



HanoverEngineering

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February 9, 2023

Ms. Darlene L. Heller, AICP
Director of Planning & Zoning
City of Bethlehem
Bethlehem Planning Bureau
10 East Church Street
Bethlehem, PA 18018-6025

RE: LVIP VII – Lots 24A & 24B
1780 East 4th Street (Sheetz)
Waiver Request
City of Bethlehem, Northampton County
Hanover Project 4993

Dear Ms. Heller:

On behalf of LVIP, Inc., we would like to request a waiver of the City requirements for the installation of sidewalks along Emery Street south of Route 412.

During the approval and construction phase of the Lehigh Valley Industrial Park VII development, it was never the intent to provide sidewalks along the extension of Emery Street, the right in/right out driveways, nor the backbone driveway paralleling Route 412. Route 412 has sidewalk installed along both sides of the roadway with proper pedestrian crossing facilities at the signalized intersection. It was the intent to have the pedestrian foot traffic remain along the Route 412 corridor rather than being in conflict with the vehicular access to the individual lots off of the backbone road. With the amount of vehicular usage of the backbone road and the associated development driveways, to add in the pedestrian sidewalks would create potential unsafe conditions. Each of the proposed lots along this section of the LVIP VII project will be required to have sidewalk extended from the project site to connect to the existing sidewalk along Route 412 which will provide the ability to walk to each lot.

We appreciate your consideration of this request. If you have any questions on this matter, please contact this office.

Respectfully,

HANOVER ENGINEERING

Charles H. Unangst, PE, PLS

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Enclosure(s)

cc: (Via Email Only)
Mr. Steven J. Lyncha, PE, Sheetz Inc.
Mr. Kerry Wrobel, LVIP, Inc.