

**TOWNSHIP OF SALISBURY  
LEHIGH COUNTY, PENNSYLVANIA**

**ORDINANCE NO. 05-2023-662**

**AN ORDINANCE OF THE TOWNSHIP OF SALISBURY PROVIDING FOR THE VACATION  
OF A PORTION OF ROOSEVELT AVENUE ADJOINING 1525, 1527, 1529, 1531, 1533, 1535  
AND 1537 ROOSEVELT AVENUE, AN UNOPENED PAPER STREET LOCATED WITHIN  
THE BOUNDARIES OF SALISBURY TOWNSHIP PURSUANT TO ARTICLE XX OF THE  
PENNSYLVANIA FIRST CLASS TOWNSHIP CODE**

WHEREAS, the Township of Salisbury (the "Township") is a First Class Township of the Commonwealth of Pennsylvania and is governed by its Board of Commissioners (the "Board"); and

WHEREAS, Article XX of the Pennsylvania First Class Township Code (*53 P.S. Article XX, § 57002-§ 57099.1*) authorizes the Board to vacate any road located wholly or partially within the Township; and

WHEREAS, on January 23, 2023, a Petition to Vacate Street or Alley was received from Humberto Pintor, Michael Sevigny and Susan Sevigny seeking to vacate a portion of Roosevelt Avenue between Harrison Avenue and Logan Street with the street addresses of 1525, 1527, 1529, 1531, 1533, 1535 and 1537 Roosevelt Avenue (the "Subject Property") within the Township of Salisbury; and

WHEREAS, the Subject Property, located within the boundaries of the Township, to be vacated by this Ordinance, is currently not officially opened or utilized as a Township street; and

WHEREAS, the Board is desirous of removing said street from the Township maps and/or records; and

WHEREAS, the Board has determined that the vacation of said street is expedient for the public good of the Township and beneficial to the public interest of the Township; and

WHEREAS, pursuant to Section 57007 of the First Class Township Code (*53 P.S. § 57007*), the Board held a public hearing on March 9, 2023, to accept public comment on and consider the vacation of said street, after providing ten (10) days written notice to all owners of property adjacent to said street.

NOW, THEREFORE, BE IT ENACTED AND ORDAINED, by the Salisbury Township Board of Commissioners as follows:

Section 1. All "Whereas" clauses are incorporated herein by reference.

Section 2. The Board has deemed it appropriate to vacate the Subject Property (as further described on Exhibit "A" which is attached hereto and incorporated herein by reference) after considering the testimony offered at the public hearing, and has determined that the vacation of said street, as described above, is expedient for the public good of the Township and beneficial to the public interest of the Township. Therefore, the Board hereby vacates the Subject Property as described in Exhibit "A" thereby relinquishing any right, title, interest, obligation, or duties to the above-described street.

Section 3. The resultant title to the Subject Property, as described in Exhibit "A", shall vest according to law.

Section 4. If any provision, sentence, clause, section, or part of this Ordinance is for any reason found to be unconstitutional, illegal or invalid, such unconstitutionality, illegality, or invalidity shall not affect or impair any of the remaining provisions of this Ordinance. It is hereby declared as the intent of the Township that this Ordinance would have been adopted had such stricken provisions not been included herein.

Section 5. All other Ordinances or parts thereof which are contradictory with the provisions hereof, are repealed to the extent of such inconsistencies.

Section 6. This Ordinance shall become effective five (5) days after its enactment.

DULY ADOPTED this 25<sup>th</sup> day of May, 2023, by the Board of Commissioners of the Township of Salisbury, Lehigh County, Pennsylvania, in lawful session duly assembled.

BOARD OF COMMISSIONERS OF  
THE TOWNSHIP OF SALISBURY

BY: Debra J. Brinton  
Debra J. Brinton, President

ATTEST:

Cathy Bonaskewich  
Township Secretary

**PROPOSED VACATION OF A PORTION OF ROOSEVELT AVENUE**

SALISBURY TOWNSHIP  
COUNTY OF LEHIGH, PA

January 13, 2023

**ALL THAT CERTAIN** piece, parcel or tract of land known as Roosevelt Avenue, between Harrison Avenue and Logan Street in Salisbury Township, County of Lehigh and Commonwealth of Pennsylvania, being shown as Proposed Vacation of a portion of Roosevelt Avenue on a plan entitled "Street Vacation Plan, 1537 Roosevelt Avenue" dated January 12, 2023 prepared by Arthur A. Swallow Associates, LLC Allentown, PA, being bounded and further described as follows, to wit:

**BEGINNING** at a point, said point being the intersection of the existing northerly right-of-way line of Roosevelt Avenue (60' right-of-way) and the extended easterly right-of-way of Harrison Avenue (50' right-of-way), being South 80°28'29" East, 79.96 from the intersection of the easterly right-of-way of another un-named 20' wide alley, the northerly right-of-way the Roosevelt Avenue, and the southwest corner of PARCEL 641790065572 1.

