



# Allentown

435 Hamilton Street  
Allentown, Pa. 18101

## Minutes - Final

### City Council

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Wednesday, May 21, 2025

6:30 PM

Council Chambers

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#### Invocation:

#### Pledge to the Flag

#### Roll Call

**Present:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

**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 our 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.**

Mr. Quinn Allen stated good evening and stated what's really going on in America. He stated once again, a couple weeks ago, he expressed some with this city hall and of course the mayor who is hardly ever here at the city hall meetings. He stated that they have a lot of issues on the streets of Allentown, especially downtown and apparently at William Allen High which they saw this morning, more of the same thing. He stated all they ever talk about, 9.5 times out of 10 times in these meetings is how to spend money and that is it. He stated that they don't talk about the issues of how to and this morning, there was a new shelter opened. He stated not to say that he is against shelters, but they should be helping people prosper so they don't need shelters, but they can build more homes for the people in Allentown. He stated that he is very frustrated right now with City Council. He stated that is why he has taking it upon himself to run for mayor of Allentown because it is time that someone who cares to talk about these issues to

actually bring up legislation to help the people prosper. He stated that he believes that last tax increase which was 27 percent under O'Connell was totally ridiculous, unnecessary, and he thinks they can run this city without or even lower taxes for the residents so more people can prosper out there than government in here. He stated that they have to do better with the money that, the city has got to do better with the money that they are giving by taxes. Also, he knows that this is not much of a city issue, but probably state issue, maybe. But, punishing people who can't pay their taxes on-time by taking away their properties goes against the 5th, 8th, and 14th Amendments because we have property rights and you just can't take property by calling it due process just because someone can't pay their taxes, especially the elderly who thankfully don't have to pay taxes on social security thanks to Trump's Executive Order, but it is still ridiculous that you will take away someone's property and that the government can even take away property that they spent entire lives to buy. He stated that is all he got to say this week, but City Council and hopefully Mayor Tuerk can do better, but right now he doesn't see it.

Mr. Daryl Hendricks thanked Mr. Allen.

Mr. Michael Hanlon stated that is all he has.

Mr. Daryl Hendricks thanked Mr. Hanlon.

**Contract Approvals: The general idea for approving contracts is that the council acknowledges that proper procurement procedures were followed pursuant to the city code. Ask the Clerk to read the resolution. After staff explains the process, ask for comments from the dais and the public before a vote.**

[15-7741](#)

R62

Authorization of Cooperative Contract(s) in an amount greater than \$40,000.00 to provide the City with various goods/services, for Witmer Public Safety Group, Inc., Miller Flooring, and Stephenson Equipment, Inc.

**Sponsors:** Administration

**Attachments:** [R62 Council Cooperative Approval - 5.21](#)  
[Resolution #31056.pdf](#)

Mr. Daryl Hendricks thanked Mr. Hanlon. He asked Ms. Baraket if she wants to expound on that at all.

Ms. Jessica Baraket stated that she does not have anything. They are just Cooperative Contracts.

Mr. Daryl Hendricks asked if there are any comments or questions from his colleagues.

**Yes:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

## Minutes of Previous Meeting

[15-7731](#) April 16, 2025 City Council Meeting Minutes

**Sponsors:** System

**Attachments:** [April 16, 2025 City Council Meeting Minutes](#)

**Yes:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

[15-7737](#) May 7, 2025 City Council Meeting Minutes

**Sponsors:** System

**Attachments:** [May 7, 2025 City Council Meeting Minutes.pdf](#)

**Yes:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

## Communications: If you parked in the city lot next to City Hall, please see the City Clerk for a voucher.

Mr. Daryl Hendricks asked if they had anything for communications.

Mr. Santo Napoli stated just the standard parking reminder for visitors that are coming to City Council meetings. He stated that they can use the Government Deck and see Mr. Hanlon for a validation to pay for parking.

Mr. Daryl Hendricks stated thank you, Mr. Napoli.

## Old Business: None

**REPORTS****REPORTS Committee of the Whole:**

A Committee of the Whole meeting is scheduled for June 4th at 6 PM to review Bill 46. An updates to the City's Nondiscrimination legislation.

