



**NORTH WHITEHALL TOWNSHIP BOARD OF SUPERVISORS  
NORTH WHITEHALL TOWNSHIP MUNICIPAL BUILDING  
MAY 11, 2026**

Chairman Dennis Klusaritz called the meeting to order at 7:00 PM followed by the Pledge of Allegiance and a moment of silence. In attendance, were Supervisor Al Geosits, Supervisor Richard Semmel, Township Solicitor Rocco Beltrami, Engineer Dave Alban, Director of Operations Jeff Mouer, Director of Public Works Rick Holtzman, Director of Finance Seth O'Neill, Zoning/Code Enforcement Officer Aubrie Miller, Fire Code Administrator Jim Steward and Secretary/Deputy Treasurer Jessica Koenig.

This meeting is being recorded. Upon approval of the minutes by the Board of Supervisors the electronic recording file will be destroyed.

**ANNOUNCEMENTS**

1. An executive session was held prior to the regular meeting from 6:30 pm to 6:55 pm to discuss a land use appeal filed by Michael Bodamer and Brynn Haynes in regard to a dog grooming business proposed to be located on Court Street.
2. Township offices will be closed Monday, May 25, 2026, in observance of the Memorial Day Holiday.

**APPROVAL OF PREVIOUS MINUTES**

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the minutes of the April 13, 2026, Board of Supervisors meeting were approved. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**TREASURER'S REPORT**

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the April 2026 treasurer's report and checks # 21176 – 21314 were approved as presented. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

- Supervisor Semmel, made an inquiry regarding an expense for the Township's underground tank monitoring system. He suggested that moving forward the Township consider moving to an above-ground tank and a system that uses cards.
- Tom VanVreede, Church Dr., Coplay, inquired why the wages and overtime for April are out of sync with what's been reported to date in 2026.

**OLD BUSINESS:** No Old Business

**PUBLIC HEARING:**

Supervisor Klusaritz recessed the regular meeting in order to hold a Public Hearing to take comments on proposed Ordinance 2026-6.

Attorney Beltrami closed the public hearing and Supervisor Klusaritz recessed the regular meeting to have a second Public Hearing to take comments on proposed Ordinance 2026-7.

Supervisor Klusaritz resumed the regular meeting.

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**ORDINANCES:**

**ADOPTION OF ORDINANCE 2026-4**

**EIT REFERENDUM**

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board adopted Ordinance 2026-4, EIT Referendum. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**ADOPTION OF ORDINANCE 2026-6**

**AMENDING SALDO**

Upon motion by Supervisor Klusaritz, seconded by Supervisor Geosits, the Board adopted Ordinance 2026-6 amending the Township SALDO. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**ADOPTION OF ORDINANCE 2026-7**

**DATA CENTER ORDINANCE AMENDMENT**

Upon motion by Supervisor Geosits, seconded by Supervisor Klusaritz, the Board adopted Ordinance 2026-7 amending the Data Center Ordinance. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**ORDINANCE 2026-8**

**ANIMAL CONTROL/TNR ORDINANCE**

Upon motion by Supervisor Geosits, seconded by Supervisor Klusaritz, the Board adopted Ordinance 2026-8, Animal Control/TNR Ordinance. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**RESOLUTIONS:**

**RESOLUTION 05-11-26**

**AUTHORIZED CHECK SIGNERS**

Upon motion by Supervisor Semmel, seconded by Supervisor Klusaritz, the Board approved Resolution 05-13-26 amending the signer requirements for all accounts held in North Whitehall Township's name at First Northern Bank and Trust and Neffs Bank. All checks require two signatures, one of which shall be the Director of Finance. In the event the Director of Finance is unable to perform their duties for a prolonged period of time, the Township Manager shall serve as the required signatory in place of the Director of Finance, and the second signature shall be provided by one of the three members of the Board of Supervisors. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**MOTIONS:**

**AUTHORIZATION TO ADVERTISE**

**ORDINANCE 2026-9 ZONING AMENDMENT**

Upon motion by Supervisor Klusaritz, seconded by Supervisor Semmel, the Board authorized the advertisement of Ordinance 2026-9 amending the North Whitehall Township Zoning Ordinance. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

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**AWARD CONTRACT**

**DEMOLITION OF PROPERTY LOCATED AT  
4417 OREFIELD ROAD**

Upon motion by Supervisor Geosits, seconded by Supervisor Klusaritz, the Board awarded the contract for demolition of the Hyrowich property located at 4417 Orefield Road to Help in Hand LLC at their low quote price of . \$20,000.00. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**MOTIONS:**

