SALISBURY TOWNSHIP

Lehigh County, Pennsylvania
Board of Commissioners Meeting
Regular Meeting Agenda—August 27, 2026
7:00 PM

1. **Call to Order**
2. **Pledge of Allegiance**
3. **Notifications:**
   - All public sessions of the Salisbury Township Board of Commissioners regular meeting are electronically monitored (tape recorded) for the purpose of taking the Minutes. Public comment on agenda items will be entertained at the time the item is up for vote, non-agenda related public comments will be entertained after the agenda.
   - Public sessions of the Salisbury Township Board of Commissioners are held in the Board Room at the Township Building, 2900 South Pike Ave., Allentown, PA 18103
   - Public Comment Period Policy—Three (3) Minutes Rule
   - An Executive Session will be held prior to the meeting at 6:45pm to discuss personnel matters
4. **Bills Payables –** *Period 8/7/26-8/21/26*
5. **Approval of the Minutes** *–August 13, 2026*
6. **Unfinished Business** *(none)*
7. **New Business**

A. PRESENTATION/HEARINGS

1. Presentation of an Exceptional Duty Award to Officer Richard Nothstein for his Efforts in Developing the Salisbury Township Police Youth Camp

B. ORDINANCES

1. Ordinance #08-2026-686, Providing for Changes in the Salisbury Township Zoning Ordinance Regarding Certain Uses Including Data Centers, Industrial, Bed and Breakfast, Boarding Houses, Motels and Hotels and Regulation Changes with Respect to Daycares, Fences and Walls, Fast Food Restaurants, Driveways and Cluster Housing

C. RESOLUTIONS

1. Resolution #08-2026-1933, Authorizing and Approving the Submission of an Application to the Pennsylvania Municipal Assistance Program

2. Resolution #08-2026-1934, Authorizing and Approving a Grant Application Submission to DCED Statewide Local Share Grant in the Amount of $315,940.00 for the Purchase of a Public Works Dump Truck

D. MOTIONS

1. Motion to Reschedule the October 8, 2026 Board of Commissioners Meeting to October 6, 2026

2. Motion to impose Disciplinary Action in Accordance to Section 14.1 of the Salisbury Civil Service Rules and Regulations, the Collective Bargaining Agreement, and Departmental Procedures

8. **Courtesy of the Floor:** (opportunity for public comment on non-agenda items)
9. **Adjournment**

**Workshop to follow*
**Executive Session*

2900 South Pike Ave, Allentown, PA 18103

Report Criteria:
Detail report.
Invoice detail records above $0 included.
Paid and unpaid invoices included.