**Thence** along the northern right-of-way line of Roosevelt Avenue South 80°28'29" East, 352.04 feet to a point;

thence along the western right-of-way of Logan Street, South 09°31'31" West, 60.00 feet to a point;

thence along the southerly right-of-way line of Roosevelt Avenue North 80°28'29" West, 352.04 feet to a point;

thence along the extended easterly right-of-way of Harrison Avenue North 09°31'31" East, 60.00 feet to a point, being the point of beginning.

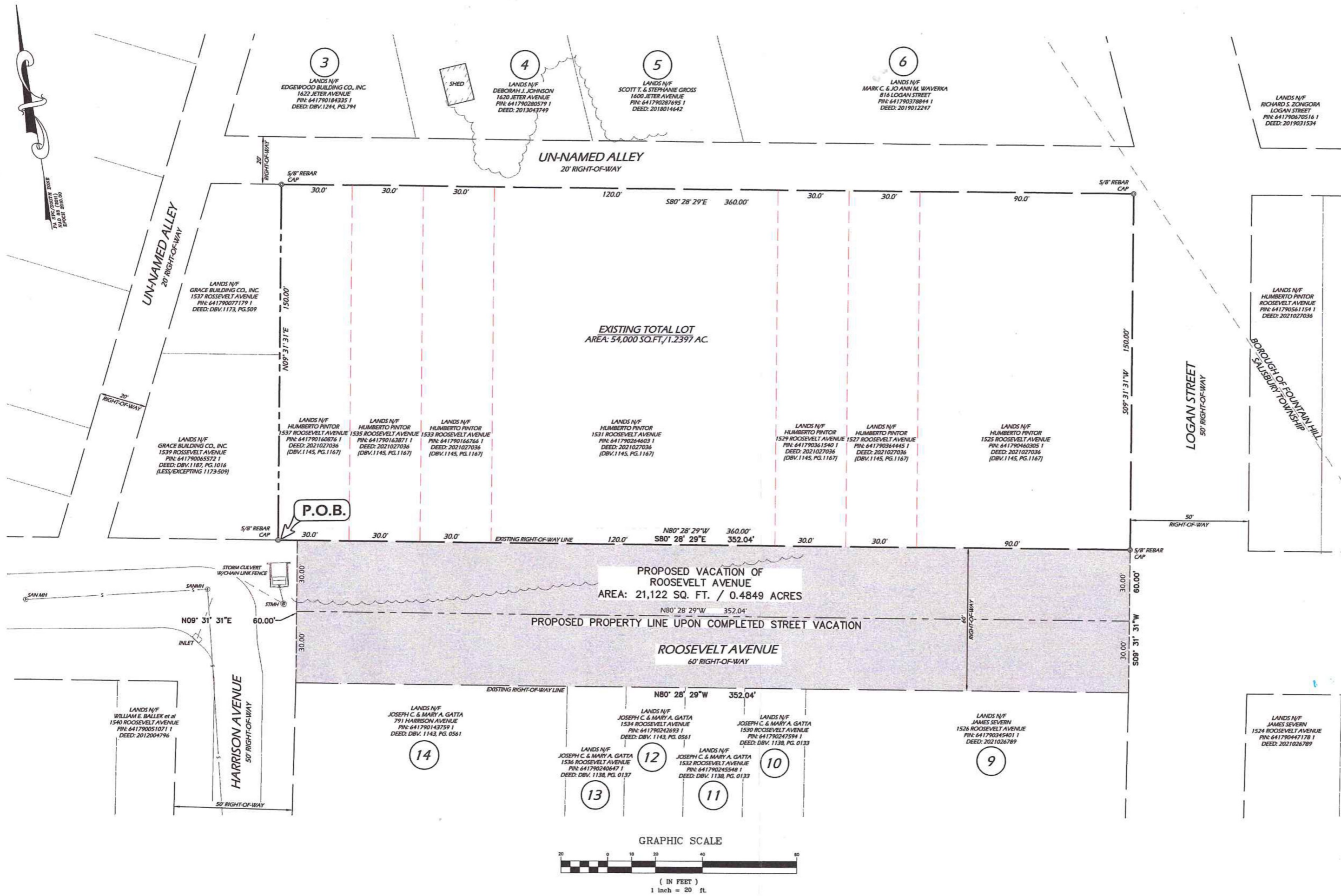
**CONTAINING:** 21,122 Square Feet or 0.4849 Acres.

