

# NORTHAMPTON COUNTY COUNCIL - EASTON, PA

Ordinance No.

SESSION 2023

Bill No. 838

Introduced by Lori Vargo Heffner and John Cusick on March 2, 2023

Enacted

Effective

**Title:** AN ORDINANCE BY NORTHAMPTON COUNTY COUNCIL AUTHORIZING THE PENNSYLVANIA DEPARTMENT OF TRANSPORTATION (PennDOT) TO ACQUIRE RIGHT-OF-WAY ON THE COUNTY'S BEHALF FOR THE CONSTRUCTION OF COUNTY BRIDGE #15, MEADOWS ROAD IN LOWER SAUCON TOWNSHIP

**WHEREAS**, Northampton County Home Rule Charter Section 602(a)(6) provides that the Northampton County Council shall enact an ordinance for any act which conveys, leases, purchases or authorizes the conveyance, lease or purchase of any real estate property of the County; and

**WHEREAS**, on November 17, 2022, Northampton County Council adopted Resolution 134-2022, amending an existing contract with PennDOT for the replacement of County Bridge #15 to include final engineering, right-of-way acquisition and utility relocation work; and

**WHEREAS**, PennDOT, through their design consultant, has completed the right-of-way drawings for the project and determined that temporary construction easements and permanent right-of-way must be acquired from parcels adjacent to Bridge #15 in order to construct the new bridge; and

**WHEREAS**, PennDOT will be responsible for the acquisition of all temporary construction easements and right-of-way for the local street; and

**WHEREAS**, upon completion of the project Lower Saucon Township shall take ownership of any newly acquired permanent right-of-way for the local street and the County shall maintain ownership of the bridge; and

**WHEREAS**, PennDOT requires Northampton County Council to adopt an Ordinance authorizing PennDOT to negotiate and acquire the necessary easements and right-of-way on the County's behalf and in accordance with the plan entitled "Commonwealth of Pennsylvania Department of Transportation - Drawings Authorizing Acquisition of Right-of-Way for Township Road T-376 R/W (Northampton County Bridge No.15)," which is attached hereto and made a part hereof as Exhibit "A."

**NOW, THEREFORE, BE IT HEREBY ORDAINED AND ENACTED** by the Northampton County Council that it does hereby authorize PennDOT to acquire right-of-way along Meadows Road, Lower Saucon Township as needed to construct Bridge #15 in accordance Exhibit "A".

This ordinance was advertised on the \_\_\_\_ day of \_\_\_\_\_ 2023, and was adopted by the Northampton County Council on the \_\_\_\_ day of \_\_\_\_\_ 2023.

ATTEST:

---

Linda M. Zembo  
Clerk to Council

---

Kerry L. Myers  
County Council President

---

Lamont G. McClure  
County Executive

DISTRICT	COUNTY	TOWNSHIP	BOROUGH	ROUTE	SECTION	TOTAL SHEETS
5-0	NORTHAMPTON	LOWER SAUCON		7210	WRB R/W	11
				T-376	R/W	

MPMS NO. 12286

# COMMONWEALTH OF PENNSYLVANIA



## DEPARTMENT OF TRANSPORTATION

DRAWINGS AUTHORIZING ACQUISITION

OF

RIGHT-OF-WAY

FOR

TOWNSHIP ROAD T-376 R/W  
(NORTHAMPTON COUNTY BRIDGE NO.15)

IN NORTHAMPTON COUNTY

FROM STA 13+55.00 TO STA 16+88.00 LENGTH 333.00 FT 0.063 MI

THIS PLAN PREPARED PURSUANT TO SECTIONS 2003(e) AND 2002(d)(6) AND (7) OF THE ADMINISTRATIVE CODE, AS AMENDED, 71 P.S. SECTIONS 513(e) AND 512(d)(6) AND (7), SECTION 302(b)(3) OF THE EMINENT DOMAIN CODE, 26 Pa. C.S., SECTION 302(b)(3), AND APPROPRIATE MUNICIPAL AUTHORITY FOR THE LEGAL DELEGATION TO THE COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF TRANSPORTATION, TO ACQUIRE RIGHT-OF-WAY FOR LOCAL ROADS AND STREETS ON BEHALF OF THE MUNICIPAL AUTHORITY.

### SCALE

HORIZONTAL 0 25 50 FEET

VERTICAL 0 5 10 FEET

### DESIGN DESIGNATION - T-376 MEADOWS ROAD

HIGHWAY CLASSIFICATION - LOCAL ROAD - SUBURBAN NEIGHBORHOOD

DESIGN SPEED - 25 MPH

PAVEMENT WIDTH - 22'-0"

SHOULDER WIDTH - 2'-0"

MEDIAN WIDTH, MAXIMUM - NA

### TRAFFIC DATA

CURRENT ADT - 363 (2024)

DESIGN YEAR ADT - 403 (2044)

DHV - NA

D - NA

T - 2%

RECORDED IN THE OFFICE FOR THE RECORDING OF DEEDS, ETC. IN  
NORTHAMPTON COUNTY, PA.

INST# \_\_\_\_\_

WITNESS MY HAND AND SEAL OF OFFICE \_\_\_\_\_

DATE \_\_\_\_\_

RECORDER \_\_\_\_\_

COMMONWEALTH OF PENNSYLVANIA  
COUNTY OF DAUPHIN SS

BEFORE ME, A NOTARY PUBLIC, PERSONALLY CAME *Michael Carroll*, KNOWN TO ME OR SATISFACTORILY PROVEN TO BE THE PERSON WHO HAS BEEN AUTHORIZED BY WRITTEN DELEGATION TO AFFIX THE FACSIMILE SIGNATURE OF MICHAEL CARROLL, ACTING SECRETARY OF TRANSPORTATION, ON PLANS AUTHORIZING ACQUISITION OF RIGHT-OF-WAY BY THE DEPARTMENT OF TRANSPORTATION, AND AS SUCH AUTHORIZED REPRESENTATIVE ACKNOWLEDGED THE WITHIN PLAN, COMPRISING 11 SHEETS, TO BE AN OFFICIAL PLAN OF THE DEPARTMENT OF TRANSPORTATION AND DESIRED THAT THE SAME BE RECORDED AS SUCH.

WITNESS MY HAND AND NOTARIAL SEAL  
*Michael H. He...* 2/7/2023

Commonwealth of Pennsylvania - Notary Seal  
Michael H. He...  
My Commission Expires January 2, 2027  
Commission Number 126977

PREPARED BY:  
**benesch**  
Alfred Benesch and Company  
250 Catronia Road, Suite 150  
Allentown, Pennsylvania 18101  
610-439-7068

*Edward J. Stephenson*  
PROFESSIONAL LAND SURVEYOR  
DATE: 1/12/23

PREPARED BY:  
**benesch**  
Alfred Benesch and Company  
250 Catronia Road, Suite 150  
Allentown, Pennsylvania 18101  
610-439-7068

*Joseph Joseph Karlas*  
PROFESSIONAL ENGINEER  
DATE: 1/12/23

ORDINANCE NO. \_\_\_\_\_  
DATE ENACTED: \_\_\_\_\_  
RECOMMENDED DATE: \_\_\_\_\_  
COUNTY EXECUTIVE \_\_\_\_\_

RECOMMENDED DATE: 1/23/2023  
*Michael W. Rebut*  
DISTRICT EXECUTIVE

RECOMMENDED DATE: 2/7/2023  
*Michael W. Rebut*  
DEPUTY SECRETARY

APPROVED DATE: 2/7/2023  
*Michael W. Rebut*

ACTING SECRETARY OF TRANSPORTATION  
(ON BEHALF OF THE GOVERNOR  
AS WELL AS THE SECRETARY)

