

MICHAEL P. HANLON



CITY CLERK

Michael.Hanlon@allentownpa.gov
435 West Hamilton Street
Allentown, PA 18101
Phone: (610) 437-7556
Fax: (610) 437-7554

January 24, 2020

Craig Messinger
Interim Director, Public Works
City Hall, Allentown, PA 18101

Irene Woodward
Director, Planning and Zoning
City Hall, Allentown, PA 18101

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

To All:

The attached street vacation petition was received from Herster, Newton & Murphy to vacate the following street:

From the westerly side of E. Ford Street beginning at the intersection of Brown Street to the westerly section of E. 4th Street as it intersects with S. Carlisle Street as is more fully set forth on the layout plan of 414 S. Carlisle Street (See Exhibit A Attachment)

This petition is hereby referred to the City Engineer, 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
Oldrich Foucek, Chairman of the Planning Commission
Brian Borzak, Engineering
Frances Fruhwirth, Associate Solicitor
Matt Kloiber, City Solicitor

STREET VACATION PETITION

Date

1/13/2020

City Council, City Hall

435 Hamilton Street

Allentown, PA 18101

(610) 437-7556 Telephone

(610) 437-7554 Fax

EMAIL: Mike Hanlon

Michael.Hanlon@allentownpa.gov

Tawanna L. Whitehead

Tawanna.Whitehead@allentownpa.gov

Gentlemen:

We, the undersigned and interested parties hereby request your honorable body to vacate

from the westerly side of E. Ford St. beginning at the intersection w/ S. Brown St. to the westerly section of E. 4th St, as it intersects with S. Carlisle St. as is more fully set forth on the layout plan of 414 S. Carlisle Street, attached as "Exhibit A" to this Petition

Reason for Vacation of Street (give details)

Request and Petition for the vacation is made pursuant to letter dated June 10 2019 from David Kimmerly, Chief Planner of City of Allentown more fully set forth under Paragraph No 5 of "ENGINEERING."

	<u>NAME</u>	<u>ADDRESS</u>	<u>PHONE</u>	<u>EMAIL</u>
①	George M. Haddad Jr.	717 E. Church St. Bethlehem PA 18018	610-442-9874	
②	JO Krapf & Sons Inc	700 Savage Rd Ste 4 Northampton PA 18067		

NOTE: Send or deliver this petition to:

City Clerk's Office

City Hall

435 Hamilton Street

Allentown, PA 18101

(610) 437-7556 Phone

(610) 437-7554 Fax

EMAIL: Mike Hanlon

Michael.Hanlon@allentownpa.gov

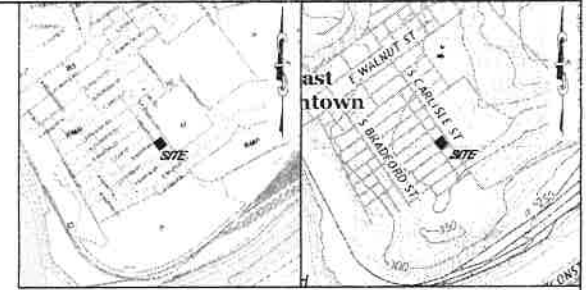
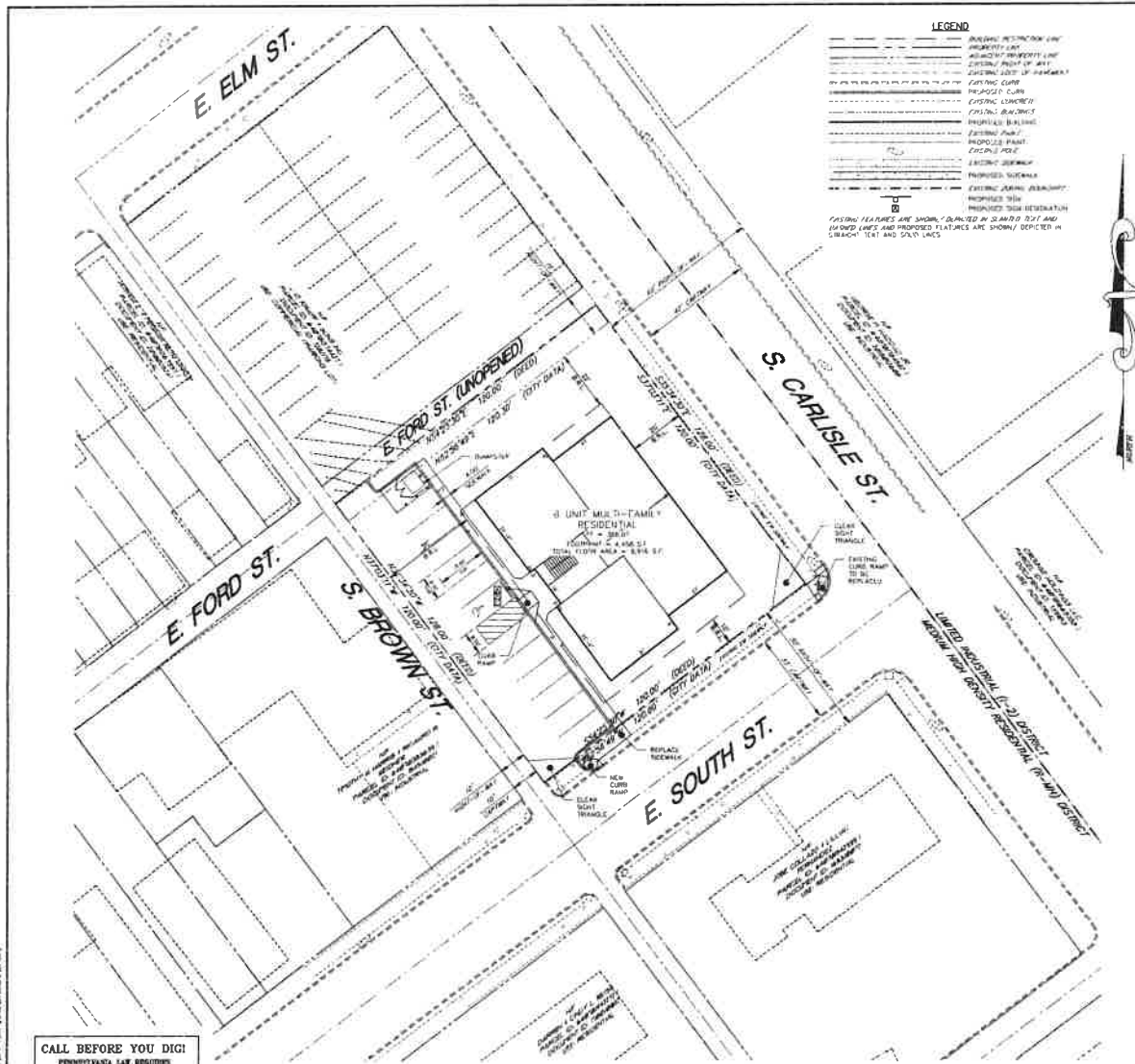
Tawanna L. Whitehead

Tawanna.Whitehead@allentownpa.gov

395.25 STREET VACATION FEES

Street Vacations: Petitions for street vacations can be found on the City website or by contacting the City Clerk's Office. A written Petition for a street vacation may be submitted to City Council by a citizen. The petition must be submitted together with a check in the amount of \$300.00 payable to the City of Allentown, to the City Clerk's Office, 435 Hamilton Street. Requests for Street Vacations shall be subject to a Three Hundred (\$300) Dollar fee. In addition, the petitioner must pay in full all costs incurred by the City in publishing the legally required advertising for the vacation prior to the final Council action. (14273 §1 3/3/05; 15173 §1 12/2/14)

Remittance/Check payable to the "City of Allentown"



