



# Allentown

435 Hamilton Street  
Allentown, Pa. 18101

## Meeting Agenda - Final Zoning Hearing Board

---

Monday, November 18, 2024

7:00 PM

Council Chambers  
<https://rebrand.ly/ZHB-NOVEMBER-18>  
(717) 740-2323  
Conference ID: 241 045 030#

---

NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, November 18, 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](mailto:public.comment@allentownpa.gov). Please include your name and address when submitting any comments. All comments and questions received by 4 pm on November 18, 2024 will be reviewed by the board.

### ALL APPELLANTS MUST APPEAR AT MEETING

- 1. A-2024-00596 2301-2599 Chew St.** Appeal of Muhlenberg College for variance to construct building expansion to the existing Seegers Union student center; with exceeding maximum slope disturbance in areas with 25%-35% slope (25% permitted; 56.4% proposed); in areas of 35% slope or greater (0% permitted; 47% proposed). Located in an Institutional/Government (I/G) District.
- 2. A-2024-00733 2034 S Wood St.** Special Use Application of Dr. Evelyn J. Santana to use a portion of the single-family dwelling for a GROUP CHILD-CARE HOME, with 2 parking spaces required having 4 available, with use being permitted by Special Exception per 660-49, located in a Medium Density Residential District (RM).
- 3. A-2024-00740 43-47 S 7TH St.** Appeal of County of Lehigh for Urban Place Apartments, LP for variance to eliminate the required sight clearance of 660-37 at the southwest and southeast corners of the property, located in Central Business (B-2) and Traditional Neighborhood Development Overlay (TNDO) District.

**Adjourn**