



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final Zoning Hearing Board

Monday, June 16, 2025

7:00 PM

Council Chambers
<https://rebrand.ly/ZHB-JUNE-16>
(717) 740-2323
Conference ID:578 442 076#

NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, June 16, 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 June 16, 2025 will be reviewed by the board.

ALL APPELLANTS MUST APPEAR AT MEETING

1. **A-2025-00227** **33-35 S 15th St** Special Use Application of Living in Victory LLC to CONVERT VACANT SFD TO HALFWAY HOUSE, with use permitted by Special Exception, located in a High Density Residential (R-H), Historic Building Demolition Overlay (HBDO) & Traditional Neighborhood Development Overlay (TNDO) District.
2. **A-2025-00247** **420 W Emaus Ave** Appeal of Kennedy T Herrera & Yaritza P Vargas for Luis Sanchez to convert vacant 1st floor commercial space to CONVENIENCE STORE & TAKEOUT RESTAURANT, with uses not permitted and insuff. off-street parking (13 spaces req.; 7 prop.), located in the Residential Medium Density (R-M) District.
3. **A-2025-00258** **935 S 4th St** Appeal of GFC Investment for Davelvia M Reyes to convert an attached SFD to a 1st Fl. Salon and 2nd & 3rd Fl. 2BR Apt., with use not being permitted and having insuff. off-street parking (3 spaces req.; 2 prop.); located in the Medium Density Residential (R-M) 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