



TOWAMENSING TOWNSHIP PLANNING COMMISSION MEETING
TOWAMENSING TOWNSHIP BUILDING
Meeting Minutes
March 10, 2025

CALL TO ORDER: 7:00 pm

PLEDGE OF ALLEGIANCE

ROLL CALL:

Dwight Eisenhower, Chairperson – present
Scott Carter, Member – present
Bob Ziegenfus, Member – present
Angela Stehle, Solicitor – absent
Jim Melber, Zoning Officer- absent

Penny Kleintop, Vice Chairperson – absent
David Beers, Member – present
Bruce Miller, Member – present
Greg Haas, Engineer and Secretary – present

APPROVAL OF MINUTES:

Bob made a motion to approve the February 10, 2025, Meeting Minutes - Bruce 2nd - AIF - Motion Carried.

PUBLIC PARTICIPATION:

Wayne Davis was in attendance and described his project being contemplated for the Beltzville Beverage property at 70 Church Drive. He explained that the proposal would be to create a restaurant having a capacity of 100 people. He's already submitted an Application for the construction of an Onlot Sewage Disposal System and has been working with Ian Farrell on the required sewage planning for the property. Specifically, Wayne asked if a Land Development Plan would be necessary to be submitted. Greg explained that he recently spoke with Mark Singleton regarding this and had concluded that due to necessary site improvements for parking and traffic circulation, that by the definition in the Subdivision and Land Development Ordinance a Land Development Plan would be required. However, since Wayne stated that preliminary site plans have already been prepared by his Consultant, Greg recommended that Wayne present the project as a Sketch Plan for informal discussions at the next meeting.

OLD BUSINESS:

Lakeside Self Storage Land Development (Sunrise Lehigh Group) – No revised Plan has been submitted. No one representing the Plan was present. No action was taken.

Schoch Reverse Subdivision – No revised Plan has been submitted. No revised Plan has been submitted. No one representing the Plan was present. No action was taken.

Palmerton Area Comprehensive Plan – The Planners began review of the 2009 Plan. Greg explained that the Supervisors want feedback on various issues within the Plan especially traffic on state routes, general recreation facilities, Beltzville State Park, and industrial uses. The Planners are to continue their review and be prepared for discussion at next month's meeting.

NEW BUISINESS:

Old Forest Street (T-419) Partial Vacation - The Planners reviewed the proposed Ordinance to vacate a portion of Old Forest Street (T-419) which included a Right-Of-Way Vacation Exhibit (West) plan prepared by Keystone Consulting Engineers, Inc. Dave made a motion to recommend that the Supervisors move forward with the Ordinance as presented without comment - Scott 2nd - AIF - Motion Carried.

DISCUSSION:

none

ZONING OFFICER REPORT:

The latest Zoning Officer Report is available in the Township Office.

UPCOMING MEETINGS:

Board of Supervisors - Thursday, April 3, 2025, @ 7:00 pm
Planning Commission - Monday, April 14, 2025, @ 7:00 pm
Board of Supervisors - Thursday, May 1, 2025, @ 7:00 pm
Planning Commission - Monday, May 12, 2025, @ 7:00 pm

ADJOURNMENT:

Bruce made a motion to adjourn the meeting @ 7:45 pm - Dave 2nd - AIF - Motion Carried.

Prepared by Gregory S. Haas, P.E., Keystone Consulting Engineers, Inc.,
Township Engineer and Planning Commission Secretary.