



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final Planning Commission

Tuesday, June 8, 2021

12:15 PM

<https://rebrand.ly/ACPC-June-8>
(717) 740-2323
Conference ID: 645 981 371#

Call to Order

Minutes of Public Meeting of April 13, 2021.

Minutes of Public Meeting of May 11, 2021.

STREET VACATIONS:

--- Unopened part of Dale Street from Catasauqua Avenue to N Brick Street and unopened part of N. Brick Street, 21-1(V), requested by Juan Betancourt.

SIDEWALK POSTPONEMENT REQUEST:

--- 933 S. Filmore Street, S21-3, requested by Jacqueline and James Russell

--- 941 S. Filmore Street, S21-4, requested by Miguel Vega

--- 943 S. Filmore Street, S21-6, requested by Benjamin Mohlenhoff

--- 2443 Lehigh Street, S21-7, requested by Van Cleef Engineering Associates

LAND DEVELOPMENTS:

--- 414 Carlisle Street, LMA-2019-00012, request by Henry R. Newton, Jr. on behalf of R&M Apartments, Inc. to extend conditional preliminary/final approval until June 11, 2023. Conditional preliminary/final plan approval was granted on June 11, 2019.

The applicant proposed the construction of an eight-unit multi-family residential building.

- The Landmark, 90 South 9th Street, LMA-2014-00010, request of Arthur A. Swallow, PLS on behalf of Ascot Circle Realty, LLC to extend conditional preliminary/final approval that includes a waiver from Section 1385.11 (B) until July 2, 2023. Conditional preliminary/final plan approval was granted on March 10, 2015 and was automatically suspended until after July 2, 2016 for a two-year period governed by the provisions of the Permit Extension Act, 72 P.S. Section 1602-1 et. Seq., as amended by the Act of 87 of 2012, a 12-month extension was granted on June 12, 2018 that expired on July 2, 2019, a 12-month extension was granted on June 11, 2019 that expires on July 2, 2020 and a 12-month extension was granted on June 9, 2020 that expires on July 2, 2021.

The applicant proposed the construction of a 33-story building for office and residential uses.

- Mother Baby Pavilion, 1736 Hamilton Street, LMA-2021-00007, preliminary/final plan approval requested by St. Luke's University Health Network.

The applicant proposes to construct an 8,857 SF addition.

- 2401 Emmaus Avenue, LMA-2021-00008, sketch plan review requested by Woodmont Industrial Partners, LLC.

The applicant proposes the demolition of the existing building and construction of a 224,000 SF warehouse.

- Central Park Apartments, 605 Wahneta Street, LMA-2021-00001, final plan approval requested by Central Park Apartments, LP.

The applicant proposes to construct 118 apartments.

Applicant requests waiver from Section 1385.11.B of the Land Development Controls Ordinance which requires that the horizontal distance from either the toe or top of an excavation or fill slope line shall be five (5) feet or one-half (1/2) the vertical height of the fill or excavation from any adjoining property or easement line, whichever is greater of the City's Land Development and Subdivision Ordinance (SALDO).

- 1047 W. Hamilton Street, LMA-2021-00009, preliminary plan approval requested by Ninth Metro, LLC.

The applicant proposes to subdivide the property and construct 28 apartment units with 18 parking spaces.

- 1034-1038 W. Hamilton Street, LMA-2021-00010, preliminary plan approval requested by Ninth Metro, LLC.

The applicant proposes to subdivide the property and construct 40 apartment units with 27 parking spaces.

ADJOURN

!! APPLICANTS ARE REQUIRED TO ATTEND !!
ANY QUESTIONS? CALL 610-437-7611