

MINUTES OF ZONING HEARING BOARD MEETING

The zoning hearing board of Palmer Township met on Tuesday, May 6, 2014, at 7:30 P.M. in the Palmer Memorial Library, One Weller Place, to hear the following appeals. In attendance Nick Noel, Esq., Zoning Board Solicitor, Charles Roseberry, Board Chairman, Cherie Kavanaugh Board Member, Emilio DeNisi Board Member, Mike Mancino, Board Member, Peg Kennedy Board Member, James Raudenbush, Zoning Administrator, and Court Reporter Ted Rewak.

Cherie Kavanaugh then made a motion to accept the minutes of the April 1, 2014, zoning hearings. The motion was seconded by Peg Kennedy, with all in agreement.

14-7 7:30 p.m. 4000 Church Rd (Maple Shade Estates), CMC Development Corp, 4511 Falmer Dr, Bethlehem Pa 18020 is seeking a variance from section 190-42J in order to have a dwelling that would be less than one hundred feet from the boundary of a Light Industrial Zoning District. This property is located in a Medium Density Residential Zoning District.

Witnesses: Michael Charles Tuskes, Applicant, Iraj Kiani, 1 Gorham Dr

Action: At the start of the hearing the applicant asked to amend his application to include relief from the required front yard setback along a collector road (Ordinance #190-42E (3)). The board agreed to allow the applicant to amend the application and proceeded with the hearing. Mike Mancino made a motion to approve both dimensional variances as was presented at the time of the hearing. Mike Mancino then moved to have the applicant provide a written disclosure statement to the buyer. The purpose of the disclosure statement would be to make the buyer aware of the Light Industrial Zoning District across Nulton Ave. The motion was seconded by Emilio DeNisi, and was approved with a 5-0 vote.

Having no further business to discuss, the hearing was adjourned at 9:00 p.m.

James F. Raudenbush
Zoning Officer