



SITE ADDRESS: 1503 KADEL DRIVE

Office Use Only:

DATE SUBMITTED: 10.23.2020

HEARING DATE: 11.18.2020

PLACARD: 11.05.2020

FEE: 500⁼⁼

ZONING CLASSIFICATION: RC

LOT SIZE: 82' x 100' OR 8701 SF

**APPLICATION FOR APPEAL TO THE CITY OF BETHLEHEM ZONING HEARING BOARD,
10 E. CHURCH STREET, BETHLEHEM, PA 18018**

1. Return one (1) original and seven (7) ¹⁸ copies of this application and all supporting documentation to the Zoning Officer, along with the filing fee. Include site plans and/or floor plans as necessary.
2. The application is due by 4PM the 4th Wednesday of the month. The hearing will be held the 4th Wednesday of the next month.
3. If you are submitting MORE THAN 10 exhibits at the hearing, you MUST place them in an indexed binder and submit at one time.

Appeal/Application to the City of Bethlehem Zoning Hearing Board is hereby made by the undersigned for: (check applicable item(s):

- Appeal of the determination of the Zoning Officer
- Appeal from an Enforcement Notice dated _____
- Variance from the City of Bethlehem Zoning Ordinance
- Special Exception permitted under the City Zoning Ordinance FOR A FAMILY DAYCARE HOME
- Other: _____

SECTION 1

APPLICANT:	
Name	<u>Rosi Afolli NIMBARD</u>
Address	<u>1503 Kadel Dr. Bethlehem PA, 18018</u>
Phone:	[REDACTED]
Email:	[REDACTED]
OWNER (if different from Applicant): Note: If Applicant is NOT the owner, attach written	

authorization from the owner of the property when this application is filed.
Name
Address
Phone:
Email:
ATTORNEY (if applicable):
Name
Address
Phone:
Email:

SECTION 2. INFORMATION REGARDING THE REAL ESTATE

1. Attach a site plan, drawn to scale, of the real estate. Include existing and proposed natural and man-made features.
2. Attach photographs.
3. If the real estate is presently under Agreement of Sale, attach a copy of the Agreement.
4. If the real estate is presently leased, attached a copy of the present lease.
5. If this real estate has been the object of a prior zoning hearing, attach a copy of the Decision.

SECTION 3.

THE RELIEF SOUGHT:

If the Applicant seeks a dimensional variance for any setback, lot coverage, distance between certain uses, etc., please state the following:

Section of Code	Dimension Required by Code	Dimension Proposed by Applicant	Variance Sought
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____
_____	_____	_____	_____

If the Applicant seeks a use or other variance, please state the **specific section(s)** of the Zoning Ordinance applicable and describe the variance sought.

If the Applicant seeks a Special Exception, please state the **specific section (s)** of Zoning Ordinance applicable: _____

13.04.01 (b)(5)

13.22.03 (r)(1)

If the Applicant seeks an appeal from an interpretation of the Zoning Officer, state the remedy sought in accordance with Sec. 1325.11 (b): _____

NARRATIVE

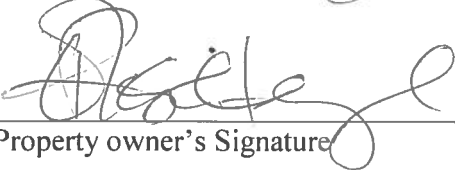
A brief statement reflecting why zoning relief is sought and should be granted must be submitted.

CERTIFICATION

I hereby certify that the information contained in and attached to this application is true and correct to the best of my knowledge and belief.
I also certify that I understand that any and all federal, state or local rules and regulations, licenses and approvals shall be obtained if the appeal is granted.


Applicant's Signature

10/07/2020
Date


Property owner's Signature

10/07/2020
Date

Received by

Date

NOTICE: If the Decision of the Zoning Hearing Board is appealed, the appellant is responsible for the cost of the transcript.

