



# Allentown

435 Hamilton Street  
Allentown, Pa. 18101

## Meeting Agenda - Final

### City Council

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Wednesday, August 6, 2025

6:30 PM

Council Chambers

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#### Invocation:

#### Pledge to the Flag

#### Roll Call

#### Courtesy of the Floor

Please observe the Rules of Council when given privilege of the floor. A copy of the Council Rules can be found on the council agenda on the website. If you would like to speak, we are asking that you fill out a card – they are on the back table provide them to the clerk before speaking. Include your name and address. When speakers have the privilege of the floor, personal insults, attacks, name calling or other behavior that is inconsistent with the purpose of conducting official business will not be tolerated. Courtesy of the Floor is meant to provide public comments on items that are not on the agenda. Public comment during consideration of ordinances, resolutions and motions are limited by topic – your comments must be relevant to the subject matter of the proposed legislation. Public comments are taken before council votes on legislation. You are given the privilege of the floor to provide public comment, it is not a question and answer session. State your position clearly and concisely for consideration. If you speak on behalf of yourself, you have three minutes and if you are speaking on behalf of a group that has several members present, you will be given five minutes in place of everyone coming to the podium. Please address the Council President not individual councilpersons or city staff. Refrain from insulting or defaming staff, officials, and the public; refrain from using offensive language, cursing, and making noises while other people are speaking. Please be aware that comments and/or behavior in violation of these rules will result in a forfeiture of all remaining time and you will be asked to return to your seat.

**Contract Approvals:** The general idea for approving contracts is that the council acknowledges that proper procurement procedures were followed pursuant to the city code. A copy of the procedures are linked at the bottom of this agenda.

R97

Authorization for Contract with Construction Masters Services, LLC. in the amount of \$2,158,813.45 to secure a Contractor to construct the intersection improvements at the intersections of 7th Street & Hamilton Street and 7th Street and Linden Street. Work will include removal and disposal of pavement, sidewalk and/or concrete curb, located within

the City limits, along with incidental work as may be authorized and required by the Contract Administrator. The improvements will be constructed primarily in commercial areas and in conjunction with the City Center Plaza redevelopment. One (1) bid was received. The contract shall commence upon full execution and shall cease on October 31, 2026. This contract can be extended for up to an additional twelve (12) months beyond the contract expiration period.

**Sponsors:** Administration

**Attachments:** [R97 - Construction Masters Services, LLC.](#)

#### R98

Authorization for a change order in the amount of \$4,180.00 with Philips & Donovan Architects, LLC to provide preliminary detailed consulting and engineering services for the preliminary design and cost estimates for the City of Allentown regarding the construction of a new Parks Operation facility located in the upper lot of our current Parks Maintenance facility located at 2050 Park Drive, Allentown 18103. The original contract was for \$24,480.00, the addition would bring the contract to a new total of \$28,660.00.

**Sponsors:** Administration

**Attachments:** [R98 - Philips & Donovan](#)

#### R99

Authorization for Contract increase to the estimate yearly sum increase from \$25,200.00 per contract year to \$45,000.00 per contract year, that was previously Bid and Awarded under City Policies, with Biros Utilities, Inc. to provide rental and services of portable toilets on a monthly/as needed basis with cleaning/sanitizing and winterizing services.

**Sponsors:** Administration

**Attachments:** [R99 - Biros](#)

#### R100

Authorization for a change order in the amount of \$207,078.80 with Construction Masters Services to secure a Contractor to construct/reconstruct ADA Ramps in accordance with the Americans with Disability Act and remove and dispose of sidewalk and/or concrete curb, located within the City limits, along with incidental work as may be authorized and required by the Contract Administrator. The original contract was for \$1,112,920.00, the addition would bring the contract to a new total of \$1,319,998.80.

**Sponsors:** Administration

**Attachments:** [R100 - Contract Increase Construction Masters Services](#)

#### R101

Authorization of Cooperative Contract(s) in an amount greater than \$40,000.00 to provide the City with various goods/services, for Condition One Commercial Roofing LLC.

**Sponsors:** Administration

**Attachments:** [R101 - Cooperative](#)

#### R102

Authorization for a change order in the amount of \$243,300.00 with Maher Duessel to

perform financial and compliance audits for the City. The original contract was for \$255,400.00, the addition would bring the contract to a new total of \$498,700.00.

