



Allentown

435 Hamilton Street
Allentown, Pa. 18101

Meeting Agenda - Final Zoning Hearing Board

Monday, January 11, 2021

7:00 PM

<https://rebrand.ly/ZHB-January-11>

717-740-2323

Conference ID: 727 511 865#

NOTICE is hereby given that the Zoning Hearing Board will be held on Monday, January 11, 2021 at 7:00 p.m. for the purpose of hearing the following appeals. Due to the Covid-19 Pandemic we will not be meeting in-person. 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 January 11 will be read during the meeting.

ALL APPELLANTS MUST APPEAR AT MEETING

- 1. A-70713 607 N Front St. **CONTINUED**** Appeal of Ali Namous for Andy Ramirez to convert retail sales into a NOTARY & TAX SERVICE OFFICE, being a change of use, hours and signage granted by the Zoning Hearing Board under Application No. 64948 on February 25, 2013, located in a Medium High Density Residential (RMH) & Traditional Neighborhood Development Overlay (TNDO) District.
- 2. A-70867 511-513 Linden St.** Application of Oleandro Omerbashi for Raymond Jackson Jr. for a variance to convert portion of salon to RETAIL CLOTHING SALES, with retail not contained and operated within the main walls of a building containing at least 25,000 sf of residential or hotel floor area & having an exterior entrance not permitted; being an expansion of use and hours granted by the Zoning Hearing Board under Application No. 68665 on September 18, 2017, located in a High Density Residential (R-H) and the Traditional Neighborhood Development Overlay (TNDO) District.
- 3. A-70916 216 Liberty St.** Appeal from the enforcement notice issued December 10, 2020 against Amjad Hachwa to MAINTAIN 1-STORY ENCLOSED PORCH (15 X 24.75 ft. irreg.), at rear, with enclosed porch in violation of the decision of the Zoning Hearing Board under application No.68806 on December 11, 2017, exceeding the maximum building coverage, (60% permitted; 69% req.), having insuff. rear yard setback, (35 ft req.;31 ft proposed), located in a Medium High Density Residential (R-MH) & Traditional Neighborhood 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