

# LEHIGH TOWNSHIP BOARD OF SUPERVISORS

1069 MUNICIPAL DRIVE, WALNUTPORT, PA 18088  
NOTICE OF VIOLATION AND CEASE AND DESIST ORDER

March 24, 2023

CERTIFIED MAIL  
7021 0350 0001 9210 1619  
& 1<sup>st</sup> class regular mail

Anthony Gornick ET AL  
4560 Lehigh Drive  
Walnutport, PA, 18088

**RE: ZONING VIOLATION**

Dear Property Owner,

You are hereby notified that you are violating the Lehigh Township Zoning Ordinance as amended. The Section or Sections of the Ordinances which you have violated and an explanation of the violations are listed on the second page of this Notice. You must comply with this Notice of Violation promptly and must commence action to correct or remove the listed violations no later than MARCH 24, 2023. All violations must be completely corrected or removed no later than APRIL 24, 2023. In no case shall you abandon the premises in such a condition as to create a hazard or menace to the public safety, health, morals, or welfare.

PLEASE BE ADVISED THAT YOU HAVE THE RIGHT TO APPEAL THIS NOTICE OF VIOLATION AND CEASE AND DESIST ORDER IN WRITING TO THE LEHIGH TOWNSHIP ZONING HEARING BOARD WITHIN THIRTY (30) DAYS OF THE DATE OF THIS NOTICE IF YOU BELIEVE THAT I HAVE MISINTERPRETED OR MISAPPLIED THE ZONING ORDINANCE

Failure to either commence action to correct or remove the violation within the time first specified above or to completely correct or remove the violation(s) by the second date specified above, unless an appeal of this Notice of Violation has been filed with the Zoning Hearing Board of Lehigh Township, constitutes a violation of the Ordinance. Violation of the Ordinance may result in the institution of civil enforcement proceeding before a District Justice where the District Justice may impose a fine of not more than five hundred (\$500.00) dollars plus all court costs, including the Township's attorneys' fees, incurred as a result of such action. Each day that the violation continues shall constitute a separate violation and may subject you to a daily fine. The Township may also institute other appropriate action at law or in equity which may be necessary to enforce the provisions of the Ordinance.

**Section 180-4 – Conformity with use regulations.**

180-4 B. – Prior to the use of any property, land, building, structure, or part thereof, the owner shall obtain, from the Zoning Officer, a zoning permit, which permit shall be in addition to any other permits which may be required by any governmental agency.

A retail sales use is operating from the property without first obtaining proper permits and approvals from the Township.

THIS LISTING OF VIOLATIONS MAY NOT REPRESENT ALL VIOLATIONS PRESENTLY OCCURRING ON THE PROPERTY. OTHER VIOLATIONS MAY APPEAR UPON APPLICATION FOR REQUIRED PERMITS OR UPON FURTHER INVESTIGATION, AND THE TOWNSHIP RESERVES THE RIGHT TO TAKE ANY AND ALL ACTION AUTHORIZED TO ENFORCE ITS ZONING ORDINANCE AS TO ALL VIOLATIONS.

VIOLATIONS OF OTHER ORDINANCES INCLUDING BUT NOT LIMITED TO THE LEHIGH TOWNSHIP SUBDIVISION ORDINANCE AND THE LEHIGH TOWNSHIP SANITARY ORDINANCE, MAY HAVE OCCURRED. THE TOWNSHIP RESERVES THE RIGHT TO ENFORCE THESE AND ANY OTHER ORDINANCES.

I certify that this Notice of Violation and Cease and Desist Order was served by certified mail upon the above-named person or persons at the address or addresses set forth above on March 24, 2023.

