



Darlene L. Heller, Director of Planning and Zoning
Tracy Samuelson, Assistant Director of Planning and Zoning
City of Bethlehem
10 E. Church Street
Bethlehem, PA 18018

May 23, 2022

Dear Ms. Heller and Ms. Samuelson,

We appreciate the opportunity to comment on the proposed development at 2854 Linden Street. Our recommendations are in support of Bethlehem City's Climate Action Plan (CAP), which aims to reduce our carbon footprint, increase sustainability and utilize alternative energy sources.

The EAC recommends that the building face Linden Street with parking in the rear, in keeping with modern urban design standards. In concert, we advise that a high vegetative buffer surround the development on all sides, especially the neighboring property, to shield them from headlights and improve aesthetics. Mature trees on the property that cannot be saved should be replaced in addition to the new street trees and landscaping. Landscaping and trees in the parking lot will also help offset heat radiated by the blacktop.

Increased greenery surrounding the building will also soften its impact and make it more inviting. We are aware that landscaping will be coordinated with the City Forester to select native species that also do not aggravate allergies and will thrive as the climate changes. Green infrastructure to slow stormwater and filter pollutants is also strongly recommended for stormwater management.

New construction projects provide opportunities to employ energy saving strategies that will lower energy costs and at the same time reduce pollution from traditional energy sources. Therefore, we strongly recommend that the developer utilize sustainable building materials and energy efficiency measures beyond the building code, such as passive solar design features, advanced lighting controls, high efficiency HVAC equipment, increased insulation and advanced air sealing techniques to reduce infiltration. A green roof would contribute to lessening the heat island effect, especially as the climate continues to warm. Green roofs also help lower the heat inside the building and aid in stormwater management.

Furthermore, we encourage the developer to perform a solar assessment and evaluate the inclusion of solar panels or constructing the building with adequate structural rooftop capacity and electrical rough-ins so that solar could easily be added at a later date.

Another recommendation is the inclusion of "easily-accessible, secure, sheltered bicycle parking" as recommended in the CAP (Transportation Strategies T1.2 and T1.9), since it can be difficult to store a bike in an apartment if there is no dedicated space.

Thank you for your consideration.

Sincerely,

Lynn Rothman

Lynn Rothman, Chair

On behalf of the Bethlehem EAC:

Elizabeth Behrend, Vice Chair

Ben Guthrie, Secretary

Ben Felzer

Vibhor Kumar

Mike Topping

Katie Trembler

cc: Bethlehem City Council

Mayor J. William Reynolds