



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final Zoning Hearing Board

Monday, October 13, 2025

7:00 PM

Council Chambers
<https://rebrand.ly/ZHB-OCTOBER-13>
(717) 740-2323
Conference ID: 560 198 222#

NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, October 13, 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. Please include your name and address when submitting any comments. All comments and questions received by 4 pm on October 13, 2025 will be reviewed by the board.

ALL APPELLANTS MUST APPEAR AT MEETING

- 1. A-2025-00025 1525 Hanover Ave** Appeal of Mahmoud Salim for Barahona Auto Services Inc to ESTABLISH AUTO REPAIR GARAGE AT EXISTING REAR GARAGE BAY, having the following insuff: off-street parking (5 spaces req; 2 proposed); repair garage vehicle entrance within 50' of a primarily residential use per Article 660-84A(15)(D)[1]; located in a Highway Business (B-3) District.
- 2. A-2025-00179 1401 S Front St.** Appeal of Allentown Central Free Methodist Church for REAFFIRMATION of Zoning Hearing Board Appeal Decision #A-70373, granting special exception approval for use as a place of worship, with reaffirmation sought to continue ongoing use to this extent, located in a Medium Low Density Residential (R-ML) district.
- 3. A-2025-00380 322 324 Ridge Ave** CONT'D FROM 8/28/25; AMENDED REQUEST. Special Use Application and Appeal of Echevarria Properties LLC to CONVERT VACANT 1ST FL COMMERCIAL SPACE into (1) Dwelling Unit and laundry room, with use permitted by special exception, having insuff min lot area per DU (2,000sf/DU req; 1,653.33 sf/DU proposed); located in the Medium-High Density Residential (R-MH) and Traditional Neighborhood Overlay (TNDO) Districts.

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