



LOWER NAZARETH TOWNSHIP PLANNING & ZONING OFFICE

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LOWER NAZARETH TOWNSHIP NOTICE OF ZONING HEARING BOARD MEETING

Public Notice by the Lower Nazareth Township Zoning Hearing Board is hereby given for a Zoning Hearing meeting to be held on Tuesday, September 22, 2026, at 6:30 p.m., in the Lower Nazareth Township Municipal Building, 623 Municipal Drive, Nazareth, PA, 18064 regarding the following zoning appeals from the Lower Nazareth Township Zoning Ordinance, adopted December 13, 2023, last revised November 13, 2024:

Setzer Properties NAT, LLC (ZA2026-05) – The applicant is seeking a Special Exception under Article 1, Section 121.3.C.(1) for Expansion of a Nonconforming Use. The property location is 4218 Lonat Drive, Nazareth, PA, 18064, specifically Tax Map #K7-21-2A and is zoned TD-9, Contracting, Craftsman & Artisan.

McDonald's USA, LLC c/o Alexander Ortiz (ZA2026-06) – The applicant is seeking a Variance from Article 5, Section 504.5.E requiring drive-thru window-lanes to be separated by curb from the parking area, a Variance from Article 10, Section 1005.3. requiring a designated fire lane, and a Variance from Article II, Section 1113, Appendix A, TD 6-9 setting the maximum height for freestanding signs at 10 feet. The property location is 859 Nazareth Pike, Nazareth, PA, 18064, specifically Tax Map #K7-17-5A and is zoned TD-7, Suburban Mixed Use.

The applicants must appear in person at these Zoning Hearings. Members of the public are invited to attend this meeting in person or virtually via the connection below. Anyone who wishes to testify must appear in person. A copy of the agenda will be posted on the Township website, www.lowernazareth.com, 24 hours prior to the hearing.

Copies of the above-noted appeal applications and supporting documents are available upon request. The Lower Nazareth Township Municipal Building is accessible to the physically challenged. Any party interested in the above matter has the right to appear in person, by counsel or by representative and be heard at the time and place indicated above.

Lori B. Seese
Planning & Zoning Administrator
Lower Nazareth Township