Respectfully,

Liz Amato, BCO  
Lehigh Township Zoning Officer

**BUILDING PERMIT  
LEHIGH TOWNSHIP**

Permit No: 00-6140 Permit Date: 1/15/2010

**PROPERTY:** 4560 Lehigh Dr  
**TAX PARCEL:** (H2 24 9 )

**NOTES:**  
Permit renewed until  
1/15/2011.  
Renewal Fee: \$15.00

**WORK:** Signs--Business  
**VALUE:** \$0.00  
**IMPROV:** SIGN\B  
**ZONING:** GC  
**FEE:** \$25.00  
**DIMENSIONS:** 40" x 96"

**OWNER** Anthony Gornick  
**ADDRESS** 4560 Lehigh Drive  
Walnutport Pa 18088  
**CONTRACTOR** OWNER  
**BUILDING CODE OFFICIAL** LAURA M. HARRIER

**Setback Requirements:**  
Front: 23  
Left: 0  
Right: 37  
Rear: 0

OFFICE COPY

**BUILDING PERMIT  
LEHIGH TOWNSHIP**

Permit No: 00-6140 Permit Date: 11/12/2008

**PROPERTY:** 4560 Lehigh Dr  
**TAX PARCEL:** (H2 24 9 )

**NOTES:**  
Yearly renewal fee will be  
\$25.00, due in November.

**WORK:** Signs--Business  
**VALUE:** \$0.00  
**IMPROV:** SIGN\B  
**ZONING:** GC  
**FEE:** \$25.00  
**DIMENSIONS:** 40" x 96"

**OWNER** Anthony Gornick  
**ADDRESS** 4560 Lehigh Drive  
Walnutport Pa 18088  
**CONTRACTOR** OWNER  
**BUILDING CODE OFFICIAL** LAURA M. HARRIER

**Setback Requirements:**  
Front: 23  
Left: 0  
Right: 37  
Rear: 0

OFFICE COPY



# ZONING PERMIT APPLICATION

1069 MUNICIPAL ROAD, WALNUTPORT, PA 18088  
PHONE (610) 767-6771 FAX (610) 767-1452

TAX MAP NO. \_\_\_\_\_

APPLICATION DATE: 10/15/08

PROPERTY ADDRESS: 4560 Lehigh Drive

APPLICANT NAME: Anthony M Gornick PHONE: 610-760-9398

APPLICANT ADDRESS: 4560 Lehigh Drive FAX: \_\_\_\_\_

CITY: Walnutport STATE: PA ZIP CODE: 18088 EMAIL: \_\_\_\_\_

Applicant agrees that such work will comply with all provisions of the Zoning Ordinance, Building Code, and any and all applicable Ordinances of Lehigh Township.

APPLICANT SIGNATURE: [Signature]

CONTRACTOR NAME: \_\_\_\_\_ PHONE: \_\_\_\_\_

BUSINESS ADDRESS: \_\_\_\_\_ FAX: \_\_\_\_\_

CITY: \_\_\_\_\_ STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_ EMAIL: \_\_\_\_\_

PROPERTY OWNER: SAME PHONE: \_\_\_\_\_

OWNER ADDRESS: \_\_\_\_\_ FAX: \_\_\_\_\_

CITY: \_\_\_\_\_ STATE: \_\_\_\_\_ ZIP CODE: \_\_\_\_\_

### APPLICATION FOR:

### EXISTING LOT INFORMATION

#### Check all that apply:

- ELECTRICAL ONLY
- PLUMBING ONLY
- HVAC ONLY
- New Building
- Addition to Building
- Accessory Structure
- Exterior Alteration
- Interior Alteration
- Razing / Demolition
- New Commercial Tenant

LOT WIDTH: \_\_\_\_\_  
LOT DEPTH: \_\_\_\_\_  
TOTAL LOT AREA: \_\_\_\_\_

### PROPOSED CONSTRUCTION OR

#### Proposed Use:

Front Yard Setback: \_\_\_\_\_  
Rear Yard Setback: \_\_\_\_\_  
Side Yard Setback: \_\_\_\_\_  
Side Yard Setback: \_\_\_\_\_



PA DOT R-O-W IS 33'  
SIGN COST \$25.00  
PERMIT OK (after deck area)

KNOW THE CODE

CERTIFIED COMMERCIAL AND RESIDENTIAL

DIMENSIONS OF PROPOSED STRUCTURE: 40" x 90"

