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# **MINUTES**

**October 13, 2025**  
**Regular Public Meeting**

**Board of Commissioners**

**Township of Whitehall**

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**A. CALL TO ORDER**

- 1) The Regular Public Meeting of the Whitehall Township Board of Commissioners was called to order at 7:00 p.m. on Monday, September 8, 2025 held at the Whitehall Township Public Meeting Room, with the following in attendance:

**COMMISSIONERS**

Thomas Slonaker, President  
Jeffrey J. Warren, Vice President  
Randy Atiyeh, Secretary  
Alberta Scarfaro (Absent)  
Ken Snyder  
Elizabeth N. Fox  
Philip J. Ginder

**TOWNSHIP PERSONNEL**

Joseph J. Marx, Jr., Mayor  
John D. Meyers, Deputy Mayor  
Jack Gross, Esq., Township Solicitor  
Michael Marks, Police Chief (Absent)  
Mark Bilder, Fire Chief  
Elisa Highly for Frank J. Clark, Engineer, KCE  
Lee Rackus, PZ&D (Absent)  
Tina J. Koren, Tax Collector  
Larissa Bruder, Executive Secretary

The meeting was formally opened with the Pledge of Allegiance to the Flag and a moment of silence for the men and women serving in harms way at home and abroad.

President SLONAKER read the statement on fair housing as required.

**APPROVAL OF MINUTES**

Commissioner SNYDER moved, seconded by Commissioner GINDER to approve the Minutes of the following meeting:

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Five Commissioners were present and voted “yes”. Motion carried.

**B. COURTESY OF THE FLOOR**

Joni Todesko of 424 4<sup>th</sup> Street thanked Public Works for the work performed on alley, as well as 5<sup>th</sup> Street. She asked the Board to consider enacting an ordinance for vehicles that are parked on the street and do not move for 72 hours or more.

Tony Jezick of 3273 Water Street stated that he is thankful for the temporary closure of Water Street. He finally feels safe in all his years of living there.

Rick Reigle of 3237 Water Street thanked all involved for the temporary closure of Water Street.

LoriAnn Fehnel of 3107 N. 3<sup>rd</sup> Street noted that she supports the Mayor in his decision for the temporary closure of Water Street. He deserves recognition for doing something that needed to be done for decades.

Jay Paetzell of 3239 Water Street also thanked all for installing the gate and now feels he can get where he needs to safely.

Renate Brosky of 3224 Water Street is very grateful for the actions of the Mayor and the Board for the temporary closure of Water Street as it is not only for the speeding issue but they have experienced hostile drivers and at times have been threatened.

Diana Fleming of 3277 Water Street thanked everyone for their efforts on Water Street and also the coordination with the WCSD for the bus stop. She also suggested clarifying that the trail access point is open to the public.

Jim Foos of 3244 Water Street also thanked all for the temporary closure.

**C. PUBLIC HEARING AND VOTING ON ORDINANCES**

**1. BILL NO. 30-2025 (SECOND HEARING)**

TITLE: AN ORDINANCE AMENDING CHAPTER 22 (SUBDIVISION AND LAND DEVELOPMENT), ARTICLE X (IMPACT REGULATIONS), SECTION 22-37 (RECREATION; FEE), SUBSECTION (D)(1) (FAIR-SHARE CONTRIBUTION)

President SLONAKER read Bill No. 30-2025 to the Board.

Commissioner WARREN moved to approve, seconded by Commissioner FOX

SIX Commissioners were present and voting “yes”. Bill No 30-2025 was approved.

**2. BILL NO. 31-2025**

TITLE: AN ORDINANCE AMENDING CHAPTER A29 (FEES), SECTION M-18.01 TO PROVIDE FOR NEW AND/OR INCREASED FEES AND/OR PENALTIES

President SLONAKER read Bill No. 31-2025 to the Board.

Commissioner SNYDER moved to approve, seconded by Commissioner GINDER

SIX Commissioners were present and voting “yes”. Bill No 31-2025 was approved.

**3. BILL NO. 33-2025**

TITLE: AN ORDINANCE ESTABLISHING A MUNICIPAL OPEN SPACE COMMISSION IN THE TOWNSHIP OF WHITEHALL, LEHIGH COUNTY, PENNSYLVANIA

President SLONAKER read Bill No. 33-2025 to the Board.

