



Lehigh Valley Planning Commission

DR. CHRISTOPHER R. AMATO
Chair

CHRISTINA V. MORGAN
Vice Chair

ARMANDO MORITZ-CHAPELLIQUEN
Treasurer

BECKY A. BRADLEY, AICP
Executive Director

TRANSPORTATION PLANNING COMMITTEE MEETING Thursday, October 24, 2024, at 5:30 pm AGENDA

THE MEETING CAN BE ACCESSED AT <https://tinyurl.com/LVPC2024> OR VIA PHONE 610-477-5793 Conf ID: 928 251 831#.

Roll Call

Courtesy of the Floor

Staff Introductions

1. Chief Transportation Planner, Humaira Nabeela
2. Director of Development, Samantha Pearson

Old Business:

1. *INFORMATION ITEM*: Easten Pennsylvania Freight Alliance – Freight Infrastructure Plan (EG)
2. *INFORMATION ITEM*: Coordinated Human Services Transportation (HST) Plan (BD)

New Business:

1. *ACTION ITEM*: Street Vacation Petition – Portion of Hill Street behind 2151 West Fairview Street – City of Allentown (BH)
2. *ACTION ITEM*: Street Vacation Petition - Portion of land associated with 14th Street between Tilghman Street and West Green Street – City of Allentown (BH)

Monthly Reports:

1. *INFORMATION ITEM*: Monthly Traffic Count Report (BH)
2. *INFORMATION ITEM*: Bridge Projects Status Updates (BD)

Next Transportation Committee Meeting:
November 21, 2024, at 5:30 pm



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October 15, 2024

Michael P. Hanlon
435 West Hamilton Street
Allentown PA 18101
Michael.Hanlon@AllentownPA.gov

RE: **Street Vacation Petition
Hill Street behind 2151 West Fairview Street from the corner of 22nd Street and Hill
Street, City of Allentown, Lehigh County**

The Lehigh Valley Planning Commission (LVPC) will consider the subject street vacation petition at its Transportation Committee and Full Commission meetings, pursuant to the requirements of the Pennsylvania Municipalities Planning Code (MPC). Discussion on agenda items largely happens during the Committee meeting. Both meetings are virtual, please see the meeting details below to attend. The LVPC will issue a follow-up letter after the Commission meeting should the Commission have any additional comments or revisions.

- LVPC Transportation Committee Meeting
 - October 24, 2024 at 5:30 PM
 - <https://lvpc.org/meetings.html>
- LVPC Full Commission Meeting
 - October 24, 2024 at 7:00 PM
 - <https://lvpc.org/meetings.htm>

The proposed street vacation petition was reviewed for recommendations under Section 304 of the Pennsylvania Municipalities Planning Code (MPC), and for general consistency with *FutureLV: The Regional Plan*.

The proposed street vacation application was submitted by the City of Allentown on behalf of David and Rhady Tulloch of 2151 West Fairview Street, Allentown. The proposal requests vacating Hill Street, behind 2151 West Fairview Street, from the corner of 22nd Street and Hill Street. This area is approximately one block south of Union Street and one block west of Union terrace and the Cedar Creek area in the City.

Hill Street at this location is and undeveloped, unimproved plotted street. The area has overgrown landscaping and unimproved rights-of-way. The petitioner wishes to have control over the area of rights-of-way. The petitioners said they have been asked to maintain the area behind their property and they would like to own it, since they would be maintaining it.

The street vacation petition was not co-signed by the adjacent property owner. It is recommended that the petitioner also acquire concurrence signatory from the owners of 215 South 22nd Street, as that property will have a portion of property responsibility of the vacated area if the petition is granted. Concurrence of all property owners brings awareness of property

and maintenance responsibilities of the area petitioned to be vacated if granted. (*FutureLV, Policy 2.2*).

It is also recommended that utilities above or below ground, including any City or Lehigh County utilities and infrastructure remain accessible, as they are today, in the event of maintenance or repair that may be required to maintain the essential power, energy, water and telecommunications utilities. It is also recommended that any emergency access to utilities and to access properties be maintained to ensure proper response by emergency services personnel (*FutureLV, Policy 5.4*).

If the petition is granted, the City should consider the sidewalk mobility gap along the pedestrian sidewalk at the opening on South 22nd Street for property owner improvements. Sidewalk infrastructure with accommodations in compliance with the Americans with Disabilities Act (ADA) should be maintained to ensure accessibility for all people and to promote alternative modes of transportation options, for continuity and connectivity, particularly in the primarily walking Allentown School District. (*FutureLV, Policy 2.3*).

The vacating of rights-of-way by the City for the described Hill Street would not negatively affect current traffic circulation, as the area's general transportation network is intended to remain the same.