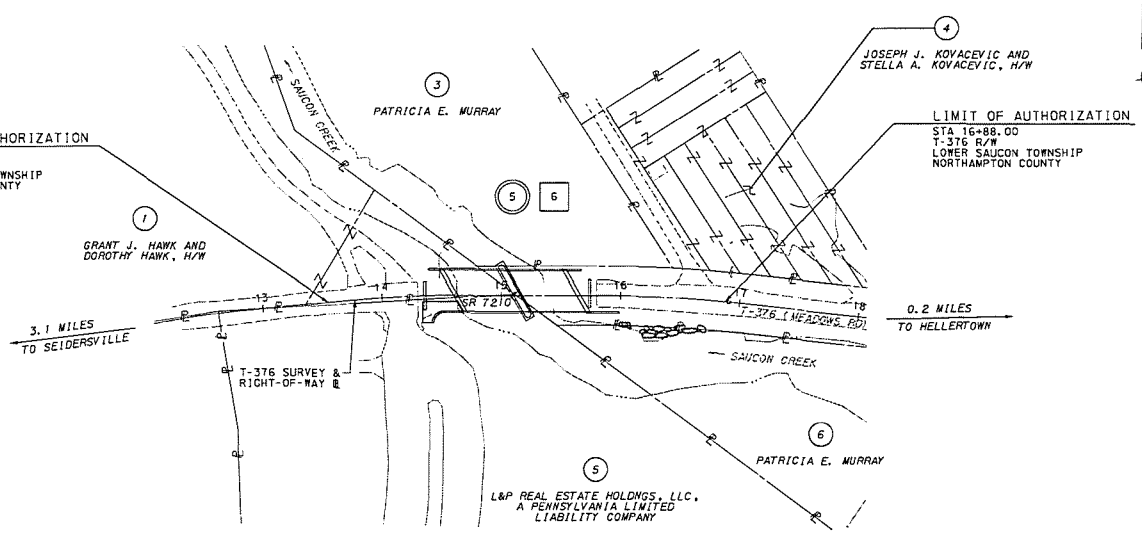
### SHEET INDEX

DESCRIPTION	SHEET
TITLE SHEET	1
INDEX MAP	2
LOCATION MAP, UTILITIES & NOTES	3
TYPICAL SECTION & BASELINE REFERENCES	4
PLAN SHEET	5
PROFILE SHEET	6
PROPERTY PLOT PLANS	7-11

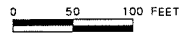
### LEGEND

	PLAN
	PROFILE
	PARCEL IDENTIFICATION NUMBER

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	7210	MRS R/W	2 OF 11
LOWER SAUCON TOWNSHIP				
T-376 R/W				
REVISION NUMBER	REVISIONS	DATE	BY	



### INDEX MAP



PLOTTED: 01/15/2023

OPERATION: FILE: 11/14/2021 11:41:48 (G:\VOP\005\60205\_01\VOP\_005\005\02\_R04\_1.mxd - Sheet - dgm - 11/15/2023)

DES: GJK    DWG: BMH    CKD: EJS  
60205\_01    bhumberger    01/15/2023    08:31:36

<p>PREPARED BY: Alfred Bonesch &amp; Company 250 Coronita Road, Suite 150 Allentown, Pennsylvania 18104</p>	<p>PREPARED BY: Alfred Bonesch &amp; Company 250 Coronita Road, Suite 150 Allentown, Pennsylvania 18104</p>
---	---

LIST OF PUBLIC UTILITIES

LOWER SAUCON TOWNSHIP AUTHORITY — W —  
 3706 OLD PHILADELPHIA PIKE  
 BETHLEHEM, PA 18015  
 ATTN: BILL ROSS  
 (610) 317-3212

PPL ELECTRIC UTILITIES CORPORATION — E —  
 2 NORTH NINTH ST  
 ALLENTOWN, PA 18101  
 ATTN: CHARLOTTE KRUPA  
 (610) 474-6287

RCN — CTY —  
 5508 NOR-BATH BOULEVARD  
 NORTHAMPTON, PA 18067  
 ATTN: STEVE CSEH  
 (610)-972-8007

SERVICE ELECTRIC CABLE TV INC. — CTY —  
 2260 AVENUE A  
 BETHLEHEM, PA 18017  
 ATTN: MIKE MILLHOUSE  
 (610)-868-0902

VERIZON PENNSYLVANIA INC. — T —  
 1050 VIRGINIA DRIVE - FLOOR 3  
 FORT WASHINGTON, PA 19004  
 ATTN: ROBERT KECK  
 (267)-817-0439

**TABULATION OF OVERALL AND AUTHORIZATION LENGTH**

STA 13+55.00 TO STA 16+88.00 = 333.00 FT = 0.063 MI

**LIST OF EQUALITIES**

NONE

**SUMMARY OF PROJECT COORDINATES**

BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM SOUTH ZONE  
NAD 83-2011 (EPOCH 2010) COMBINED GRID FACTOR = 0.9999528

ROUTE	STATION	POINT	COORDINATES		BEARING
			NORTH	EAST	
T-376 SURVEY & R/W B	10+62.25	POB	458061.1515	2637411.1042	
	12+17.25	PC	458064.7582	2637566.0623	N88°40'00"E
	12+45.60	PI	458065.4177	2637594.3976	
	12+73.90	PT	458063.3994	2637622.6687	
	13+77.58	PC	458056.0169	2637726.0820	S85°55'00"E
	14+19.96	PI	458052.9986	2637768.3625	
	14+62.28	PT	458045.8445	2637810.1424	
	15+98.84	PC	458022.7974	2637944.7380	S80°17'00"E
	16+44.84	PI	458015.0337	2637990.0778	
	16+90.75	PT	458002.4445	2638034.3212	
	18+42.57	PC	457960.8952	2638180.3426	S74°07'00"E
	18+91.85	PI	457947.4060	2638227.7489	
	19+39.29	PT	457957.0498	2638276.0843	
	20+00.00	POE	457968.9288	2638335.6228	N78°43'00"E

FOUR (4) PLACE COORDINATES ARE FOR COMPUTATIONAL PURPOSES ONLY AND DO NOT IMPLY PRECISION BEYOND TWO (2) PLACES

**SUMMARY OF SURVEY CONTROL POINT COORDINATES**

BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM SOUTH ZONE  
NAD 83-2011 (EPOCH 2010) COMBINED GRID FACTOR = 0.9999528

CONTROL POINT	TYPE	COORDINATES	
		NORTH	EAST
CP NO. 1	I PIN	458007.1629	2637819.2474
CP NO. 2	I PIN	457696.5818	2637954.7698
CP NO. 3	I PIN	458006.3096	2637967.4569
CP NO. 4	I PIN	458137.6363	2637833.4220
CP NO. 5	I PIN	458147.9184	2637703.2416

FOUR (4) PLACE COORDINATES ARE FOR COMPUTATIONAL PURPOSES ONLY AND DO NOT IMPLY PRECISION BEYOND TWO (2) PLACES

**GENERAL NOTES**

THE LEGAL RIGHT-OF-WAY ON T-376 FROM STATION 13+55.00 TO STATION 14+90.40 IS 30 FEET ON THE RIGHT AND IS BASED ON DEED OF DEDICATION DATED NOVEMBER 20, 2018 AND RECORDED IN RECORD BOOK 2018-11 PAGE 247699 IN THE NORTHAMPTON COUNTY OFFICE FOR THE RECORDING OF DEEDS.

THE LEGAL RIGHT-OF-WAY ON T-376 FROM STATION 14+78.90 TO STATION 16+88.00 IS 50 FEET BASED ON THE APPROVED PLAN OF HELLETTOWN PARK WHICH IS RECORDED IN THE NORTHAMPTON COUNTY OFFICE FOR THE RECORDING OF DEEDS IN MAP BOOK 8, PG. 7.

ALL REQUIRED RIGHT-OF-WAY FOR THIS PROJECT SHALL BE ACQUIRED IN FEE SIMPLE UNLESS OTHERWISE NOTED. AREAS, IF ANY, NOT TO BE ACQUIRED IN FEE SIMPLE SHALL BE ACQUIRED IN THE LESSER ESTATE OR INTEREST NOTED ON THE PLAN SHEET.

ALL PROPERTIES ARE PLOTTED FROM DEEDS OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, OR FROM FIELD SURVEY. PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES NOT ESTABLISHED BY FIELD SURVEY WERE PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.

T-376 (MEADOWS ROAD), NORTHAMPTON COUNTY BRIDGE NO. 15

THE HALF CIRCLED NUMBER INDICATES A SCALED DIMENSION.

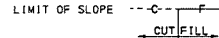


INDICATES MONUMENTED DIMENSIONS.



HORIZONTAL CONTROL IS BASED ON THE PENNSYLVANIA STATE PLANE COORDINATE SYSTEM SOUTH ZONE, NAD 83-2011 ESTABLISHED BY GPS-RTK-KEYNET-VRS, COMBINED GRID FACTOR = 0.9999528.

VERTICAL CONTROL IS BASED ON NORTH AMERICAN VERTICAL DATUM NAVD88, ESTABLISHED BY GPS-RTK-KEYNET-VRS.



SAUCON CREEK IS NOT A NAVIGABLE STREAM.

THE FILING OF THIS PLAN IS NOT A CONDEMNATION OF THE PROPERTIES DESIGNATED THEREIN AND DOES NOT IN ANY MANNER WHATSOEVER RESTRICT THE USE OR DISPOSAL THEREOF. AUTHORIZATION TO CONDEMN UNDER THIS PLAN EXTENDS FOR ONLY ONE YEAR FROM THE DATE OF THE SECRETARY'S SIGNATURE INITIALLY AUTHORIZING ACQUISITION OR SUBSEQUENTLY REVISING THE PLAN OR REAUTHORIZING ACQUISITION THEREUNDER.