**Sponsors:** Administration

**Attachments:** [R102 - Maher Duessel](#)

## Minutes of Previous Meeting

June 18, 2025 City Council Meeting Minutes

**Sponsors:** System

**Attachments:** [June 18, 2025 City Council Meeting Minutes.pdf](#)

## Communications

**Chasers – If you parked in the city lot next to City Hall, please see the City Clerk for a voucher.**

## Old Business

## REPORTS

Controller Reports

**Attachments:** [Review of Refund Process](#)

## ORDINANCES FOR FINAL PASSAGE (To be Voted On):

Bill 47 The bill was forwarded favorably by the Community and Economic Development Committee, Chairperson Mota.

Request from Cedar Crest College to Rezone 2851-2865 College Drive from Low Density Residential (R-L) to Institutional-Governmental (I-G)

**Attachments:**     [Bill 47 Rezoning.doc](#)  
[Exhibit A 2851-2865 College Drive.pdf](#)  
[Petition from Cedar Crest.pdf](#)  
[1. Staff Report Bill 47-2025 Rezone 2851-2865 College Dr..pdf](#)  
[Cedar Crest Zoning Map Amendment.pdf](#)  
[2851 - 2865 College Drive Labels \(Cedar Crest College\).csv](#)  
[County of Lehigh Law Department Receipt for Filing of Municipal Ordinance City](#)  
[Zoning Notice Posting - Amending the Zoning Map 2851 - 2865 College Drive fr](#)  
[Amending the Zoning Map 2851 - 2865 College Drive from RL to IG \(Picture I\).J](#)  
[Amending the Zoning Map 2851 - 2865 College Drive from RL to IG \(Picture II\).,](#)  
[Amending the Zoning Map 2851 - 2865 College Drive from RL to IG \(Picture III\).](#)  
[Amending the Zoning Map 2851 - 2865 College Drive from RL to IG \(Picture IV\)](#)  
[Amending the Zoning Map 2851 - 2865 College Drive from RL to IG \(Picture V\).](#)  
[The Morning Call Ad 7839163.pdf](#)

**Bill 60**

Amending the 2025 Trexler Fund Budget to provide for a supplemental appropriation of Eighteen Thousand One Hundred Seventy-Eight Dollars and Sixty-Six Cents (\$18,178.66) from the 2024 Springwood Trust operating budget to the 2025 Springwood Trust operating budget. These funds will be used to complete projects at Trexler Memorial Park.

**Sponsors:**     Administration

**Attachments:**     [Bill 60 Springwood 2024 Unappropriated Funds](#)

**Bill 61**

Amending 2025 General Fund Budget to provide a supplemental appropriation of One Hundred Eighty-Two Thousand Dollars (\$182,000.00) from the Commonwealth of PA Economic Development & Community Development Initiatives Program to the City of Allentown Police Department to utilize the funding for replacement of Police Academy range tower.

**Sponsors:**     Administration

**Attachments:**     [Bill 61 EDCDI - Academy Range Tower](#)

**Bill 62**

Amending the 2025 Fire Department budget to provide for a supplemental appropriation of Two Hundred Thousand Three Hundred Seventy-Five Dollars (\$200,375.00) from the County of Lehigh grant. These funds will be used to update and repair the Fire Academy Training Tower.

**Sponsors:**     Administration

**Attachments:**     [Bill 62 Fire Academy County Grant](#)

**Bill 63**

Amending the 2025 Fire Department budget to provide for a supplemental appropriation of Twenty-Five Thousand Dollars (\$25,000.00) from Commonwealth of Pennsylvania,

Department of Community and Economic Development grant. These funds will be utilized to support the Public Affairs Office, The Honor Guard, and the Underwater Recovery Team.

**Sponsors:** Administration

**Attachments:** [Bill 63 Fire DCED Grant](#)

Bill 64 The bill was forwarded favorably by the Community and Economic Development Committee, Chairperson Mota.

An Ordinance providing for the expenditure of certain monies received by the City of Allentown under Title I of the Housing and Community Development Act of 1976, as amended; The Homeless Emergency Assistance and Rapid Transition to Housing Act of 2009; and Title II of the National Affordable Housing Act of 1990, as amended; for the purpose of undertaking programs of housing and community development within the City.