**Public Hearing – A Public Hearing is scheduled for June 18th at 6 PM on Bill 16. Bill 16 Amending Chapter 660 (ZONING) of the City of Allentown Zoning Ordinance by amending Section 660.5 to remove the limitation on preparation and provision of meals for only senior citizens within the community center definition.**

**Budget and Finance: Chair Napoli, Santos, Gerlach**

The Committee has not met since the last council meeting; the next meeting is scheduled for June 4th at 5:00 PM.

**Community and Economic Development, Chair Mota, Hendricks, Napoli**

The Committee met this evening; there are no future meetings scheduled.

**Human Resources, Administration and Appointments: Chair Santos, Napoli, Hendricks**

The Committee has not met since the last council meeting. There is no future meetings scheduled at this time.

**Parks and Recreation: Chair Gerlach, Santos, Affa**

The Committee also has not met since the last council meeting; there are no future meetings scheduled at this time.

**Public Safety: Chair Affa, Zucal, Mota**

The Committee met this evening. There are no future meetings scheduled.

**Public Works: Chair Zucal, Gerlach, Affa**

The Committee has not met since the last council meeting; the next meeting is scheduled for June 4th at 5:45 PM.

**Rules, Chambers, Intergovernmental Relations, and Strategy: Chair Hendricks, Mota, Napoli**

The Committee has not met since the last council meeting; no meetings are scheduled currently.

**Controller's Report**

The Controller has submitted three reports since the last council meeting: Lights in the Parkway Gift Card, check and certification bonus reviews. They are attached to the agenda.

Mr. Jeffrey Glazier thanked Mr. Hendricks. He stated that he has one or maybe two things for you this evening. He stated that the first thing he would like to talk about is the semi - annual Pension Valuation. He stated that Act 205 mandates that Pension Plans go through a thorough evaluation every two years. He stated that they are in the midst of that now and what that valuation does is look at financial and demographic information on the first day of the odd number year. He stated that is January 1, 2025. The next valuation will be January 1, 2027. He stated what this does is gives them a very good snapshot financially and demographically of the Plans. He stated that they can look backward and they can project forward. He stated that it is just a snapshot because they realize just how quickly things will change. He stated that the Actuary complimented the city because they were in the Finance Department and they were very very quick in getting information to them this year so they got this Report out months quicker than they ever had in the past. He stated that they have a little bit more time to chew over it. He stated that his wife also works in this business and it is one of her major complaints that they don't get information in a timely manner. He stated kudos to the Finance Department for really stepping it up and getting that information out there because this is by far the earliest they ever gotten this information. He stated just to fill them in on the high points and the importance of this. He stated part of this information projects what our pension contribution is going to be over the next two years. He stated that they have that information now, it may get tweaked a little bit, by September the administration has to bring forth to Council information as to what that MMO is going to be for '26 and '27. He stated that it might be one or two changes between now and then. There are things that the aggregated board has to work on, but they have the information out and they just need to think about it. He stated one of the other information they get is to look at the value of our assets. the value of our liabilities and how well funded we are. He stated that he and Cynthia and Mike, but in terms of elected officials being the old timers here, remember when the Water Lease deal was done. He stated that impatience for that was because the Plans were so underfunded. He stated for instance, in 2013, the Police Fund was about 40 percent funded. He stated that you are in serious distress if your plan is only 40 percent funded. He stated between the infusion of funds from the Lease and astute investment decisions and the magic of the stock market, that Plan on January 1, 2025 was almost 90 percent funded. He stated that is pretty healthy. He stated that one of the things that they learned in this business is that things can change tomorrow. He stated by and large 2024 and 2023, the market performed pretty well. He stated that since January 21st, he thinks it is fair to say that the market, both the stock market and the bond market are reacting to the chaos and the uncertainty in unhealthy ways for the Pension Funds. He stated that the Stock Market is down, the Bond Funds yields are going up. They are under a little bit a pressure now and hopefully things will smooth out. He stated as he said the next valuation is January 1, 2027. He stated so whatever chaos the got now, they got some time to work through it and get back the healthy returns. He stated that the Fire Fund was 38

percent funded in 2013 and is now 91.6 percent funded as of January 1, 2025. He stated that once again the volatility of the market and the chaos in the market has negatively affected us at the beginning of the year, but they have good Actuaries and have good investment advisors and the board is inherently a conservative group. He stated that they are going to make their way through this as best they can to protect the assets held in trust for the Pensioner/Pensioneers and also make sure the city's contributions stays reasonable. He stated so that is that Report. He asked did he use up his three minutes Mr. Hanlon.

