

MINUTES

DEVELOPMENT AUTHORITY

LOWER ALLEN TOWNSHIP

REGULAR MEETING

January 19, 2026

The following were in ATTENDANCE:

AUTHORITY MEMBERS

Max Stoner, Chairman
Edward Black, Vice Chairman
John Eby, Secretary
Salvatore Marone, Treasurer
Mark O'Shea

TOWNSHIP PERSONNEL

Isaac Sweeney, P.E., CED Director
Steven Miner, Esq., Authority Solicitor

Isaac Sweeney, CED Director, called the meeting of the Lower Allen Township Development Authority to order at 6:00 PM. Proof of publication is available.

ADD ITEMS TO AGENDA

Mr. MARONE made a motion to add Reorganization to the meeting agenda. Mr. EBY seconded the motion. Motion carried, 5-0

MAINTAIN AUTHORITY POSITIONS

Mr. EBY made a motion to maintain all current positions of the Lower Allen Township Development Authority. Mr. MARONE seconded the motion. Motion carried, 5-0.

APPROVAL OF MEETING MINUTES

Mr. EBY made a motion to approve the minutes of November 17, 2025. Mr. MARONE seconded the motion. Motion carried, 5-0.

SOLICITOR REPORT

Solicitor Miner stated he has nothing to report.

RECESS TO EXECUTIVE SESSION

The Regular Meeting of the Development Authority recessed into Executive Session to discuss real estate matters at 6:10 PM.

RECONVENE REGULAR MEETING

The Regular Meeting of the Development Authority reconvened at 7:20 PM.

DIRECTOR OF COMMUNITY AND ECONOMIC DEVELOPMENT REPORT

2023 and 2024 Annual IDA Reports

Director Sweeney presented the 2023 and 2024 Annual IDA Reports. There was a brief discussion on some of the details of the reports.

Mr. **EBY** made a motion to authorize Director Sweeney to transmit the 2023 and 2024 Annual IDA Reports to the Commonwealth subject to the discussed corrections. Mr. **MARONE** seconded the motion. Motion carried, 5-0.

Statements of Financial Interests

Director Sweeney informed the Authority Members that their Statement of Financial Interests are in their packets for completion and submission.

Status of Development Projects in the Township

Director Sweeney reviewed the following:

- The Liberty Forge Preliminary Land Development Plan will be going before the Board of Commissioners on their January 26, 2026, meeting for possible approval.
- Allen Middle School was recommended for approval by the Planning Commission at their November 18, 2025, meeting. There was a brief discussion on this matter.
- 960 Century Drive is working to resolve a lot frontage issue and plans to submit a Variance request to the Zoning Hearing Board.
- Charter has submitted a Final Land Development Plan for the remaining phases of Arcona Neighborhoods. There was a brief discussion on this matter.
- Director Sweeney mentioned that all Land Development Plans from 2020 to present, under review and recorded, are now available on the Township website for viewing.

PUBLIC COMMENT

There was no public comment.

NEXT DEVELOPMENT AUTHORITY MEETING

The next meeting of the Development Authority is scheduled for Wednesday, February 18, 2026, at 6:00 PM unless no discussion is needed.

ADJOURNMENT

Mr. **EBY** made a motion to adjourn. Mr. **O'SHEA** seconded the motion. Motion carried, 5-0. Meeting adjourned at 7:38 PM.