

The Northern Lehigh Multi-Municipal Comprehensive Plan

Zoning Update Meeting Minutes

February 6th, 2024 at 5:00 PM, Washington Township, Lehigh County

Steering Committee Attendees:

Brian Carl-Weisenberg Township

Linda Gorgas-Weisenberg Township

Curt Dietrich-Lowhill Township

Wade Marlatt-Washington Township

Tom Dengler-Washington Township

Steve Bachman-Heidelberg Township

Dan Stevens-Slatington Borough

Bryon Reed-Slatington Borough

Brian Dietrich-Lynn Township

Fritz Najarian-Lynn Township

Dawn Didra-Heidelberg Township

Mike Divers-Lowhill Township

Ron Jerdon-Lynn Township (Zoom)

Buddy Wessner-Lowhill Township (Zoom)

Members of the Public in Attendance:

Brooke Lichtenwalter-Washington Township Secretary

Katie Fabian-Heidelberg Township Secretary

Planning Partners in Attendance:

AJ Schwartz-EPD

Becky Bradley-LVPC

Jill Seitz-LVPC

Courtesy of the Floor/Public Comment: None

Approval of the Minutes: 1/9/24 minutes approved by motion of Wade Marlatt/2nd by Brian Dietrich-all committee members were in favor.

EPD Invoice #5

No comments received, Weisenberg will pay at the February 12th Board of Supervisors Meeting.

Becky Bradley said the County would like the municipalities to pay their share before the County grant money is used. Brian Carl will invoice all of the municipalities for their portion to date and continue to send copies of the invoices and proof of payment to LVPC. Dan Stevens stated that they recently noticed that the implementation agreement states that Slatington does not have a Zoning Hearing Board. We will look at amending the agreement or adopting a new one in the future in order to revise that and address the shared uses.

EPD-Overview of principal uses and explanations of the chart for zoning areas.

AJ Schwartz of the EPD updated the group on the results of the individual municipal meetings that took place in January and presented a high level overview of the land use/mapping considerations and explanations for the chart used for zoning.

Some other important points to take away from this meeting:

We can create new overlays and direct certain uses to specific areas of the municipality in order to minimize the impact to neighbors. We cannot create exclusionary zoning. Stream and well buffers can be implemented as well as minimum lot sizes, maximum use sizes and setbacks to residential properties.

Natural resources for every township are different. You can use overlay considerations for certain types of uses.

Well depths are very important and can be used in limiting uses. Ground water near wells can pose a problem for the general public.

AJ also went over maps with each township and areas that could possibly include some of the less desirable uses. He will meet with all the townships on an individual basis within the month of March. There will no monthly meeting in March.

Next meeting will be scheduled for Tuesday, April 2nd at 5:00 PM, Washington Township Municipal Building, Lehigh County

Meeting ended 2/6/24 at 6:58 PM

Respectfully Submitted,

Brooke Lichtenwalter

Secretary/Treasurer

Washington Township, Lehigh County