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
ABE Laboratories LLC							
ABE Laboratories LLC	65956	06-448.316	Water Testing	07/31/26	620.00	.00	
Total ABE Laboratories LLC:					620.00	.00	
Alvarado, Stephanie							
Alvarado, Stephanie	08192026	01-410.171	2026-Health Reimbursement	08/19/26	250.00	.00	
Total Alvarado, Stephanie:					250.00	.00	
Amazon Business							
Amazon Business	13GX-1WQ9-6JM	01-430.240	Sprayer Parts	07/13/26	5.49	.00	
Amazon Business	1741-6KWM-4TV	01-430.240	Toner	08/11/26	169.97	.00	
Amazon Business	1DJD-Q34K-4QYK	01-430.240	Large Felt Bulletin Board	08/11/26	30.39	.00	
Amazon Business	1QTJ-KY4L-MF7N	01-430.240	Credit - Return 11 Piece Sprayer Seal Rings	07/13/26	5.49-	.00	
Amazon Business	1VVD-1VKN-VRH	01-430.240	3 Ring Binder	08/07/26	21.66	.00	
Total Amazon Business:					222.02	.00	
AT&T Mobility-229							
AT&T Mobility-229	287303312229X08	01-401.320	2026-July-Phones & Tablets	07/31/26	322.70	.00	
AT&T Mobility-229	287303312229X08	01-402.320	2026-July-Phones & Tablets	07/31/26	82.35	.00	
AT&T Mobility-229	287303312229X08	01-409.320	2026-July-Phones & Tablets	07/31/26	44.12	.00	
AT&T Mobility-229	287303312229X08	01-407.320	2026-July-Phones & Tablets	07/31/26	44.12	.00	
AT&T Mobility-229	287303312229X08	01-411.320	2026-July-Phones & Tablets	07/31/26	76.46	.00	
AT&T Mobility-229	287303312229X08	01-414.320	2026-July-Phones & Tablets	07/31/26	170.59	.00	
AT&T Mobility-229	287303312229X08	01-430.320	2026-July-Phones & Tablets	07/31/26	258.83	.00	
AT&T Mobility-229	287303312229X08	01-452.320	2026-July-Phones & Tablets	07/31/26	273.50	.00	
AT&T Mobility-229	287303312229X08	03-411.320	2026-July-Phones & Tablets	07/31/26	76.46	.00	
AT&T Mobility-229	287303312229X08	06-448.320	2026-July-Phones & Tablets	07/31/26	179.51	.00	
AT&T Mobility-229	287303312229X08	08-429.320	2026-July-Phones & Tablets	07/31/26	179.50	.00	
AT&T Mobility-229	287303312229X08	10-401.320	2026-July-Phones & Tablets	07/31/26	44.12	.00	
Total AT&T Mobility-229:					1,752.26	.00	
AT&T Mobility-833							
AT&T Mobility-833	287303254833X08	01-401.320	2026-July-Mgr Tablet	07/31/26	79.62	.00	
AT&T Mobility-833	287303254833X08	01-410.320	2026-July-Police Phones & Tablets	07/31/26	1,825.91	.00	
AT&T Mobility-833	287303254833X08	01-411.320	2026-July-Fire Insp Tablets	07/31/26	495.51	.00	
AT&T Mobility-833	287303254833X08	01-414.320	2026-July-Comm Develop Tablets	07/31/26	38.23	.00	
AT&T Mobility-833	287303254833X08	01-415.320	2026-July-Emergency Mgmt Tablets/Phones	07/31/26	164.70	.00	
AT&T Mobility-833	287303254833X08	01-452.320	2026-July-Recreation Dir Tablet	07/31/26	38.23	.00	
AT&T Mobility-833	287303254833X08	03-411.320	2026-July-ESFD Tablets	07/31/26	229.38	.00	
AT&T Mobility-833	287303254833X08	03-412.320	2026-July-WSFD Tablets	07/31/26	267.61	.00	
Total AT&T Mobility-833:					3,139.19	.00	
Axon Enterprise Inc							
Axon Enterprise Inc	INUS470059	01-410.242	Axon Taser	08/05/26	1,308.00	.00	
Axon Enterprise Inc	INUS470513	01-410.242	Axon Taser Batteries and Cartridges	08/06/26	1,285.50	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total Axon Enterprise Inc:					2,593.50	.00	
Bethlehem-038001-00, City of							
Bethlehem-038001-00, City	08072026	08-429.368	2Q26-Sewer	08/07/26	31,738.14	.00	
Total Bethlehem-038001-00, City of:					31,738.14	.00	
Brinton, Debra							
Brinton, Debra	08172026	01-400.240	Reimb-NNO Basket Donation from Twp	08/17/26	100.00	.00	
Total Brinton, Debra:					100.00	.00	
Davison & McCarthy							
Davison & McCarthy	36051	01-404.310	Civil Service Commission Solicitor	08/05/26	1,893.14	.00	
Total Davison & McCarthy:					1,893.14	.00	
Dispatch Answering Service							
Dispatch Answering Servic	000204B225	06-448.320	Answering Service/Pump Station Alarm-July 2026	07/25/26	100.62	.00	
Dispatch Answering Servic	000204B225	08-429.320	Answering Service/Pump Station Alarm-July 2026	07/25/26	100.62	.00	
Total Dispatch Answering Service:					201.24	.00	
F.W. Webb Company							
F.W. Webb Company	96754623	01-451.373	Men's Bathroom Fixtures - Laubach Park	07/30/26	428.08	.00	
F.W. Webb Company	97164230	41-409.600	Press Gas 90 degree - return	07/30/26	254.09-	.00	
F.W. Webb Company	97164419	01-409.373	ESFD Expansion Tank	07/30/26	69.19	.00	
Total F.W. Webb Company:					243.18	.00	
Fitzpatrick Lentz & Bubba P.C.							
Fitzpatrick Lentz & Bubba P	115844-00023-726	01-414.314	Zoning- Appeal- Solano (Appeal 25-0025)	08/11/26	288.00	.00	
Total Fitzpatrick Lentz & Bubba P.C.:					288.00	.00	
Gross McGinley LLP							
Gross McGinley LLP	32175.0000/8829	01-414.310	Administration - Prepare for BOC Meeting, Loudermill notice	08/12/26	1,824.50	.00	
Gross McGinley LLP	32175.0003/8830	01-414.314	Review/Finalize Conference Memorandum	08/12/26	188.75	.00	
Gross McGinley LLP	32175.0004/8831	01-414.310	Review Potential Issues with E&S Controls, Review Agenda	08/12/26	820.00	.00	
Gross McGinley LLP	32175.0014/8834	01-404.318	Acct# 32175.0014/8834 Vistas at South Mountian	08/12/26	738.00	.00	
Gross McGinley LLP	32175.0021/8838	01-404.318	621 E Lynnwood Residential Subdivision- PZ 24-0004	08/12/26	820.00	.00	
Total Gross McGinley LLP:					4,391.25	.00	
Hensinger, Tammy							
Hensinger, Tammy	08142026	90-201000	Returned Direct Deposit for Payroll to IRA Account	08/11/26	25.00	.00	
Total Hensinger, Tammy:					25.00	.00	
IAAI							
IAAI	144785	01-410.420	Annual membership-Semonich	06/02/26	103.00	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
IAAI	148023	01-410.420	Annual membership-Thomas	08/17/26	103.00	.00	
Total IAAI:					206.00	.00	
L/B Water Service Inc							
L/B Water Service Inc	4062969	06-448.600	Loxley Tank Valve Replacement	07/08/26	5,288.80	.00	
L/B Water Service Inc	4064098	06-448.240	Master Meter Pits	07/10/26	170.63	.00	
L/B Water Service Inc	4064099	06-448.600	East Texas Blvd - Master Meter Pit	07/10/26	600.00	.00	
L/B Water Service Inc	4070625	06-448.374	fire hydrants repairs	07/29/26	10,480.00	.00	
L/B Water Service Inc	4072076	06-448.600	Loxley Tank Valve Replacement	07/31/26	1,005.08	.00	
Total L/B Water Service Inc:					17,544.51	.00	
Legal & Liability Risk Management Instit							
Legal & Liability Risk Mana	261695	01-411.421	Comprehensive Vehicle Fire Investigation - Miller	08/04/26	350.00	.00	
Total Legal & Liability Risk Management Instit:					350.00	.00	
Lehigh County Authority							
Lehigh County Authority	08142026	08-429.533	2nd Qtr Interceptor Usage 2025 Final Bill Adjustment	07/30/26	1,652.33	.00	
Total Lehigh County Authority:					1,652.33	.00	
Lowe and Moyer Garage Inc.							
Lowe and Moyer Garage In	414712	01-437.251	#3 Window Control	07/16/26	1,044.92	.00	
Total Lowe and Moyer Garage Inc.:					1,044.92	.00	
Madle's Hardware							
Madle's Hardware	235331/1	06-448.240	Water Supplies - Big Gap Filler	07/29/26	15.98	.00	
Total Madle's Hardware:					15.98	.00	
Motors Plus Inc.							
Motors Plus Inc.	46856	01-410.251	#207-Inspection/Replace Upper Left Arm	06/30/26	886.20	.00	
Motors Plus Inc.	46912	01-410.251	#205-Inspection/Mount & Balance Tires	07/09/26	193.20	.00	
Motors Plus Inc.	46931	01-410.251	2021 Dodge Ram 1500-Inspection	07/14/26	89.20	.00	
Motors Plus Inc.	46967	01-410.251	#215-Inspection	07/22/26	89.20	.00	
Motors Plus Inc.	46968	01-410.251	#214-Inspection	07/22/26	89.20	.00	
Motors Plus Inc.	47088	01-410.251	#211-Mount & Balance Tires	08/12/26	100.00	.00	
Total Motors Plus Inc.:					1,447.00	.00	
National Assoc of Fire Investigators							
National Assoc of Fire Inve	08172026	01-410.420	NAFI membership-ID# 30750-Semonich	08/17/26	70.00	.00	
Total National Assoc of Fire Investigators:					70.00	.00	
Overhead Door Company of Allentown							
Overhead Door Company	C26.510	01-409.373	Bay 1 & 2 garage door Repair	07/28/26	890.00	.00	
Overhead Door Company	C26.511	01-409.373	Torsion Springs	07/28/26	1,350.00	.00	
Total Overhead Door Company of Allentown:					2,240.00	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
PA Municipal Health Ins Coop							
PA Municipal Health Ins Co	263218-0	01-401.156	2026 September Coverage	08/07/26	6,786.12	.00	
PA Municipal Health Ins Co	263218-0	01-402.156	2026 September Coverage	08/07/26	3,704.24	.00	
PA Municipal Health Ins Co	263218-0	01-410.156	2026 September Coverage	08/07/26	55,054.70	.00	
PA Municipal Health Ins Co	263218-0	01-414.156	2026 September Coverage	08/07/26	1,413.48	.00	
PA Municipal Health Ins Co	263218-0	01-430.156	2026 September Coverage	08/07/26	42,696.88	.00	
PA Municipal Health Ins Co	263218-0	06-401.156	2026 September Coverage	08/07/26	770.47	.00	
PA Municipal Health Ins Co	263218-0	06-448.156	2026 September Coverage	08/07/26	13,144.38	.00	
PA Municipal Health Ins Co	263218-0	08-401.156	2026 September Coverage	08/07/26	770.47	.00	
PA Municipal Health Ins Co	263218-0	08-429.156	2026 September Coverage	08/07/26	13,144.38	.00	
PA Municipal Health Ins Co	263218-0	10-426.156	2026 September Coverage	08/07/26	1,773.10	.00	
Total PA Municipal Health Ins Coop:					139,258.22	.00	
Patriot Workwear							
Patriot Workwear	46468	01-410.238	Upfit - Fernbach / Szozda Uniforms	08/17/26	609.00	.00	
Patriot Workwear	48467	01-410.238	Vests - Fernbach/Szozda	08/17/26	3,189.00	.00	
Total Patriot Workwear:					3,798.00	.00	
PenTeleData							
PenTeleData	B4930723	01-401.320	Acct#3042745-Cable Modem Rental July 2026	07/24/26	67.95	.00	
Total PenTeleData:					67.95	.00	
PPL Electric Utilities - 80722-87004							
PPL Electric Utilities - 8072	08142026	35-433.362	80722-87004	08/03/26	27.26	.00	
Total PPL Electric Utilities - 80722-87004:					27.26	.00	
PPL Electric Utilities - 95296-77002							
PPL Electric Utilities - 9529	08142026	35-433.362	95296-77002	08/03/26	100.36	.00	
Total PPL Electric Utilities - 95296-77002:					100.36	.00	
PPL Electric Utilities-15450-07020							
PPL Electric Utilities-15450	08142026	08-429.361	15450-07020	08/07/26	27.73	.00	
Total PPL Electric Utilities-15450-07020:					27.73	.00	
PPL Electric Utilities-47020-14000							
PPL Electric Utilities-47020	08142026	08-429.361	47020-14000	08/04/26	27.22	.00	
Total PPL Electric Utilities-47020-14000:					27.22	.00	
PPL Electric Utilities-49200-35001							
PPL Electric Utilities-49200	08142026	08-429.361	49200-35001	07/31/26	27.73	.00	
