



**Lehigh Valley Planning Commission**

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Executive Director

December 11, 2020

Darlene Heller, AICP  
Director of Planning and Zoning  
10 East Church Street  
Bethlehem, PA 18018

**RE: Zoning Ordinance Amendment –  
Commercial uses on First Floor in CB and CL Zoning Districts  
City of Bethlehem  
Lehigh and Northampton County**

Dear Ms. Heller:

The Lehigh Valley Planning Commission (LVPC) will consider the subject application at its Comprehensive 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 full Commission meeting if Commission members have any additional comments.

- LVPC Comprehensive Planning Committee Meeting
  - December 15, 2020 at 12:00 PM
  - <https://lvpc.org/meetings.html>
- LVPC Full Commission Meeting
  - December 17, 2020 at 11:00 AM
  - <https://lvpc.org/meetings.html>

The proposed zoning ordinance amendment considers clarifications to provisions for commercial uses on the first floor in the Central Business (CB) and Limited Commercial (CL) Zoning Districts. This minor proposal is not a matter of regional concern and is generally consistent with *FutureLV: The Regional Plan*, as the revisions do not substantially change the intent of the referenced sections.

Municipalities, when considering amendments to adopted ordinances and maps, should reasonably attempt to be consistent with *FutureLV: The Regional Plan*, as required by the Pennsylvania Municipalities Planning Code (MPC). As a reminder, in accordance

with MPC requirements, any ordinance amendments should be forwarded to the LVPC after official adoption. If you have any additional questions regarding the content of this letter, please do not hesitate to call.

Sincerely,

A handwritten signature in blue ink that reads "Samantha Smith". The signature is fluid and cursive, with the first name being more prominent than the last.

Samantha Smith  
Chief Community Planner

cc: Eric Evans, City Administrator