Mr. Michael Hanlon stated yep.

Mr. Jeffrey Glazier stated then we are done. He stated if they have any questions about this, let them know. He stated that they next thing they will hear from him on pensions is that he will give them the statement of cash flows in a couple of weeks so you can see where the funds were in the beginning of the first quarter and where they are now.

Mr. Daryl Hendricks thanked Mr. Glazier. He asked does anybody have any questions or comments for Mr. Glazier. He stated that being the case, they will move forward. He stated that someone was not aware of the procedure for speaking so he is going to give that person an opportunity to speak now.

Mr. Michael Hanlon stated that it was Paulette Hunter.

Ms. Paulette Hunter stated sorry stating she hasn't been here in a long time.

Mr. Daryl Hendricks stated that is ok.

Ms. Paulette Hunter, 737 W. Tilghman Street in Allentown, stated that she wants to speak about Police Forfeiture and Youth Council. She stated that she was told that the Police Officers on here would be able to explain what it is if she is explaining it wrong. She stated that she just spoke to the Police Chief about it. She stated several years ago there was a Black Chief and he left because his son was having problems with police and stuff like that. She stated during the time he was here, he spoke about how Allentown and people were getting arrested in Allentown and how it was money attached to them. Meaning if they have drugs, money, it was attached to them because it was Allentown. It was Allentown where they got arrested. She stated so that money was kept by Lehigh County. She stated what the Chief spoke about years ago, he said some of that money should be coming back to Allentown because the people got arrested in Allentown and so even though the person might not have gotten in jail or anything like that, but he left his money with the county and warrants and stuff, some of that money should be coming back to Allentown. She stated that she is here to ask them to look into that money coming back to

Allentown. About 80 to 90 percent should be coming back to Allentown and she is hoping they use that money to help the youth because the Youth Council that you created is not going anywhere right now because of the administration and stuff. She stated that they need to do an intern for the youth. They need to do activity for the youth and use that money for that. She asked Mr. Hendricks if he could explain about Police Forfeiture if he knows anything about it so they get a better understanding. She stated that basically what she is saying is that when someone get arrested and they arrested in Allentown, money subsequently comes back to Allentown. Not to Lehigh County. Right now, Lehigh County use most of it and they should asked them to request at least 80 to 90 percent to come back to us and use it to help the youth in Allentown. She stated that is what they would like them to look into.

Mr. Daryl Hendricks asked if they have her phone number.

Ms. Paulette Hunter stated that she will give it to him, yeah. She stated that she did speak to the Chief about it and stated that Council can speak to him about it individually. She stated that he is aware of it and understands exactly and agrees with her 100 percent. She stated that they can speak to the Chief about it also.

Mr. Daryl Hendricks asked if he spoke to Chief Roca.

Ms. Paulette Hunter stated yes, she just spoke to him and he knows about it and knows what she is talking about it and knows what it is called. She stated that he knows years ago they mentioned it, but wasn't getting 90 or or 80 percent of it and he would like it to come back here to help the youth and other things he mentioned and stuff. She stated so please talk to him and he will explain it more to you. She stated that she would like them to look into that for her, please.

Mr. Daryl Hendricks stated that they will have their City Solicitor and Council Solicitor also get that and call you back.

Ms. Paulette Hunter stated also the Youth Council also they need to make sure that it gets back to where it supposed to be. She stated because Youth Council's that they have at the state level they normally pay them a stipend to be part of the committee. She stated that they normally pay them to go to the meetings back and forth at the state level and they normally have someone on there to help them to create the committee because the youth doesn't know what to do. They also do that. If they don't do that for the youth, the administration here didn't do that for the Youth Council, they need to reinstate and start doing what they need to do to help the youth and make sure that Youth Council becomes strong. She stated that they need to hear from the youth because they are our future. She thanked Council for allowing her to speak.