Commissioner WARREN moved to approve, seconded by Commissioner ATIYEH  
Commissioner GINDER questioned wording for requirements of members. Attorney GROSS agreed and “current resident” will be added. Commissioner WARREN then questioned if “divesting of open space” should be added to list of what the committee oversees. Attorney GROSS noted that this bill was modeled after what other municipalities use but the Board can certainly make changes to it. Commissioner SNYDER does not agree to add this particular item as he feels that decision should remain with the Board and Mayor. Commissioner GINDER added that he does not want this added as well as it adds too many layers to a process and becomes a “self licking ice cream cone”.

LoriAnn Fehnel of 3107 N. 3<sup>rd</sup> St questioned how many people will make up this committee and will they equally represent the different areas of the Township. Attorney Gross noted there will be 3-7 members. President SLONAKER advised there’s no way to tell what areas candidates are from until applications are submitted and interviews are held.

SIX Commissioners were present and voting “yes”. Bill No 33-2025 was approved.

4. BILL NO. 35-2025

TITLE: AN ORDINANCE AMENDING CHAPTER A29, FEES, SECTION M-6, TO PROVIDE FOR NEW AND/OR INCREASES FEES AND/OR PENALTIES

President SLONAKER read Bill No. 35-2025 to the Board.

Commissioner SNYDER moved to approve, seconded by Commissioner GINDER  
Commissioner WARREN verified that this is a pass thru fee.

SIX Commissioners were present and voting “yes”. Bill No 35-2025 was approved.

5. BILL NO. 36-2025 (FIRST HEARING)

TITLE: AN ORDINANCE OF WHITEHALL TOWNSHIP, LEHIGH COUNTY, COMMONWEALTH OF PENNSYLVANIA, ELECTING TO AMEND ITS NON-UNIFORM PENSION PLAN ADMINISTERED BY THE PENNSYLVANIA MUNICIPAL RETIREMENT SYSTEM PURSUANT TO ARTICLE IV OF THE PENNSYLVANIA MUNICIPAL RETIREMENT LAW; AGREEING TO BE BOUND BY ALL PROVISIONS OF THE PENNSYLVANIA MUNICIPAL RETIREMENT LAW AS AMENDED AND AS APPLICABLE TO MEMBER MUNICIPALITIES. IT IS HEREBY ORDAINED BY WHITEHALL TOWNSHIP, LEHIGH COUNTY

President SLONAKER read Bill No. 35-2025 to the Board.

No action taken.

6. BILL NO. 37-2025

TITLE: AN ORDINANCE DEFERRING THE REQUIRED INSTALLATION OF CURBING

AND SIDEWALKS FOR 193 FEET ALONG THE NORTH SIXTH STREET FRONTAGE OF 1055 N.SIXTH STREET, AS REQUIRED IN CHAPTER 21, SECTION 21-16 OF THE CODIFIED ORDINANCES OF WHITEHALL TOWNSHIP. (DEVELOP)

This item was tabled.

7. BILL NO. 38-2025

TITLE: AN ORDINANCE DEFERRING THE REQUIRED INSTALLATION OF CURBING FOR 170 FEET AND SIDEWALKS FOR 43 FEET ALONG THE RELIANCE STREET FRONTAGE OF 4157 RELIANCE STREET; AND BOTH CURBING AND SIDEWALKS FOR 163 FEET ALONG THE RELIANCE STREET FRONTAGE OF 4153 RELIANCE STREET, AS REQUIRED IN CHAPTER 21, SECTION 21-16 OF THE CODIFIED ORDINANCES OF WHITEHALL TOWNSHIP. (DEVELOP)

President SLONAKER read Bill No. 38-2025 to the Board.

