



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final Zoning Hearing Board

Monday, June 24, 2024

7:00 PM

Council Chambers
<https://rebrand.ly/ZHB-JUNE-24>
(717) 740-2323
Conference ID: 438 351 63#

NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, June 24, 2024 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 24 will be reviewed by the board.

ALL APPELLANTS MUST APPEAR AT MEETING

1. **A-2024-00269 2227 Liberty St** Appeal from the enforcement notice issued February 15, 2024 against Relevant Property Group LLC in which the Zoning Officer determined that the property is in violation of Articles 660-8A(1), 660-8B, 660-73F & 660-74 of the Zoning Ordinance for ENCLOSING HALF OF 2 CAR GARAGE, having insuff off-street parking (2 req; 2 prev existing; 1 proposed), located in a Medium Density Residential (R-M), Traditional Neighborhood Development Overlay (TNDO) and the Residential Student Overlay (R-SO) District.

2. **A-2023-00630 824 Walnut St** Appeal of Home Investment LLC for variance to CONVERT OFFICES TO 10 DWELLING UNITS & CONSTRUCT PARTIAL ADDITION TO 3RD FL, with use being permitted; having insufficient: lot area per dwelling unit (1,500 SF/DU req; 450.77 SF/DU proposed); distance of parking from building (10' req; 6.5' proposed); landscape buffer for parking lot, located in a High Density Residential (R-H) & 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