Total PPL Electric Utilities-49200-35001:					27.73	.00	
PPL Electric Utilities-54260-05026							
PPL Electric Utilities-54260	08142026	03-412.320	#54260-05026	08/10/26	730.25	.00	
Total PPL Electric Utilities-54260-05026:					730.25	.00	
PPL Electric Utilities-59410-04007							
PPL Electric Utilities-59410	08142026	06-448.361	59410-04007	08/03/26	45.92	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total PPL Electric Utilities-59410-04007:					45.92	.00	
PPL Electric Utilities-62400-52006							
PPL Electric Utilities-62400	08142026	01-451.361	62400-52006	08/03/26	16.41	.00	
Total PPL Electric Utilities-62400-52006:					16.41	.00	
PPL Electric Utilities-65597-82004							
PPL Electric Utilities-65597	08142026	35-433.362	65597-82004	08/03/26	27.22	.00	
Total PPL Electric Utilities-65597-82004:					27.22	.00	
PPL Electric Utilities-79000-43000							
PPL Electric Utilities-79000	08142026	35-434.361	79000-43000	07/31/26	666.06	.00	
Total PPL Electric Utilities-79000-43000:					666.06	.00	
PPL Electric Utilities-79200-43006							
PPL Electric Utilities-79200	08142026	35-434.361	79200-43006	07/31/26	13,662.75	.00	
Total PPL Electric Utilities-79200-43006:					13,662.75	.00	
PPL Electric Utilities-83462-43005							
PPL Electric Utilities-83462	08142026	01-433.362	83462-43005	08/06/26	54.86	.00	
Total PPL Electric Utilities-83462-43005:					54.86	.00	
PPL Electric Utilities-95425-66011							
PPL Electric Utilities-95425	08142026	08-429.361	95425-66011	07/31/26	27.22	.00	
Total PPL Electric Utilities-95425-66011:					27.22	.00	
PPL Electric Utilities-96521-49006							
PPL Electric Utilities-96521	08142026	35-433.362	96521-49006	08/03/26	49.61	.00	
Total PPL Electric Utilities-96521-49006:					49.61	.00	
PPL Electric Utilities-98541-82003							
PPL Electric Utilities-98541	08142026	01-409.361	98541-82003	08/03/26	44.16	.00	
Total PPL Electric Utilities-98541-82003:					44.16	.00	
PPL Electric Utilities-98810-20005							
PPL Electric Utilities-98810	08142026	08-429.361	98810-20005	08/03/26	78.18	.00	
Total PPL Electric Utilities-98810-20005:					78.18	.00	
RCN-1532							
RCN-1532	079153201-00163	01-401.320	4201-0791532-01	08/01/26	162.49	.00	
Total RCN-1532:					162.49	.00	
RCN-1950							
RCN-1950	075195001-00163	01-401.320	4201-0751950-01	08/01/26	2,343.78	.00	
Total RCN-1950:					2,343.78	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
RCN-1951							
RCN-1951	075195101-00163	03-411.320	4201-0751951-01	08/01/26	486.29	.00	
Total RCN-1951:					486.29	.00	
RCN-4367							
RCN-4367	079436701-00163	03-412.320	4201-0794367-01	08/01/26	606.93	.00	
Total RCN-4367:					606.93	.00	
RCN-555							
RCN-555	077255501-00163	01-401.320	4201-0772555-01	08/01/26	62.55	.00	
Total RCN-555:					62.55	.00	
RCN-880							
RCN-880	076588001-00163	01-401.320	4201-0765880-01	08/01/26	78.39	.00	
Total RCN-880:					78.39	.00	
RCN-882							
RCN-882	076588201-00163	01-401.320	4201-0765882-01	08/01/26	69.95	.00	
Total RCN-882:					69.95	.00	
Schaedler Yesco							
Schaedler Yesco	S8482127.001	06-448.600	Utility Garage - Electric light controls	07/29/26	628.91	.00	
Schaedler Yesco	S8482127.001	08-429.600	Utility Garage - Electric light controls	07/29/26	628.91	.00	
Schaedler Yesco	S8482127.001	41-409.600	Utility Garage - Electric light controls	07/29/26	1,257.81	.00	
Schaedler Yesco	S8482127.002	41-409.600	Water Department Receptacles	07/29/26	53.66	.00	
Schaedler Yesco	S8482127.002	06-448.600	Water Department Receptacles	07/29/26	25.00	.00	
Schaedler Yesco	S8482127.002	08-429.600	Water Department Receptacles	07/29/26	25.00	.00	
Schaedler Yesco	S8482127.003	41-409.600	Water Department Receptacles	07/31/26	89.53	.00	
Schaedler Yesco	S8482127.003	06-448.600	Water Department Receptacles	07/31/26	44.50	.00	
Schaedler Yesco	S8482127.003	08-429.600	Water Department Receptacles	07/31/26	44.50	.00	
Total Schaedler Yesco:					2,797.82	.00	
Seitz Bros Exterminating Co							
Seitz Bros Exterminating C	2534111	01-409.373	Pest control- Trolley Station	08/12/26	60.00	.00	
Total Seitz Bros Exterminating Co:					60.00	.00	
Service Electric Cable TV							
Service Electric Cable TV	08142026	01-401.320	Acct# 0715417274-Prolog Express-August 2026	08/14/26	94.40	.00	
Total Service Electric Cable TV:					94.40	.00	
Shammy Shine Car Washes							
Shammy Shine Car Washe	073126	01-410.315	Police Car Washes-July 2026	07/31/26	175.00	.00	
Total Shammy Shine Car Washes:					175.00	.00	
Strategic Solutions LLC							
Strategic Solutions LLC	20535	01-414.317	Comprehensive Plan - Community/Urban Planner II	07/31/26	82.50	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total Strategic Solutions LLC:					82.50	.00	
Suburban Propane-2022							
Suburban Propane-2022	920224962110813	01-401.231	unleaded	08/12/26	21.16	.00	
Suburban Propane-2022	920224962110813	01-410.231	unleaded	08/12/26	1,484.21	.00	
Suburban Propane-2022	920224962110813	01-430.231	unleaded	08/12/26	489.09	.00	
Suburban Propane-2022	920224962110813	06-448.231	unleaded	08/12/26	174.23	.00	
Suburban Propane-2022	920224962110813	08-429.231	unleaded	08/12/26	174.23	.00	
Suburban Propane-2022	920224962110813	03-413.231	unleaded	08/12/26	146.11	.00	
Suburban Propane-2022	920224962110813	01-430.231	diesel	08/12/26	1,686.31	.00	
Suburban Propane-2022	920224962110813	06-448.231	diesel	08/12/26	107.34	.00	
Suburban Propane-2022	920224962110813	08-429.231	diesel	08/12/26	107.34	.00	
Suburban Propane-2022	920224962110813	03-413.231	diesel	08/12/26	258.73	.00	
Suburban Propane-2022	920224962140729	01-401.231	Fuel	07/28/26	24.17	.00	
Suburban Propane-2022	920224962140729	01-410.231	Fuel	07/28/26	1,695.79	.00	
Suburban Propane-2022	920224962140729	01-430.231	Fuel	07/28/26	558.82	.00	
Suburban Propane-2022	920224962140729	06-448.231	Fuel	07/28/26	199.07	.00	
Suburban Propane-2022	920224962140729	08-429.231	Fuel	07/28/26	199.07	.00	
Suburban Propane-2022	920224962140729	03-413.231	Fuel	07/28/26	166.94	.00	
Suburban Propane-2022	920224962140729	01-430.231	Diesel	07/28/26	2,191.02	.00	
Suburban Propane-2022	920224962140729	06-448.231	Diesel	07/28/26	139.46	.00	
Suburban Propane-2022	920224962140729	08-429.231	Diesel	07/28/26	139.46	.00	
Suburban Propane-2022	920224962140729	03-413.231	Diesel	07/28/26	336.18	.00	
Suburban Propane-2022	920224962160806	01-401.231	unleaded	08/05/26	18.10	.00	
Suburban Propane-2022	920224962160806	01-410.231	unleaded	08/05/26	1,269.71	.00	
Suburban Propane-2022	920224962160806	01-430.231	unleaded	08/05/26	418.41	.00	
Suburban Propane-2022	920224962160806	06-448.231	unleaded	08/05/26	149.05	.00	
Suburban Propane-2022	920224962160806	08-429.231	unleaded	08/05/26	149.05	.00	
Suburban Propane-2022	920224962160806	03-413.231	unleaded	08/05/26	124.99	.00	
Suburban Propane-2022	920224962160806	01-430.231	diesel	08/05/26	1,849.19	.00	
Suburban Propane-2022	920224962160806	06-448.231	diesel	08/05/26	117.71	.00	
Suburban Propane-2022	920224962160806	08-429.231	diesel	08/05/26	117.71	.00	
Suburban Propane-2022	920224962160806	03-413.231	diesel	08/05/26	283.72	.00	
Total Suburban Propane-2022:					14,796.37	.00	
Summit Drilling LLC							
Summit Drilling LLC	SI-1002008	41-409.600	Geophysical Survey for 2937 S Pike Ave on 5/18/26 & 5/19/26	05/31/26	3,420.00	3,420.00	08/13/26
Total Summit Drilling LLC:					3,420.00	3,420.00	
Susquehanna Fire Protection Co							
Susquehanna Fire Protecti	12504931	08-429.317	Semi-Annual meter calibration	08/13/26	190.00	.00	
Total Susquehanna Fire Protection Co:					190.00	.00	
Team EJP Smart Utility							
Team EJP Smart Utility	SC45770	01-480.010	Positive Pay Check Return for May 2026	05/31/26	76.05	.00	
Total Team EJP Smart Utility:					76.05	.00	
Times News							
Times News	I00579936-073020	01-401.341	Ad: 07/29/2026 Watermain Replacement Project Linda Lane & Gail Avenue	08/06/26	348.55	.00	
Times News	I00579956-073020	01-401.341	Ad: Crossing Guards for Hire	07/30/26	55.92	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total Times News:					404.47	.00	
UGI Utilities Inc - 2269							
UGI Utilities Inc - 2269	08142026	03-412.320	411004312269	07/15/26	51.86	.00	
Total UGI Utilities Inc - 2269:					51.86	.00	
UGI Utilities Inc. - 4944							
UGI Utilities Inc. - 4944	08142026	01-409.230	#421004134944 - 2937 S Pike Ave	07/21/26	38.63	.00	
Total UGI Utilities Inc. - 4944:					38.63	.00	
UGI Utilities Inc.-0555							
UGI Utilities Inc.-0555	08142026	01-409.230	411001980555	07/20/26	83.89	.00	
Total UGI Utilities Inc.-0555:					83.89	.00	
UGI Utilities Inc.-9581							
UGI Utilities Inc.-9581	08142026	01-409.230	411001979581	07/21/26	36.44	.00	
Total UGI Utilities Inc.-9581:					36.44	.00	
UniFirst Corporation							
UniFirst Corporation	1290320333	01-409.240	Paper Towels, Mats, Bag Rack, Laundry Bags	08/11/26	168.85	.00	
Total UniFirst Corporation:					168.85	.00	
Valley Networks Inc							
Valley Networks Inc	6940	01-407.319	Datto Monthly Cloud Backup-July 2026	06/10/26	928.50	928.50	08/13/26
Valley Networks Inc	6940	06-448.319	Datto Monthly Cloud Backup-July 2026	06/10/26	123.80	123.80	08/13/26
Valley Networks Inc	6940	08-429.319	Datto Monthly Cloud Backup-July 2026	06/10/26	123.80	123.80	08/13/26
Valley Networks Inc	6940	10-407.319	Datto Monthly Cloud Backup-July 2026	06/10/26	61.90	61.90	08/13/26
Valley Networks Inc	7004	01-407.319	Datto Monthly Cloud Backup-August 2026	08/12/26	928.50	.00	
Valley Networks Inc	7004	06-448.319	Datto Monthly Cloud Backup-August 2026	08/12/26	123.80	.00	
Valley Networks Inc	7004	08-429.319	Datto Monthly Cloud Backup-August 2026	08/12/26	123.80	.00	
Valley Networks Inc	7004	10-407.319	Datto Monthly Cloud Backup-August 2026	08/12/26	61.90	.00	
Total Valley Networks Inc:					2,476.00	1,238.00	
Vistas at South Mountain Holdings LLC							
Vistas at South Mountain H	08192026	01-250000	Release Security Deposit Indemnification Agreement	08/19/26	86,322.23	.00	
Total Vistas at South Mountain Holdings LLC:					86,322.23	.00	
Wilson, Shemaine							
Wilson, Shemaine	08182026	01-401.171	2026 Health Reimbursement	08/18/26	250.00	.00	
Total Wilson, Shemaine:					250.00	.00	
Wolanin Consulting and Assessment Inc							
Wolanin Consulting and As	4126	01-406.315	Psychological Evaluations-Szozda & Fernbach	07/07/26	850.00	.00	