TEMPORARY CONSTRUCTION EASEMENT. AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.

REQUIRED RIGHT-OF-WAY FOR LOCAL ROADS OR STREETS IS ACQUIRED FOR THE BENEFIT OF THE APPLICABLE MUNICIPALITY IN THE SAME ESTATE OR INTEREST AS DESIGNATED HEREIN FOR REQUIRED RIGHT-OF-WAY FOR STATE HIGHWAY PURPOSES, ALONG WITH A TEMPORARY CONSTRUCTION EASEMENT FOR THE BENEFIT AND USE OF THE COMMONWEALTH. TITLE SHALL VEST IN THE APPLICABLE LOCAL MUNICIPALITY UPON ACQUISITION AND MAINTENANCE RESPONSIBILITY SHALL TRANSFER UPON THE COMPLETION OF CONSTRUCTION.

ALL CURVES ARE BASED ON ARC DEFINITION.

BUILDINGS AND STRUCTURES MARKED [ ] ARE ENCROACHMENTS WHICH ARE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO REMOVE.

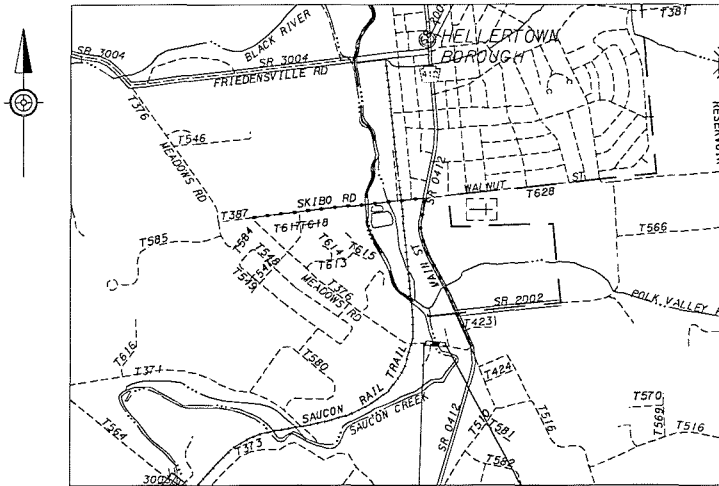
BUILDINGS AND STRUCTURES MARKED [ ] HAVE BEEN OR ARE TO BE REMOVED OR ALTERED BY THE DEPARTMENT OR OTHER AUTHORITY RESPONSIBLE FOR THE PAYMENT OF PROPERTY DAMAGES.

**SUMMARY OF REQUIRED RIGHT-OF-WAY BREAK POINT COORDINATES**

BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM SOUTH ZONE  
NAD 83-2011 (EPOCH 2010) COMBINED GRID FACTOR = 0.9999528

ROUTE	STATION	OFFSET	COORDINATES	
			NORTH	EAST
T-376 SURVEY & R/W B	13+90.00	16.50' LT	458071.4819	2637739.8854
	13+90.00	35.00' LT	458089.9164	2637741.4655
	14+29.00	35.00' LT	458085.5272	2637781.8070
	14+29.00	54.00' LT	458104.3645	2637784.2980
	14+40.00	30.00' RT	458019.6302	2637783.8360
	14+40.00	46.00' RT	458003.7952	2637781.5444
	15+79.00	25.00' LT	458050.7868	2637929.4045
	15+79.00	54.00' LT	458079.3708	2637934.2990
	16+10.00	25.00' RT	457996.2572	2637951.1877
	16+10.00	46.00' RT	457975.6024	2637947.3724
	16+31.00	25.00' LT	458041.2374	2637981.4787
	16+31.00	33.00' LT	458049.0691	2637983.1197
16+44.00	25.00' LT	458038.3865	2637994.5426	
16+44.00	33.00' LT	458046.1892	2637996.3107	

FOUR (4) PLACE COORDINATES ARE FOR COMPUTATIONAL PURPOSES ONLY AND DO NOT IMPLY PRECISION BEYOND TWO (2) PLACES



**LIMIT OF AUTHORIZATION**  
 STA 13+55.00  
 T-376 R/W  
 LOWER SAUCON TOWNSHIP  
 NORTHAMPTON COUNTY

**LIMIT OF AUTHORIZATION**  
 STA 16+88.00  
 T-376 R/W  
 LOWER SAUCON TOWNSHIP  
 NORTHAMPTON COUNTY

**LEGEND**

- PROJECT
- STATE HIGHWAY
- TOWNSHIP ROAD
- DETOUR
- MUNICIPAL BOUNDARY

**LOCATION MAP**

0 1000 2000 FEET

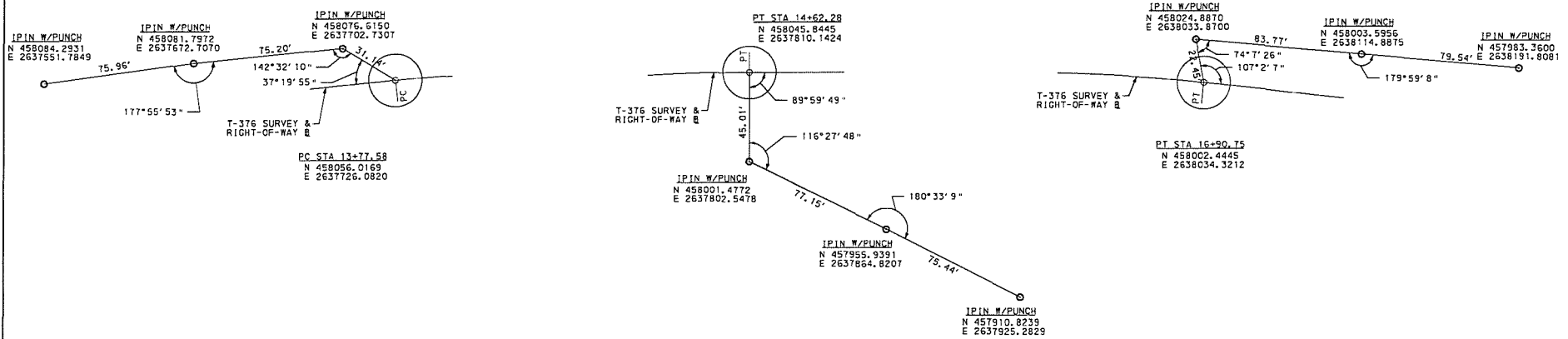
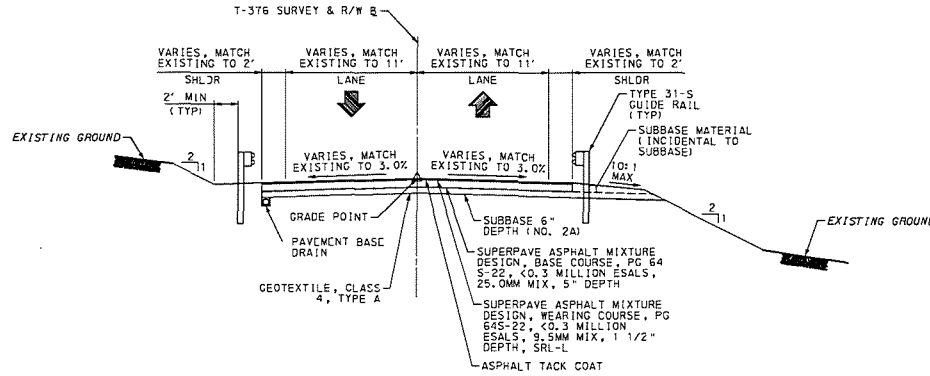




DIAL 8-1-1 OR 1-800-242-1776 NOT LESS THAN 3 BUSINESS DAYS NOR MORE THAN 10 BUSINESS DAYS PRIOR TO THE START OF EXCAVATION. COORDINATE YOUR PROJECTS VIA COORDINATE PA AT WWW.PENNDOT.ORG PENNSYLVANIA ONE CALL SYSTEM SERIAL NUMBER 20220403134

**PREPARED BY:**  
 Alfred Bonesch & Company  
 250 Corcoran Road, Suite 150  
 Allentown, Pennsylvania 18104

**PREPARED BY:**  
 Alfred Bonesch & Company  
 250 Corcoran Road, Suite 150  
 Allentown, Pennsylvania 18104

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	T210	MRB R/W	4 OF 11
LOWER SAUCON TOWNSHIP				
REVISION NUMBER	REVISIONS	DATE	BY	