**Sponsors:** Administration

**Attachments:** [Bill 64 HUD Allocation](#)

Bill 65

Amending the 2025 General and Liquid Fuels Fund Budgets to provide for a transfer of Five Hundred Sixty-Seven Thousand Nine Hundred Fifty-One Dollars and Thirty-One Cents (\$567,951.31) from the unappropriated balance of the General Fund to the Liquid Fuels Fund. This transfer stems from an audit finding on the Liquid Fuels funding from 2016-2020 stating that the paving of more than one inch required prior approval from the Department of Transportation and that prior approval was not received. This was not found in previous audits and has since been corrected once the city was made aware.

**Sponsors:** Administration

**Attachments:** [Bill 65 - Liquid Fuels Transfer Allocation](#)

Bill 66

Amending the 2025 Capital Fund Budget to provide for an increase of Two Million Seven Hundred Fifty Thousand Dollars (\$2,750,000.00) to a newly created Capital Account to complete the Center Square Project at 7th & Hamilton as part of the Public Improvement Project in accordance with ANIZDA guidelines. The City entered into a Reimbursable Agreement with PennDOT for up to \$2,500,000 for the improvements at 7th & Hamilton Street and 7th & Linden Street to include new traffic signals, paving, and pavement markings. The City's match is Two Hundred Fifty Thousand Dollars (\$250,000.00) for inspection fees and construction oversight. The City will be reimbursed up to Two Million Five Hundred Thousand Dollars (\$2,500,000.00) from PennDOT through discretionary funding for this project.

**Sponsors:** Administration

**Attachments:** [Bill 66 Center Square Project Transfer](#)

Bill 67

Amending the 2025 Capital Fund Budget to provide for a transfer of Two Hundred Ninety-Three Thousand Five Hundred Forty-Six Dollars and Eighty Cents (\$293,546.80) from various capital accounts to the Traffic Signals-Upgrade capital account to repair

traffic equipment at 7 intersections in the City due to accident damage.

**Sponsors:** Administration

**Attachments:** [Bill 67 Traffic Equipment Transfer](#)

Bill 68

Amending the 2025 Trexler Fund by authorizing a supplemental appropriation in the amount of One Hundred Twenty Thousand Seven Hundred and Twenty Dollars (\$120,720.00) to the Parks and Recreation Department to support the Court Upgrades capital project, Roosevelt Park capital project, and Rose Garden capital project. This is part of the 2025-26 Trexler Capital Project allocation.

**Sponsors:** Administration

**Attachments:** [Bill 68 - 2025 Trexler Allocation.docx](#)

**CONSENT AGENDA: The Consent Agenda is for items that are considered ‘no brainers’ – no need to have the administration explain anything the objective is to vote on all the resolutions at one time if there are no issues. The President asks if there is any request to remove any item from the Consent Agenda. If not, the clerk will read the titles of the resolutions. The President will ask for public comments, prior to council voting on the bundle.**

R103

Julie Ambrose, Board of Parks and Recreation, 8/7/2030 (Reappointment)

**Sponsors:** Administration

**Attachments:** [R103 Julie Ambrose - Board of Parks and Recreation, 8-7-2030.doc](#)  
[Memo from Mayor Tuerk regarding the reappointment for Julie Ambrose - Board](#)

R104

Sewage Planning Module at 2852 Crest Ave N - Subdivision

**Sponsors:** Administration

**Attachments:** [R104 2852 Crest Ave N Subdivision - Sewer Planning Module.doc](#)  
[2852 Crest Ave N - Subdivision - Sewage Planning Module.pdf](#)

R105

Sewage Planning Module at PPL Tower Redevelopment

**Sponsors:** System

**Attachments:**      [R105 PPL R105 PPL Tower Redevelopment- Sewer Planning Module.doc](#)  
[01\\_Componet 4B-signed PPL Tower Redevelopment.pdf](#)  
[02A\\_LCA Transmittal-Componet 3 - PPL Tower Redevelopment.pdf](#)  
[02B\\_Component 3-Completed - PPL Tower Redevelopment.pdf](#)  
[03\\_901 909 Hamilton Component 4A - Complete - PPL Tower Redevelopment.pdf](#)  
[04\\_Sewage Flow Generation Calculations - PPL Tower Redevelopment.pdf](#)  
[05\\_Sewage Narrative - PPL Tower Redevelopment.pdf](#)  
[06\\_Will Serve Letter Request LCA - PPL Tower Redevelopment.pdf](#)  
[07\\_WIL\\_1 - PPL Tower Redevelopment.PDF](#)  
[08A\\_PNDI-Signed - PPL Tower Redevelopment.pdf](#)  
[08B\\_PNDI-PAFB-Clear - PPL Tower Redevelopment.pdf](#)  
[09A\\_PHMC Letter - PPL Tower Redevelopment.pdf](#)  
[09B\\_PHMC\\_FP Reply - PPL Tower Redevelopment.pdf](#)  
[010\\_2402091\\_C1.0 - PPL Tower Redevelopment.pdf](#)  
[011\\_Checklist - Component 3 - PPL Tower Redevelopment.pdf](#)  
[013\\_Resolution - PPL Tower Redevelopment.pdf](#)  
[014\\_Transmittal Letter SPM - PPL Tower Redevelopment.pdf](#)