Mr. Daryl Hendricks stated sure, certainly.

Mr. Michael Hanlon stated to Ms. Hunter that her telephone number is on there.

The Mayor has not submitted anything for the agenda.

[15-7745](#) Controller's Reports

**Attachments:** [Check Review.pdf](#)  
[Lights Gift Cards.pdf](#)  
[Cert bonus.pdf](#)

**ORDINANCES FOR FINAL PASSAGE (To be Voted On):** The Clerk reads the bill. The Chair of the committee gives a report or recommendation on the bill, comments are taken from the administration, if need be, the dais, and the public before a vote is taken.

[15-7702](#) Bill 44  
Amending the 2025 General Fund Budget to provide for a supplemental appropriation of Sixteen Thousand Three Hundred Twenty-Two Dollars and Two Cents (\$16,322.02) from the Commonwealth of Pennsylvania Office of The State Fire Commissioner (OSFC) Grant to the Allentown Fire Department for the purchase of equipment.

**Sponsors:** Administration

**Attachments:** [Bill 44 Fire OSFC Grant Allocation](#)  
[Ordinance #16136.pdf](#)

Mr. Daryl Hendricks thanked Mr. Hanlon and stated that this was in your committee.

Ms. Candida Affa stated that it was a 3 - 0 to send it to the Council to move forward.

Mr. Daryl Hendricks asked if there are any questions or comments from his colleagues. He asked if there were any comments from the public.

**Yes:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

[15-7703](#) Bill 45  
Repealing Chapter 455, Property Rehabilitation and Maintenance, in its entirety and adopting the International Property Maintenance Code.

**Sponsors:** Administration

**Attachments:** [Bill 45 Rental Code Amendment Ordinance #16137.pdf](#)

Mr. Daryl Hendricks thanked Mr. Hanlon and stated that this was in your committee.

Dr. Cynthia Mota stated yes, Mr. President and it was 3 - 0. She stated that it was moved favorably for Council.

Mr. Daryl Hendricks thanked Ms. Mota and asked if there were any other questions or comments from his colleagues or any comments from the public, please come forward.

Ms. Kelly McElroy, Enforcement and Compliance Manager for the City of Allentown, stated that she fully support what Heidi has worked very hard on implementing. She stated on one of the benefits that she is not sure was discussed was that the inspectors are going to have to be tested to get certified to enforce the ordinance which is a good thing. You know when the guys come into the Rental Department, they take a unionized test to get the position, but this is a standardized proctored test that they are going to have to pass and they are going to have to have continuing education so it is going to give them credibility to enforce the ordinance and it is going to be a great thing and make it a lot clearer and people are not have the ability to say that we don't have the credibility to enforce what we are enforcing.

Mr. Daryl Hendricks asked anybody else.

Mr. Daryl Hendricks stated and that will be all scheduled and you said it is ongoing, correct.

Ms. Kelly McElroy stated once they get the certification for the International Property Maintenance, they are going to every three years they have to do continuing education. It is going to keep everybody up to date with Code changes and it is going to get the guys credibility and it is going to make the enforcement a lot more clearer.

Mr. Daryl Hendricks thanked Ms. McElroy and asked does anybody else have any questions.

Mr. Ed Zucal stated just one quick question and asked what would happen if they didn't pass the test.

Ms. Heidi Westerman stated that in order to enforce the Code, you don't have to have a certification for enforcement. It is going to be something as our new inspectors come on board. Instead of doing the randomized test

that they do now, they are going to have to take that test to get certified. She stated that they are just encouraging them at this time with the staff to get the certification. It is not actually required to enforce. It is just encouraging to try to get them to do it.

Mr. Ed Zucal stated ok.

Mr. Daryl Hendricks asked anybody else. He asked if there were any comments from the public.

**Yes:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

### **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.**

Mr. Michael Hanlon stated that they have three items for the Consent Agenda. The appointment of Mr. Edinger to the Board of Parks and Recreation. The term will extend to 5-8-2030; the appointment of Mr. Beavers to the Environmental Advisory Council. The appointment will extend to 1-4-2027; and the appointment of Krissi Echevarria to the Human Relations Commission stating that term would extend to 5-22-2028.