Vendor Name	Invoice Number	GL Account Number	Description	Invoice Date	Net Invoice Amount	Amount Paid	Date Paid
Total Wolanin Consulting and Assessment Inc:					850.00	.00	
Grand Totals:					346,949.66	4,658.00	

Report Criteria:
Detail report.
Invoice detail records above $0 included.
Paid and unpaid invoices included.

Vendor Name	Invoice Number	Description	GL Acct Number	Invoice Date	Net Invoice Amt	Amount Paid	Date Paid
General Fund							
Total General Fund:					238,067.37	928.50	
Fire Fund							
Total Fire Fund:					3,765.45	.00	
Water Fund							
Total Water Fund:					34,254.26	123.80	
Sewer Fund							
Total Sewer Fund:					49,796.39	123.80	
Refuse & Recycling Fund							
Total Refuse & Recycling Fund:					1,941.02	61.90	
Highway Aid Fund							
Total Highway Aid Fund:					14,533.26	.00	
Capital General Fund							
Total Capital General Fund:					4,566.91	3,420.00	
Payroll Fund							
Total Payroll Fund:					25.00	.00	
Grand Totals:					346,949.66	4,658.00	

Date: _____

President: _____
Board of Commissioners

TOWNSHIP OF SALISBURY
LEHIGH COUNTY, PENNSYLVANIA
MINUTES FROM THE BOARD OF COMMISSIONERS
August 13, 2026
REGULAR MEETING – 7:00 PM

The Public Meeting of the Salisbury Township Board of Commissioners was held on the above date in the Township Municipal Building located at 2900 South Pike Avenue, Allentown, Lehigh County, Pennsylvania.