Rose Nembhard
1503 Kadel Dr.
Bethlehem, PA, 18018

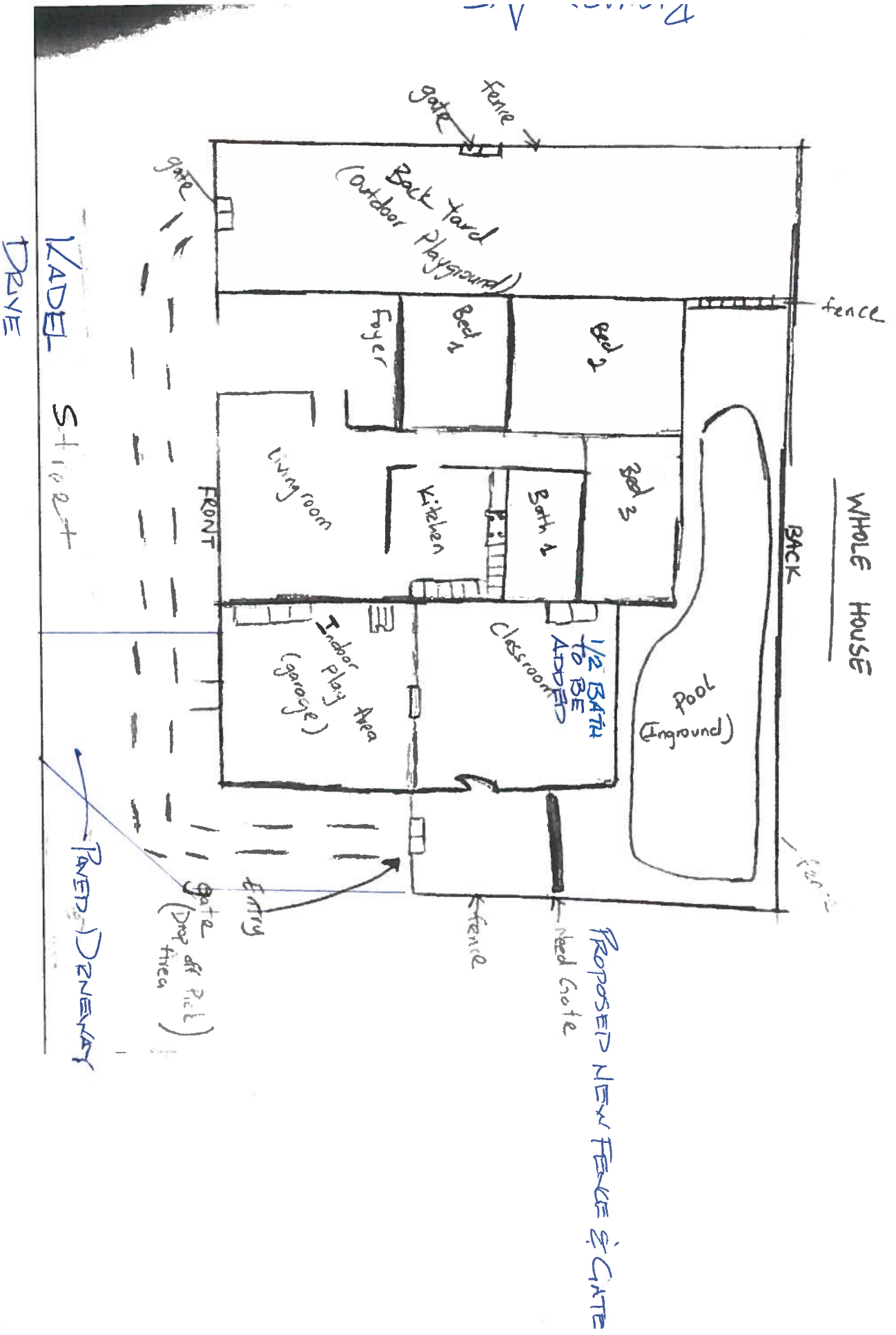
To Whom It May Concern,

I would like to be granted the permission to open a home based daycare. I strive to provide a safe and nurturing environment for our young ones. I know that early childhood development is a very essential part of any child's growth if not the most important. I have two children of my own and I have also worked in the early childhood field for 4 years. I am very patient and have worked with people with mental health and disabilities for a year and a half as a Habilitation Specialist. Because of this experience, I believe I am qualified to provide successful results from my services.

