



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final

Zoning Hearing Board

Monday, May 8, 2017

7:00 PM

council chambers

NOTICE is hereby given that the Zoning Hearing Board will meet in Council Chambers, Room #118, City Hall, 435 Hamilton Street, Allentown, PA on Monday, May 8, 2017 at 7:00 p.m. for the purpose of hearing the following appeals.

ALL APPELLANTS MUST APPEAR AT MEETING

1. **A-68227** **1735-1743 & 1745-1749 S. 4th St.** Appeal of Moonrise Acquisitions, LLC for variance to consolidate properties and construct RETAIL STORE, (8,329 sq. ft., 1 sty. Family Dollar), having insuff. off-street parking, (36 spaces req.; 24 spaces proposed), & having insuff. rear yard setback, (20 ft. req.; 10 ft. proposed), located in a Highway Business (B-3) Zoning District. The applicant requests a Special Exception Review for a reduction of parking under Article 1321.01.o.2.

2. **A-68350** **244-248 East Susquehanna St.** Appeal of May Saed for variance to use 3-bay garage for REPAIR GARAGE OF AUTOS & erect FLAT WALL SIGN (2 ft. x 10 ft.), non-illum., at front, with use & sign being prohibited, with opening in wall within 15 ft. of any lot line of a residential district prohibited (0 ft. existing), & being within 50 ft. of a primarily residential use prohibited, (3 dwelling units existing), located in a Medium Density Residential (R-M) District.

3. **A-68428** **101-115 Tilghman St.** Appeal of Joseph and Naziha Elias for variance to EXPAND ADDITION (15.5 ft. x 65.77 ft.), 1 sty., at west side to enclose compactors, being an expansion of an addition granted by the Zoning Hearing Board under Application No. 67445 on February 17, 2016, and having insuff. rear yard setback, (5 ft. req.; 0.0 ft. proposed), located in a Limited Business/Residential (B-1/R) and 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.

Adjourn