

CALL TO ORDER

The regular meeting of the Macungie Planning Commission was called to order by Chairman Allen Crawford at 7:30 p.m. on Tuesday, June 13, 2017, at Borough Hall, 21 Locust Street, Macungie, PA.

ATTENDANCE

Commissioners present were Allen Crawford, Chris Becker, Betty Silfies, Linn Walker and John Yerman. Also present were Council Members Alma Akinjiola and Roseann Schleicher, Mayor Gary Cordner, Borough Manager Chris L. Boehm, Zoning Officer Ken Nicholson and Administrative Assistant Cynthia Hartzell.

APPROVAL OF THE MINUTES

A motion was made by Commissioner Becker, second by Commissioner Yerman, to approve the June 13, 2017 meeting minutes. Motion carried: 4 ayes

CORRESPONDENCE

a. Steve Markowitz, Allen Organ, re: Request to be kept informed of the Stone Hill Meadows Development – Planning Commissioners discussed how to keep Allen Organ informed about the Stone Hill Meadows Development. It was decided to have Zoning Officer Nicholson inform Mr. Markowitz when Stone Hill is on the Planning Commission agenda.

Linn Walker entered the meeting.

NEW BUSINESS

a. Southwestern Lehigh Comprehensive Draft Plan Review – Borough Manager Boehm gave an overview of the process that the committee has done to create the draft comprehensive plan. She informed the Commissioners and Council Members how the process will go to adopt the plan. The six municipalities have to review the plan and agree to move forward with adoption. The 45 day adoption period will start after all municipalities agree to move forward and the committee is planning to hold one public hearing on the plan at Lower Macungie Township.

Geoffrey Reese and John von Kerczek of the Lehigh Valley Planning Commission were in attendance to review the draft comprehensive plan with the Planning Commission and Council. Mr. Reese reported Lower Macungie Township has reviewed the comprehensive plan and is ready to move forward. The other municipalities will be meeting later to review the plan. Mr. Reese reported the comprehensive plan will also be given to school districts and the surrounding municipalities for review and comment. He started the review of the plan with a power point presentation. Mr. von Kerczek reviewed the 9 visions, giving one of several strategies and an action for each vision.

Planning Commission had a concern about the formation of a steering committee to monitor that each municipality continues to be consistent with comprehensive plan. Their concern is that

there are no consequences if a municipality does not continue to be consistent with the comprehensive plan. During the discussion of how it would be handled, it was noted that was something that the steering committee would work on.

The Planning Commission and Council Members agreed to move forward with the comprehensive plan.

Council Member Schleicher made a motion to start the review period for the Southwestern Lehigh County Comprehensive Plan and Implementation Agreement, second by Council Member Yerman. Motion carried: 4 ayes (Chris Becker and John Yerman acted in their Council position)

b. Review of Home Occupation in Zoning Ordinance – The review of the home occupancy regulation in the zoning ordinance came about because a resident in the Village Walk townhouse area moved in and has a construction business. A neighbor has been complaining about the number of company vehicles parking in an already limited parking area and other impacts from the business. Zoning Officer Nicholson reviewed the current regulations and provided two other regulations from other municipalities to the Planning Commission. Zoning Officer Nicholson explained the current regulation basically regulates within the resident building or on the property. He suggested rewording the definition of the home occupation and to list occupations. Some occupations should go before Zoning Hearing Board as a special exemption.

After some discussion, it was decided Zoning Officer Nicholson will create some language to discuss for the next meeting.

Commissioners commented to look into weight limits for parking on Village Walk Drive. Commissioners commented about educating the neighbors to call the police when a vehicle is parked illegally. Council Member Akinjiola remarked the police are called but there is no follow up.

Zoning Officer Nicholson informed the Commissioners that the state regulation for littering does not include newspapers. The resident would have to call and request the newspaper to stop delivery.

UNFINISHED BUSINESS – No Unfinished Business

ADJOURNMENT

Hearing no other business to be brought before the Commission, the meeting was adjourned at 9:12 p.m.

Respectfully submitted,

Cynthia Hartzell
Administrative Assistant