



Township of Salisbury

— LEHIGH COUNTY, PENNSYLVANIA —

2900 SOUTH PIKE AVENUE, ALLENTOWN, PA 18103
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ZONING HEARING BOARD - MEETING AGENDA

Wednesday, January 8, 2025 - Start Time: 7:00 PM

Salisbury Township Municipal Building
2900 South Pike Avenue, Allentown, PA 18103

1. Call to Order
2. Roll Call
3. Zoning Hearing Board reorganization vote/election of officers for calendar year 2025
4. Appointment of William Fries, Esq. of Fitzpatrick, Lentz, & Bubba, PC as the Zoning Hearing Board Solicitor for calendar year 2025
5. Appointment of Matthew Deschler, Esq. of Shay, Santee, Kelhart & Deschler, LLC as the Zoning Hearing Board Alternate Solicitor for calendar year 2025
6. Review of 2025 meeting schedule
7. **685 East Rock Road (Appeal No. 24-0438)** – Appeal of Anthony M. Cavacini requesting special exception approval in accordance with §27-806.3.B(2) to construct a single-family, detached dwelling with a reduced rear yard setback (100' required; 82.95' proposed). In the alternative, applicant requests variance relief from § 27-307.2.A (27 Attachment 4) for rear yard setback (100' required; 82.95' proposed). Additionally, applicant requests variance relief from §27-307.2.A (27 Attachment 4) for lot size (2 acres required; 0.8114 acre provided) and impervious coverage (15% permitted; 17.8% proposed). The property is located within the CR, Conservation-Residential zoning district.
8. **1687 Lehigh Avenue (Appeal No. 24-0299)** – Appeal of Denisse Medina and Jose A. Rodriguez requesting variance relief from §27-307.2B (27 Attachment 5) to maintain a pool deck and gazebo to the rear of the dwelling unit exceeding the permitted impervious coverage (60% maximum permitted; 67% proposed). The property is located within the R4, Medium Density Residential zoning district
9. Adjournment.

***** The meeting may be recorded for record keeping purposes. *****