R107

Sewage Planning Module at 1028 S Lumber

**Sponsors:**      System

**Attachments:**      [R 1028 S Lumber - Sewer Planning Module.doc](#)  
[Sewer Planning Module 1028 S Lumber St 2025-08-01.pdf](#)

**RESOLUTIONS FOR FINAL PASSAGE (To be Voted On): There are none.**

**ORDINANCES FOR INTRODUCTION (To be referred to Committee with public comment prior to referral. The bills will be discussed thoroughly at the committee meeting, the will be opportunities for discussion at that time.)**

Bill 69    Refer to Allentown and Lehigh Valley Planning Commission, and we will schedule a Committee of the Whole when the reports are received Chapter 660 Zoning Ordinance. Repealing Chapter 660, Zoning, in its entirety and adopting a new Zoning Ordinance and Zoning Map.

**Sponsors:**      Administration

**Attachments:**      [Bill 69\\_Zoning Code Amendment](#)  
[Exhibit A - Zoning Ordinance -- Exhibit B - Zoning Maps](#)

Bill 70    Refer to Allentown and Lehigh Valley Planning Commission, and we will schedule a Committee of the Whole when the reports are received. Chapter 350 Subdivision and Land Development Ordinance. Repealing Chapter 350, Land Development and Subdivision, in its entirety and adopting a new Subdivision and

Land Development Ordinance.

**Sponsors:** Administration

**Attachments:** [Bill 70 - SALDO Amendment](#)  
[Exhibit A - SALDO Public Hearing Draft](#)

Bill 71 Refer to the Public Works Committee  
Amending the 2025 Solid Waste Fund Budget to provide for a supplemental appropriation of One Hundred Fifty-Three Thousand Dollars (\$153,000.00) from the unappropriated cash balance to purchase a new cardboard baler for the Recycling Drop Off Center. The City was awarded \$200,000 through the 902 Municipal Recycling Program Development and Implementation Grant for this purchase and will be fully reimbursed once the cardboard baler is purchased and installed.

**Sponsors:** Administration

**Attachments:** [Bill 71 Solid Waste Fund Transfer](#)

Bill 72 Refer to Committee of the Whole, August 13th, at 6 PM  
Authorizing and securing the issuance of one or more series of general obligation bonds, in the maximum aggregate principal amount of \$134,040,000, pursuant to the Pennsylvania Local Government Unit Debt Act, to finance various capital projects of the city and to pay the costs of issuing the bonds; accepting a bond purchase agreement; setting forth the parameters, substantial form of and conditions for issuing the bonds; pledging the full faith, credit and taxing power of this city to secure the bonds; creating a sinking fund and appointing a paying agent and sinking fund depository; and authorizing related action.

**Sponsors:** Administration

**Attachments:** [Bill 72 ALLENTOWN CITY 2025 GO BONDS PARAMETERS NEW MONEY\(12](#)

**RESOLUTIONS FOR INTRODUCTION (Can be voted on or Referred to Committee):**  
There are none.

## **NEW BUSINESS**

## **GOOD AND WELFARE**

## **ADJOURN**

*Council meetings are held on the first and third Wednesday of each month beginning at 6:30 pm in Council Chambers. For copies of the agenda or meeting announcements, please visit our website at [www.allentownpa.gov](http://www.allentownpa.gov) or contact the Clerk at [Michael.Hanlon@allentownpa.gov](mailto:Michael.Hanlon@allentownpa.gov) to receive an email notice of the meetings.*

Reference Materials:

Council Rules

Procurement Code

Ethics Code



**Attachments:**

[Procurement Code](#)

[Ethics Code](#)

[Rules](#)