TOWNSHIP OF LOWER MACUNGIE
Lehigh County, Pennsylvania

RESOLUTION NO. 2022-43
(Duly Adopted July 21, 2022)

RESOLUTION ACCEPTING ADDITIONAL ROAD RIGHT-OF-WAY OFFERED BY BURDELL KIDD FOR BROOKDALE ROAD ON THE PRELIMINARY/FINAL PLANS MINOR SUBDIVISION FOR BURDELL KIDD

WHEREAS, Burdell Kidd submitted to the Township of Lower Macungie and the Township approved the Preliminary/Final Plans Minor Subdivision for Burdell Kidd, dated February 16, 1988, last revised September 19, 1988, prepared by McTish, Kunkel & Associates, with Dwg. No. 09373, and recorded in the Recorder of Deeds Division of the Clerk of Judicial Records in and for Lehigh County, Pennsylvania at MS Vol. 7, Page 194 ("**Plans**").

WHEREAS, Burdell Kidd offered 2.279 acres of right-of-way to the Township, and the Township accepted 1.643 acres of that right-of-way, as documented on the Plans for the new Locust Lane and Burdell Lane and the widening of Brookdale Road, S.R. 3001, an existing opened road of the Commonwealth of Pennsylvania.

WHEREAS, Locust Lane and Burdell Lane subsequently were constructed and currently are open Township roads.

WHEREAS, Brookdale Road is now proposed to be widened and Locust Lane is now proposed to be realigned.

WHEREAS, the Township desires by this Resolution to accept additional right-of-way previously offered by Burdell Kidd on the Plans for the widening of Brookdale Road.

NOW, THEREFORE, BE IT ADOPTED AND RESOLVED that the Board of Commissioners of the Township of Lower Macungie hereby accepts the offer of right-of-way on the Plans to the extent described in Exhibit "A" and depicted in Exhibit "B" which are attached hereto and incorporated herein.

DULY ADOPTED this 21st day of July, 2022, by the Board of Commissioners of Lower Macungie Township, in lawful session duly assembled.

LOWER MACUNGIE TOWNSHIP
BOARD OF COMMISSIONERS

Brian P. Higgins, President

Attest:

Renea Flexer, Secretary

THE PIDCOCK COMPANY

CIVIL ENGINEERING AND LAND PLANNING

ARCHITECTURE

LAND SURVEYING

Oxford Drive at Fish Hatchery Road
2451 Parkwood Drive Allentown, Pennsylvania 18103-9608
Telephone: 610-791-2252
Telefacsimile: 610-791-1256
E-mail: info@pidcockcompany.com
Website: www.pidcockcompany.com

Established 1924
J. Scott Pidcock, P.E., R.A.

Bruce E. Anderson, P.E., LEED AP
Brian A. Dillman, P.E.
Ronald J. Gawlik, P.E.
Brian E. Harman, P.E., PTOE
James A. Rothdeutsch, P.E., LEED AP
John R. Russek, Jr., P.E.
Brent C. Tucker, P.E.

Douglas E. Haberbosch, P.E.
William G. Kmetz, P.L.S.
Jeffrey R. Matyus
John M. McRoberts, P.E.
Brent D. Shriver, P.E.
Todd L. Sonntag, R.A., LEED AP
Anthony F. Tallarida, P.E.
Ryan R. Troutman, P.E.

G. Edwin Pidcock, P.E., P.L.S. 1924-1967
John S. Pidcock, P.E., P.L.S. 1954-1999
Ralph M. Pidcock, P.L.S. 1952-2000 (Retired)

June 13, 2022

Description of required right-of-way as shown on a plan titled, "Plan Showing Required Right-Of-Way Over Property Of Todd A. Baker And Kerrie Q. Baker, Located In Lower Macungie Township, Lehigh County, PA", dated June 13, 2022, bearing File No. #S-12239, as prepared by The Pidcock Company, Allentown, Pennsylvania:

Beginning at a point on the legal right-of-way line of Brookdale Road (SR 3005), said point being the terminus of the third course of lands of Todd A. Baker and Kerrie Q. Baker as described in Deed Book Volume 1612, Page 1135;

Thence (1) through lands of Todd A. Baker and Kerrie Q. Baker (Lehigh County Parcel Identifier Number 546414421954-1), along the legal right-of-way line of Brookdale Road, on a curve to the left having a radius of 1,418.60 feet (delta 2°02'31", tangent 25.28 feet, chord S 77°19'29" E, 50.56 feet) for an arc distance of 50.56 feet to a point;

Thence (2) continuing through lands of Todd A. Baker and Kerrie Q. Baker, the following two courses:

(2) S 11°56'23" W, a distance of 7.92 feet to a point, and

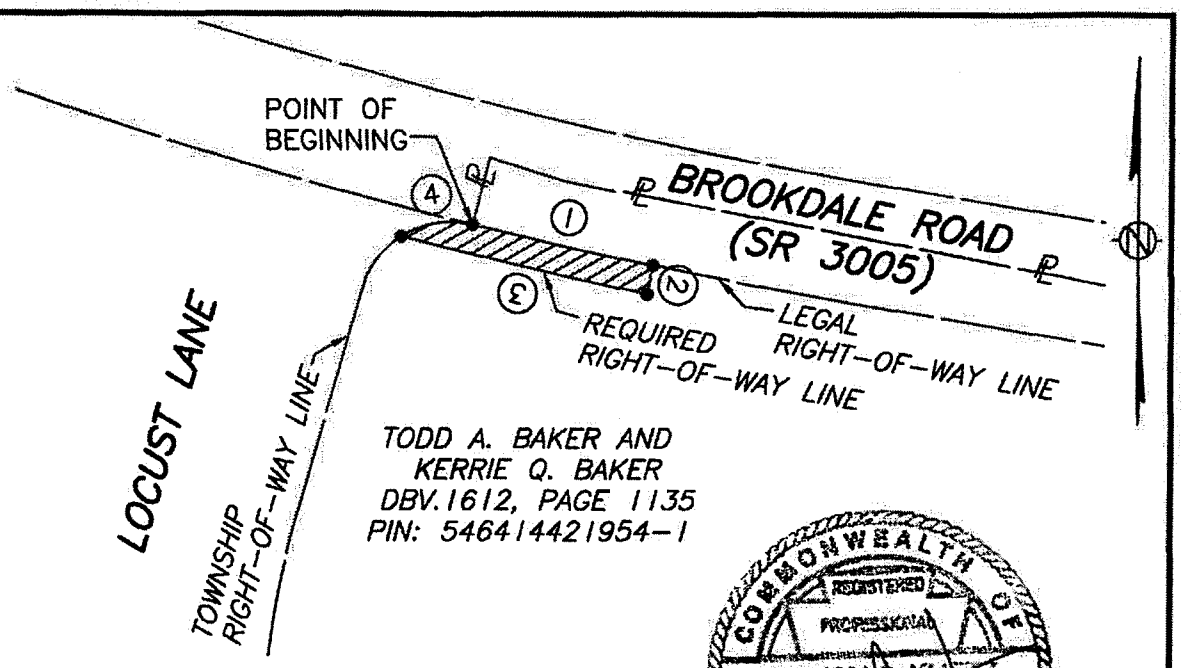
(3) on a curve to the right having a radius of 1,725.00 feet (delta 2°17'18", tangent 34.45 feet, chord N 76°54'58" W, 68.89 feet) for an arc distance of 68.90 feet to a point;

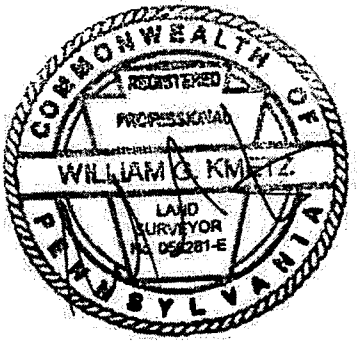
Exhibit A

Thence (4) along the easterly township right-of-way line of Locust Lane, on a curve to the right having a radius of 25.00 feet (delta 46°22'42", tangent 10.71 feet, chord N 80°30'26" E, 19.69 feet) for an arc distance of 20.24 feet to the point or place of beginning.

Containing 496 Square Feet or 0.011 Acre.

COMMONWEALTH OF PENNSYLVANIA
REGISTERED PROFESSIONAL
WILLIAM G. KMETZ
LAND SURVEYOR
No. 056281-E





(1) Δ=2°02'31" R=1,418.60'
L=50.56' T=25.28'
CHD. BRG.=S77°19'29"E
CHD. DIST.=50.56'

(2) S11°56'23"W 7.92'

(3) Δ=2°17'18" R=1,725.00'
L=68.90' T=34.45'
CHD. BRG.=N76°54'58"W
CHD. DIST.=68.89'

(4) Δ=46°22'42" R=25.00'
L=20.24' T=10.71'
CHD. BRG.=N80°30'26"E
CHD. DIST.=19.69'

NOTE:

BEARINGS AND DISTANCES DO NOT DEPICT A FIELD SURVEY OF PROPERTY BOUNDARIES, BUT ARE BASED ON DEED INFORMATION AND APPARENT PROPERTY MONUMENTATION FOUND IN THE FIELD. THE BEARING ORIENTATION IS BASED ON THE PENNSYLVANIA STATE COORDINATE SYSTEM-SOUTH ZONE (NORTH AMERICAN DATUM OF 1983)

REQUIRED RIGHT-OF-WAY AREA=496 S.F. OR 0.011 ACRE

0 25 50 100
SCALE IN FEET

SHEET 1 OF 1

DRAWN BY: WGK CHECKED BY: BDS CAD FILE: BAKER RW PROJ. NO. 20037	PLAN SHOWING REQUIRED RIGHT-OF-WAY OVER PROPERTY OF TODD A. BAKER AND KERRIE Q. BAKER LOCATED IN LOWER MACUNGIE TOWNSHIP, LEHIGH COUNTY, PA	**THE PIDCOCK COMPANY** CIVIL ENGINEERING AND LAND PLANNING ARCHITECTURE LAND SURVEYING OXFORD DRIVE AT FISH HATCHERY ROAD ALLENTOWN, PENNSYLVANIA SCALE: 1"=50' DATE: 6/13/22 #S-12239

Drawing name: S:\Jaindl-Spring Creek\20037-SCPSS-Mertztown Residential\Civil Plans\Survey\Dwg\Title Plans\Baker RW.dwg Last Modified: Jun 13, 2022 - 3:06pm

"NOT PUBLISHED; ALL RIGHTS RESERVED BY THE PIDCOCK COMPANY."

Exhibit B