**SUBJECT** to any and all easements, rights-of-way, restrictions, covenants, etc. either visible or on record.

Prepared by:

Michael A. Houston, PLS  
Arthur A. Swallow Associates, LLC

**EXHIBIT A**



**SITE DATA**

RECORD OWNER:	PINTOR HUMBERTO 1387 COLONY LANE PEN ARGYL, PA 18072
PROPERTY LOCATION:	1537 ROOSEVELT AVENUE BETHLEHEM, PA 18015
DEED REFERENCE:	2021027036
PARCEL ID:	641790160876 1
TRACT AREA:	4,500 SQ. FT. / 0.1033 ACRES
PROPERTY LOCATION:	1535 ROOSEVELT AVENUE BETHLEHEM, PA 18015
DEED REFERENCE:	2021027036
PARCEL ID:	641790160876 1
TRACT AREA:	4,500 SQ. FT. / 0.1033 ACRES
PROPERTY LOCATION:	1533 ROOSEVELT AVENUE BETHLEHEM, PA 18015
DEED REFERENCE:	2021027036
PARCEL ID:	641790160876 1
TRACT AREA:	4,500 SQ. FT. / 0.1033 ACRES
PROPERTY LOCATION:	1529 ROOSEVELT AVENUE BETHLEHEM, PA 18015
DEED REFERENCE:	2021027036
PARCEL ID:	641790264603 1
TRACT AREA:	18,000 SQ. FT. / 0.4132 ACRES
PROPERTY LOCATION:	1527 ROOSEVELT AVENUE BETHLEHEM, PA 18015
DEED REFERENCE:	2021027036
PARCEL ID:	641790361540 1
TRACT AREA:	4,500 SQ. FT. / 0.1033 ACRES
PROPERTY LOCATION:	1525 ROOSEVELT AVENUE BETHLEHEM, PA 18015
DEED REFERENCE:	2021027036
PARCEL ID:	641790460305 1
TRACT AREA:	13,500 SQ. FT. / 0.3099 ACRES
TAX AUTHORITY:	SALISBURY TOWNSHIP
WATER SEWER:	PUBLIC PUBLIC

- SURVEY REFERENCES:**
1. PLAN ENTITLED "FOUNTAIN HILL HEIGHTS TRACTS" RECORDED IN THE LEHIGH COUNTY RECORDER OF DEEDS OFFICE AS DOCUMENT MAP VOL. 2, PG. 170.

- NOTES:**
1. DATE OF SURVEY: FEBRUARY 09, 2022.
  2. A TITLE SEARCH HAS NOT BEEN FURNISHED TO THE SURVEYOR.
  3. THE PROPERTY MAY BE SUBJECT TO ANY EASEMENTS, RIGHTS OF WAY, RESTRICTIONS, ETC. THAT ARE NOT NECESSARILY SHOWN ON THIS PLAN.
  4. HORIZONTAL DATUM: PA STATE PLANE NAD 83 SOUTH ZONE (EPOCH 2010.00)

**LEGEND**

	PROPERTY LINE
	LOTS LINE
	ADJOINING PROPERTY LINE
	RIGHT-OF-WAY LINE
	MUNICIPAL BOUNDARY
	BUILDING
	EDGE OF PAVED ROAD
	STORM SEWER PIPE
	STORM SEWER INLET
	STORM SEWER MANHOLE
	EDGE OF TREE/SHRUB ROW
	EXISTING 5/8" IRON PIN W/CAP

**STREET VACATION PLAN**

PLAN DATE	01/12/2023	PROJECT	1537 ROOSEVELT AVENUE	DEED REF.	2021027036
REVISIONS		OWNER	PINTOR HUMBERTO	TAX MAP	SEE SITE DATA
		MUNICIPALITY	SALISBURY TOWNSHIP	SHT. NO.	1 of 1
		COUNTY	LEHIGH COUNTY		
		STATE	PENNSYLVANIA	JOB NO.	6156

**AASA** Arthur A. Swallow Associates, LLC  
 1003-1005 North 19th Street  
 Allentown, PA 18104  
 610-820-6470 - Fax: 610-820-5947  
 www.aasasurvey.com

Date: 1/16/2023

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