CITY OF BETHLEHEM

DEPARTMENT OF PUBLIC WORKS – BUREAU OF ENGINEERING
INTEROFFICE MEMORANDUM

TO: Cathy Fletcher, Director of Planning & Zoning

FROM: Adam J Herbold, Project Engineer

SUBJECT: Driveway Width Waiver Request – (26-008 Land Development) – 2184 Industrial Dr

DATE: October 28, 2026

The property owner is proposing to construct a 65,590 SF data center and supporting infrastructure, replacing the existing 40,653 SF industrial building previously located on this site. We have received a request for relief from Article 1349.12.A of the Codified Ordinance from Mary Bachert, Project Manager with Bohler engineering on behalf of the Boyle Construction, Inc. dated August 13, 2026. The proposed driveway entrance widths of 100 ft. & 120 ft. along Avenue B & Industrial Dr respectively exceed the 35 ft. maximum set by the ordinance.

A 35 ft. driveway entrance would not provide adequate width for larger vehicles to enter and exit the site safely. Driveways exceeding 35 ft. have previously been permitted within industrial areas across the City for properties which require access by larger vehicles, including along Ave A & Ave B just to the north of the site.

In view of the above information, the Department of Public Works supports a waiver of §1349.12.A along Industrial Dr & Ave B. provided the driveways are constructed as directed by the City Engineer's office with ADA curb ramps and crosswalks.

Copies To: M. Alkhal
D. Schlosser
C. Peiffer
file

Attachment: Bohler Engineering Waiver Request Dated August 13, 2026.