PLEDGE OF ALLEGIANCE

Commissioner Brinton asked everyone to rise and recite the Pledge of Allegiance.

CALL TO ORDER

Commissioner Brinton called the meeting to order at 7:00 p.m.

Commissioner Brinton turned the proceedings over to Ms. Cathy Gorman, Township Manager.

ROLL CALL

Board Members Present:
Debra Brinton, President
Heather Lipkin, Vice-President
Alok Patnaik, President Pro-Tempore
Alex Karol
Allison Leayman

Staff Present:
Cathy Gorman, Township Manager
Paul Ziegenfus, Finance Director – EXCUSED
James Levernier, Director of Public Works
Donald Sabo, Chief of Police
Kerry Rabold, Director of Community Development
Jason Ulrich, Esquire, representative of Gross McGinley, LLP, Township Solicitor
Joe Santilli, representative of Keystone Consulting Engineers, Township Engineer

NOTIFICATION

Ms. Gorman informed the attendees that all sessions of the Salisbury Township Board of Commissioners regular meetings are recorded electronically for the purpose of taking the Minutes. All public comments on agenda items will be taken prior to the vote. All public comment related to non-agenda items will be taken after the agenda has been satisfied. Ms. Gorman reminded everyone of the three-minute rule and asked that anyone who wishes to speak, come to the podium,

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announce oneself, and sign-in with name and address so our administrative staff can follow-up with any questions or concerns.

PRESENTATIONS

Swearing-In Ceremony – Promotion of Officer Noah Lopresti to the Position of Corporal/Detective.

Chief Sabo announced that Officer Noah Lopresti has been promoted to the rank of Corporal. Magisterial District Judge Kyle Miller performed the formal swearing-in ceremony.

APPROVAL OF THE BILLS PAYABLE

Motion by Commissioner Patnaik, seconded by Commissioner Lipkin, to approve the List of Bills Payable for the period 7/18/26-8/6/26, broken down as follows:

$223,910.38 = GENERAL
$1,676.08 = FIRE
$4.78 = LIBRARY
$26,947.84 = WATER
$221,220.97 = SEWER
$7,904.63 = REFUSE & RECYCLING
$89,201.38 = HIGHWAY AID
$120,193.91 = CAPITAL GENERAL
$7,225.77__ = PAYROLL
$698,285.74 = GRAND TOTAL ALL FUNDS

The Board voted: 5 Ayes; 0 Nays.

MINUTES

July 23, 2026

Commissioner Patnaik noted a typographical error on page 3. Commissioner Brinton declared the Minutes from July 23, 2026 accepted with the correction.

OLD BUSINESS

None.

NEW BUSINESS

ORDINANCES

None.

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RESOLUTIONS

Resolution 08-2026-1932 - Authorizing and Approving a Grant Application Submission to DCED Northampton/Lehigh Local Share Grant in the Amount of $164,421.76 for the Purchase of Two Police Cruisers.

Attorney Ulrich explained that the LSA Grants for Emergency Service Funds must be submitted by September 30, and Board approval is needed to ensure the applications are submitted by the deadline.

Motion by Commissioner Karol, seconded by Commissioner Leayman, to authorize and approve a grant application submission to DCED Northampton/Lehigh Local Share Grant in the amount of $164,421.76 for the purchase of two police cruisers.

The Board Voted: 5 Ayes; 0 Nays

MOTIONS

Motion to Approve the Financial Security Release Certification #1 in the Amount of $675,559.83 as Requested by Vistas of South Mountain, LLC.

Attorney Ulrich stated that the developer has completed a portion of the site work required under the Land Development Agreement. He explained that under the MPC, the Township is required to approve the release provided that the Township Engineer certifies that the work has been completed to their satisfaction. Mr. Santilli confirmed that the required work has been completed and that he is in agreement with the requested release.

Motion by Commissioner Patnaik, seconded by Commissioner Lipkin, to approve the Financial Security Release Certification #1 in the Amount of $675,559.83 as requested by the Vistas of South Mountain, LLC.

The Board Voted: 5 Ayes; 0 Nays

COURTESY OF THE FLOOR

Mr. Santilli reported that the Linda Lane and Gail Avenue project is currently out to bid, with bids due by September 1.

Commissioner Patnaik thanked everyone for their efforts with the National Night Out event held on August 4.

Commissioner Karol reiterated that National Night Out was a great event. He also thanked the Department of Public Works for paving efforts this summer.

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Commissioner Brinton also thanked everyone involved with National Night Out and commented that the basket sales were a huge success this year. She also thanked Officer Johnson for the time he spent in the dunk tank.

Ms. Gorman reminded the Board that a motion will be included on the next agenda for the Board to consider moving the October 8 Board meeting to October 6 due to members attending the PSATC Conference.

Ms. Gorman noted that the Township is planning to schedule another Coffee and Conversation with the School District this fall.

Ms. Gorman announced that the Large Flowerheads will perform at Franko Park on Saturday, September 12, from 1:00 p.m. to 4:00 p.m.

Ms. Gorman announced that the Township is planning a Trunk or Treat event on October 31 at Salisbury Middle School from 2:00 p.m. to 4:00 p.m.

Ms. Gorman also noted that the Township received a letter of support from Lower Macungie Township regarding the brake retarder restrictions on S. Cedar Crest Boulevard.

Mr. Levernier stated that the Department of Public Works should complete its paving work in the First Ward by the end of next week. He noted that a few minor areas on South Mountain still need to be paved, in addition to some patching work. Mr. Levernier stated that he has started measuring roads in the Second Ward for a future paving project, which is not anticipated until 2029–2030.

Mr. Levernier reported that the water tank on Loxley Lane has been painted and inspected by DEP. Once the water sample results are received, the tank can be refilled and placed back into service.

Commissioner Karol thanked Sergeant Losagio for his recent assistance with a traffic concern on East Tioga Street.

Mr. Dennis Engle of 969 Bridlepath Road raised questions and concerns regarding the proposed new zoning regulations, specifically as they relate to data centers. Ms. Rabold stated that Mr. Engle could follow up with her regarding his concerns. Attorney Ulrich noted that data centers are permitted in the Township's industrial district.

Mr. Craig Bucchin of 1826 E. Susquehanna Street expressed concerns regarding the Vistas at South Mountain development. Attorney Ulrich noted that the development was approved approximately one year ago.

Mr. Bucchin also inquired whether the Board had voted on and approved the use of Flock cameras. He further asked whether an officer wishing to search for a specific vehicle would need probable cause or a report number. Attorney Ulrich stated that the use of Flock cameras is subject to due process requirements and that the cameras are strictly an evidentiary tool. He noted that it would be difficult to abuse the system. Chief Sabo stated that any use of the system is tied to a report

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number and that a report is generated whenever the system is used, providing both a paper trail and an audit trail.

Chief Sabo thanked everyone who assisted with National Night Out and commented that it was a great event.

