

**TOWNSHIP OF SALISBURY
LEHIGH COUNTY, PENNSYLVANIA**

**PLANNING COMMISSION
MEETING MINUTES**

7:00 PM

February 26, 2025

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. Schreiter, Chairman of the board called the meeting to order at 7:01 pm.

ROLL CALL

Richard Schreiter, Chairman

Jessica Klocek, Vice Chairman

Frank Frankenfield, Secretary

John Barbaz

Jimmy Brown

Richard Hassick

Holly Weiss

Stan Wojciechowski of Barry Isett and Associates, Township Engineer

Jason Ulrich of Gross McGinley, Township Solicitor

Kerry Rabold, Township Planning & Zoning Officer

APPROVAL OF THE MINUTES

Holly Weiss made a motion to accept the minutes from January 22, 2025, as amended. Seconded by Jessica Klocek. PC voted 7-0 to approve.

MINOR SUBDIVISION NO. 58250007

Review of the minor subdivision project submitted by Morganelli Properties which proposes to subdivide the property at 1226 Vermont Avenue into two parcels. Proposed Lot 1 will be 11,822 sq. ft and proposed Lot 2 will be 6,058 sq. ft. The

property is currently improved with a single-family, detached dwelling which will remain on Lot 1.

Motion was made to grant waiver for 22-1004.4.B by Holly Weiss, second by Jessica Klocek. PC voted 7-0 to approve.

Motion was made to grant deferral for 22-1012.1 by Holly Weiss, second by Richard Hassick. PC voted 7-0 to approve.

Motion was made to grant deferral for 22-1016 on lot 2 trees when house plans are submitted by Holly Weiss, second by Jessica Klocek. PC board voted 7-0 to approve.

Motion was made to grant conditional approval subject to township engineer and zoning letters. Lot line between 1 and 2 will be moved to meet minimum zoning requirements and address fence encroachment. PC board voted 7-0 to approve.

EMMAUS BOROUGH ORDINANCE AMENDMENTS

Review of proposed amendments to Emmaus Borough's Zoning Ordinance and Subdivision and Land Development Ordinance.

Jessica Klocek made a motion of "**no comment**", second by Holly Weiss. PC board voted 7-0 in favor.

ADJOURNMENT

Motion was made by Jessica Klocek to adjourn the meeting, seconded by Holly Weiss. PC voted 7-0 in favor.

Richard Schreiter, Chairman, adjourned the meeting at 7:33 pm.