**AUTHORIZE TOWNSHIP MANAGER TO EXECUTE AGREEMENT OF SALE FOR THE  
PURCHASE OF AGRICULTURAL EASEMENT AT 2831 WOODBINE STREET**

Upon motion by Supervisor Klusaritz, seconded by Supervisor Geosits, the Board authorized the Township Manager to execute the agreement for the sale of and purchase of an agricultural conservation easement for 2.87 acres located at 2831 Woodbine St., in conjunction with the Commonwealth of Pennsylvania and Lehigh County, with the Township's contribution in the amount of \$3,472.70. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**PSATS CONFERENCE SUPERVISOR REIMBURSEMENT OF LOST WAGES**

Upon motion by Supervisor Klusaritz, seconded by Supervisor Semmel, the Board authorized the full reimbursement of lost wages to Supervisor Semmel, for a total of 24 hours in lost wages, for attendance of the PSATS convention April 20<sup>th</sup> through April 22<sup>nd</sup> 2026. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - abstain. There were no public comments on this item.

**AUTHORIZE TIME EXTENSION**

**ACCESS RISING SUN ASSOCIATES LLC**

Upon motion by Supervisor Klusaritz, seconded by Supervisor Geosits, the Board granted the developer of project Access Rising Sun Associates, LLC/Access Commercial Development a time extension until August 31, 2026, in accordance with SALDO Sections 375-25.F-2 & 3, 375-36.K, 375-43.D, 375-49.E. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**APPLE ROAD STORMWATER IMPROVEMENTS PROJECT**

**AWARD OF BID**

Upon motion by Supervisor Klusaritz, seconded by Supervisor Semmel, the Board awarded the bid for the Apple Road Stormwater Improvements Project to Wolverine Constructors, at their low bid price of \$43,740.09. Roll call: Supervisor Klusaritz - yes; Supervisor Geosits - yes; Supervisor Semmel - yes. There were no public comments on this item.

**NEFFS VALLEY PARK IMPROVEMENTS PHASE I**

**AWARD OF BID**

Upon motion by Supervisor Semmel, seconded by Supervisor Geosits, the Board tabled the bid for the Neffs Valley Park Improvements Phase I Bid to Gaver Industries Inc., at their low bid price of \$367,812.00. 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 Meeting - Monday May 18<sup>th</sup> at 6 PM;  
Night at the Drive In – Wednesday, May 20<sup>th</sup> at 6:45 PM;  
Zoning Hearing Board – Wednesday, May 20<sup>th</sup>, at 7:00 PM;  
Office Closed – Memorial Day, Monday May 25<sup>th</sup>;  
Planning Commission – Tuesday, May 26<sup>th</sup> at 7 PM;  
Food Truck Festival – Saturday, May 30<sup>th</sup> at 12 PM (Laurys Firehouse Park);  
Board of Supervisors – Monday, June 8<sup>th</sup> at 7 PM

- **Playground Program** – Ironton Elementary is full with 125 spots filled and Schnecksville Elementary only has 16 spots remaining. In total, there are already 234 participants enrolled. Playground managers are starting this week and will begin putting curriculum and daily activities together.
- **90' Baseball Field at Laury's Park** – The renovated 90' field at Laury's Park is now open and getting played on.
- **Earth Day Clean Up** – Public Works and approximately a dozen volunteers from the Ironton Rail Trail Commission completed beautification efforts at Portland Street trailhead on Wednesday, April 22<sup>nd</sup> for Earth Day.
- **EIT Educational Video** – Staff has been working with a film crew, resident farmers and individuals from the Open Space and Farmland Preservation Board to create an educational video on the EIT initiative. The video will explain the process of the EIT and how it will assist the Township with preserving more land in NWT.
- **Grist Mill Road Bridge** – We did experience a bridge failure on Grist Mill Road late last month. Staff are currently working with our engineers to determine the best replacement method. We are also considering grants for the projects. If we take the grant approach, we would be looking at a 2027 replacement. These grants would also kick us into some stream bank restoration efforts on private property and likely inflate the cost of the project. Staff are currently weighing all options to see what the most cost-effective approach is. The bridge will remain closed until further notice.

**COMMENTS FROM THE FLOOR (Non-agenda items):** There were no comments from the floor.

**ADJOURNMENT:** Meeting adjourned at 7:54 PM.

Respectfully submitted,

Jessica Koenig, Secretary/Deputy Treasurer