COST OF PROPOSED WORK \$ 0

### FOR OFFICE USE ONLY:

#### APPROVALS:

	REVIEWER	N/A	APPROVAL DATE	DENIAL DATE
ZONING	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
SEO	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
MUN. AUTH.	_____	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

- Frank OK'D distance from R-O-W
- ZONING DISTRICT:
- Agriculture/Rural Res.
  - Blue Mountain Conserv.
  - General Commercial
  - Industrial
  - Neighborhood Comm.
  - Office/Business
  - Resort Commercial
  - Village Residential
  - RESIDENTIAL USE
  - COMMERCIAL USE

#### FEES:

Township Fee \$ 25.00  
3rd Party Fee \$ \_\_\_\_\_

#### Less Deposits:

- Township Deposit (-)
- 3rd Party Deposit (-)

#### BALANCE DUE:

- Township
- 3rd Party

CASH  CHECK # 1147

PAID  
11/12/08  
PLH

PERMIT ISSUED BY: [Signature]

DATE: 11/7/08

PERMIT NUMBER: 01140



County | State

Home Property Records

Address Parcel Sales Advanced Map Search

- Profile
- Sales
- Residential
- Commercial
- Values
- Out Buildings
- Map
- Sketch
- Photo

PARID: H2 24 9 0516

GORNICK ANTHONY M AND

4560 LEHIGH DR

CURRENT RECORD



1 of 1

Return to Search Results



Last GIS Data Update: 17-Oct-2007

*PROPOSED SIGN*

Reports:  
PRC Report



Printable Version

Codes and Descriptions

Soil Codes and Descriptions

Data Copyright Northampton County IAS World [Disclaimer] [Privacy Policy] Last Updated: 27 Oct 2008

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Garage

Ameys

Drive way

House

4560

245

106'

37'