ADJOURNMENT

Commissioner Patnaik made a motion to adjourn the meeting. Commissioner Lipkin seconded the motion. The time was 7:32 p.m.

Respectfully submitted,

Cathy Gorman
Township Secretary

These constitute the official Minutes of the Regular Meeting of the Board of Commissioners held on August 13, 2026.

Approved and certified on this date:

_____
Cathy Gorman

Date: _____

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TOWNSHIP OF SALISBURY, LEHIGH COUNTY, PENNSYLVANIA

ORDINANCE NO. 08-2026-686

AN ORDINANCE OF THE BOARD OF COMMISSIONERS OF THE TOWNSHIIP OF SALISBURY, LEHIGH COUNTY, PENNSYLVANIA PROVIDING FOR THE CHANGES IN THE SALISBURY TOWNSHIP ZONING ORDINANCE REGARDING CERTAIN USES INCLUDING DATA CENTERS, INDUSTRIAL, BED-AND-BREAKFASTS, BOARDING HOUSES, MOTELS AND HOTELS, AND REGULATION CHANGES WITH RESPECT TO DAYCARES, FENCES AND WALLS, FAST FOOD RESTAURANTS, DRIVEWAYS AND CLUSTER HOUSING

WHEREAS. the Township of Salisbury, Lehigh County, Pennsylvania (the "Township") is a First-Class Township of the Commonwealth of Pennsylvania and is governed by its Board of Commissioners (the "Board"); and

WHEREAS, Chapter 27 of the Salisbury Township Code of Ordinances was last adopted by the Board with Ordinance 03-2025-595 and has been previously amended pursuant to §27-109; and

WHEREAS, House Bill 1834 of the 2025-2026 Pennsylvania State Legislative Session established regulatory duties for commercial data centers; and

WHEREAS, the Board is establishing the use and regulations within its Zoning Ordinances to be utilized within Salisbury Township's jurisdiction; and

WHEREAS, the Board also intends to address definitions for bed-and breakfast, boarding house, motel/hotel, fast food restaurant and cluster housing uses; and

WHEREAS, the Board is taking the opportunity to amend existing regulations within the Township's Zoning Ordinance to address current conflicts, contradictions and standards as it pertains to walls, fencing and driveways.

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of the Township of Salisbury, Lehigh County, Pennsylvania that Chapter 27 "Zoning Ordinance" of the Salisbury Township Code of Ordinances shall be amended to include the following**:**

ARTICLE I. §27-202 shall be amended to include the addition of the following definition for "Data Center":

> ***DATA CENTER*** *- A building or group of buildings used primarily to house and operate computers, servers, telecommunications equipment, or supporting equipment, or any combination thereof, for the purpose of processing, transferring or storing data and information, or any combination thereof, which may include, but is not limited to, cryptocurrency mining, artificial intelligence, blockchain technology, and server farms. Data Center shall be considered the primary use of a property if a data center use occupies 35% or more of the interior floor space of any building in which the equipment is located.*

ARTICLE II. Section 27-202 shall be amended to include changes for the definition of "Industrial Use" to read as follows:

> ***INDUSTRIAL USE*** *– Includes manufacturing, distribution, warehousing, data center, and other operations of an industrial and not primarily of a commercial, institutional, or residential nature*.

ARTICLE III. Section 27-202 shall be amended to include changes for the definition of "BED-AND-BREAKFAST" to read as follows:

> ***BED-AND-BREAKFAST*** *- The use of a dwelling unit, or portion thereof, to provide overnight sleeping accommodations to transient visitors for a maximum of twenty-nine (29) consecutive nights. Sanitary and cooking facilities may be private or shared with other guests. This use may provide breakfast for registered guests only, but no other meals. This term shall include what is commonly referred to as an "Airbnb" or "VRBO". This term does not include "Boarding House", "Hotel" or "Motel".*

ARTICLE IV. Section 27-202 shall be amended to include changes for the definition of "BOARDING HOUSE OR ROOMING HOUSE" to read as follows:

> ***BOARDING HOUSE OR ROOMING HOUSE*** *- The use of a property in which individual rooms that do not meet the definition of a "dwelling unit" are rented for habitation or the occupancy of a dwelling unit by greater than the permitted maximum number of unrelated persons. This term includes uses commonly known as "single room occupancy housing". A college fraternity or sorority house used as a residence shall be considered a boarding house. A boarding house shall provide shared cooking facilities for use by all residents. Sanitary facilities may be private or shared. This use shall only involve renting living accommodations for a minimum period of thirty (30) consecutive nights. This term does not include "Bed-and-Breakfast", "Hotel" or "Motel".*

ARTICLE V. Section 27-202 shall be amended to include changes for the definition of "HOTEL OR MOTEL" to read as follows:

> **HOTEL OR MOTEL** – The use of a non-residential property with private rooms that are rented out to transient visitors for a maximum of twenty-nine (29) consecutive nights. This term does not include "Bed- and-Breakfast" or "Boarding House".

ARTICLE VI. Attachment 3, as codified under Section 27-306.2, shall be amended to include the addition of the following under Permitted Uses: Business Districts with respect to Data Center to read as follows:

Type of Uses	**Business Districts**			
	C1	**C2**	**C3**	**I**
Data Center	N	N	N	C

ARTICLE VII. §27-402.1 shall be amended to include the addition of subsection TTT including requirements for Data Centers to read as follows:

TTT. DATA CENTER

1) *Minimum required lot area: 10 acres*
2) *A fifty-foot (50') buffer yard shall with evergreen screening shall be provided, regardless of abutting zoning district or use, along the rear and side property lines in accordance with section §27- 803, Subsection 2.*
3) *An environmental impact study shall be submitted to the Township with any Conditional Use application. The Township may also require a supplemental environmental impact study with any land development or building permit application. The environmental impact study shall include the following:*

    a. *Existing and proposed impervious coverage for the site, manner in whichstormwater rate and flow will be controlled with applicable plans attached, stormwater quality planning and facilities (if any) that will ensure clean runoff into the township's watersheds such as vegetated swales, raingardens, infiltration beds or other BMPs acceptable to the Township.*

    b. *Expected impact on public water and sewer services in the Township, to specifically include the required EDU's to discharge wastewater into the regional wastewater system (Klines Island Sewer System) and the expected consumption of water in gallons per day for the proposed operation.*

    c. *Expected energy consumption from the powergrid on a daily 24-hour basis for the entire data center use.*

    d. *The type and number of any on-site, auxiliary and backup power facilities, and the environmental impact the units will have when running, including emissions data and expected noise output.*

    e. *A full sound study of expected noise output for the entire data center use during all operations, including emergency operations when back-up power facilities are running. The study*

shall include expected sound measurements and a clearly delineated sound intensity map showing all properties within 1,000 feet of the site's property lines and include the level of sound expected in a color-coded manner.

