

CITY OF BETHLEHEM, PENNSYLVANIA  
ZONING HEARING BOARD - PUBLIC HEARING  
Notice is hereby given that the **ZONING HEARING BOARD** will have a meeting  
**City Hall Rotunda**  
**10 E. Church Street, Bethlehem PA**  
**Wednesday, May 29, 2019 @ 6 PM**  
for the purpose of hearing the following appeals.

**APPLICANT MUST APPEAR AT THE MEETING**

1. 74 West Broad Street, THIS APPLICATION HAS BEEN WITHDRAWN.

2. 427 Pembroke Road

Appeal of Johanna Alvarado for a use Variance to operate a commercial retail store (appliance store) in a residential district (Sections 1304, 1325.06, and all associated Variances, Special Exceptions, and Interpretations).

Record Lot: .26 acres / 11,338 sq. ft.

RT – High Density Residential  
Zoning District

3. 601 East Fourth Street

Appeal of Bruce Campbell on behalf of 601 E 4<sup>th</sup> St, LLC, for a Variance to waive the off-street parking requirements for an expansion of a tavern to provide seasonal unenclosed outdoor seating, or in the alternative, a Special Exception to reduce or modify the off-street parking requirements; eight off-street parking spaces are required, zero are proposed (Sections 1319.01(a)(31), 1319.02(b)(2), 1319.02(b)(6), 1319.02(b)(4), 1325.06, 1325.07, and all associated Variances, Special Exceptions, and Interpretations).

Record Lot: 40' x 80' / 3200 sq. ft.

CL – Commercial Limited  
Zoning District

4. 1518 Elm Street

Appeal of Steven Nuckols for a variance to permit surface off-street parking in front of the principal building (Section 1311.04(b), 1325.06, and all associated Variances, Special Exceptions, and Interpretations).

Record Lot: 50' x 120' / 6000 sq. ft.

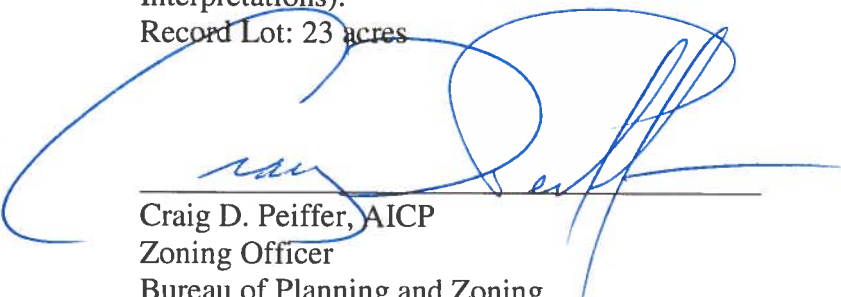
RT – High Density Residential  
Zoning District

5. 1311 Santee Mill Road

Appeal of Victoria Bastidas on behalf of Friends of Johnston, Inc., for an interpretation from a decision of the Zoning Officer, or in the alternative, a use Variance to permit as accessory uses those uses listed under, "Anticipated Public Programs, Activities and Events," within an Environmental Education Center (Sections 1302.01(a)(8), 1302.35(d), 1304(3)(5)(6), 1305(b)(c), 1319.01(8), 1322.03(q), 1325.05, 1325.06, and all associated Variances, Special Exceptions, and Interpretations).

Record Lot: 23 acres

RR – Rural Residential  
Zoning District



Craig D. Peiffer, AICP  
Zoning Officer  
Bureau of Planning and Zoning