

Neighborhood News

Why Is It Called Student Overlay District?

It is called an Overlay District because it imposes new regulations on top of the existing Residential Zone regulations. The purpose of the Overlay District is to “protect the single family owner occupied residential character of the immediate neighborhood surrounding an institution of higher learning, while permitting the residence of students ‘off-campus’ proximate to the institution. It is the intent of the district to protect the character of the area, and diminish those influences which infringe on the quiet enjoyment of single family owner occupied residences such as noise, litter, overcrowding, additional parking needs, and lack of maintenance of the structures and their grounds.”

Grandfathered/Non-Conforming Student Residences

| Address | Type | Owner (Mgt.) |
|--------------|-----------|--------------------|
| 1946 Chew | SF Twin | Berk |
| 2145 Chew | SF Twin | M. College |
| 2147 Chew | SF Twin | M. College |
| 2127 Gordon | SF Twin | McCauley |
| 2055 Liberty | SF Row | Link |
| 2120 Liberty | SF Twin | Young |
| 2201 Liberty | SF Twin | Fayez/Hamati |
| 2203 Liberty | SF Twin | Fayez/Hamati |
| 2227 Liberty | SF Twin | Abujabar(McCauley) |
| 2251 Liberty | SF Detach | M. College |
| 2305 Liberty | SF Twin | McCauley |
| 2315 Liberty | SF Twin | M. College |
| 2333 Liberty | SF Detach | M. College |
| 2411 Liberty | SF Detach | M. College |
| 2102 Allen | SF Detach | Miller |
| 2303 Allen | SF Twin | Melandandri |
| 2305 Allen | SF Twin | Melandandri |
| 2415 Allen | SF Twin | McCauley |
| 513 N. 21 | SF Twin | Severo |
| 323 N. 22 | SF Twin | M. College |
| 325 N. 22 | SF Twin | Silsbee/Kunz |
| 416 N. 22 | SF Twin | Severo |
| 418 N. 22 | SF Twin | Silsbee/Kunz |
| 420 N. 22 | SF Twin | Silsbee/Kunz |
| 430 N. 22 | SF Twin | Baechle |
| 436 N. 22 | SF Twin | McCauley |
| 527 N. 22 | SF Twin | Neeler (McCauley) |
| 423 N. Leh | SF Twin | Silsbee/Kunz |



**Our next meeting:
Wednesday, August 12
7:00 P.M**

**Christ E.C. Church
2135 Tilghman St.**

Muhlenberg Area Community Watch meets the 2nd Wednesday of each month at 7:00 P.M. at Christ E. C. Church 2135 Tilghman St., Lower Level
We invite residents of any neighborhood in the city to join us!

**Future Meetings:
Wednesday, September 9
Wednesday, October 14**

MAC Contact Information:

Secretary/Treasurer: Chris Gabelini 610- 439-3610, gabelini@choiceonemail.com

Newsletter Circulation : Al Habecker, Gretchen Krasley, Lud Schlecht

Newsletter Publication : Gretchen Krasley 610 821-7716, Gretchenkrasley@aol.com

Patrol of Neighborhood : Tom Mulligan 610 433-1512

Conducting meetings: Rotating responsibility

Presidents' Council meetings: Tom Burke 610 432-4079

Real Estate Sales Letters: Al and Ev Habecker 610-432-8032, aehabecker@msn.com

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AN AD?**

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| Address | Type | Owner (Mgt.) |
|------------|---------|--------------|
| 425 N. Leh | SF Twin | McCauley |
| 423 N. 23 | SF Twin | M. College |
| 427 N. 23 | SF Twin | M. College |
| 439 N. 23 | SF Twin | M. College |

Total = 32 SF homes, 128 students

If you see a house not on the "Grandfathered List," and you think it doesn't conform to the ordinance because more than two students are living there, call Code Enforcement 610 437-7661. If you are aware of a property formerly family-owned and now seems to be a rental property, notify Code Enforcement Rental Licensing at 610 437-7694.



Want to check public assessment records (type of house, owner, etc.) of any house in Lehigh County? Go to <http://www.lehighcounty.org>. Click on "Assessment Records," select "Property Address" in the Search Method Window, then follow the instructions for entering the address.



Is there a house for sale in your neighborhood? Would you like the owner/realtor to know about the Student Overlay Guidelines? Call/email Al and Ev Habecker at 610-432-8032/aehabecker@msn.com. Because of their tireless efforts to notify realtors of the guidelines, our neighborhood retains its residential character.

Newsletter Carrier Needed

Looking for a way to get more exercise and help the neighborhood at the same time? The route is located on 24th and Muhlenberg between Liberty and Tilghman Sts. It would take less than an hour each month. If you're interested, call Gretchen Krasley (610 821-7716). Thanks!