The LVPC appreciates the City of Allentown's consideration of the goals and policies of *FutureLV: The Regional Plan*, when considering any street vacation.

Please feel free to reach out to me with any questions or concerns you may have regarding the LVPC review.



Brian Hite
Transportation Planner

Attachments



Courtesy Google Earth, Aerial view of the area petitioned to be vacated.



Zoomed in view of area to be vacated Courtesy of County of Lehigh Esri Community Maps Contributors, PSU Office of Physical Plant, Lehigh County PA, data.pa.gov, New Jersey Office of GIS, © OpenStreetMap, Microsoft, Esri, TomTom, Garmin, SafeGraph, GeoTechnologies, Inc, METI/NASA, USGS, EPA, NPS, US Census Bureau, USDA, USFWS | Lehigh County GIS



View of Hill Street looking east from South 22nd Street, courtesy of Google StreetView
Lines in yellow indicate start of area petitioned to be vacated and the approximate area of concern for ADA mobility on the sidewalk network.



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October 15, 2024

Michael P. Hanlon
435 West Hamilton Street
Allentown PA 18101
Michael.Hanlon@AllentownPA.gov

RE: **Street Vacation Petition**

- o **Portion of land associated with 14th Street between Tilghman Street and West Green Street, City of Allentown, Lehigh County**

The Lehigh Valley Planning Commission (LVPC) will consider the subject street vacation petition at its Transportation Planning Committee and Full Commission meetings, pursuant to the requirements of the Pennsylvania Municipalities Planning Code (MPC). Discussion on agenda items largely happens during the Committee meeting. Both meetings are virtual, please see the meeting details below to attend. The LVPC will issue a follow-up letter after the Commission meeting should the Commission have any additional comments or revisions.

- LVPC Transportation Planning Committee Meeting
 - o October 24, 2024 at 5:30 PM
 - o <https://lvpc.org/meetings.html>
- LVPC Full Commission Meeting
 - o October 24, 2024 at 7:00 PM
 - o <https://lvpc.org/meetings.htm>

Mr. Hanlon,

The proposed street vacation petition was reviewed for recommendations under Section 304 of the Pennsylvania Municipalities Planning Code, and for general consistency with the intent of *FutureLV: The Regional Plan*.

The proposed street vacation application was submitted by the City of Allentown on behalf of Norris McLaughlin, P.A. Attorneys at law on behalf of Gary D. and John H. Daniels in the city of Allentown. The proposed street vacation requests vacating a certain tract of land formerly known as North Clinton Street in the Eighth Ward.

The strip of land petitioned to be vacated was deeded to the City of Allentown as rights of way condemned by the City of Allentown for the widening of 14th Street. The City of Allentown did not move forward with the widening of 14th Street and the petitioner wishes to re-consolidate its property. It is of note that the petitioner provided a copy of the Allentown City ordinance vacating the area and is dated 1957.

The certain strip of land runs along the frontage of 14th street between Tilghman Street and West Green Street. The petitioner’s business Daniels Collison Center is the sole structure and business on the block and thus would not affect any other properties as they are not adjacent to

the area to be petitioned. The location petitioned to be vacated is currently acting as part of the business parking lot with sidewalk.

It is recommended utilities that are above or below ground remain accessible as they are today in the event of maintenance or repair that may be required to maintain the essential power and telecommunications utilities as well as any City of Allentown or Lehigh County utilities and infrastructure required to sustain the public health, safety and welfare of the community. It is also recommended that any emergency access to utilities and to access properties be maintained to ensure proper response by emergency services personnel
(*FutureLV: The Regional Plan, Policy 5.4*)

If the petition is granted the city should ensure that the sidewalk remains in place to provide accessibility for all people and to promote alternative modes of transportation options is recommended to provide alternative modes of transportation and for continuity and connectivity for the community, especially in a primarily walking Allentown School District. (*FutureLV: The Regional Plan, Policy 2.2 and 2.3*)

The vacating of certain rights of way by the City of Allentown for the described certain tract of land in the Eighth Ward along the frontage of 14th street between Tilghman Street and West Green Street would not negatively affect current traffic circulation as the area's general transportation network is intended to remain the same as it currently exists.

The LVPC appreciates the City of Allentown's consideration of the goals and policies of *FutureLV: The Regional Plan* in as much as it relates to the street vacation petition submitted

Please feel free to reach out to me with any questions or concerns you may have regarding the LVPC review.

