

The July 29, 2021 meeting of the Weisenberg Township Planning Commission was held in person and on Zoom due to the Covid 19 pandemic. It was called to order by Chairperson Diane Matthews-Gehring at 7:00 p.m. Participating in person was Administrator Brian Carl, Engineer Emma Yeh, Stephen A. McGlynn, Daniel Snyder and Jeff Broadhurst. Chairperson – Diane Matthews-Gehring, Allen Cerullo and Michael Levitzky participated in the meeting via Zoom. The meeting was advertised and conducted in accordance with Act 15.

The minutes of the June 24, 2021 meeting were approved by motion made by Michael Levitsky, seconded by Jeff Broadhurst. Motion carried.

**4101 New Smithville Road – Minor Subdivision Prel./Final
Plan Dated 6/3/2021 – 4101 New Smithville Road – Thomas Hails Co. Inc.**

Matthew Mack (Mack Engineering Inc.) attended via zoom and Tim Schadler (applicant) was in attendance to present the proposed minor subdivision plan. The applicant intends to subdivide the existing lot into two lots. Lot #1 will be 2.58 acres and Lot #2 will be 2.39 acres (flag lot). Both are vacant lots for the proposed construction of single family dwellings. Both lots have been perked and will require a sewage planning module to be submitted. Emma Yeh reviewed her comment letter dated July 22, 2021 with the Board and applicant. Slopes greater than 15% should be located on the plan as well as a shaded area of the EP District. Brian Carl reviewed his comment letter dated July 28, 2021. Discussion was held with Mr. Schadler regarding the EP area and the dedicated ROW on New Smithville Road. The applicant stated that he was in agreement to all the comments given from the engineer and zoning officer.

Jeff Broadhurst made a motion, seconded by Daniel Snyder, to recommend to the Board of Supervisors approval of the (2) waivers requested. One for the depth-to-width ration of a lot and the other for the plan scale. Motion carried.

Jeff Broadhurst made a motion, seconded by Stephen McGlynn, to forward the plan to the Board of Supervisors recommending Prel./Final plan approval conditional upon the engineer's comment letter date July 22, 2021 and Brian's comment letter dated July 28, 2021. Motion carried.

Stephen McGlynn asked about the recent Zoning Hearing Board meeting at Lowhill Township. Brian Carl explained the variance which was granted to the Route 100 warehouse applicant for height. Open discussion was held regarding Lowhill's recent activity regarding warehouses and developments in Upper Macungie.

With no further business on the agenda Jeff Broadhurst made a motion, seconded by Stephen A. McGlynn to adjourn the meeting at 7:38 pm. Motion carried.

Respectfully submitted,

Janet L. Henritzy, Recording Secretary