

MICHAEL P. HANLON



CITY CLERK

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March 7, 2019

David Kimmerly
Chief Planner
City Hall, Allentown, PA 18101

Michael Donchez
Lehigh Valley Planning Commission
961 Marcon Boulevard
Suite 310
Allentown, PA 18103-9397

Hello David and Michael:

The attached Bill 22 was introduced at the March 6, 2019 City Council meeting. The Bill amends the Zoning Map by rezoning parcels at 1811 S. Glenwood Street from B-4 Shopping Center Business to I-2 Limited Industrial.

This Bill is hereby referred to the Planning Commission and the Lehigh Valley Planning Commission for review and recommendations.

Please submit your report to this office.

Very truly yours,

Michael P. Hanlon
City Clerk

Cc: Council
Mayor Ray O'Connell
Leonard Lightner, Director - Community and Economic Development
Oldrich Foucek, Chairman of the Planning Commission
Brian Borzak, Engineering
Frances Fruhwirth, Associate Solicitor

ORDINANCE NO.

FILE OF CITY COUNCIL

BILL NO. 22 - 2019

MARCH 6, 2019

AN ORDINANCE

Amending the Zoning Map of the City of Allentown by rezoning parcels:

549567205959 (1811 S Glenwood St.) from B-4 Shopping Center Business to I-2 Limited Industrial.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF ALLENTOWN:

SECTION ONE: That the area on the Zoning Map of the City of Allentown, depicted on Exhibit "A" attached hereto, be rezoned from B-4 Shopping Center Business to I-2 Limited Industrial.

SECTION TWO: That all Ordinances inconsistent with the above provisions are repealed to the extent of their inconsistency.

LEGISLATIVE TEMPLATE

- **What Department or bureau is Bill originating from? Where did the initiative for the bill originate?**

Bureau of Planning and Zoning

- **Summary and Facts of the Bill**

Will rezone parcel: 549567205959 (1811 S. Glenwood St.)

from B-4 Shopping Center Business to I-2 Limited Industrial.

- **Purpose – Please include the following in your explanation:**
 - **What does the Bill do – what are the specific goals/tasks the bill seek to accomplish**
 - **What are the Benefits of doing this/Down-side of doing this**
 - **How does this Bill related to the City’s Vision/Mission/Priorities**

The legislation will make the parcels the same zoning as an adjacent parcel. Changing the zoning from B-4 to I-2 will make the property compatible for use as a logistics or warehouse use. Highway access is nearby making the location well suited for warehousing and related uses. Truck traffic may increase somewhat.

- **Financial Impact – Please include the following in your explanation:**
 - **Cost (Initial and ongoing)**
 - **Benefits (initial and ongoing)**

There is no direct financial cost or benefit to this legislation.

- **Funding Sources – Please include the following in your explanation:**
 - **If transferring funds, please make sure bill gives specific accounts; if appropriating funds from a grant list the agency awarding the grant.**

Not Applicable.

- **Priority status/Deadlines, if any**

As soon as possible.

- **Why should Council unanimously support this bill?**

The rezoning will allow for potential development to occur that would not have happened if the property is not rezoned.

- **Committee Action**

- **Public Comments**

- **Body/Text of the Bill**

- **Exhibits**

- **Vote**

Exhibit A 1811 S Glenwood St.



February 5, 2019

drawGraphics_poly

User drawn polygons

City Tax Parcels

Address

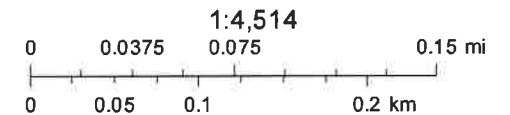
City Boundary

Road Edges (Private)

Road Edges

Airport

Railroads



City GIS