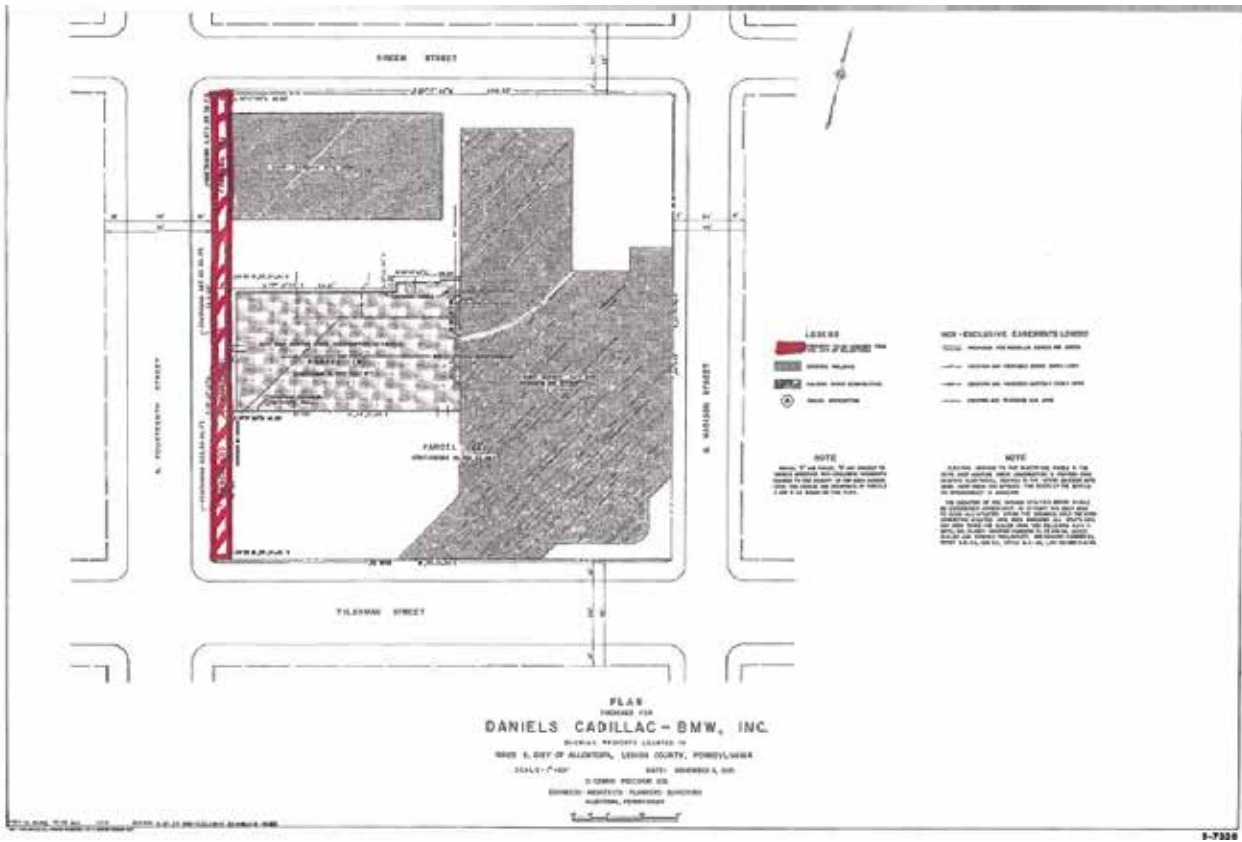


Brian Hite
Transportation Planner

Attachments



Courtesy Google Earth, Aerial view of the area petitioned to be vacated.



Plan submitted with Street Vacation petition depicting the area to be vacated



View of the frontage of 14th Streer looking south from West Green Street courtesy of Google StreetView



View of the frontage of 14th Streer looking North from Tilghman Street courtesy of Google StreetView

ORDINANCE No. **8531** ✓
 CITY COUNCIL

Bill No. 221-1957

Read in place by Messrs. *[Handwritten signatures]*

AN ORDINANCE

Providing for the vacation of North Clinton Street from Tilghman Street to Green Street in the 8th Ward of the City of Allentown.

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

SECTION 1. That North Clinton Street from Tilghman Street to Green Street be and the same is hereby vacated, subject to provisions of the following sections.

SECTION 2. That the City Engineer is hereby authorized and directed to strike the above named street from the City Plan.

SECTION 3. That the City reserves unto itself perpetual rights for the passage of public utilities, such as light, telephone, water, sewer, gas, drainage, etc. with the right of entry for repairs, construction and reconstruction of the utilities mentioned, without any damages to the City.

SECTION 4. That any existing utilities or drainage shall be protected or reconstructed in such a manner that will be satisfactory to the City.

SECTION 5. That this ordinance shall not become effective until releases are executed and accepted by the City for a ten (10) foot strip of land on the east side of North Fourteenth Street from Tilghman Street to Green Street for the widening of North Fourteenth Street.