SITE DATA		
ADDRESS	414 S. CARLISLE ST.	
TOTAL AREA	PER LOT = 15,360 SQ. FT. (0.3526 ACRES) PER MAP EXCLUDING UNDEVELOPED PORT-OF-WAY = 14,880 SQ. FT. (0.3386 ACRES)	
PARCEL ID	BASTON/2019/1	
DOCUMENT ID	2019/001/001	
WATER	PUBLIC	
SEWER	PUBLIC	
MUNICIPALITY	CITY OF ALLENTOWN	
ZONING	MEDIUM HIGH DENSITY RESIDENTIAL (MHD)	
REQUIRED		
MINIMUM LOT AREA	8,000 SQ. FT.	PER LOT
MINIMUM LOT WIDTH	120 FT.	PER LOT
MIN. BUILDING COVERAGE	30%	PER LOT
MIN. BUILDING HEIGHT	30 FT. OR 3 STORIES	PER LOT
BUILDING SETBACKS	10 FT.	PER LOT
FRONT YARD	20 FT.	PER LOT
SECONDARY FRONT YARD	10 FT.	PER LOT
REAR YARD	10 FT.	PER LOT
REAR YARD	10 FT.	PER LOT

PARKING NOTE
PARKING PROVIDED FOR MULTIFAMILY RESIDENTIAL:
= 15 SPACES / DWELLING UNIT
= 12 SPACES X 8 DWELLING UNITS
= 12 SPACES

UNIVERSITY COVERAGE NOTE
= 15 SPACES / DWELLING UNIT
= 12 SPACES X 8 DWELLING UNITS
= 12 SPACES

GENERAL NOTES
1. ALL IMPROVEMENTS WITHIN THE PUBLIC RIGHT-OF-WAY SHALL COMPLY WITH CITY OF ALLENTOWN OR PENNSYLVANIA STANDARDS AND SPECIFICATIONS.
2. ALL NECESSARY CITY OF ALLENTOWN PERMITS MUST BE OBTAINED PRIOR TO THE START OF CONSTRUCTION.
3. THE MINIMUM DISTANCE BETWEEN THE PLACEMENT OF RETAINING WALLS, ETC. AND UNDERGROUND UTILITY SERVICE LINES SHALL BE 10 FEET.
4. ALL EXISTING UTILITIES SHALL BE LOCATED AND DEPTH SHALL BE 10 FEET.

PLAN NOTES
1. REFER TO THE "TOTALS PLAN" DRAWING 2019020-04 FOR S&H AND CURB/ADA RAMP DETAILS.
2. TESTING TEMPORARILY BASED UPON PA 2008 2008 LQA DATA.
3. BUILDINGS AND OTHER FEATURES ON ADJACENT LOTS, UTILITY LOCATIONS, AND SIDEWALKS BASED UPON CITY OF ALLENTOWN GIS DATA AND GOOGLE EARTH PHOTO SPOT DATA. AERIAL PHOTOGRAPHS DATED 8/19/2018.

REFERENCE PLANS
1. CITY OF ALLENTOWN 2018 DATA MAP
2. CITY OF ALLENTOWN BLDG. PLAN

100 YEAR FLOODPLAIN NOTE
A REVIEW OF THE FEMA AND NCEM SERVICES' NATIONAL FLOOD INSURANCE PROGRAM MAPS INDICATES THAT THERE ARE NO REGULATED FLOODPLAINS WITHIN THIS PROPERTY.

WETLANDS NOTE
A REVIEW OF THE US FISH AND WILDLIFE SERVICE'S NATIONAL WETLANDS INVENTORY MAPS INDICATES THAT THERE ARE NO REGULATED WETLANDS WITHIN THIS PROPERTY.

CONSTRUCTION NOTE
ALL MATERIALS AND CONSTRUCTION SHALL CONFORM TO PA OUT PUBLICATION 608 AS AMENDED/LATEST REPEL PRIOR STANDARDS AND/OR MUNICIPAL STANDARDS, SPECIFICATIONS, AND ORDINANCES.

INTENT
THE APPLICANT PROPOSES TO CONSTRUCT AN EXISTING LOT MULTIFAMILY RESIDENTIAL BUILDING ON THE PROPERTY. THE PROPERTY IS CURRENTLY A HIGHLY COMPACTED GRAVELLY AGRICULTURAL FARMING LOT. THE APPLICANT WOULD CALL FOR A REDUCTION OF THE PROPERTY AREA ON THE PROPERTY (SEE "UNDEVELOPED PORT-OF-WAY" NOTE).