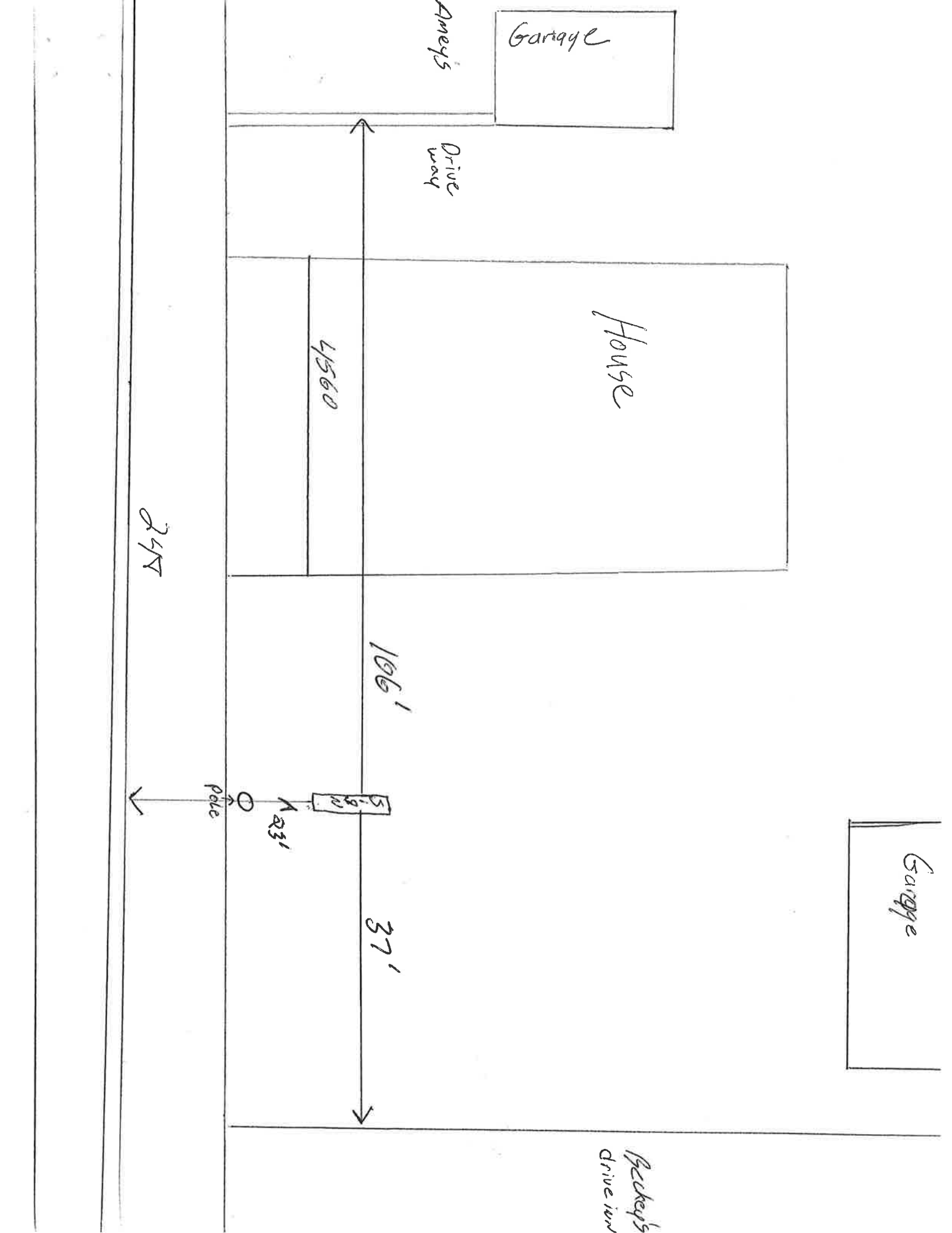
Garage

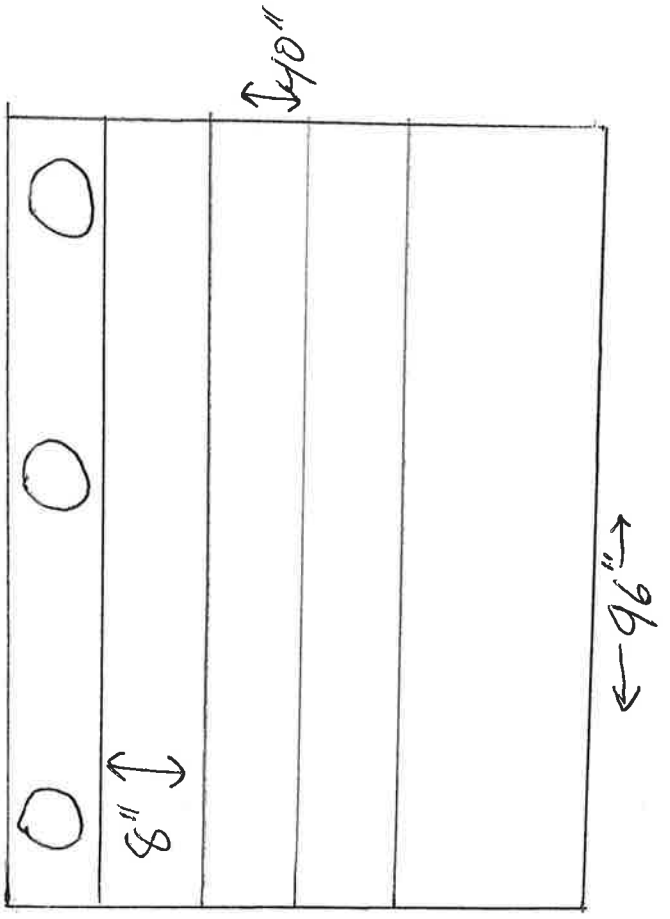
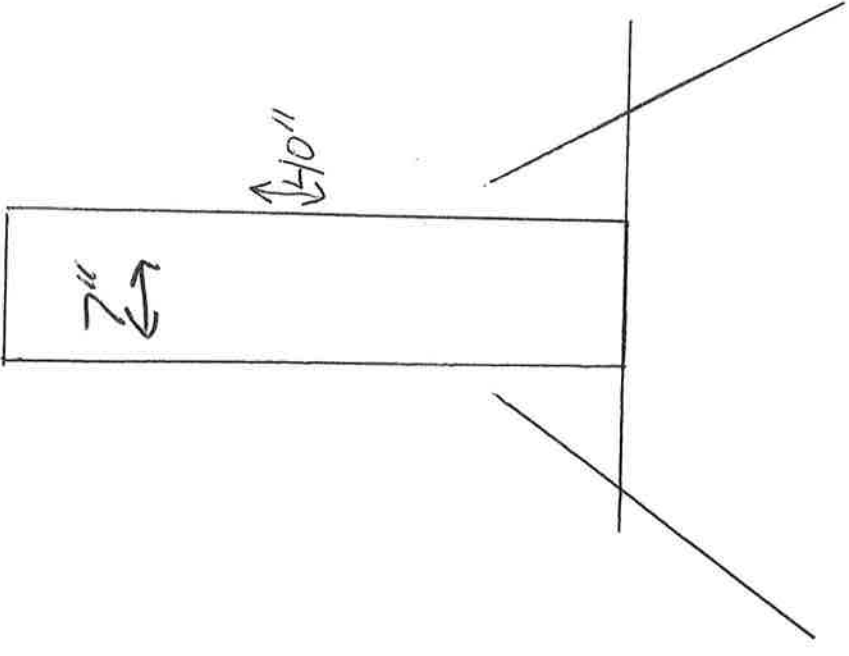
Beckey's  
drive in

