

**MINUTES
NORTH LEBANON TOWNSHIP
PLANNING COMMISSION
July 13, 2026**

The regularly scheduled meeting of the North Lebanon Township Planning Commission was called to order at 7:00 PM by Chairman Artz at the North Lebanon Township Municipal Building, 725 Kimmerlings Road, Lebanon PA. The Pledge of Allegiance was recited. The following Commission members and Township staff were present:

Scott Artz – Chairman
Darlene Martin – Member
Sam Pennypacker – Member
Susan Mion – Alternate Member
Lori Books – Township Manager

Absent: David Leid – Vice-Chairman
Kevin George – Member

Also, in attendance were Teresa Kelly, Recording Secretary, Patrick Tameze with Chrisland Engineering, Roberto Espina with Bohler Engineer, along with two Walmart representatives, and several Township residents.

PUBLIC COMMENTS

There were no comments from the public.

MEETING MINUTES – Chairman Artz asked if there were any additions or corrections to the minutes from June 8, 2026. Hearing none, he asked for a motion to approve the minutes.

MOTION was made by Sam Pennypacker and seconded by Darlene Martin to approve the June 8, 2026, Planning Commission meeting minutes. Motion passed unanimously.

PLANS READY FOR RECOMMENDATION FOR APPROVAL – There were no plans ready for recommendation for approval.

PLANS UNDER REVIEW

Preliminary/Final Land Development Plan - R&L Carriers – 2225 E Cumberland St – This plan illustrates the development of proposed trucking/transfer operation on two contiguous tracts of land at 2225 E Cumberland Street. Plan review comments were provided on 6/17/26. The Township is waiting for revised plans to be submitted. No action was required at this time.

Preliminary/Final Subdivision and Land Development Plan - Whispering Pines (Evelina & Robert Krall) – This project is located on the SE corner of Narrows Drive and Weavertown Road (500 Narrows Drive). The plan proposes six new residential building lots, one residential lot containing the existing farmhouse, plus the residue land which will remain vacant at this time. Plan review comments were provided on 6/8/2026. The Township is waiting for revised plans to be submitted. No action was required at this time.

Preliminary/Final Subdivision & Land Development Plan – Stanley Martin – This project is located at 275 Narrows Drive and proposes the development of a three-unit townhouse with each unit being on its own lot. Plan review comments were provided on 7/10/2026. The Township is waiting for revised plans to be submitted. No action was required at this time.

Preliminary/Final Subdivision & Land Development Plan - LCW Holdings – Mechanic Street – This plan proposes a total of 18 apartments via two separate buildings. One building will be a two-story building with 6 units and the other building will be a three-story building with 12 units. They are showing a total of 54 required parking spaces along with associated stormwater management facilities. They submitted a Zoning Hearing Board Application. The ZHB denied their application, therefore the developer must comply with all zoning requirements. We are currently waiting for revised plans to be submitted as a result of the ZHB decision. There was no action required at this time.

Preliminary/Final Subdivision & Land Development Plan - North Lebanon Storage, Phase 3 – This plan located at Route 72 North, depicts phase 3 of North Lebanon Storage for additional storage units, paving, parking and stormwater management facilities. Plan review comments were provided on 5/11/2026. The Township is waiting for revised plans to be submitted. No action was taken at this time.

Lot Addition Plan - Harold John & Penny Tice – This plan located at 605 Halfway Drive and shows a lot addition going from lands of Harold & Penny Tice and being added to neighboring lands of Darwin & Martha Martin. Revised plans were submitted on 7/8/2026. We are waiting for our engineer to review the revised plans. No action was taken at this time.

Preliminary/Final Subdivision & Land Development Plan - Suzy Street Self Storage – This plan located at the NE corner of 15th Ave & Suzy St, proposes 6 buildings to be used for self-storage including paving, parking and stormwater management facilities. Revised plans were submitted on 7/1/26. We are waiting for Township's alternate engineer to review the revised plans. No action was taken at this time.

Preliminary/Final Subdivision & Land Development Plan – Michael P Meagher – This plan located at 835 Kimmerlings Rd proposes two new residential lots with planning to be deferred at time of development. They are requesting deferral of all planning requirements such as stormwater management, water and sewer review, erosion control, etc. Plan review comments were provided on 6/2/26. We are waiting for revised plans to be submitted. No action was taken at this time.

RECEIVING NEW PLANS

Walmart Expansion – Roberto Espina from Bohler Engineering was present to review the plans for the Walmart Expansion Project on East Lehman Street. The plans are for the Walmart Store located at 1355 E. Lehman Street and propose a building expansion of approximately 8,000 square feet for their on-line order pickups. The plans also show some relining of parking spaces and additional signage.

MOTION was made by Darlene Martin and seconded by Sam Pennypacker to accept the plans for the Walmart Expansion Project. Motion passed unanimously.

ITEMS FOR DISCUSSION/ COMMENTS FROM COMMISSION MEMBERS

The next regular Planning Commission meeting is scheduled for Monday, August 10, 2026.

MOTION was made by Sam Pennypacker and seconded by Darlene Martin to adjourn. Motion unanimously carried. With no further business to discuss, the meeting was adjourned at 7:10 pm.

Respectfully Submitted,

Teresa Kelly
Recording Secretary