

**NORTH WHITEHALL TOWNSHIP BOARD OF SUPERVISORS
NORTH WHITEHALL TOWNSHIP MUNICIPAL BUILDING
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Supervisor Klusaritz recessed the regular meeting in order to hold a Public Hearing to take comments on proposed Ordinance 2026-2.

PUBLIC HEARING:

Township Solicitor Rocco Beltrami introduced the following exhibits into evidence:

1. Draft Ordinance No. 2026-2
2. Proof of Publication for Public Notice of Public Hearing and Potential Adoption of Ordinance No. 2026-2 in Lehigh Valley Press newspaper publications on February 11, 2026, February 12, 2026, February 18, 2026, and February 19, 2026.
3. January 06, 2026, letter from Township Solicitor Rocco Beltramini, Esq., to Jillian Setiz, chief Community and Regional Planner at Lehigh Valley Planning Commission, transmitting Ordinance No. 2026-2.
4. January 06, 2026, letter from Township Solicitor Rocco Beltrami, Esq., to Brian Horwith, Chairman of the North Whitehall Township Planning Commission, transmitting Ordinance No. 2026-2.
5. January 08, 2026, letter from Township Solicitor Rocco Beltrami, Esq., to Lehigh County Department of Law, transmitting attested copy of Ordinance 2026-2 for filing.
6. January 14, 2026, letter from Lehigh County Department of Law Paralegal Shiela Dutra-Michel acknowledging receipt of Ordinance No. 2026-2 and payment of filing fee for same.
7. Minutes from January 27, 2026, North Whitehall Township Planning Commission meeting (Planning Commission review of Ordinance 2026-2)
8. Lehigh Valley Planning Commission Review Letter regarding Ordinance No. 2026-2 dated January 23, 2026.
9. Comments on Ordinance No. 2026-2 from Resident John Lehmann dated February 01, 2026.
10. Comments on Ordinance No. 2026-2 from Resident Kelly Sullivan, Esq., dated February 02, 2026.
11. Comments on Ordinance 2026-2 from resident Margaret Forgosh dated February 04, 2026.
12. February 14, 2026, E-mail from Resident John Lehmann to Township Planner

Township Solicitor Rocco Beltrami asked if there were any public comments from the audience on this matter. Hearing no response, Attorney Beltrami concluded the public hearing.

ORDINANCE:

ADOPTION OF ORDINANCE 2026-2

DATA CENTER ORDINANCE

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board adopted Ordinance 2026-2 an Ordinance amending the North Whitehall Township Zoning Ordinance of 2025, as codified, to define and add specific requirements for Data Centers and Data Center Accessory Uses. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes.

- Tom VanVreede, Church Dr., Coplay, inquired if there were any provisions in the ordinance that hold the developer responsible for updates to the electrical grid and water sources.
- Heather Skorinko, Clearview Rd., Coplay, expressed her opinion that she feels Township staff has done the appropriate research and is trying to mitigate any negative impact to the Township residents.

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**ADOPTION OF ORDINANCE 2026-3 STORMWATER MANAGEMENT ORDINANCE
AMENDMENT**

Upon motion by Supervisor Geosits, seconded by Supervisor Semmel, the Board adopted Ordinance 2026-3, an ordinance amending the North Whitehall Township Stormwater Management Ordinance, as codified, to provide for inspection of stormwater management facilities by Township representatives, agents, independent contractors, and/or consultants. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

RESOLUTIONS:

RESOLUTION 03-09-26 EAST PENN SELF STORAGE REVISED PRELIMINARY/FINAL

Upon motion by Supervisor Geosits, seconded by Supervisor Semmel, the Board approved Resolution 03-09-26, revising Resolution 04-03-23A (as revised by North Whitehall Township Resolution 07-07-25A) to modify the conditions of approval of the revised preliminary/final land development plan of Bellante Properties D/B/A East Penn Self Storage (Project No. NWT-21-031) to modify the condition that Bellante Properties execute and record a Deed of Easement for sidewalk construction. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

RESOLUTION 03-09-26-A INDEPENDENCE PARK GRANT APPLICATION

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board approved Resolution 03-09-26A, authorizing the Township Manager to execute the Independence Park Grant Application to undertake the project "Independence Park Transformation." Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

RESOLUTION 03-09-26B HIGHLANDS CONSERVATION ACT

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board approved Resolution 03-09-26B, authorizing North Whitehall Township to be officially included in the Federal Highlands Conservation region boundary. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

MOTIONS:

TIMBERIDGE LUXURY APARTMENTS PHASE II ESCROW RELEASE

Upon motion by Supervisor Klusaritz, seconded by Supervisor Geosits, the Board authorized reduction of the remaining security belonging to Goldco Partners in the amount of \$16,603.69 as requested. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

IRONTON RAIL TRAIL COMMISSION APPOINTMENT GARY LOMBARDO

Upon motion by Supervisor Klusaritz, seconded by Supervisor Semmel, the Board appointed Gary Lombardo as an alternate member to the Ironton Rail Trail Commission. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

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COBBLER SWALE STORM WATER PROJECT BID AUTHORIZATION TO ADVERTISE

Upon motion by Supervisor Klusaritz, seconded by Supervisor Geosits, the Board approved the advertisement of the Cobbler Swale Storm Water Project Bid. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

LETTER OF INTENT AUTHORIZATION TO EXECUTE

Upon motion by Supervisor Klusaritz, seconded by Supervisor Geosits, the Board authorized the Township Manager to execute a letter of intent to purchase a 2008 LeeBoy L8510T Asphalt Paver from Upper Macungie Township in the amount of \$45,000.00. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

ORDINANCE 2026-4 EIT REFERENDUM AUTHORIZATION TO ADVERTISE

Upon motion by Supervisor Semmel, seconded by Supervisor Geosits, the Board authorized the advertisement of proposed Ordinance 2026-4 EIT Referendum. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes.

