



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final

Zoning Hearing Board

Monday, October 27, 2025

7:00 PM

Council Chambers

<https://rebrand.ly/ZHB-OCTOBER-27>

(717) 740-2323

Conference ID: 274 646 501#

NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, October 27, 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 27, 2025 will be reviewed by the board.

ALL APPELLANTS MUST APPEAR AT MEETING

1. **A-2025-00179 1417 Chew St** Appeal from the Zoning Officer's revocation of Zoning Permit # ZPM-2025-00068, revocation date 9/17/2025, made by Malapati Group LLC for Estherlin de los Reyes. Permit revoked for violation of Condition #3 of Zoning Hearing Board Decision No. A-61660, dated 5/7/2008. Located in the Medium-High Density Residential (R-MH), Historic Building Demolition Control Overlay (HBDO), and Traditional Neighborhood Overlay (TNDO) Districts.
2. **A-2025-00261 245 N 8th St** Special Use application of Ramon Evangelista to convert a vacant cell phone sales and repair shop to an 8 washer, 5 dryer laundromat, with personal service being a permitted use by Special Exception under Article 660-49, located in a Medium High Density Residential (R-MH) Traditional Neighborhood Overlay (TNDO) District.
3. **A-2025-00467 1935-1949 S 5th St.** Appeal and Special Use Application of Abdouche Properties LLC to COVERT VACANT WAREHOUSE INTO 12 DWELLING UNITS, with Adaptive Reuse being permitted by Special Exception per 660-49, having the following insuff: min. lot area/dwelling unit (1,800 sf req; 1,049 sf prop), off-street parking (44 spaces req; 29 prop), req. landscaping/buffer strips not proposed, located in a Limited Business/Residential (B-1/R) 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.

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

Adjourn