

**Notice of:**       **Refusal**       **Referral**

Application Number: <i>ZP-2020-000345</i>	Zoning District(s): <i>CMX2.5</i>	Date of Refusal: <b>4/27/2020</b>
Address/Location: <i>490 CONARROE ST, Philadelphia, PA 19128-3409</i> <i>Parcel (PWD Record)</i>		Page Number Page 1 of 1
Applicant Name: <i>Jenifer Cessna (MMNC PROPERTIES II LLC)</i>	Applicant Address: <i>392 Leroy St</i> <i>Philadelphia PA</i> <i>19128</i>	

Application for:  
*For use as Two-Family Household Living.*

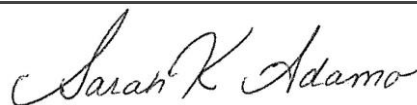
**The permit for the above location cannot be issued because the proposal does not comply with the following provisions of the Philadelphia Zoning Code. (Codes can be accessed at [www.phila.gov](http://www.phila.gov).)**

<u>Code Reference</u>	<u>Proposed Use is Refused for the Following:</u>
TABLE 14-602-2, NOTE [2]	<i>In the CMX-2.5 districts, buildings must contain a use other than residential and other than parking along 100% of the ground floor frontage and within the first 30 ft. of building depth, measured from the front building line; whereas the proposed use is solely residential.</i>

ONE (1) USE REFUSAL

**Fee to File Appeal:** \$300

NOTES TO THE ZBA:  
N/A



EXAMINER NAME  
PLANS EXAMINER

4/27/2020  
DATE SIGNED