

BETHLEHEM CITY PLANNING COMMISSION AGENDA

**DECEMBER 8, 2016 – 4:00 PM
TOWN HALL – CITY CENTER
10 E. CHURCH STREET
BETHLEHEM, PA**

1. APPROVAL OF MINUTES – November 10, 2016

2. VACANT PROPERTY REVIEW

- A. 409 Wyandotte Street
- B. 411 Wyandotte Street
- C. 413 Wyandotte Street

3. LAND DEVELOPMENTS AND SUBDIVISIONS

- A. **(16-009LD) – #16090462 – 1338 E. Fourth Street - LAND DEVELOPMENT PLAN – Ward 17, Zoned CL, plan dated September 13, 2016 and last revised November 23, 2016**
The applicant proposes to construct a 3-story retail and apartment building. The first floor will be 3,373 sq. ft. of retail space and the 2nd and 3rd floors will be (8) apartment units. The property is .252 acres. The existing buildings on the site will be demolished.
- B. **(16-013LD) – 16100873 – 7 Emery Street (LVIP 7, Lot 2) - LAND DEVELOPMENT PLAN – Ward 17, Zoned IN, plan dated October 12, 2016**
The applicant proposes the construction of a 37,500 sq. ft. manufacturing building and associated parking on an 8.25 acre lot. Proposed future development of the site consists of a 30,000 sq. ft. expansion.
- C. **(16-012LD&S) – 16100333 – 1610 Spillman Drive (LVIP 7, Lot 9) - LAND DEVELOPMENT PLAN AND SUBDIVISION – Ward 17, Zoned IR, plan dated October 3, 2016 and last revised November 14, 2016**
The applicant proposes the construction of a 4 story hotel (54,716 sq. ft.) with 2,000 sq. ft. indoor pool and associated parking.

4. DISCUSSION ITEMS