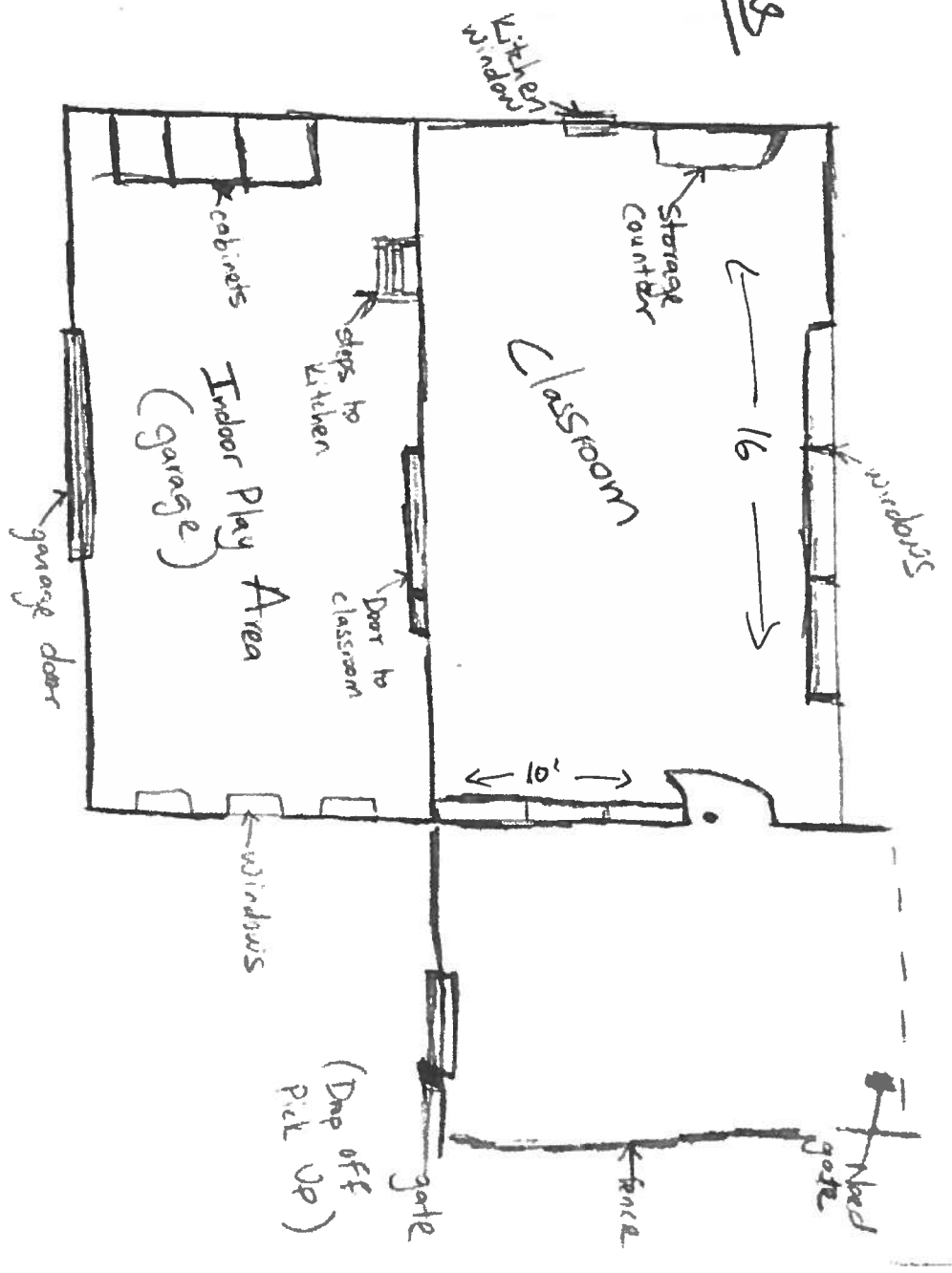
I am aware and have experienced the struggle of hunting for a daycare in my neighborhood; daycares that are convenient for quick drop offs before work and easy pickups to get home, which most daycare centers do not offer. Based on the location of my home which is on the intersection of Richard Avenue and Kadel Drive (corner house), I have plenty of parking spaces for parents to park as well as a driveway they can pull in when the weather is not so great. I also understand the urgency for flexibility when a parent runs into an emergency, whether being caused by natural reasons or not. My family and I will continue to abide with city waste and recycle laws as mandated. My goal is to serve parents, especially women in my community to accomplish both the tasks of career building and child upbringing. If given the opportunity I would be very grateful to work carefully with these children, allowing them to grow into independent, young minds.

Sincerely,

Rose Nembhard



Section of Operations



Classroom 16' x 10'

ORDER OF PHOTOS

- 1. Back Yard
- 2. Garage
- 3. Street (Driveway)
- 4. Side to Main entrance
- 5. Proposed Fence Needed Area
- 6. Main classroom
- 7. Main classroom (Garage view)







