

NOTICE OF PUBLIC HEARINGS

Notice is hereby given that the City of Reading, PA Zoning Hearing Board will conduct public hearings on Wednesday, February 14, 2024, at 5:30 P.M. in the following matters. The public may participate in these hearings virtually and via telephone. In addition, upon request, a meeting space may be provided at City Hall, 815 Washington St., Reading PA 19601 by emailing zoning@readingpa.gov or via phone 610-655-6326 no later than 4PM on Tuesday, February 13, 2024. The ability to comment will be determined at the hearing.

- *To join from a computer, smartphone, or tablet: open the Zoom app or navigate to <https://zoom.us/join>, then enter the meeting ID (813 6183 0093) and passcode (298928).*
- *To join via phone: call (301) 715-8592 or (646) 558-8656, then enter the meeting ID (813 6183 0093) and passcode (298928).*

DECISIONS ARE EXPECTED TO BE RENDERED IN THE FOLLOWING MATTERS:

Appeal #2023-35 – 1849 Perkiomen Avenue (UPI 16531633570021)

CONTINUED CASES:

Appeal #2023-16 – 1238 Locust St. (UPI 17531738173118 Appeal Enforcement Notice - Permission to continue Air BNB)

HEARING WILL BE HELD IN THE FOLLOWING MATTER:

Appeal #2024-01 – 532 Elm Street (UPI 07530775812845) Alan B. Ziegler and Shirley S. Ziegler are seeking an appeal of the determination of the zoning officer for location of off-street parking to be 300 feet walking distance from entrance of principal use being served or in the alternative variance for the off-street parking requirements for the conversion of a second-floor apt. The subject property is located in the C-R Commercial Residential Zoning District.

Appeal #2024-02 – 320 N. 9th Street (UPI 09530776929132) Schillaci Architects LTD c/o Mark Schillaci is seeking a Special Exception for Adaptive Reuse to establish four (4) dwelling units and a commercial use on first-floor front. The subject property is located in the C-R Commercial Residential Zoning District. The owner of record is Victor Mejia.

Appeal #2024-03 – 1262 Cotton Street (UPI10531630271758) Manuel Nunez is appealing the determination of Zoning officer. Applicant also seeks a change from one non-conforming use to another non-conforming use 600-607. In the alternative applicant seeks a variance of Sections 600-804B (permitted uses) and 600-1603 (off-street parking requirements). The overall goal of the application is to establish a personal service (barbershop). The subject property is located in the R-3 Residential Zoning District. The owner of record is Batista Investments LLC.

Appeal #2024-04 – 364 Blair Avenue (UPI 19530747256791) Tools to Learn Child Care LLC, c/o Omega Everetz is seeking Special Exception to establish a daycare facility and a Variance for the outdoor play area. The subject property is located in the M-C Manufacturing Commercial Zoning District. The owner of record is Reading Storage 1136 Windsor Street, LLC.

The properties referenced above are located in the City of Reading, Berks County, Pennsylvania. Complete applications and plans may be viewed by contacting the Zoning Office.