4) *A parking needs analysis study shall be submitted for review and approval by the Township with Conditional Use application. The Township may require a supplemental parking study with any subsequent land development or building permit application prior to final parking plan approval. The required number of parking spaces for each use and/or structure shall be determined by the Board of Commissioners, upon recommendation of the Planning Commission, during the Conditional Use Hearing.*

5) *No data center shall be located within 1,000 feet, measured from structure to structure, of any residence, school, place of worship, life care facility or daycare. This setback distance requirement shall be required even if the existing structures are not located within the Salisbury Township borders but in a neighboring municipality.*

6) *No data center shall adversely impact the delivery of electrical power for general public use by all existing residents, businesses and property owners of the township. A will serve letter from the power company serving the proposed site shall be provided to the Township with the Conditional Use application, demonstrating compliance with this condition.*

7) *All data centers must be connected to the public water system and obtain all water service to the site from a public utility water service provider. No data center shall adversely impact the availability of water service, the rate of flow, or the water pressure from public water systems to residences, farms, and businesses within a two-mile radius of the use's site. A will serve letter from the authorizing agency shall be provided to the Township with the Conditional Use application demonstrating compliance with these requirements.*

8) *All data centers must be connected to a public sanitary sewer system. No data center shall adversely impact the availability of sanitary sewer service, the rate of flow, or the ability to discharge to public systems for residences, farms, and businesses within a two-mile radius of the use's site. A will serve letter from the authorizing agency shall be provided to the Township with the Conditional Use application demonstrating compliance with these requirements.*

9) *Data center operations, whether during regular operations or emergency power operations, shall comply with the Township noise requirements as stated in §27-507.*

10) *All data center structures and data center accessory structures shall be designed and constructed with sound dampening materials or equipment incorporated into the structure. The proposed sound dampening design shall be submitted to the Township for review and approval with the Conditional Use application.*

11) *All data centers shall utilize closed-loop cooling systems that conserve and minimize the use of water to the maximum extent possible. The design specifications for the closed-loop cooling system shall be submitted for review and approval by the Township with the Conditional Useapplication.*

12) *A report shall be submitted with the Conditional Use application summarizing the anticipated emergency preparedness plan for the site. A full emergency preparedness plan shall be filed with the Township at the time of any land development application and updated annually after construction has been completed.*

13) *The applicant shall demonstrate that the data center will not create a substantial risk to the health, safety or welfare of first responders in an emergency response event.*

14) *By January 31st of each calendar year following receipt of a certificate of occupancy, the applicant shall, at their sole cost, submit an annual report to the Township Department of Community Development providing detailed metrics of the following information for the prior calendar year, as well as a year-by-year table and graph showing usage comparisons and trends from the initial forecasted usage since operations commenced:*

a. *The amount of water used by the site;*

b. *The amount of wastewater dispersed from the site into the public sewer system;*

c. *The amount of electricity drawn from the power grid for regular operations of the site;*

d. *The amount of electricity drawn from emergency or supplemental generators;*

e. *Sound output decibel readings for the entire data center use, taken and reported by a certified sound professional on a quarterly basis, at each directional property line.*

ARTICLE VIII. §27-402.1(G) shall be amended to include changes to the requirements for Bed-and-Breakfast Use under subsections (1), (3), (7), (8), and (11) to read as follows:

(1) Bed-and-breakfast uses shall be within a single-family detached dwelling and shall have a minimum lot size of 12,000 square feet.

(*3) One off-street parking space shall be provided for each guest room. If the property owner maintains the address as his/her primary residence, two additional off-street parking spaces shall be provided for the owner's use.*

(7) The property owner may remain on site and maintain the single-family detached dwelling as his/her primary residence while renting out individual units or the property owner may reside at another location and rent out the entire property as a single unit. If the property owner does not maintain the residence as his/her primary residence, the dwelling shall only be rented as a single unit and cannot rent single rooms to multiple parties.

(8) Meals shall not be served to customers who are not registered, overnight guests.

(11) The facility shall be inspected annually for compliance with fire safety regulations.

ARTICLE IX. §27-402.1(I) shall be amended to include changes to the requirements for BOARDING HOUSE (or ROOMING HOUSE) under subsection (11) to read as follows:

(11) If a boardinghouse includes six (6) or more residents, an on-site manager shall be provided, who is not a resident.

ARTICLE X. §27-402.1(FF) shall be amended to include changes to the requirements for HOTEL/MOTEL under subsection (2) to read as follows:

(2) See definition in Part 2 which distinguishes between a hotel/motel, a boardinghouse, and a bed-and-breakfast use.

ARTICLE XI. §27-403.4 shall be amended to include the addition of the requirements for FENCES AND WALLS under subsection (6) to read as follows:

6) All fences and walls, regardless of location and/or if a zoning permit is required, shall adhere to all sight distance requirements of §27-803.1.

ARTICLE XII. §27-403.4(E) shall be amended to include changes to the requirements for FENCES AND WALLS under subsection (1) to read as follows:

1) *Fences and walls are permitted by right in all districts.*
   a) *Any fence or wall shall be durably constructed and well- maintained. Fences shall be maintained so as not to be leaning over, missing sections, panels, and/or pickets, or show signs of rust or chipping paint.*
   b) *A zoning permit is required for all fences and walls other than seasonal temporary snow fences designed to keep snow off a road and that are not intended to push snow onto the property of another person, temporary fences around active construction sites, and seasonal temporary fences around gardens. Such temporary fences shall have a maximum height of eight (8) feet, shall not be permanently affixed to the ground, and shall not be erected for more than six (6) months in a given year.*

ARTICLE XIII. §27-403.4(E) shall be amended to include changes to the requirements for FENCES AND WALLS under subsection (3.a) to read as follows:

3) (a) Front Yards.

   i. Any fence located in the required front yard of a residential lot in a residential district shall have a minimum open ratio of 1:1 and shall not exceed four-and-a-half (4.5) feet in height.

   ii. Any fence located within the required front yard or the required second front yard shall be set back from the lot line a minimum of five (5) feet.

   iii. Fences located within the second front yard may have a maximum height of six (6) feet privacy fence providing it meets the setback requirements and does not obstruct any sight distance requirements.

ARTICLE XIV. §27-403.4(E) shall be amended to include changes to the requirements for FENCES AND WALLS under subsection (3.c) to read as follows:

3) (c) Height. A fence located in a residential district in a location other than a required front yard shall have a maximum height of six (6) feet, except:
   1) A maximum height of ten (10) feet is permitted to enclose a tennis or racquet sport court or a non-household swimming pool or an electric substation, provided that such fence is set back a minimum of 10 feet from all lot lines; or
   2) A maximum height of eight (8) feet is permitted for agricultural purposes, including fencing for deer protection, provided the fence shall have a minimum open ratio of 1:1; or
   3) If an applicant clearly proves in writing to the satisfaction of the Zoning

Officer that a higher fence is needed to protect public safety around a specific hazard.

ARTICLE XV. §27-403.4(E) shall be amended to include changes to the requirements for FENCES AND WALLS under subsection (3.k) to read as follows:

3) (k) Fences installed as a barrier for a pool shall be located entirely on the lot of the pool and shall be entirely owned by the property owner of the lot where the pool is located. A section of a fence on an adjacent lot shall not be included as part of a pool barrier fence.

ARTICLE XVI. Section 27-202 under the term "DWELLING" shall be amended to include changes to subsection (2) for the definition of "TRIPLEX**"** to read as follows:

2. ***TRIPLEX*** *- Three dwelling units, accommodating one family each, with all dwelling units within a single building on a single lot. All dwelling units shall share a common outside access and common yard area. The building shall have open areas on all sides. May also be referred to as a "three-family detached dwelling" or "multi-family detached dwelling" but does not include "townhouses", "garden apartments", "mid-rise apartments", or "high-rise apartments". This category shall also include mixed-use buildings with one permitted non-residential unit and two dwelling units within the same building provided the commercial use is a permitted use within the zoning district. Within a mixed-use building, the commercial unit shall be at street grade and may have a separate, outside entrance from the dwelling units.*

ARTICLE XVII. Section 27-202 shall be amended to include changes for the definition of "SWIMMING POOL, HOUSEHOLD OR PRIVATE" to read as follows:

SWIMMING POOL, HOUSEHOLD OR PRIVATE *– A structure with walls of man-made materials intended to enclose water at least 24 inches deep for bathing or swimming and that is intended to serve the residents of only one dwelling unit and their occasional guests. If guests are charged a fee (whether monetary or in kind) for use and/or the pool is advertised to be used by people other than the residents of the dwelling unit, the swimming pool shall be considered a "Swimming Pool, Non-Household".*

1. *ABOVE-GROUND SWIMMING POOL – A swimming pool in which the normal water level is above the elevation of the surrounding ground level.*
2. *IN-GROUND SWIMMING POOL – A swimming pool in which the normal water level is at or below the surrounding ground* level.

