

**TOWNSHIP OF SALISBURY
LEHIGH COUNTY, PENNSYLVANIA**

**PLANNING COMMISSION
MEETING MINUTES
7:00 PM
October 25, 2023**

The regularly scheduled Planning Commission meeting of Township of Salisbury was held at the Salisbury Township Municipal Building, 2900 South Pike Avenue, Allentown, Lehigh County, Pennsylvania.

CALL TO ORDER

Mr. Beck called the meeting to order at 7:08pm.

ROLL CALL

Charles Beck, Chairman
John Barbaz
Jimmy Brown
Richard Hassick
Frank Frankenfield
Richard Schreiter, Vice Chairman
Jessica Klocek, Secretary - Excused
Jason Ulrich, Township Solicitor
Stan Wojciechowski, Township Engineer
Kerry Rabold, Planning & Zoning Officer

APPROVAL OF THE MINUTES – September 27, 2023

On motion by Richard Hassick, seconded by Jimmy Brown, the September 27, 2023 Planning Commission Meeting Minutes have been approved as written. Planning Commission voted 6-0 in favor.

455 STONERIDGE RD & 470 ROCK CLIFF RD – LOT CONSOLIDATION PZ-23-0010

Mr. Wojciechowski, Township Engineer summarized his letter dated October 18, 2023 by stating the plan had a few drafting issues that need to be adjusted on the plan and that the scale of the plan was 1 inch to 10 feet (SALDO 22-703.1.C – plan scale) which is not a required scale but made it easy to review. He would have no objection to a waiver to accept the scale of the plan.

Mr. Houston of AASA Land Surveyors and the landowner Danny Miller, stated they are fine with the corrections indicated by Township Engineer.

Ms. Rabold stated there are no Zoning issues with the submitted plan.

Motion was made by Jimmy Brown, seconded by Frank Frankenfield to grant waiver to SALDO 22-703.1.C. Planning Commission voted 6-0 in favor.

Motion was made by Jimmy Brown, seconded by Richard Hassick, to conditionally approve the plan for the lot line adjustment based on Township Engineers letter dated October 18, 2023. Planning Commission vote 6-0 in favor.

LOWER MACUNGIE TOWNSHIP OFFICIAL MAP

Lower Macungie Township has notified Salisbury Township of their changes to their official map which included future plans for their Township. In summary, the Lower Macungie Township land which borders Salisbury Township would be purchased by Lower Macungie Township if the land would be sold by the present owners and Lower Macungie Township would leave the land as open space.

No comments were recommended to Board of Commissioners by the Planning Commission. Planning Commission voted 6-0 in favor.

EMMAUS BOROUGH OFFICIAL MAP, SUBDIVISION AND LAND DEVELOPMENT ORDINANCE, ZONING ORDINANCE, AND ZONING MAP

Mr. Ulrich, also attorney for Emmaus Borough, summarized the changes by stating that Emmaus Borough made significant changes to their Zoning Map by adding new zoning districts and expanding usage to said districts.

No comments were recommended to Board of Commissioners by the Planning Commission. Planning Commission voted 6-0 in favor.

ADJOURNMENT

Motion was made by Jimmy Brown to adjourn the meeting, seconded by Richard Hassick. Planning Commission voted 6-0 in favor.

Charles Beck, Chairman adjourned the meeting at 7:32pm.