Sign

123'

pole





- Black aluminum outside
- White fiberglass background
- 8" black letters 4 rows
- 8" red numbers
- Lights not to be used



**LEHIGH TOWNSHIP**  
**Planning and Zoning Commission**

1069 Municipal Road • Walnutport • PA • 18088

Phone 610 • 767 • 6771

Fax 610 • 767 • 1452

August 14, 2008

Anthony M. Gornick  
Cheryl Sullenberger  
4560 Lehigh Drive  
Walnutport, PA 18088

**RE: BUSINESS ADVERTISEMENT SIGN**  
**4560 LEHIGH DRIVE, WALNUTPORT, PA 18088**  
**TAX PARCEL - H2 24 9 0516**  
**LEHIGH TOWNSHIP, NORTHAMPTON COUNTY, PA**

Dear Anthony and Cheryl:

The Applicant wishes to erect a non-permanent sign on the above mentioned premises to advertise for a home heating oil delivery service.

- ξ No chemicals or storage of oil is located at the above mentioned premises.
- ξ The property owner will receive phone calls to fill orders for home heating oil delivery service.
- ξ One vehicle is housed on the property in a garage.
- ξ The owner will pick up heating oil at a transfer station not located in Lehigh Township, then deliver directly to the customer.
- ξ No storage of any heating oil is permitted to be stored in the home owners truck over night, or for any period of time, in the home garage located at the above mentioned address.

Please indicate on your application if further details are essential to explain the nature of the business. Attach a separate sheet of paper to the zoning application, if necessary.

The property is located in the General Commercial District. The primary activities of the business involve the display and sale of goods and products to the general public. Therefore, this is a permitted use of this zoning district. All procedures are subject to Sections 180-20 and 180-38 (both attached) of the Lehigh Township Zoning Ordinance.

Anthony M. Gornick & Cheryl Sullenberger  
August 14, 2008  
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Enclosed is a zoning application which is required to obtain the zoning permit for the sign. Please read the enclosed information (Section 180-38) and provide the following information. Be as specific as possible.

1. Please include a drawing showing ALL existing and proposed buildings and label each building for its current use and its proposed use.
3. Show location of proposed sign. Specifically, show the setback distance from the centerline of Lehigh Drive (Route 248) to where the sign will be placed on your property.
4. Show the distance of the sign from BOTH side yard property lines.

Please allow two (2) weeks for the review of the application and a response. Please have a current phone number available should I need additional information during this review process.

Thank you,



Laura M. Harrier, BCO  
Lehigh Township Zoning Officer  
[lharrier@lehightownship.com](mailto:lharrier@lehightownship.com)

cc: file

H:\My Files\ZONING\Lehigh Dr\08-08-14AnthonyGornickZoningApp.doc