

NOTICE OF: <input checked="" type="checkbox"/> REFUSAL <input type="checkbox"/> REFERRAL	CITY OF PHILADELPHIA DEPARTMENT OF LICENSES & INSPECTIONS Municipal Services Building, Concourse Level 1401 John F. Kennedy Boulevard Philadelphia, PA 19102	DATE OF REFUSAL 03/10/2020	APPLICATION # 1054225
		ZONING DISTRICT(S) RSA-5 RESIDENTIAL DISTRICT	
		OVERLAY DISTRICT(S) NONE	

ADDRESS/LOCATION: 4146 PECHIN STREET SWC PENSDALE STREET

APPLICANT: JASON LANG (CONTRACTOR FOR OWNER)	ADDRESS: 744 SOUTH STREET, PHILADELPHIA, PA 19147
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APPLICATION IS FOR THREE (3) FAMILY DWELLING (MULTI-FAMILY DWELLING) IN BUILDING # 1 AN EXISTING STRUCTURE ON THE SAME LOT WITH EXISTING VACANT STRUCTURE – BUILDING # 2 (SIZE AND LOCATION AS SHOWN IN THE APPLICATION).

PERMIT FOR THE ABOVE LOCATION CANNOT BE ISSUED BECAUSE IT IS NOT IN COMPLIANCE WITH THE FOLLOWING PROVISIONS OF THE PHILADELPHIA CODE. (CODES CAN BE ACCESSED ON LINE AT WWW.PHILA.GOV)

<u>CODE REFERENCE</u>	<u>PROPOSED</u>
TABLE 14-602-1	<p>THE PROPOSED USE IS REFUSED FOR THE FOLLOWING:</p> <p>THE PROPOSED USE, MULTI-FAMILY DWELLING IS PROHIBITED IN THIS ZONING DISTRICT.</p>

ONE (1) USE REFUSAL
FEE TO FILE APPEAL: \$300.00

NOTE TO ZBA: NO SIGN ON THIS APPLICATION.
CIVIC DESIGN REVIEW (14-304 (5)):
 THIS APPLICATION DOES NOT REQUIRE CIVIC DESIGN REVIEW
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SEE A/P # 940930031, CAL # 94-1106, ZBA DENIED FOR A SOCIAL WORKER'S OFFICE ON 1ST FLOOR WITH EXISTING SINGLE FAMILY DWELLING (BI-LEVEL APT) ON 2ND AND 3RD FLOOR - FRONT BUILDING AND SOCIAL WORKER'S OFFICE ON 1ST AND 2ND FLOOR REAR BUILDING (SAME TENANT) WITH TWO ACCESSORY FLAT WALL SIGNS, 11/30/1994.

SEE A/P # 007431, CAL # 88-0766, ZBA GRANTED FOR STORAGE OF PAPER PRODUCTS AND CLEANING PRODUCTS FOR GROCERY BUSINESS WITH ACCESSORY OFFICE IN THE REAR BUILDING ON THE SAME LOT WITH AN EXISTING RETAIL STORE AND ONE FAMILY IN FRONT BUILDING, 08/11/1988.



_____ BINDU MATHEW PLANS EXAMINER	_____ 03/10/2020 DATE
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NOTICE TO APPLICANT:
AN APPEAL FROM THIS DECISION MUST BE MADE TO THE ZONING BOARD OF ADJUSTMENT, ONE PARKWAY BUILDING, 1515 ARCH STREET, 18TH FLOOR, PHILADELPHIA, PA 19102, WITHIN THIRTY (30) DAYS OF THE DATE OF REFUSAL.