Mr. Daryl Hendricks thanked Mr. Hanlon. He asked if there were any questions or comments from his colleagues. He asked if there were any comments from the public.

**Yes:** 7 - Cynthia Mota, Daryl Hendricks, Ed Zucal, Natalie Santos, Ce-Ce Gerlach, Candida Affa, and Santo Napoli

[15-7738](#)

R63

David Edinger, Board of Parks and Recreation, 5-8-2030.

**Sponsors:** Administration

**Attachments:** [R63 David Edinger, Board of Parks and Recreation, 5-8-2030.doc](#)  
[Parks and Recreation Board.xlsx](#)  
[Memo from Mayor Matt Tuerk regarding Appointment of David Edinger, Board of Parks and Recreation, 5-8-2030.pdf](#)  
[Resolution #31057.pdf](#)

[15-7739](#)

R64

Craig Beavers, Environmental Advisory Council, 1-4-2027 (Filling Vacant Position Created by the resignation of Tim O'Brien)

**Sponsors:** Administration

**Attachments:** [R64 Craig Beavers, Environmental Advisory Council, 1-4-2027.doc](#)  
[Environmental Advisory Council \(EAC\).xlsx](#)  
[Memo from Mayor Matt Tuerk regarding Appointment of Craig Beavers, Environmental Advisory Council, 1-4-2027.pdf](#)  
[Resolution #31058.pdf](#)

[15-7740](#)

R65

Krissi Echevarria, Human Relations Commission, 5-22-2028

**Sponsors:** Administration

**Attachments:** [R65 Krissi Echevarria, Human Relations Commission, 5-22-2028.doc](#)  
[Memo from Mayor Matt Tuerk regarding Appointment of Krissi Echevarria, Human Relations Commission, 5-22-2028.pdf](#)  
[Human Relations Commission List.xlsx](#)  
[Resolution #31059.pdf](#)

**RESOLUTIONS FOR FINAL PASSAGE (To be Voted On): There are no resolutions for final passage.**

**ORDINANCES FOR INTRODUCTION (To be referred to Committee with public comment prior to referral)**

[15-7742](#)

Bill 48

Amending the 2025 Capital Fund Budget to provide for a transfer of One million Six Hundred Ninety-Eight Thousand Two Hundred Eighty-Eight Dollars and Eighty-Nine Cents (\$1,698,288.89) from various Capital Projects to Capital Project 2035 – American Parkway Traffic Signal Improvements to complete the construction of installing traffic adaptive system along American Parkway/Basin Street from Susquehanna Street to Airport Road. This Ordinance is amending the previously approved Ordinance No. 16114 to correct the account strings.

**Sponsors:** Administration

**Attachments:** [Bill 48- Transfer American Pkwy GLG](#)

Mr. Daryl Hendricks asked if there were any comments from the public.

REFERRED TO THE PUBLIC WORKS COMMITTEE

[15-7744](#)

Bill 49

Amending the 2025 Capital Fund Budget to provide for an increase of Three Hundred Eighty-Four Thousand Dollars (\$384,000.00) to a newly created capital account and Ninety-Six Thousand Dollars (\$96,000.00) from the unappropriated balance as a grant match for the Demonstration project. These upgrades are low-cost temporary safety improvement

projects that will include installing speed cushions, roundabouts, and line painting at key locations throughout the City. The City was awarded a Safe Streets and Roads for All Demonstration Grant and also includes the City's match portion.

**Sponsors:** Administration

**Attachments:** [Bill 49 - SS4A Demonstration Grant](#)

Mr. Daryl Hendricks thanked Mr. Hanlon and asked if there were any comments from the public.

REFERRED TO THE PUBLIC WORKS COMMITTEE

**RESOLUTIONS FOR INTRODUCTION (Can be voted on or Referred to Committee):**

**There are no resolutions for introduction.**

**NEW BUSINESS: NONE**

**GOOD AND WELFARE: NONE**

**ADJOURNED: 6:55 PM**

[15-6577](#)

Reference Materials:  
Council Rules  
Procurement Code  
Ethics Code

**Attachments:** [Procurement Code](#)

[Ethics Code](#)

[Rules](#)