<p><b>PREPARED BY:</b> Alfred Bonesch &amp; Company 250 Coronalia Road, Suite 150 Allentown, Pennsylvania 18104</p> 	<p><b>PREPARED BY:</b> Alfred Bonesch &amp; Company 250 Coronalia Road, Suite 150 Allentown, Pennsylvania 18104</p> 
---	---

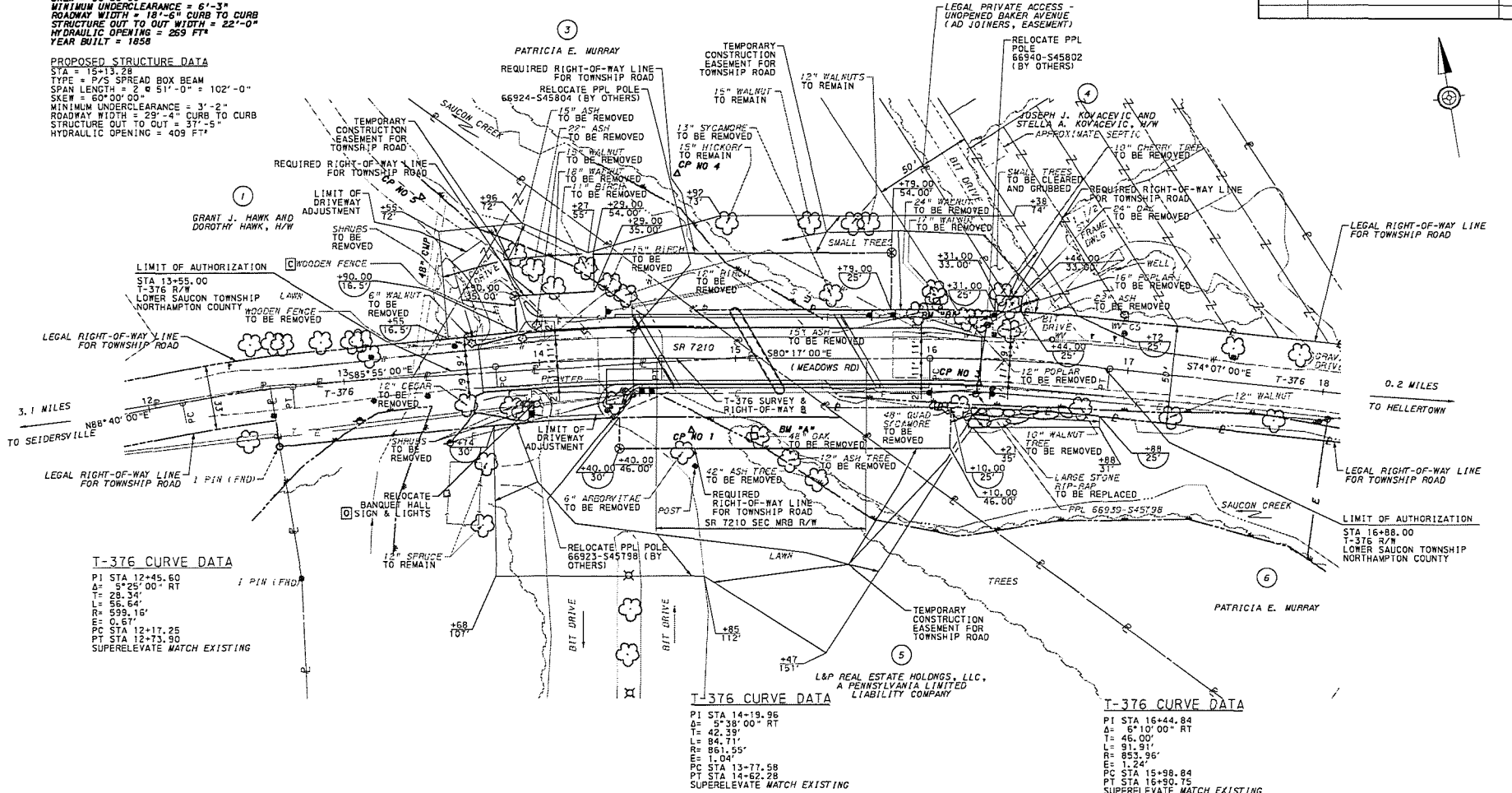
**EXISTING STRUCTURE DATA  
(REMOVED BY OTHERS)**  
 STA = 15+13.28  
 TYPE = MASONRY ARCH BRIDGE  
 SPAN LENGTH = 4 @ 13'-3 1/2", 20'-0",  
 20'-2 1/2", 14'-9" = 102'-0"  
 SKEW = 90°00'00"  
 MINIMUM UNDERCLEARANCE = 6'-3"  
 ROADWAY WIDTH = 18'-6" CURB TO CURB  
 STRUCTURE OUT TO OUT WIDTH = 22'-0"  
 HYDRAULIC OPENING = 263 FT  
 YEAR BUILT = 1858

**PROPOSED STRUCTURE DATA**  
 STA = 15+13.28  
 TYPE = P/S SPREAD BOX BEAM  
 SPAN LENGTH = 2 @ 51'-0" = 102'-0"  
 SKEW = 60°30'00"  
 MINIMUM UNDERCLEARANCE = 3'-2"  
 ROADWAY WIDTH = 23'-4" CURB TO CURB  
 STRUCTURE OUT TO OUT = 31'-5"  
 HYDRAULIC OPENING = 409 FT

BM "A" ELEV 293.21  
 40' RT STA 15+10  
 RR SPIKE IN 48" OAK TREE

BM "B" ELEV 294.01  
 29' LT STA 16+02  
 RR SPIKE IN 24" WALNUT TREE

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	7210	MRB R/W	5 OF 11
LOWER SAUCON TOWNSHIP				
REVISION NUMBER	REVISIONS			DATE BY

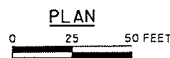


**T-376 CURVE DATA**  
 PI STA 12+45.60  
 Δ = 5°25'00" RT  
 T = 28.34'  
 L = 86.64'  
 R = 893.16'  
 E = 0.67'  
 PC STA 12+17.25  
 PT STA 12+73.90  
 SUPERELEVATE MATCH EXISTING

**T-376 CURVE DATA**  
 PI STA 14+19.96  
 Δ = 5°38'00" RT  
 T = 42.39'  
 L = 84.71'  
 R = 861.95'  
 E = 1.04'  
 PC STA 13+77.58  
 PT STA 14+62.28  
 SUPERELEVATE MATCH EXISTING

**T-376 CURVE DATA**  
 PI STA 16+44.84  
 Δ = 6°10'00" RT  
 T = 46.00'  
 L = 91.91'  
 R = 853.96'  
 E = 1.24'  
 PC STA 15+98.84  
 PT STA 16+90.75  
 SUPERELEVATE MATCH EXISTING

- LEGEND**
- ⊕ - INDICATES SCALED DIMENSION
  - - DELINEATED LIMITS OF WATER COURSES/NETLANDS
  - Δ - SURVEY TRAVERSE CONTROL POINT
  - ⊗ - RIGHT-OF-WAY MONUMENT (PROPOSED)



PARCEL NO.	PROPERTY PLOT
1	SHEET NO. 7
3	SHEET NO. 8
4	SHEET NO. 9
5	SHEET NO. 10
6	SHEET NO. 11

**PREPARED BY:**  
 Alfred Bonasch & Company  
 250 Cottrill Road, Suite 150  
 Allentown, Pennsylvania 18104

**PREPARED BY:**  
 Alfred Bonasch & Company  
 250 Cottrill Road, Suite 150  
 Allentown, Pennsylvania 18104

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	T210	MRB R/W	6 OF 11
LOWER SAUCON TOWNSHIP				R/W
REVISION NUMBER	REVISIONS		DATE	BY

