discussed, with a comparison to rates from three years prior. The possibility of a one-year contract instead of a five-year commitment was considered to allow for flexibility and re-bidding. The current rate with Waste Management is $76.77 per ton. A motion was made to accept the bid proposal from Waste Management for two years. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.

Several resolutions were adopted:

* Resolution 2026-03: Appointing Buckno, the city and company PCCPA to examine all township accounts in place of elected auditors. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.
* Resolution 2026-04: Use of an escalator clause for all bituminous materials and petroleum products purchased contracts from January 1st, 2026, to December 1st. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.
* Resolution 2026-05: Approving the Franklin Township Volunteer Fire Company's 2026 planned activity list. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.
* Resolution 2026-06: Approving operational support activities for participating members of the Franklin Township Volunteer Fire Company for 2026. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.
* Resolutions 2026-07 through 2026-13: Pertaining to General, Sewer, Payroll, Recreational Funds, Act 93, Fire Escrow, Developers Escrow Account, and CD Building Fund, including changing signatures on all accounts. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.

Tabeling of Resolutions Included:

* Resolution 2026-14: Pertaining to the Emergency Operations Plan (EOP) update. This resolution has been adopted annually for the past 15 years, and while its exact content was unclear to some board members, it was noted that it formalizes the activation of the plan. Fred Kemmerer Jr. made a motion to approve, Nic Storm seconded the motion. The motion carried unanimously.
* Resolution 2026-15: Pertaining to the increasing hourly rate of the Elected Auditors. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.
* Resolution 2026-17: Pertaining to the disposition of current fee schedule pertaining to zoning permit. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.

A motion was made to adopt resolution 2026-16 regarding the disposition of records. This resolution addresses the significant effort required to organize decades of boxes of records, especially with the move to a new building. The retention periods have been verified by an official agency. Copies of the resolution were made available. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.

A motion was made to adopt resolution 2026-18 regarding establishing fees for hearing before the Franklin Township Zoning Hearing Board. Nic Storm made a motion to approve, Fred Kemmerer Jr seconded the motion. The motion was carried unanimously.
A motion was made to approve Palmerton Borough's request for Franklin Township Fire Police to assist with traffic control during the America 250 celebration on June 14 from 4:00–7:00 PM. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.
A motion was made to approve the request from Lehighton Area High School for Franklin Township Fire Police to assist with traffic control for graduation on June 9 from 5:00–8:30 PM (event at 7:00 PM), with rain dates scheduled for June 10 and June 11. The motion was made by Nic Storm and seconded by Fred Kemmerer Jr., and it carried unanimously.
A motion was made to approve Palmerton Borough's request for Franklin Township Fire Police to assist with traffic control during the Airing of the Quilts event on Saturday, May 2, 2026, from 8:00 AM to 6:00 PM. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.
A motion was made to approve Palmerton Borough's request for Franklin Township Fire Police to assist with traffic control during the Raising the House 5K on Saturday, May 9, 2026, from 7:30 AM to 11:00 AM. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.
The meeting moves to a review of the Crabtree subdivision, involving an existing 27-acre parcel with a single-family home. The goal is to subdivide approximately 1.8 acres, including the existing home, resulting in a flag lot for the residual parcel, which will also be used for single-family residential purposes. The primary discussion point is the creation of this flag lot and the associated driveway access. The Planning Commission granted conditional approval based on four conditions: correspondence from DEP, acquiring an HOP permit for the driveway, a cash contribution in lieu of recreation areas, and the preparation of draft deeds. A significant portion of the discussion revolves around the existing gravel driveway that currently serves multiple properties and the potential implications of its use for the new subdivision. Concerns are raised about past issues with similar situations, such as Gerald Drive, where multiple properties shared a driveway, leading to maintenance disputes. The board grapples with the township's subdivision ordinance, which typically requires a certain number of users to necessitate a public road or major subdivision, and the request for a waiver due to economic reasons. Kevin, representing the applicant, explains that the existing driveway is the only access to the residual parcel and that a restrictive covenant on the deed is proposed to prevent further subdivision of the residual parcel. The board expresses reservations about setting a precedent that could lead to future problems and disputes over road maintenance, drawing parallels to past difficult situations. Various options are explored, including widening the existing driveway or creating a new, separate driveway for the residual parcel. The discussion touches on the complexities of easements, deed restrictions, and the potential for future legal battles. The board emphasizes the importance of adhering to the subdivision ordinance and questions the rationale behind granting waivers when they might create long-term issues. Ultimately, the board has decided to table the Crabtree subdivision review for a 90-day time extension, acknowledging the need for further discussion and clarification on the driveway access and waiver request. The applicant is advised to potentially revisit the Planning Commission with the revised plan.
A motion was made to approve the resignation of Anthony Frantz from the Planning Committee effective June 1, 2026. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm,

and it carried unanimously.
A motion was made to adopt Resolution No. 2026-19 requesting a Statewide Local Share Assessment grant in the amount of $1,000,000 from the Commonwealth Financing Authority for renovations to the Franklin Township police and administration building. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.
The agenda was amended to include the Eagle Hospitality Development Agreement. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.
Wayne stated that the engineer was expected but not present. They confirmed that the conditions of the agreement had been met, with all necessary documents signed and notarized. The letter of credit had been submitted to the bank and was expected by Friday. The goal is to permit and begin construction of the hotel as soon as possible. Tom Nanovic raised concerns about the letter of credit not yet being received and whether their suggestions had been incorporated into the development agreement. They also inquired about the stormwater agreement, which had been agreed upon but not confirmed as signed. Wayne stated they would look for the stormwater agreement and ensure it is signed if necessary and would try to have the letter of credit by Friday. Tom Nanovic planned to review the development agreement the following day and would provide an update by 2:00 or 2:30 PM. A motion was made for Nick to sign the development agreement once it is prepared and approved, and after the letter of credit is received. The motion was made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.

Citizens Questions –

Jill inquired about any updates regarding the traffic speed study on Pohopoco Drive, expressing concern that the current speed limit is too high and that action should be taken to address the issue.
Tyler Poole inquired about whether the Township would be posting job openings for road crew or garbage positions. Nic Storm responded that the advertisement would be reposted to hire one part-time and one full-time employee.
Katie inquired about the open position on the Planning Committee, and it was stated that the Township will begin advertising the vacancy and accepting letters of interest from interested candidates.
The meeting was adjourned at 8:32 PM, with a motion made by Fred Kemmerer Jr. and seconded by Nic Storm, and it carried unanimously.