Commissioner GINDER moved to approve, seconded by Commissioner FOX

Commissioner WARREN asked to verify if this includes the apartment and corner lot or just the corner lot. Mark Bradbury was present representing the applicant. He stated that this was before the Board a few years ago. At that time, the deferral was denied. At the recent Planning Commission meeting it was brought to light that it would cost approximately \$240,000.00 to remove existing rock to install a retaining wall and the curbing and sidewalk. Mr. Bradbury further explained that they came up with installing a sidewalk on private property to the apartment lot where there would be a high concentration of use. An easement would be provided to the Township. Commissioner WARREN verified that the sidewalk will not be on the apartment lot. Mr. Bradbury noted that they do meet the requirements in the deferral ordinance. Commissioner SNYDER asked if the sidewalk could be continued to the original property line. Mr. Bradbury stated that the owners were willing to do so but the Albrights (owner of the apartment lot) do not want to incur any maintenance costs. Commissioner SNYDER verified that this plan is considered a lot line adjustment. Mr. Bradbury advised that the vacant lot owner is giving additional property to the Albrights to make their lot less non-conforming. Commissioner WARREN indicated that the sidewalks should be installed along the frontage for the safety of children getting to a bus stop. Commissioner GINDER questioned if curbing only could be installed. Mr. Bradbury stated that approximately 10 feet would need to be cut into the embankment and a four to five foot high retaining wall would still need to be installed. Commissioner GINDER would like to see curbing along 4155 Reliance St. After lengthy discussion, Commissioner GINDER and Commissioner FOX both withdrew their motions.

Commissioner GINDER motioned to table to allow further engineering review, seconded by Commissioner FOX.

8. BILL NO. 39-2025

TITLE: AN ORDINANCE AUTHORIZING THE ACCEPTANCE OF A PROPOSAL FOR THE REPLACEMENT AND INSTALLATION OF A METAL ROOFING SYSTEM FOR THE CHESTNUT STREET BARN FOR THE RECREATION DEPARTMENT, IN ACCORDANCE WITH SECTION 3.20 IN THE HOME RULE CHARTER WHICH REQUIRES AUTHORIZATION OF ACQUISITIONS IN EXCESS OF \$25,000 BY ORDINANCE. (RECREATION)

President SLONAKER read Bill No. 39-2025 to the Board.

Commissioner WARREN moved to approve, seconded by Commissioner FOX

Commissioner WARREN verified that three quotes were obtained.

SIX Commissioners were present and voting “yes”. Bill No 39-2025 was approved.

9. BILL NO. 40-2025 (FIRST HEARING)

TITLE: AN ORDINANCE OF THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF WHITEHALL, LEHIGH COUNTY, PENNSYLVANIA, ADOPTING THE COMPREHENSIVE PARKS, RECREATION AND OPEN SPACE PLAN FOR THE TOWNSHIP OF WHITEHALL, LEHIGH COUNTY, PENNSYLVANIA

President SLONAKER read Bill No. 35-2025 to the Board.

No action taken.

**D. PUBLIC HEARING AND VOTING ON RESOLUTIONS**

1. RESOLUTION NO. 3395

TITLE: A RESOLUTION REAPPOINTING SEAN ROTH TO SERVE AS AN ALTERNATE MEMBER ON THE WHITEHALL TOWNSHIP ZONING HEARING BOARD. (BOC)

President SLONAKER read Resolution No. 3395 to the Board.

Commissioner GINDER moved to approve, seconded by Commissioner ATIYEH

SIX Commissioners were present and voting “yes”. Resolution No. 3395 was approved.

2. RESOLUTION NO. 3396

TITLE: A RESOLUTION REQUESTING A PENNSYLVANIA DEPARTMENT OF COMMUNITY AND ECONOMIC DEVELOPMENT COMMONWEALTH FINANCE AUTHORITY NORTHAMPTON/LEHIGH LOCAL SHARE ASSESSMENT GRANT FOR THE PURCHASE OF A SKID STEER LOADER FOR THE PUBLIC WORKS DEPARTMENT

President SLONAKER read Resolution No. 3396 to the Board.

Commissioner ATIYEH moved to approve, seconded by Commissioner GINDER

SIX Commissioners were present and voting “yes”. Resolution No. 3396 was approved.

3. RESOLUTION NO. 3397

TITLE: A RESOLUTION REQUESTING A PENNSYLVANIA DEPARTMENT OF COMMUNITY AND ECONOMIC DEVELOPMENT COMMONWEALTH FINANCE AUTHORITY NORTHAMPTON/LEHIGH LOCAL SHARE ASSESSMENT GRANT FOR LIGHTING

IMPROVEMENTS AT TOWNSHIP PARKS

President SLONAKER read Resolution No. 3397 to the Board.