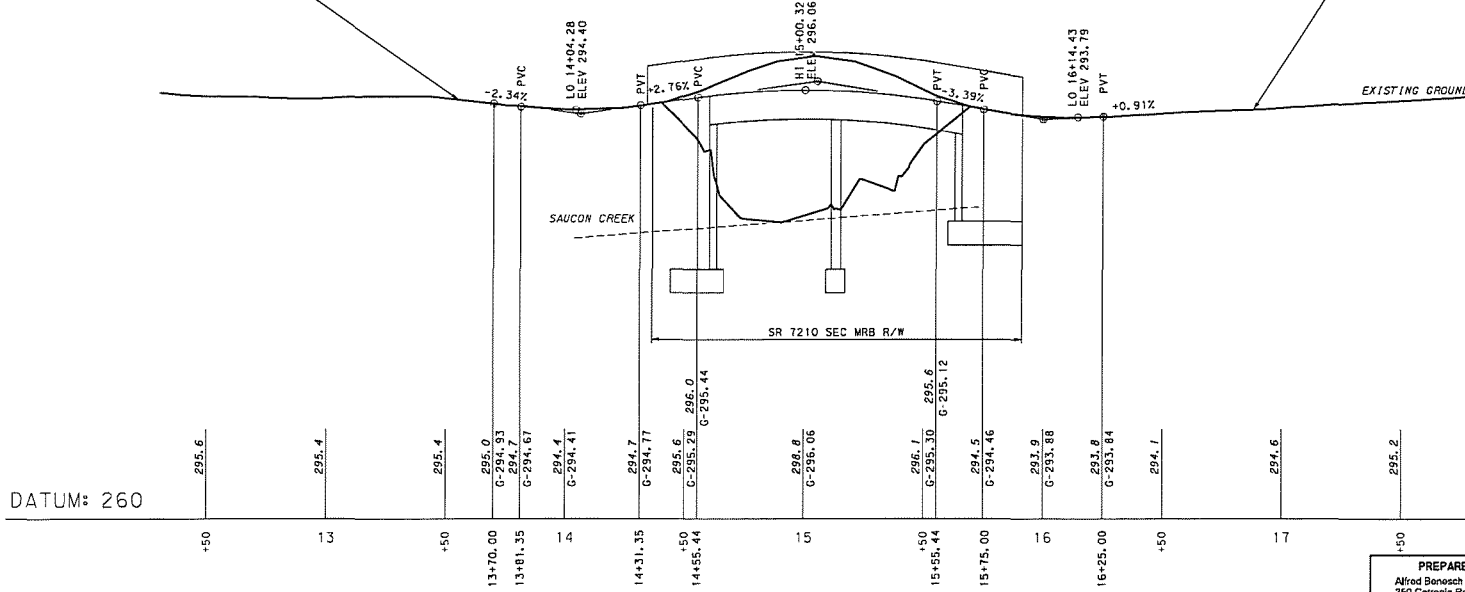
LIMIT OF AUTHORIZATION  
 STA 13+55.00  
 1-376 R/W  
 LOWER SAUCON TOWNSHIP  
 NORTHAMPTON COUNTY

PVI STA 14+06.35  
 ELEV 294.08  
 VC 50.00'  
 MO 0.32'  
 HLSD 97'

PV1 STA 15+05.44  
 ELEV 296.82  
 VC 100.00'  
 MO -0.77'  
 SSL 225'

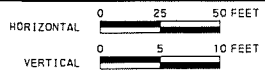
PVI STA 16+00.00  
 ELEV 293.61  
 VC 50.00'  
 MO 0.27'  
 HLSD 120'

LIMIT OF AUTHORIZATION  
 STA 16+88.00  
 1-376 R/W  
 LOWER SAUCON TOWNSHIP  
 NORTHAMPTON COUNTY



DATUM: 260

**T-376 (MEADOWS ROAD) PROFILE**



FOR PLAN SEE SHEET NO 5

**PREPARED BY:**  
 Alfred Benesch & Company  
 250 Catrona Road, Suite 150  
 Allentown, Pennsylvania 18104



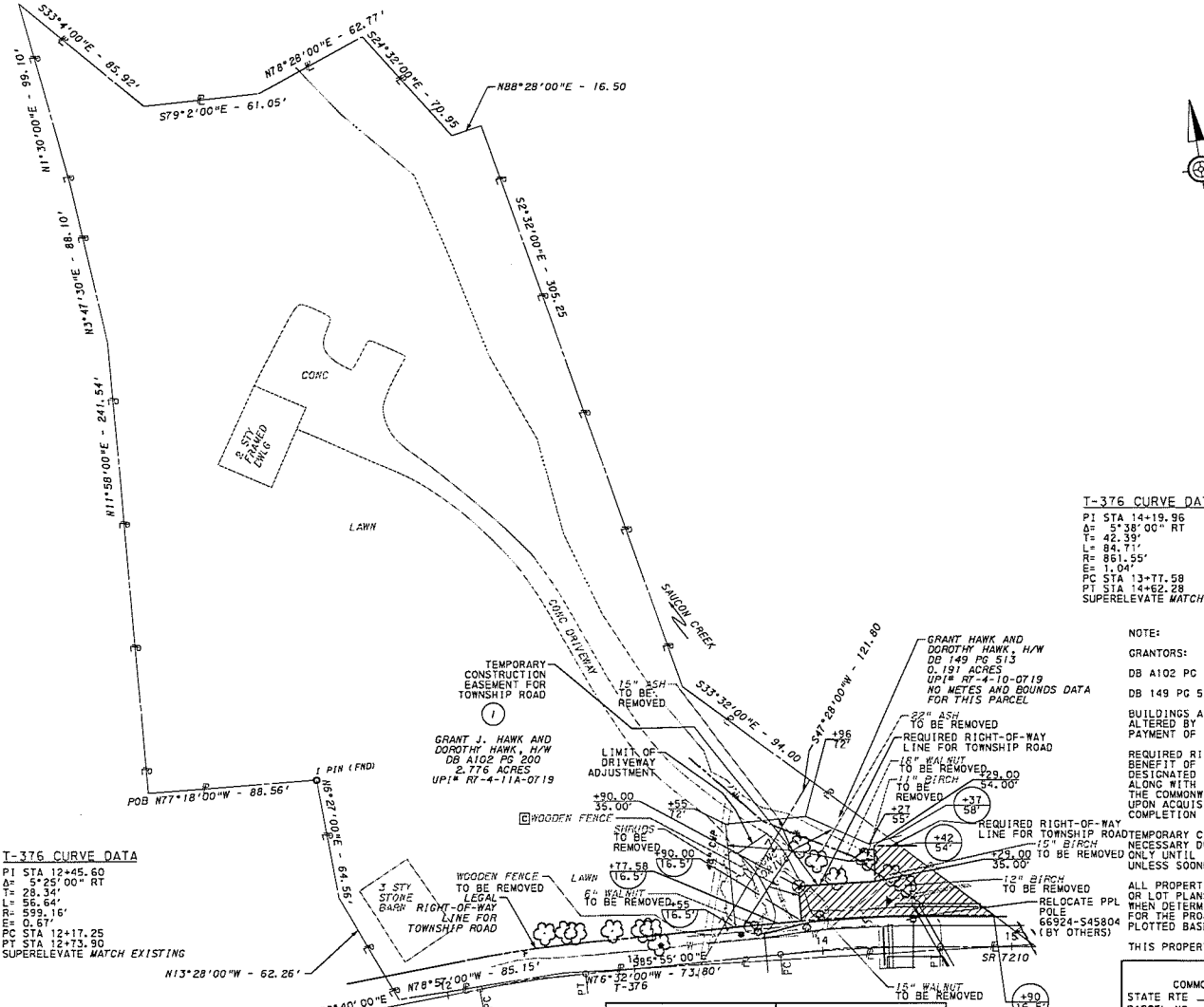
**PREPARED BY:**  
 Alfred Benesch & Company  
 250 Catrona Road, Suite 150  
 Allentown, Pennsylvania 18104



DES: CJK	DWG: BMH	CHK: EJS
60203_01	shunsberger 01/19/2023 08:31:53	



DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	7210	MRS R/W	7 OF 11
LOWER SAUCON TOWNSHIP				
REVISION NUMBER	REVISIONS			DATE BY



**T-376 CURVE DATA**  
 PI STA 14+19.96  
 Δ = 5°38'00" RT  
 T = 42.39'  
 L = 84.71'  
 R = 861.55'  
 E = 1.04'  
 PC STA 13+77.58  
 PT STA 14+62.28  
 SUPERELEVATE MATCH EXISTING

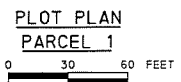
**T-376 CURVE DATA**  
 PI STA 12+45.60  
 Δ = 5°25'00" RT  
 T = 28.34'  
 L = 56.64'  
 R = 593.16'  
 E = 0.57'  
 PC STA 12+17.25  
 PT STA 12+73.90  
 SUPERELEVATE MATCH EXISTING

**NOTES:**  
**GRANTORS:**  
 DB A102 PG 200 - EDWARD S. MOYER AND IVA MOYER, H/W  
 DB 149 PG 513 - TAX CLAIM BUREAU OF NORTHAMPTON COUNTY, PENNSYLVANIA  
 BUILDINGS AND STRUCTURES MARKED (C) HAVE BEEN OR ARE TO BE REMOVED OR ALTERED BY THE DEPARTMENT OR OTHER AUTHORITY RESPONSIBLE FOR THE PAYMENT OF PROPERTY DAMAGES.  
 REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD, RIGHT-OF-WAY ACQUIRED FOR THE BENEFIT OF THE APPLICABLE MUNICIPALITY IN THE SAME INTEREST AS DESIGNATED HEREIN FOR REQUIRED RIGHT-OF-WAY FOR STATE HIGHWAY PURPOSES, ALONG WITH A TEMPORARY CONSTRUCTION EASEMENT FOR THE BENEFIT AND USE OF THE COMMONWEALTH. TITLE SHALL VEST IN THE APPLICABLE LOCAL MUNICIPALITY UPON ACQUISITION AND MAINTENANCE RESPONSIBILITY SHALL TRANSFER UPON THE COMPLETION OF CONSTRUCTION.  
 TEMPORARY CONSTRUCTION EASEMENT, AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.  
 ALL PROPERTIES ARE PLOTTED FROM DEEDS OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, OR FROM FIELD SURVEY. PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES NOT ESTABLISHED BY FIELD SURVEY WERE PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.  
 THIS PROPERTY PLOT PLAN IS NOT TO BE SUBSTITUTED FOR A BOUNDARY SURVEY.