OWNER CERTIFICATION
I (We), the undersigned being duly sworn according to law before me on this day of 2019, do hereby certify that the foregoing plat, plan, and supporting documentation are true and correct, to the best of my professional knowledge and belief, and conform to the requirements of the City of Allentown Subdivision and Land Development Ordinance.

NOTARIZATION
I, the undersigned, being duly sworn according to law before me on this day of 2019, do hereby certify that the foregoing plat, plan, and supporting documentation are true and correct, to the best of my professional knowledge and belief, and conform to the requirements of the City of Allentown Subdivision and Land Development Ordinance.

SURVEYOR'S CERTIFICATION
I, the undersigned, being duly sworn according to law before me on this day of 2019, do hereby certify that the foregoing plat, plan, and supporting documentation are true and correct, to the best of my professional knowledge and belief, and conform to the requirements of the City of Allentown Subdivision and Land Development Ordinance.

OWNER'S CERTIFICATION
I, the undersigned, being duly sworn according to law before me on this day of 2019, do hereby certify that the foregoing plat, plan, and supporting documentation are true and correct, to the best of my professional knowledge and belief, and conform to the requirements of the City of Allentown Subdivision and Land Development Ordinance.

PLANNING APPROVAL
As a member of the City Planning Commission, I hereby certify that this subdivision meets its requirements.

SHEET NUMBER	DRAWING TITLE	DRAWING NUMBER
1 OF 4	LAYOUT PLAN	2019039-01
2 OF 4	EXISTING FEATURES PLAN	2019039-02
3 OF 4	SHADING AND UTILITIES PLAN	2019039-03
4 OF 4	DETAILS PLAN	2019039-04
5 OF 4	100 YEAR FLOODPLAIN	2019039-05
6 OF 4	100 YEAR FLOODPLAIN	2019039-06

MINOR LAND DEVELOPMENT PRELIMINARY / FINAL PLAN

CALL BEFORE YOU DIG!
PENNSYLVANIA LAW ENFORCERS
IF YOU ARE NOT SURE OF THE LOCATION OF ANY UTILITIES, CALL 800-441-7776
FOR MORE INFORMATION, VISIT: www.pa.gov

OWNER
GEORGE A. HINSHAW
17 E. LINDEN ST.
BETHLEHEM, PA 18018-2004

EQUITABLE OWNER / APPLICANT
BANK OF AMERICA
800 N. MARKET ST.
BETHLEHEM, PA 18018-2004

OWNER / APPLICANT
BANK OF AMERICA
800 N. MARKET ST.
BETHLEHEM, PA 18018-2004

NO.	DATE	BY	DESCRIPTION
1	8/22/2019	CLB	PRELIMINARY PLAN
2	8/22/2019	CLB	FINAL PLAN

NO.	DATE	BY	DESCRIPTION
1	8/22/2019	CLB	PRELIMINARY PLAN
2	8/22/2019	CLB	FINAL PLAN

NO.	DATE	BY	DESCRIPTION
1	8/22/2019	CLB	PRELIMINARY PLAN
2	8/22/2019	CLB	FINAL PLAN

BASE ENGINEERING INC.
CONSULTING ENGINEERS & SURVEYORS
1010 N. QUEBEC STREET
ALLENTOWN, PA 18109
PHONE: (610) 437-0978
www.BaseEng.com
email: BaseEngineering@BaseEng.com

REV	DESCRIPTION	BY	CHK	DATE	REV	DESCRIPTION	BY	CHK	DATE
1									
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10									

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www.BaseEng.com
email: BaseEngineering@BaseEng.com

SCALE 1"=20'
DATE 4/22/2019
DRAWN BY CLB
CHECKED BY

LAYOUT PLAN
414 S. CARLISLE ST.
CITY OF ALLENTOWN, 14TH WARD
LEHIGH COUNTY
PENNSYLVANIA
DWG No 2019039-01
REV 1
SHEET 1 of 6