Commissioner WARREN moved to approve, seconded by Commissioner FOX

SIX Commissioners were present and voting “yes”. Resolution No. 3397 was approved.

4. RESOLUTION NO. 3398

TITLE: A RESOLUTION TRANSFERRING FUNDS WITHIN THE GENERAL FUND TO PROVIDE FOR APPROPRIATIONS TO MEET UNANTICIPATED CURRENT FISCAL YEAR EXPENSES CONSTITUTING BUDGET TRANSFER 2025-01 (ADMIN)

President SLONAKER read Resolution No. 3398 to the Board.

Commissioner SNYDER moved to approve, seconded by Commissioner ATIYEH

SIX Commissioners were present and voting “yes”. Resolution No. 3398 was approved

5. RESOLUTION NO. 3399

TITLE: A RESOLUTION CONDITIONALLY APPROVING THE MINOR SUBDIVISION PLAN OF 4153 RELIANCE STREET, LOCATED AT 4153 RELIANCE STREET, INDEX NO. 2063-25A.

President SLONAKER read Resolution No. 3399 to the Board.

Commissioner GINDER moved to table, seconded by Commissioner ATIYEH

SIX Commissioners were present and voting “yes”. Resolution No. 3399 was tabled.

6. RESOLUTION NO. 3400

TITLE: A RESOLUTION CONDITIONALLY APPROVING THE LAND DEVELOPMENT PLAN OF PLAZA ON SIXTH STREET EXTENSION, LOCATED AT 1055 NORTH SIXTH STREET, INDEX NO. 2027-23A.

This item was tabled.

7. RESOLUTION NO. 3401

TITLE: A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE TOWNSHIP OF WHITEHALL, LEHIGH COUNTY, PENNSYLVANIA, AUTHORIZING THE COMPLETION OF CERTAIN SURVEYING AND ENGINEERING WORK ON WATER STREET

President SLONAKER read Resolution No. 3401 to the Board.

Commissioner SNYDER moved to approve, seconded by Commissioner FOX

Commissioner SNYDER verified that the amount of \$41,500.00 includes both Keystone Engineering and Benchmark fees.

Mayor Marx stated that in 2019 a speed analysis and traffic count were performed and earlier this

year the same was done also, which is all the data that is needed.

Commissioner WARREN asked that the numbers from the speed signs recently placed on Water Street be provided and used to help determine an appropriate traffic calming measure.

Commissioner GINDER added that the numbers from the worst case scenario should be used.

Deputy Mayor MEYERS noted that a partial traffic study is being done by Benchmark's portion of the scope of work.

Commissioner WARREN would prefer the Township use an independent firm to determine the best calming method. Commissioners SNYDER and GINDER firmly disagreed.

Commissioner WARREN asked that lighting be evaluated as well. He also requested what the timetable is for this work to be completed. Elisa Highly of Keystone stated that this project has been made a priority.

Kimberly Day of 376 Laurel Drive questioned the following: if tax payer dollars are going to be utilized to maintain Water Street now that it is a closed road. What stops other residents wanting to have their street closed because of driver's recklessness. Why was Eberhart and Water Street chosen to have the gate placed. Mayor MARX stated that the public still can utilize Water Street they just can't traverse completely through it. Eberhart & Water Street was chosen for the gate as that is where the school district agreed to have a bus stop.

Lori Ann Fehnel of 3107 N. 3<sup>rd</sup> Street reiterated her firm belief that this road should be closed.

Commissioner SNYDER thanked Ms. Day for voicing her opinions. He stated that the Board and Mayor have taken this situation very seriously and are trying to do the right thing. This is an ongoing process and asks that everyone have patience until a final decision is made.

SIX Commissioners were present and voting "yes". Resolution No. 3401 was approved.