**RIGHT-OF-WAY CLAIM INFORMATION**  
 COMMONWEALTH OF PENNSYLVANIA - DEPARTMENT OF TRANSPORTATION:  
 STATE RTE 7210 SEC NO. MRS R/W LOWER SAUCON TWP, NORTHAMPTON COUNTY  
 PARCEL NO. 1 SHEET NO. 5 CLAIM NO. \_\_\_\_\_  
 PROPERTY OWNER(S) GRANT J. HAWK AND DOROTHY HAWK, H/W  
 GRANTOR(S) SEE NOTE

**LEGEND**

- INDICATES SCALED DIMENSION
- REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD
- DELINEATED LIMITS OF WATER COURSES/WETLANDS
- RIGHT-OF-WAY MONUMENT (PROPOSED)



PREPARED BY:  
 Alfred Bensch & Company  
 250 Cotonia Road, Suite 150  
 Allentown, Pennsylvania 18104



PREPARED BY:  
 Alfred Bensch & Company  
 250 Cotonia Road, Suite 150  
 Allentown, Pennsylvania 18104



DEED BOOK	149
PAGE	513
DATE OF DEED	5-29-1961
DATE OF RECORD	5-29-1961
CONSIDERATION	\$50.00
TAX STAMPS	\$5.00

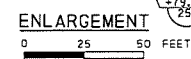
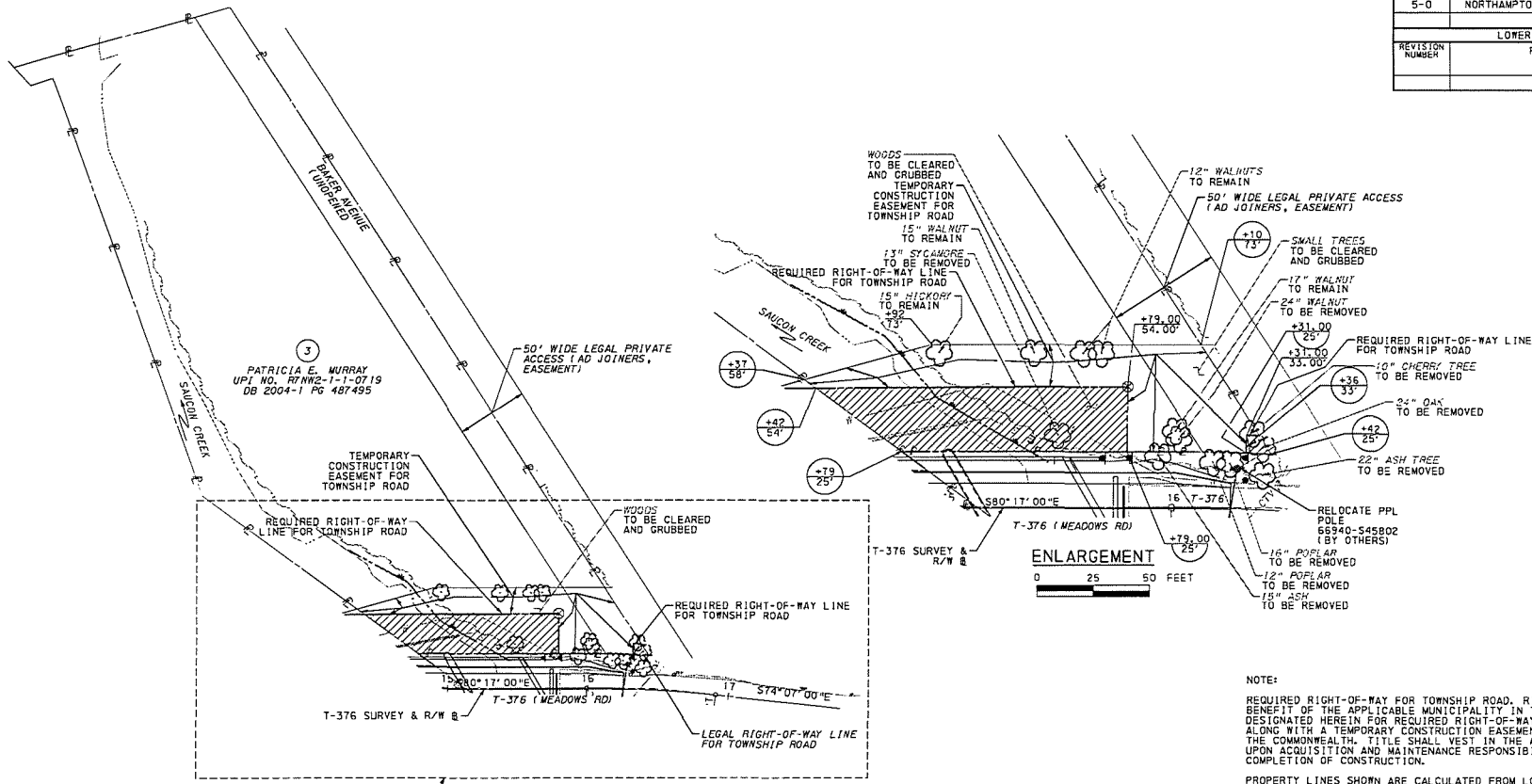
DEED BOOK	A102
PAGE	200
DATE OF DEED	6/12/1958
DATE OF RECORD	6/12/1958
CONSIDERATION	\$2,500.00
TAX STAMPS	\$25.00

AREAS	ACRE/SF	REQUIRED AREA	ACRE/SF-
DEED	2.967	RIGHT OF WAY	3.949
CALCULATED	2.967	CHANNEL	NONE
ADVERSES	NONE	SLOPE	NONE
LEGAL R/W	0.130	TEMP CONSTR EASE	0.074
EFFECTIVE	2.837		
TOTAL REQ'D R/W	0.049		
TOTAL RESIDUE	2.788	VERIFICATION DATE	01/24/2023
RESIDUE LT	2.788	DRAWN BY	Bensch
RESIDUE RT	NONE		

01/19/2023

OPERATOR: K. FILE TIME: 11/14/2023 10:55:16.0204.0115mg. Docs\NOA\101015\Plot 3.dwg (Default)

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	7210	WRB R/W	8 OF 11
LOWER SAUCON TOWNSHIP				
REVISION NUMBER	REVISIONS			DATE BY



SEE ENLARGEMENT THIS SHEET

**T-376 CURVE DATA**  
 PI STA 16+44.84  
 Δ = 6°10'00" RT  
 T = 46.00'  
 L = 91.91'  
 R = 853.96'  
 E = 1.24' MATCH EXISTING  
 PC STA 15+98.84  
 PT STA 16+90.75  
 SUPERELEVATE

**PLOT PLAN  
 PARCEL 3**  
 0 40 80 FEET

**LEGEND**

- INDICATES SCALED DIMENSION
- REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD
- DELINEATED LIMITS OF WATER COURSES/WETLANDS
- RIGHT-OF-WAY MONUMENT (PROPOSED)

**NOTE:**  
 REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD, RIGHT-OF-WAY ACQUIRED FOR THE BENEFIT OF THE APPLICABLE MUNICIPALITY IN THE SAME INTEREST AS DESIGNATED HEREIN FOR REQUIRED RIGHT-OF-WAY FOR STATE HIGHWAY PURPOSES, ALONG WITH A TEMPORARY CONSTRUCTION EASEMENT FOR THE BENEFIT AND USE OF THE COMMONWEALTH. TITLE SHALL VEST IN THE APPLICABLE LOCAL MUNICIPALITY UPON ACQUISITION AND MAINTENANCE RESPONSIBILITY SHALL TRANSFER UPON THE COMPLETION OF CONSTRUCTION.  
 PROPERTY LINES SHOWN ARE CALCULATED FROM LOT ALIGNMENTS SHOWN ON MAP BOOK 8 PAGE 7 AS RECORDED IN THE COUNTY RECORDER OF DEEDS OFFICE. DEED HAS NO METES AND BOUNDS DESCRIPTION.  
 TEMPORARY CONSTRUCTION EASEMENT: AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.  
 ALL PROPERTIES ARE PLOTTED FROM DEEDS OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, OR FROM FIELD SURVEY. PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES NOT ESTABLISHED BY FIELD SURVEY WERE PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.  
 THIS PROPERTY PLOT PLAN IS NOT TO BE SUBSTITUTED FOR A BOUNDARY SURVEY.