ARTICLE XVIII. Section 27-308.2 subsection (B) shall be amended to include changes to the requirements of "Through Lots" to read as follows:

B. Through Lots. A through lot shall have one front yard, one second front yard, and two side yards. See definition of "lot line" for further information regarding each yard.

ARTICLE XIX. Section 27-310 "Cluster Housing Development Option" subsection (4) shall be amended to include changes to read as follows:

4. All dwelling lots must be owned in fee or as condominium ownership. Single ownership of all units as an apartment complex is not permitted.

ARTICLE XX. Section 27-402.1.ZZ "RESTAURANT, FAST-FOOD OR STANDARD" subsection (4) shall be removed.

ARTICLE XXI. Section 27-310 "SCHOOL, PUBLIC OR PRIVATE, PRIMARY OR SECONDARY" shall be amended to add subsection (4) providing regulations to read as follows:

A child or adult day-care center is permitted on the same lot as a primary school or secondary school provided the following conditions are met:

- *a. The day-care center is operated by the same entity, or an affiliate of the same entity, as the school; and*
- *b. the day-care center is only open between the hours of 6AM and 6PM, with occasional after-hours special events permitted; and*
- *c. all attendees must be aged three (3) years or older; and*
- *d. if the day-care center is for children, the requirements for a day- care center in subsection §27-402.1.S DAY-CARE CENTER (CHILD) are met.*

ARTICLE XXII. Section 27-603.4 "Driveways and Accessways" subsection (B) shall be amended to read as follows:

B. Width of driveways and accessways at entrance onto public street (at edge of the cartway) serving up to three residential units shall be a minimum of ten (10) feet wide and a maximum of twenty-two (22) feet wide, unless a different standard is required by PennDOT for an entrance to a state road.

ARTICLE XXII. Section 27-603.4 "Driveways and Accessways" subsection (D) shall be amended to read as follows:

D. A driveway or accessway curb cut shall be set back the required distance in accordance with the Salisbury Township Code of Ordinances, Subdivision and Land Development Ordinance (Chapter 22), §22-1011, Subsections 3 and 4, unless the provisions of §27-603, Subsections 4C or E, impose a more restrictive standard. For purposes of determining this location when the curb is located within a right-of-way and not on private property, a straight line shall extend from the location of the driveway or accessway edge on the property, through the right- of-way, and to the edge of the cartway. When a curb cut is not

required, the edge of the driveway finish shall meet this requirement.

Adopted in lawful session duly assembled this 27th day of August, 2026.

TOWNSHIP OF SALISBURY
(Lehigh County, Pennsylvania

_____
Debra J. Brinton, President
Board of Commissioners

Attest:

_____
Cathy Gorman
Secretary

TOWNSHIP OF SALISBURY
LEHIGH COUNTY, PENNSYLVANIA
RESOLUTION NO. 08-2026-1933

A RESOLUTION AUTHORIZING AND APPROVING THE SUBMISSION OF AN APPLICATION TO THE PENNSYLVANIA MUNICIPAL ASSISTANCE PROGRAM

WHEREAS, the Township of Salisbury of Lehigh County will be undertaking a project to revise the municipal Subdivision and Land Development Ordinance herein referred to as "SALDO" and the municipal Zoning Ordinances; and

WHEREAS, the Pennsylvania Department of Community and Economic Development makes available grants-in-aid to such projects through the Municipal Assistance Program.

NOW, THEREFORE, BE IT RESOLVED that the Board of Commissioners of Salisbury Township, Lehigh County, Pennsylvania hereby authorizes submission of an application to the Municipal Assistance Program requesting funding in the amount of $55,000 for revisions to the Township's SALDO and Zoning Ordinances; and

BE IT FURTHER RESOLVED that the Board of Commissioners of Salisbury Township hereby commits municipal resources in the amount of $55,000.00 or 50% of the proposed costs as match for said project.

Approved and adopted this 27th day of August, 2026 by the Board of Commissioners of the Township of Salisbury, Lehigh County, Pennsylvania, in a lawful session duly assembled.

ATTEST:

SALISBURY TOWNSHIP
(Lehigh County, Pennsylvania)

_____
Cathy Gorman
Secretary

_____
Debra J. Brinton
President of the Board of Commissioners

I, Cathy Gorman, duly qualified Secretary of the Township of Salisbury, Lehigh County, Pennsylvania, hereby certify that the forgoing is a true and correct copy of a Resolution duly adopted by the majority of the Board of Commissioners at a regular meeting held on this 27th day of August, 2026 and said Resolution has been recorded in the Minutes of Salisbury Township and remains in effect on this date.

IN WITNESS THEREOF, I affix my hand and attach the seal of the Township of Salisbury.

_____ Date: _____
Cathy Gorman
Township Secretary

(Seal)

RESOLUTION NO. 08-2026-1934

A RESOLUTION BY THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF SALISBURY, LEHIGH COUNTY, PENNSYLVANIA, TO AUTHORIZE THE SUBMISSION OF A STATEWIDE LOCAL SHARE ASSESSMENT GRANT APPLICATION AND TO DESIGNATE TOWNSHIP OFFICIALS AUTHORIZED TO EXECUTE ALL LSA-STATEWIDE GRANT DOCUMENTS

Be it RESOLVED, that the Township of Salisbury, Lehigh County, Pennsylvania (Applicant) hereby requests a Statewide Local Share Assessment grant of $315,940.00 from the Commonwealth Financing Authority to be used for the purchase of a public works dump truck.

Be it FURTHER RESOLVED, that the Applicant does hereby designate Cathy Gorman, Township Manager, and Debra J. Brinton, President of the Board of Commissioners, as the official(s) to execute all documents and agreements between the Township of Salisbury and the Commonwealth Financing Authority to facilitate and assist in obtaining the requested grant.

APPROVED AND ADOPTED this 27th day of August, 2026 at a public meeting.

TOWNSHIP OF SALISBURY
(Lehigh County, Pennsylvania)

Attest:

_____
Secretary

By:_____
President, Board of Commissioners

I, Cathy Gorman, duly qualified Secretary of the Township of Salisbury, Lehigh County, PA, hereby certify that the foregoing is a true and correct copy of a Resolution duly adopted by a majority vote of the Board of Commissioners at a regular meeting held August 27, 2026 and said Resolution has been recorded in the Minutes of the Township of Salisbury and remains in effect as of this date.

IN WITNESS THEREOF, I affix my hand and attach the seal of the Township of Salisbury, this 27th day of August, 2026.

TOWNSHIP OF SALISBURY
(Lehigh County, Pennsylvania)

_____
Township Secretary

SALISBURY TOWNSHIP
Lehigh County, Pennsylvania
Board of Commissioners Workshop Meeting
August 27, 2026
7:30 p.m.
(approximate time)

Topics of discussion:

- **Storm Water Ordinance**
- **Third Party Inspections**