



# Lehigh Valley Planning Commission

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CHRISTINA V. MORGAN  
Vice Chair

ARMANDO MORITZ-CHAPELLIQUEN  
Treasurer

BECKY A. BRADLEY, AICP  
Executive Director

## LEHIGH VALLEY PLANNING COMMISSION Minutes from the Thursday, February 27<sup>th</sup>, 2025, Meeting

The LVPC held a public meeting on Thursday, February 27<sup>th</sup>, 2025. The meeting was advertised in the Lehigh Valley Press on January 8<sup>th</sup>, 2025.

LVPC Chair Dr. Chris Amato chaired the meeting.

Mr. Joey Dotta took Roll Call.

### Members in Attendance:

#### Lehigh County

Ron Beitler, Michael Drabenstott, Bob Elbich, Sunny Ghai, Philip Ginder, Steve Glickman, Kent Herman, John Inglis, Diane Kelly, Dennis Klusaritz, Richard Molchany, Christina Morgan, Owen O'Neil, Stephen Repasch and Kevin Schmidt.

#### Northampton County

Christopher Amato, Jessica Cope, Andrew Elliott, Charles Elliott, John Gallagher, Judith Haldeman, Carl Manges, John McGorry, Steve Melnick, Armando Moritz-Chapelliquen, Crystal Rose, Tina Smith and Jean Versteeg.

### Members Absent:

#### Lehigh County

Phillips Armstrong, Percy Dougherty, Jennifer Gomez, Santo Napoli, and Matthew Tuerk.

#### Northampton County

Ken Kraft, Rachel Leon, Lamont McClure, Scott Minnich, Edward Nelson, Salvatore Panto, Jr. and J. William Reynolds.

**Staff Present:** Joey Dotta, Becky A. Bradley, Jillian Seitz, Matt Assad, Susan Myerov, Brian Hite, Scott Greenly and Samantha Pearson.

**Public Present:** Amy Unger, Craig Beavers, Phil Gianficaro and Lexi Handelman

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#### CHAIR'S REPORT

Chair Amato introduced LVPC Commissioner Crystal Rose, City of Easton Councilmember. Chair Amato introduced LVPC staff member Minsoo Park.

#### MINUTES

Chair Amato stated that the minutes of the Thursday, January 23<sup>rd</sup>, 2025, LVPC meeting are attached. Chair Amato asked for a motion to approve the minutes. Commissioner Elbich made a motion to approve the minutes and Commissioner Melnick seconded the motion.

The motion passed. Commissioner Schmidt and Commissioner Cope abstained.

#### ANNUAL REPORT

Ms. Bradley gave a brief overview of the responsibilities and details of the 2024 LVPC Annual Report. Subdivision and Land Development Ordinance review data was shared with analysis of general trends and expectations. The Priority Climate Action Plan, Greater Lehigh Valley Greenhouse Gas Inventory, and the Lehigh Valley Watersheds Assessment and Act 167 Ordinance project were all presented by staff. A summary of the Transportation Improvement Program, the Eastern PA Freight Infrastructure Plan, and the Coordinated Public Transit Plan were also presented. An update to the passenger rail analysis was given along with a summary of LVPC communications and events throughout 2024.

#### **COMPREHENSIVE PLANNING COMMITTEE**

##### ***ACTION ITEM: Salisbury Township – Land Use of Regional Significance – Monsignor John P. Murphy Education Center***

Mr. Dotta presented a review of a 25,800-square-foot childcare center at 1031 Flexer Ave in Salisbury Township. Chair Amato called for a motion to accept the staff review. Commissioner Gallagher made the motion, and Commissioner Ginder seconded the motion.

The motion passed.

##### ***ACTION ITEM: Comprehensive Planning Committee Summary Sheet***

Comprehensive Planning Committee Chair Melnick briefed the Commission on the Comprehensive Committee Summary Sheet that featured four ordinance and map amendments reviewed, including a zoning ordinance update and Subdivision and Land Development Ordinance update in Emmaus Borough, a zoning ordinance and map amendment in the City of Easton and a zoning map amendment in the City of Bethlehem. Chair Amato called for a motion to accept the staff comments. Commissioner Glickman made the motion, and Commissioner Elbich seconded the motion.

The motion passed. Commissioner Elliott, Commissioner Manges, and Commissioner Rose abstained for the City of Easton review.

##### ***PRESENTATION ITEM: Housing Supply and Attainability Strategy***

A presentation of the Housing Supply and Attainability Strategy was given to brief the Commission on materials made available earlier in the month. There was a brief discussion of the housing market and what incentives are available for more attainable housing development.

#### **ENVIRONMENT COMMITTEE**

##### ***ACTION ITEM: Environment Committee Summary Sheet***

Commissioner Repasch briefed the Commission on Environment Committee's business that included Agriculture Security Area Additions in Lower Nazareth Township, an amendment to Upper Mount Bethel Township's Well Permitting Ordinance, and the PAG-13 Draft General Permit for Stormwater Discharges to small municipal separate storm sewer systems (MS4). The Commission reiterated that the MS4 guidelines are helpful and a good training tool for municipalities. Chair Amato called for a motion to accept the staff reviews. Commissioner Melnick made the motion, and Commissioner Ginder seconded the motion.

The motion passed. Commissioner Ghai abstained from the MS4 review.

#### **TRANSPORTATION COMMITTEE**

##### ***ACTION ITEM: Transportation Committee Summary Sheet***

Transportation Committee Chair Herman briefed that the Transportation Committee discussed PennDOT Bridge Projects Status. A short presentation of the Palmer Township 2025 Active Transportation Plan. Chair Amato called for a motion to accept the staff reviews. Commissioner Herman made the motion, and Commissioner Morgan seconded the motion.

The motion passed.

#### **NEW BUSINESS:**

**COMMISSION BUSINESS**

Mr. Dotta reminded the Commission that the next Full Commission meeting is in-person only and to bring donations for a food drive. Commissioners were notified to file their annual Statement of Financial Interest as soon as possible.

**MONTHLY REPORTS:**

Chair Amato notified the Commission that monthly reports are featured in each Commissioner's packet.

**COMMUNICATIONS AND PUBLIC ENGAGEMENT:**

**PRESENTATION ITEM: Lehigh Valley Government Academy**

The Lehigh Valley Government Academy was discussed to highlight upcoming training opportunities.

Chair Amato notified the Commission that the remainder of items for communications and public engagement are featured in the meeting packet.

**ADJOURNMENT:**

Chair Amato stated that the next LVPC meeting will be in person on Thursday, March 27 at 7 pm. Chair Amato then asked if there was a motion to adjourn the meeting and Commissioner Molchany made a motion to adjourn. The meeting was adjourned.

Submitted by:

Becky Bradley, AICP, Executive Director and Joey Dotta, Regional Planner