RIGHT-OF-WAY CLAIM INFORMATION			
COMMONWEALTH OF PENNSYLVANIA - DEPARTMENT OF TRANSPORTATION			
STATE RTE	7210	SEC NO. WRB R/W	LOWER SAUCON TWP., NORTHAMPTON COUNTY
PARCEL NO.	3	SHEET NO.	5 CLAIM NO.
PROPERTY OWNER(S) PATRICIA E. MURRAY			
GRANTOR(S) HARVEY W. MURRAY, BY PATRICIA E. MURRAY, HIS GUARDIAN			

PREPARED BY:  
 Alfred Bonetsch & Company  
 250 Ceteronia Road, Suite 150  
 Allentown, Pennsylvania 18104



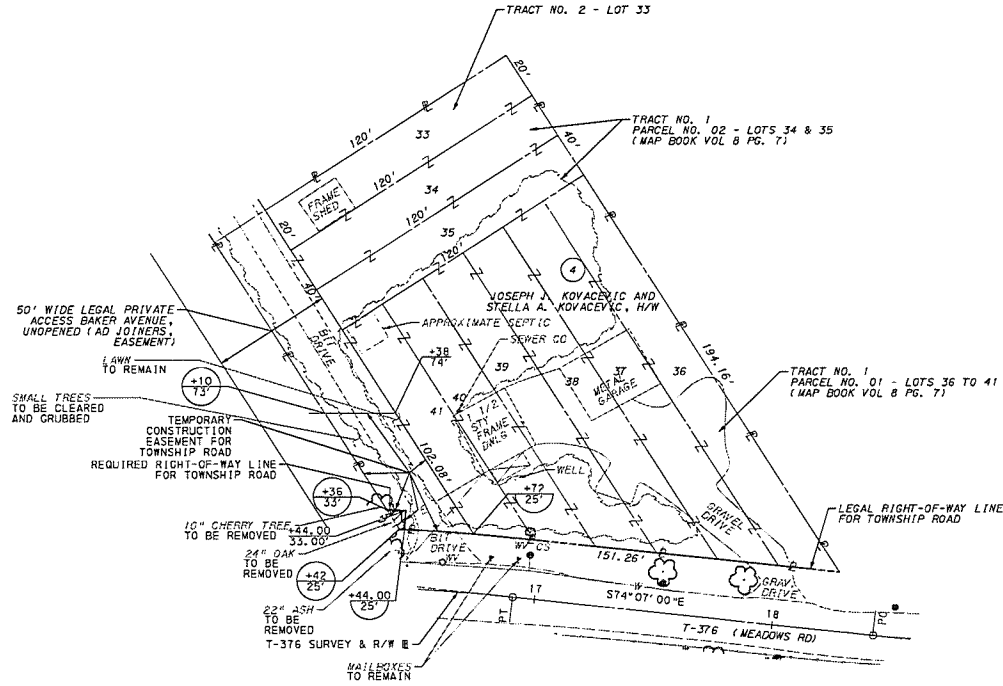
PREPARED BY:  
 Alfred Bonetsch & Company  
 250 Ceteronia Road, Suite 150  
 Allentown, Pennsylvania 18104



DEED BOOK	PAGE	DATE OF DEED	DATE OF RECORD	CONSIDERATION	TAX STAMPS	AREAS	ACRE/5F	REQUIRED AREA	ACRE/5F
2004-1	487495	12/16/2004	12/16/2004	\$1.00	\$0.00	DEED	2.033	RIGHT OF WAY	0.080
						ADVERSES	NONE	CHANNEL	NONE
						LEGAL R/W	NONE	SLOPE	NONE
						EFFECTIVE	2.033	TEMP CONSTR EASE	0.105
						TOTAL REQ'D R/W	0.080		
						TOTAL RESIDUE	1.953		
						RESIDUE LT	1.953		
						RESIDUE RT	NONE		

DES: GJK    DWG: BWH    CKD: EJS  
 60209.01    bhunsberger 01/19/2023 08:32:03

DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	7210	WR3 R/W	9 OF 11
LOWER SAUCON TOWNSHIP				
REVISION NUMBER	REVISIONS	DATE	BY	



**T-376 CURVE DATA**

P1 STA 16+44.84  
 $\Delta = 6^{\circ}10'00''$  RT  
 T= 46.00'  
 L= 91.91'  
 R= 853.96'  
 E= 1.24'  
 PC STA 15+98.84  
 PT STA 16+90.75  
 SUPERELEVATE MATCH EXISTING

**NOTE:**

UP1 TAX PARCEL # R7NN2-2-5-0719

REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD. RIGHT-OF-WAY ACQUIRED FOR THE BENEFIT OF THE APPLICABLE MUNICIPALITY IN THE SAME INTEREST AS DESIGNATED HEREIN FOR REQUIRED RIGHT-OF-WAY FOR STATE HIGHWAY PURPOSES, ALONG WITH A TEMPORARY CONSTRUCTION EASEMENT FOR THE BENEFIT AND USE OF THE COMMONWEALTH. TITLE SHALL VEST IN THE APPLICABLE LOCAL MUNICIPALITY UPON ACQUISITION AND MAINTENANCE RESPONSIBILITY SHALL TRANSFER UPON THE COMPLETION OF CONSTRUCTION.

TEMPORARY CONSTRUCTION EASEMENT: AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.

ALL PROPERTIES ARE PLOTTED FROM DEEDS OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, OR FROM FIELD SURVEY. PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES NOT ESTABLISHED BY FIELD SURVEY WERE PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.

THIS PROPERTY PLOT PLAN IS NOT TO BE SUBSTITUTED FOR A BOUNDARY SURVEY.

**RIGHT-OF-WAY CLAIM INFORMATION**

COMMONWEALTH OF PENNSYLVANIA - DEPARTMENT OF TRANSPORTATION  
 STATE RTE 7210 - SEC NO. WR3 R/W - LOWER SAUCON TWP, NORTHAMPTON COUNTY  
 PARCEL NO. 4 - SHEET NO. 5 CLAIM NO. \_\_\_\_\_  
 PROPERTY OWNER(S) JOSEPH J. KOVACEVIC AND STELLA A. KOVACEVIC, H/W  
 CRANTOR(S) JOHN J. KOVACEVIC AND BETTY L. KOVACEVIC, H/W

DEED BOOK	1995-1	DEED	AGRE/SF	REQUIRED AREA	AGRE/SF
PAGE	038855	CALCULATED	29.064	RIGHT OF WAY	42
DATE OF DEED	05/05/1995	ADVERSE	NONE	CHANNEL	NONE
DATE OF RECORD	05/05/1995	LEGAL R/W	NONE	TEMP CONSTR EASE	1450
CONSIDERATION	\$1.00	EFFECTIVE	29.064		
TAX STAMPS	\$0.00	TOTAL REQ'D R/W	42		
		TOTAL RESIDUE	29.022	VERIFICATION DATE	01/04/2023
		RESIDUE LT	29.022	DRAWN BY	bonesch
		RESIDUE RT	NONE		

**LEGEND**

- INDICATES SCALED DIMENSION
- REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD

**PLOT PLAN  
PARCEL 4**



DES: GJK    DWG: BWH    CKD: EJS  
 60209.01    dnunberger 0'19'2023 081321.07

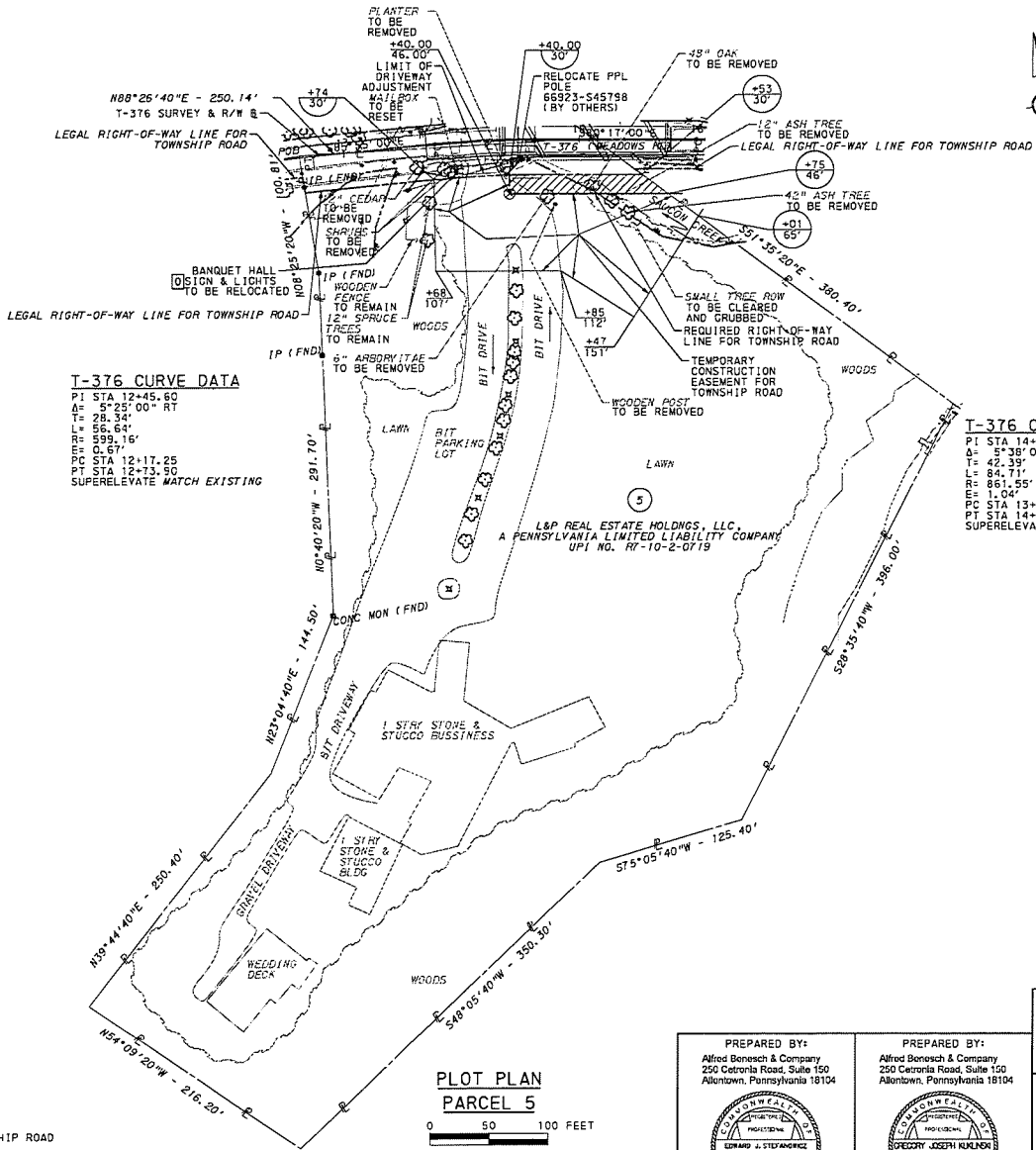
PREPARED BY:  
 Alfred Bonesch & Company  
 250 Ceteron Road, Suite 150  
 Allentown, Pennsylvania 18104



PREPARED BY:  
 Alfred Bonesch & Company  
 250 Ceteron Road, Suite 150  
 Allentown, Pennsylvania 18104



DISTRICT	COUNTY	ROUTE	SECTION	SHEET
5-0	NORTHAMPTON	7210	MRB R/W	10 OF 11
LOWER SAUCON TOWNSHIP				
REVISION NUMBER	REVISIONS			DATE BY



**T-376 CURVE DATA**  
 PT STA 12+45.60  
 Δ = 5°25'00" RT  
 T = 28.34'  
 L = 56.64'  
 E = 59.16'  
 E = 0.67'  
 PC STA 12+11.25  
 PT STA 12+73.50  
 SUPERELEVATE MATCH EXISTING

**T-376 CURVE DATA**  
 PT STA 14+19.96  
 Δ = 5°38'00" RT  
 T = 42.39'  
 L = 84.71'  
 E = 86.55'  
 PC STA 13+77.58  
 PT STA 14+52.28  
 SUPERELEVATE MATCH EXISTING


**T-376 CURVE DATA**  
 PT STA 16+44.84  
 Δ = 6°10'00" RT  
 T = 46.00'  
 L = 91.91'  
 E = 853.96'  
 PC STA 15+98.84  
 PT STA 16+90.75  
 SUPERELEVATE MATCH EXISTING

**NOTE:**  
 BUILDINGS AND STRUCTURES MARKED [ ] ARE ENCROACHMENTS WHICH ARE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO REMOVE.  
 REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD. RIGHT-OF-WAY ACQUIRED FOR THE BENEFIT OF THE APPLICABLE MUNICIPALITY IN THE SAME INTEREST AS DESIGNATED HEREIN FOR REQUIRED RIGHT-OF-WAY FOR STATE HIGHWAY PURPOSES, ALONG WITH A TEMPORARY CONSTRUCTION EASEMENT FOR THE BENEFIT AND USE OF THE COMMONWEALTH. TITLE SHALL VEST IN THE APPLICABLE LOCAL MUNICIPALITY UPON ACQUISITION AND MAINTENANCE RESPONSIBILITY SHALL TRANSFER UPON THE COMPLETION OF CONSTRUCTION.  
 TEMPORARY CONSTRUCTION EASEMENT. AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OR WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE TOWNSHIP.  
 ALL PROPERTIES ARE PLOTTED FROM DEEDS OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, OR FROM FIELD SURVEY. PROPERTY LINES WERE SURVEYED ONLY WHEN DETERMINED NECESSARY BY THE PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. PROPERTY LINES NOT ESTABLISHED BY FIELD SURVEY WERE PLOTTED BASED ON EXISTING TOPOGRAPHICAL FEATURES AND LIMITED FIELD DATA.  
 THIS PROPERTY PLOT PLAN IS NOT TO BE SUBSTITUTED FOR A BOUNDARY SURVEY.


RIGHT-OF-WAY CLAIM INFORMATION				
COMMONWEALTH OF PENNSYLVANIA - DEPARTMENT OF TRANSPORTATION				
STATE RTE	7210	SEC NO. MRB R/W	LOWER SAUCON TWP., NORTHAMPTON COUNTY	
PARCEL NO.	5	SHEET NO.	5	CLAIM NO.
PROPERTY OWNER(S) L&P REAL ESTATE HOLDINGS, LLC, A PENNSYLVANIA LIMITED LIABILITY COMPANY				
GRANTOR(S) L&P REAL ESTATE HOLDINGS, LLC				

DEED BOOK	2018-1	DEED	ACRE/SF	REQUIRED AREA	ACRE/SF
PAGE	247693	ADVERSE	7.310	RIGHT OF WAY	0.946
DATE OF DEED	10/10/2018	LEGAL R/W	0.176	CHANNEL	NONE
DATE OF RECORD	11/20/2018	EFFECTIVE	7.134	SLOPE	NONE
CONSIDERATION	\$1.00	TOTAL REQ'D R/W	0.046	TEMP CONSTR EASE	0.375
TAX STAMPS	\$0.00	TOTAL RESIDUE	7.589		
		RESIDUE LT	NONE	VERIFICATION DATE	01/04/2023
		RESIDUE RT	7.088	DRAWN BY	benesch





PREPARED BY:  
 Alfred Benesch & Company  
 250 Cetronia Road, Suite 150  
 Allentown, Pennsylvania 18104



PREPARED BY:  
 Alfred Benesch & Company  
 250 Cetronia Road, Suite 150  
 Allentown, Pennsylvania 18104



**PLOT PLAN**  
**PARCEL 5**  
 0 50 100 FEET

- LEGEND**
-  - INDICATES SCALED DIMENSION
  -  - REQUIRED RIGHT-OF-WAY FOR TOWNSHIP ROAD
  -  - DELINEATED LIMITS OF WATER COURSES/WETLANDS
  -  - RIGHT-OF-WAY MONUMENT (PROPOSED)

DES: GJK    DNG: BWH    CKD: EJS  
 60209.01    bhunsberg@p 01/19/2023 08:32:09

