



**LEBANON BOROUGH
LAND USE BOARD
MINUTES
Tuesday, June 9, 2025**

The Regular meeting of the Lebanon Borough Land Use Board was called to order by Chairman Lex Saharic. at 7:00 P.M.

The meeting was convened in compliance with the Open Public Meetings Act of 1975. Three local newspapers were notified, and a notice is posted at Borough Hall.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited by all.

ROLL CALL:

Members Present: Alexander Saharic, David Abeles, Rob Weingart, Jim Fordham, Jim Newman, Joe Hauck, Ron Lapacyski, Marianne Mathewson, Mayor James J. Pittinger,
Absent: Councilman Berger,
Also present: Karen M Romano, Secretary, Jonathan Drill Esq, Kendra Lelie PP and Bob Brightly PE

OPEN PUBLIC SESSION

Chairman Saharic opened the floor for public questions.

There being no comment on the floor was closed.

MINUTE APPROVAL:

Mrs. Mathewson moved, and Mr. Lapacyski seconded, a motion that Reorganization Minutes of May 13, 2025.

The motion passed with the following roll call vote:

Ayes: Saharic, Hauck, Weingart, Newman, Lapacyski, Fordham, Mathewson, Pittinger

Nays: None

Abstain: Abeles, Berger

Absent:

SUPERIOR TOWING : Michael Girgis owner/operator of Superior Towing, requested a two-year extension on Resolution 2023-02

Board Attorney Jon Drill Swore in Michael Girgis.

Mr. Girgis requested a two-year extension on resolution 2023-02, stating he removed two of the three buildings and fence in the property. Due to the economic times, construction costs are high and he needs to wait to build.

Councilman Berger moved, and Mr. Lapacyski seconded, a motion to extend Resolution 2023-02 two years.

The motion passed with the following roll call vote:

Ayes: Saharic, Abeles, Hauck, Weingart, Newman, Lapacyski, Mathewson, Pittinger, Berger

Nays: None

Abstain: Fordham

Absent:

Chairman Saharic called for a motion to go into closed session. Pending affordable housing, litigation and attorney client privileged advice.

Mr. Abeles moved, and Mr. Hauck seconded, a motion to enter closed session

The motion passed with the following roll call vote:

Ayes: Saharic, Abeles, Hauck, Weingart, Newman, Lapacyski, Fordham, Mathewson, Pittinger, Berger

Nays: None

Abstain:

Absent:

Chairman Saharic called for a motion to close the closed session and reenter the regular Land Use meeting of June 9, 2025.

Mr. Abeles moved, and Mrs. Mathewson seconded, a motion to close and enter back into the regular session.

The motion passed with the following roll call vote:

Ayes: Saharic, Abeles, Hauck, Weingart, Newman, Lapacyski, Fordham, Mathewson, Pittinger, Berger

Nays: None

Abstain:

Absent:

FOURTH ROUND: Housing Element and Fair Share Plan June 2025 Public Hearing

Attorney Jon Drill Esq. Swore in Kendra Lelie PP, Borough Planner.

Kendra Lelie PP went through the Forth Round: Housing Element and Fair Share Plan June 2025 in detail.

The Board discussed the plan. All questions were answered by Kendra and Jon Drill Esq.

The Fourth Round: Housing Element and Fair Share Plan can be found in the Clerk's office and on the Borough Website.

MISCELLANEOUS:

ADJOURN

Mr. Weingart moved, Mr. Newman seconded a motion to adjourn, there being no further business to come before the Board. The motion was passed by a unanimous vote. The meeting was adjourned at 8:15 p.m.

Respectfully submitted,

Karen Romano
Land Use Board Secretary