SECTION 6. That all ordinances or parts of ordinances inconsistent herewith be and the same are hereby repealed.

SECTION 7. That this ordinance is hereby declared to be urgent and is to become effective immediately upon the passage thereof.

The Evening Chronicle
Legal
November 2, 9 & 16, 1957

12 **NOV 29 1957**

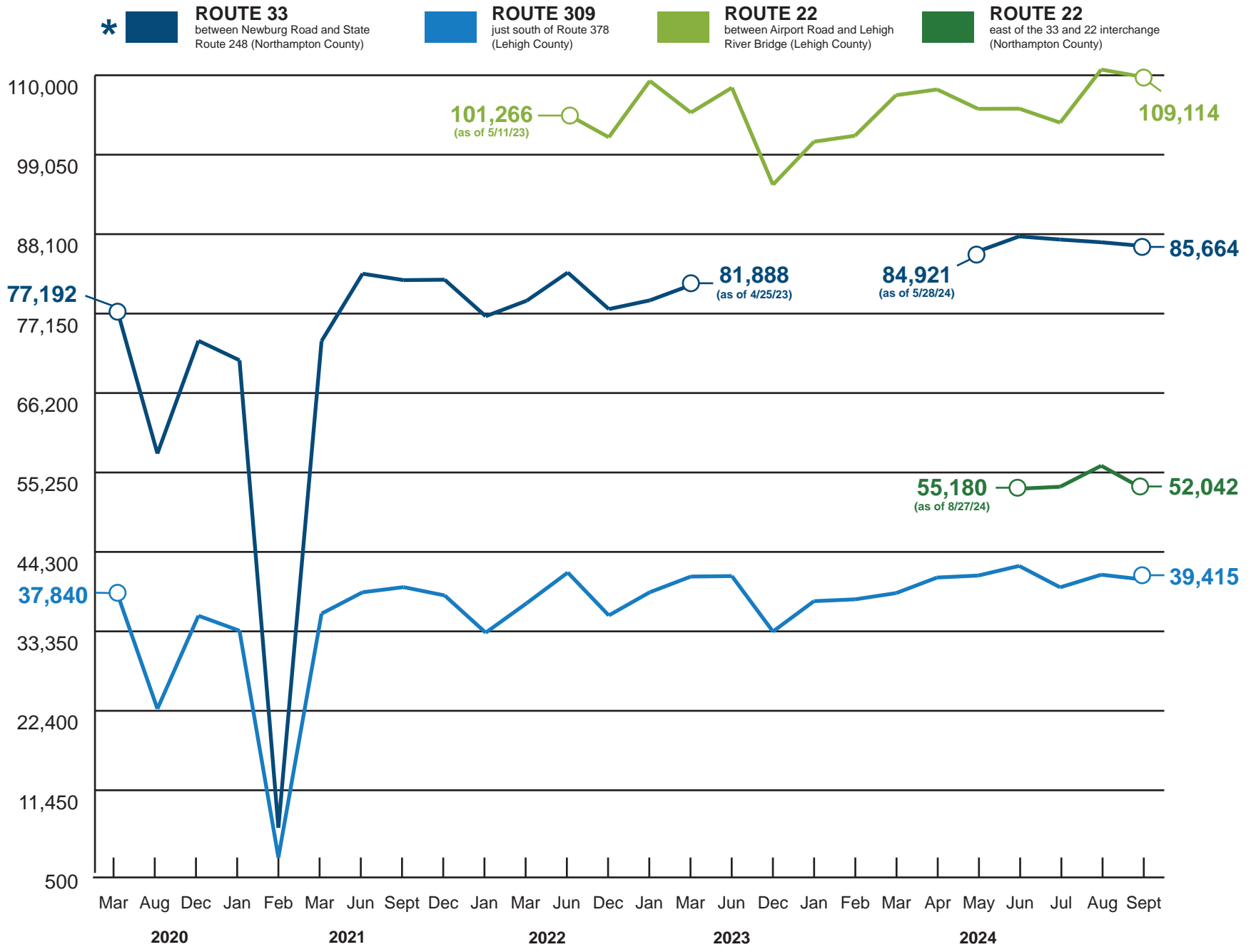
	Yes	Nays
Fenstermacher	✓	
Grammes	✓	
Marcks	✓	
Ritter	✓	
Hock, Mayor	✓	
Total		

Ind **DEC 10 1957**

	Yes	Nays
Fenstermacher	✓	
Grammes	✓	
Marcks	✓	
Ritter	✓	
Hock, Mayor	✓	
Total		

Copy of ordinance provided by the petitioner that the City of Allentown enacted in 1957

TOTAL VEHICLE TRAFFIC



TOTAL TRUCK TRAFFIC

