



# Allentown

435 Hamilton Street  
Allentown, Pa. 18101

## Meeting Agenda - Final Zoning Hearing Board

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Monday, February 17, 2025

7:00 PM

Council Chambers  
<https://rebrand.ly/ZHB-FEBRUARY-17>  
(717) 740-2323  
Conference ID: 295 522 117#

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NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, February 17, 2025 at 7:00 p.m. for the purpose of hearing the following appeals. The meeting will be held both in person City Hall Council Chambers, 435 Hamilton Street, Allentown, PA and online.

The meeting information will be available at <https://allentownpa.legistar.com/Calendar.aspx>. You may submit any questions, support, or state an objection ahead of the meeting by emailing [public.comment@allentownpa.gov](mailto:public.comment@allentownpa.gov). Please include your name and address when submitting any comments. All comments and questions received by 4 pm on February 17, 2025 will be reviewed by the board.

### ALL APPELLANTS MUST APPEAR AT MEETING

**1. A-2024-00834 1528-1552 Hamilton St** Appeal of MS9 Holdings LLC for Alicia Sweeney for variance to use portion of building for CHILD CARE CENTER for up to 60 children, 7am -6pm Mon.-Sun., with insuff. plan of on-site pickup/dropoff & outdoor play area, with insuff. off-street parking (10 spaces req; 0 prop), being a use permitted by Special Exception under Article 660-49, being a change of conditions (b), (c) & (e) granted by the Zoning Hearing Board under Application No. 72622 granted on 2/15/2023, located in a High Density Residential (R-H), Traditional Neighborhood Development Overlay (TNDO) & Historic Building Demolition Overlay District.

**2. A A-2024-00930 115 S 8th St** Appeal of Whitestone Homes LLC for variance to convert portion of 1st floor into RECREATIONAL USE (SKILL GAMES); with use not permitted; having insuff. parking (4 req., 0 prop.), located in a High Density Residential (R-H) and Traditional Neighborhood Development Overlay (TNDO) District.

All persons interested or those desiring to protest against the allowance of the above appeals may appear and be heard. The appeals listed above may be reviewed at the Zoning Office, 4th Floor, City Hall, 435 Hamilton Street, Allentown, Pennsylvania.

This meeting will be video recorded and placed on the city website as public record.

### Adjourn