



# Allentown

435 Hamilton Street  
Allentown, Pa. 18101

## Minutes - Final

### City Council

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Wednesday, October 4, 2023

6:15 PM

Council Chambers

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#### Public Hearing

#### Roll Call

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

**Notice is hereby given that the Allentown City Council will consider for possible adoption an Ordinance amending the Zoning Map and Zoning Ordinance of the City of Allentown by rezoning certain parcels at 51 N. Front St. and 115 Riverside Dr to B-5 Urban Commercial District, and by adding adds a text Amendment that provides additional requirements for B-5 properties and provides for a repealer clause, a severability clause, and an effective date.**

**City Council will consider the foregoing at a Public Hearing on Wednesday, October 4, 2023 at 6:15 PM in Council Chambers, 435 Hamilton Street, Allentown, PA 18101. Copies of the full text of this Ordinance are available to any interested party for examination and copying at cost at the City Clerk's Office or for inspection during regular business hours at the offices of this newspaper and the Lehigh County Department of Law. City Council may adopt this amendment to the Zoning Ordinance at the regularly scheduled Council Meeting at 6:30 pm immediately following this Public Hearing.**

[15-6049](#)

Bill 70

Amending the Zoning Map and Zoning Ordinance of the City of Allentown by rezoning certain parcels at 51 N. Front St. and 115 Riverside Dr to B-5 Urban Commercial District, and by adding adds a text Amendment that provides additional requirements for B-5 properties, provides for a repealer clause, a severability clause, and an effective date.

**Attachments:** [Bill 70 Riverside Drive from BLI to B5](#)

[Letter from Urban Residential Properties regarding Rezonign Request  
Petition - Riverside Drive](#)

[Bill Riverside Drive from BLI to B5](#)

[Letter from Jennifer Gomez in Planning regarding Bill #70 51 N. Front  
Street and 115 Riverside Drive](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting I](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting II](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting III](#)

[51 S Front Street Posting](#)

[115 N Front Riverside Drive Posting](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Notice](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Notice II](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Notice III](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting IV](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting V](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting VI](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting VII](#)

[51 S Front Street Posting II](#)

[51 S Front Street Posting III](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Notice IV](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Notice V](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Notice VI](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting VIII](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting IX](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting X](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting XI](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting XII](#)

[Public Hearing Bill 70 Riverside Drive from BLI to B5 - October 4  
Posting XIII](#)

[The Morning Call Ad 7495076](#)

[Ordinance #15944](#)

Mr. Daryl Hendricks stated the purpose of this meeting is to take public testimony on the possible adoption of an Ordinance amending the Zoning Map and Zoning Ordinance of the City of Allentown by rezoning certain parcels at 51 N. Front St. and 115 Riverside Dr to B-5 Urban Commercial District, and by adding adds a text Amendment that provides additional requirements for B-5 properties and provides for a repealer clause, a severability clause, and an effective date. City Council's Community and Economic Development Committee met September 23 and forwarded the bill favorably &ndash; noting the current bill is a result of the petitioner working closely with the city. The Public Hearing was advertised in the Morning Call on September 9 and 17, 2023. Zoning posted the property. The purpose of the meeting is for comments from the public on the proposal. Members of the public may come up to the podium and give statements in support or opposition to the proposal, please state your name and address. He asked is there anyone that wishes to make a comment on this proposal. He stated that the record is now closed and the matter will be deliberated and voted on at tonight's regularly scheduled City Council meeting. This meeting is adjourned.

**ADJOURNED: 6:17 PM**