

Notice of: Refusal Referral

Application Number: ZP-2024-000928	Zoning District(s): SPPOA	Date of Refusal: 5/28/2024
Address/Location: 4540 RIDGE AVE, Philadelphia, PA 19129-1735 Parcel (PWD Record)		Page Number Page 1 of 1
Applicant Name: Olivia Foster DBA: CHPlanning	Applicant Address: 1520 Locust St #401 Philadelphia, PA 19102 USA	Civic Design Review? N

Application for:

FOR THE INSTALLATION OF SWITCHGEARS, GENERATORS, TRANSFORMERS, RETAINING WALL AS SHOWN IN PLANS.

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.)

<u>Code Section(s):</u>	<u>Code Section Title(s):</u>	<u>Reason for Refusal:</u>
14-705(1)(f) (.2)	Landscape and Trees.	Whereas, if the standards of § 14-705(1)(f)(.1) are not met, a heritage tree may not be removed from any property unless the applicant obtains a special exception approval.

ONE (1) ZONING REFERRAL

Fee to File Appeal: \$ (300)

NOTES TO THE ZBA:

N/A

Parcel Owner:

CITY OF PHILA, DEPT OF PUBLIC PROP

Zoning Overlay District:

Accessory Sign Controls - Special Controls for Cobbs Creek, Roosevelt Boulevard, and Department of Parks and Recreation Land/NCA Neighborhood Commercial Area Overlay District - East Falls Neighborhood/Open Space and Natural Resources - Waterfront Setbacks/NIS Narcotics Injection Sites Overlay District/Open Space and Natural Resources - Flood Protection - Within the Special Flood Hazard Area/Open Space and Natural Resources - Flood Protection - Within the Floodway/FDO Fourth District Overlay District - Fourth District Area



ROLAND NGABA
PLANS EXAMINER

5/28/2024
DATE SIGNED