\*\* At this time Treasurer KOREN took any questions that pertained to her. Commissioner SNYDER asked that she explain an email that was sent just a few hours prior to tonight's meeting regarding a report on unpaid garbage fees. Treasurer KOREN stated that she has been working on this report and it goes back to 2011 that there is 2.1 million in delinquency. Attorney GROSS noted that he has spoken with the Treasurer and he will need to meet with Treasurer Koren, along with Deputy Mayor Meyers to discuss this report and will come back to the Board with their findings. Commissioner SNYDER also stated that the email also noted a delinquency with real estate taxes.

## **E. OTHER**

### **MOTIONS**

1. MOTION – a motion directing the Mayor of the Township of Whitehall, Lehigh County, Pennsylvania, to formally request a traffic study regarding the temporary closure of Water Street.

Commissioner WARREN moved to approve, seconded by Commissioner FOX

Commissioner WARREN stated that this motion is to have the Lehigh Valley Planning Commission work with the state to determine what other traffic calming measures might be feasible. LTAP does not provide a final design but they have knowledge and experience to make recommendations. He is formalizing his request from February with this Motion.

Commissioner GINDER noted he feels Keystone and Benchmark should do their work

first, as that information would be pertinent to utilize for the study. Commissioner WARREN felt it should be done at the same time. Commissioner SNYDER commented that according to the information on LTAP's website, they only provide recommendations after the engineering work is performed. Commissioner WARREN noted his intent for this motion was to have the Mayor make a formal request to the LVPC to initiate a traffic calming study of Water Street from Lehigh St to Eberhart Rd using PennDOT's resource of Local Technical Assistance Program (LTAP) consistent with PennDOT's traffic calming handbook and using engineer with extensive traffic calming measures in the Commonwealth.

SIX Commissioners were present and three voting "yes" (WARREN, FOX & SLONAKER) and three voting "no" (GINDER, SNYDER & ATIYEH). Motion failed.

2. MOTION - a motion in support of the temporary closure of Water Street for the purpose of public safety.

Commissioner GINDER moved to approve, seconded by Commissioner SNYDER

Commissioner WARREN expressed that this motion should have happened prior to the closure and that other traffic calming measures would have been considered. Mayor MARX explained that he felt he needed to do the temporary closure as quickly as possible, especially after finding out about the bus stop issue and unfortunately it took this amount to get through the necessary steps. It was always his intention to look into whether other traffic calming measures were possible, but as that would take a long period of time, the temporary closure was necessary to happen first.

SIX Commissioners were present and four voting "yes" (GINDER, SNYDER, SLONAKER & ATIYEH), one voting "no" (FOX) and one abstention (WARREN). Motion was approved.

3. MOTION - to approve the release of escrow for completed and withdrawn projects, per Deputy Mayor MEYERS memo September 25, 2025.

SIX Commissioners were present and voting "yes". Motion was approved.

#### **F. REPORTS OF PUBLIC OFFICIALS**

Commissioner FOX noted there was a good turn out for the Fire Dept basket raffle. She also noted that the Korean Festival is this weekend.

Commissioner ATIYEH thanked the residents that have come out to discuss the Water Street closure and noted that communication is always welcome no matter if you agree or disagree.

Commissioner WARREN stated that the IRT Historical Walk is Saturday, October 25<sup>th</sup> starting at 9:00AM at the Chestnut Street Barn. He explained that it is a 7 ½ mile walk which takes 3-4 hours that covers 23 historic sites along the trail.

Commissioner SNYDER noted for the record that Commissioner SCARFARO has an excused absence from the meeting.

President SLONAKER advised dates for budget hearings will be October 27<sup>th</sup>, 28<sup>th</sup> and 29<sup>th</sup> and residents are welcome to attend.

Mayor MARX reminded all that the Halloween Parade is October 23<sup>rd</sup> on the School District Campus, Trick or Treat night is October 31<sup>st</sup>, Veterans Day ceremonies on November 11<sup>th</sup>. He then announced that he was contacted by Lehigh County Court that the Judge presiding of the Roman lawsuit, released the Township of both judgements and the case is now closed. Mayor MARX stated that this was an unfortunate incident. The Township did everything possible to help Mr. Roman and wishes him well.

**G. ADJOURNMENT**

MOTION – Commissioner ATIYEH moved, seconded by Commissioner FOX to adjourn the meeting at 9:52 PM.