- Heather Skorinko, Clearview Rd., Coplay, spoke in favor of the EIT referendum and in support of Farmland Preservation.
- Brian Horwith, Springfield Dr., Coplay, spoke in favor of the referendum and said this will be an important tool for farmland preservation. He also spoke to the fact that the Township should articulate clearly the objective of the referendum in educational documentation for the residents.
- Gene Weierbach, Woodbine St., Slatington, inquired what would happen to the funds in the farmland preservation account if this referendum was approved and then repealed at a later date.

ORDINANCE 2026-5 AMENDMENT TO TOWNSHIP PARK RULES AUTHORIZATION TO ADVERTISE

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board authorized the advertisement of proposed Ordinance 2026-5 amending the Township Park rules. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

ORDINANCE 2026-6 SALDO AMENDMENT AUTHORIZATION TO ADVERTISE

Upon motion by Supervisor Geosits, seconded by Supervisor Klusaritz, the Board authorized advertisement of proposed Ordinance 2026-6 amending the North Whitehall Township SALDO regarding waiver and construction details/standards. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

ORDINANCE 2026-7 AMENDMENT TO THE DATA CENTER ORDINANCE AUTHORIZATION TO ADVERTISE

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board authorized the advertisement of proposed Ordinance 2026-7, amending the Data Center Ordinance contingent upon the updates discussed by the Board. Roll call: Supervisor Klusaritz – yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

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MANAGER'S REPORT

- **Important Dates:**
 - Recreation Board – Monday, March 16th, at 6 PM;
 - Zoning Hearing Board – Wednesday, March 18th, at 7 PM;
 - Planning Commission – Tuesday, March 24th, at 7 PM;
 - Farmland/Open Space Preservation Board – Thursday, April 9th, at 7 PM;
 - Board of Supervisors – Monday, April 13th, at 7 PM
- **Audit** – Township auditors are currently in the building conducting the annual audit of our 2025 financials. This year is a little different than previous years since we changed financial software mid-year.
- **New Website** – The Township's new website production is slightly ahead of schedule. Currently, staff is building the sitemap and working with the developers through the design process.
- **New Permitting Software** – Traisr is also well into the development stage and staff projects utilizing this software in mid to late summer.
- **Fire Inspection Program** – The new Life and Safety Inspection Program is up and running. Businesses throughout the Township are now being inspected for items such as fire extinguishers, exit signs, evacuation maps etc. The purpose of this program is to make sure our businesses are following the law and keeping their employees and constituents safe.
- **Staff Training** – We are currently planning a joint training with Upper Macungie Township for Effective Communication in the Workplace. This is part of our annual training efforts for staff and is being coordinated with UMT to save the Township money.
- **Playground Program** – Regristation opened last week for the 2026 Summer Playground Program. Ironton Elementary is already full of participants with 125 and Schnecksville Elementary only has 42 spots remaining. Currently, we have about 18 applicants who will likely be offered positions, with the majority of those 18 being returning counselors.
- **MS4 Inspection** – I'm pleased to announce that DEP conducted their 5-year inspection of the Township's MS4 Program. The final inspection found 0 deficiencies. This is a huge accomplishment for the Township and a testament to the hard work of our amazing staff.
- **Pothole Hotline** – Township staff recently unveiled a new Pothole Hotline, which is designed specifically for residents to be able to report potholes to the Public Works Department during and after office hours. Simply call the main number and listen for the prompt.
- **Other Public Works News** – The pickleball net is up at the new courts at Independence Park. The street sweeper is already out in developments throughout the Township. Dismount signs will be added to where the trail enters the Township Building parking lot. A number of cyclists frequently ride into the Township parking lots, and it creates a safety concern. Staff are currently preparing the 2026 Road Paving Bid schedule. A list of these roads will be posted to the Township website and social media outlets.
- **Grants** – The Township received over \$462,000 to support a bridge rehabilitation on Rockdale Road/Red Hill. Staff will be working with KCE over the next year on design and permitting, with an anticipated 2027 construction schedule. Municipal Park received a \$250,000 grant from DCNR to support recreational improvements at the Municipal Park. Improvements include a loop trail, new restrooms, and parking lot improvements throughout. Overall, the Township has brought in nearly \$2 million in grants since 2024. A huge thank you goes out to Mike Kukitz and all our staff for their hard work to help keep project costs down for taxpayers.

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COMMENTS FROM THE FLOOR (Non-agenda items):

- Randy Blose, Willow St., Coplay, explained he was experiencing issues using the search function on the Township Website. He also brought to light that there are a number of acronyms that Township staff and consultants use on a regular basis. He inquired if it was possible to have a list of these acronyms posted to the website, so Township residents can better understand Township dealings. He also inquired if there was any feedback from South Whitehall Township on the Morgan's retention pond.
- Supervisor Semmel recognized the Public Works crew and expressed his appreciation for their hard work during winter operations.

ADJOURNMENT Meeting adjourned at 8:53 PM.

Respectfully submitted,

Jessica Koenig, Secretary/Deputy Treasurer