

CATEGORIZED TEVA QUESTIONS and ISSUES

(Includes those from February 16th Meeting)

NOISE

1. Is there any way to prevent "excessive" truck noise such as bumping and engine braking?
2. Will secondary development by local businesses exacerbate the traffic situation?
3. What will be done to deal with overnight activity, especially noise and lighting?

LANDSCAPING

1. Are the TEVA buildings too large and the proposed setbacks, berms and buffer plantings adequate?

FINANCIAL

1. Are the proposed financial contributions enough?
2. What will happen to property values?

JOB CREATION

1. To what degree will the development generate new jobs?

TRAFFIC

1. What will happen if truck traffic will be greater than that suggested by TEVA, even with "improvements" suggested by traffic engineer?
2. How will the traffic impact Street Road?
3. How will traffic on County Line Road be impacted?
4. What will be the major truck routes?
5. How do we protect young drivers?
6. Regarding traffic, what is the peak hour volume and peak hour per day?
7. How much more traffic will be added to the surrounding roadways?
8. What is the number of trucks on a daily basis?
9. What kind of impact will this additional traffic including the trucks have on the surrounding roadways?
10. What is the breakdown between cars and trucks in the traffic counts?
11. Out of 100 trucks how many are tractor trailers and how many are FedEx trucks.
12. What is the number of truck traffic that TEVA is expecting within the next ten years?
13. What are the proposed routes for truck movement?
14. How you can force the traffic to use the routes mentioned.
15. Out of the 3,000 cars on a peak hour base:
16. Do you have any information relative to how many cars are going north and south at that time?
17. What is the queue on the most active side and how long does it take to clear that intersection at that peak hour base?

18. Where the TEVA's trucks are going to go when one of their trucks breaks down on any of these roads?

FIRE SUPPORT

1. Does Warrington Fire have a ladder truck tall enough to get into the building?

ZONING

1. What happens if the zoning change does not occur?
2. What are the long-term plans for office use and the area's future development area?

ALTERNATIVES

1. What else can be built there?

INFRASTRUCTURE PLANNING

1. Will the number of trucks damage the road substantially?
2. What other roadway improvements are planned for County Line Road and Limekiln Pike?
3. What road is the traffic going to feed out from? Is it going to be Mill Creek Road?
4. What impact these road improvements will have on his property?

PARK AND OPEN SPACE

1. Could the Township turn the property into a Park?

POLICE PROTECTION

1. How will this impact police coverage requirements?

OTHER

1. Why are there apparent differences in the statements Teva officials gave to other municipalities and what they have said to us?
2. Why does this facility need to be located at this site?
3. What is being done as part of these plans to protect TEVA employees and their families and the residents in the immediate area?
4. What does TEVA do with expired drugs? Is there anything stored within the building?