

# Center City Residents' Association

1616 Walnut St., Suite 705, Philadelphia, PA 19103-5308 (215) 546-6719 Fax: (215) 501-5800 centercity@centercityresidents.org

DATE: APRIL 22, 2009  
TO: CCRA ZONING COMMITTEE, BOARD MEMBERS AND NEIGHBORS  
FROM: ADAM SCHNEIDER, CO-CHAIR  
RE: ZONING COMMITTEE MEETING AGENDA

**MEETING DATE:** Tuesday, April 28, 2009, Meeting starts promptly at 7:00 PM

**Location:** Stevens Community Center, 2111 Sansom Street

- 1) 1921 Walnut Street (-\_-): ZBA# \_\_\_\_, Hearing Date: \_\_\_\_\_, 2009, \_\_\_\_m.  
**In concept review.** Applic for a bar/restaurant with live or recorded music, no dancing and for serving alcoholic beverages (no take-out of alcohol).
- 2) 2025 Delancey Street (R-10): ZBA# \_\_\_\_, Hearing Date: \_\_\_\_\_, 2009, \_\_\_\_m.  
Applic for partial demo of 1 story addn in rear and to erect 2 story addn in rear to create a garage through rear yard and 2<sup>nd</sup> fl addn with Juliet balcony and to erect stair penthouse at 6<sup>th</sup> fl to access roof deck and to erect fence wall. Refusals: Open Area 30% Req'd. vs. 25% proposed; Off street parking depth: 18' Req'd vs. 16' 1" proposed; Fence wall height: 6' limit vs. 10' 2" proposed; Stair penthouse: 3 stories, 35 ft permitted vs. 6 stories, 63' 10" proposed; Rooftop deck: 3 stories, 35 ft permitted vs. 6 stories, 55' 5" proposed.
- 3) 2006 Chestnut Street (C-4): ZBA# \_\_\_\_, Hearing Date: \_\_\_\_\_, 2009, \_\_\_\_m.  
Applic for a restaurant on 1<sup>st</sup> floor in the same building with existing beauty salon on 2<sup>nd</sup> floor. Referral: Proposed restaurant on 1<sup>st</sup> floor is a conditional use, requires a certificate.