

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

<b>Application Number:</b> ZP-2023-001340	<b>Zoning District(s):</b> RSA3	<b>Date of Refusal:</b> <b>2/9/2023</b>
<b>Address/Location:</b> 224 E MOUNT AIRY AVE, Philadelphia, PA 19119-1717 Parcel (PWD Record)		<b>Page Number</b> Page 1 of 1
<b>Applicant Name:</b> Stephanie Boggs-Magagna Esq DBA: KLEHR HARRISON HARVEY BRANTZBU	<b>Applicant Address:</b> 1835 Market St Suite 1400 Philadelphia, PA 19103 USA	<b>Civic Design Review?</b> N

APPLICATION IS FOR A MULTI-FAMILY HOUSEHOLD LIVING (THREE (3) DWELLING UNITS ON THE SAME LOT WITH ALL OTHER USES AS PREVIOUSLY APPROVED.

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 Section(s):</u>	<u>Code Section Title(s):</u>	<u>Reason for Refusal:</u>	
TABLE 14-602-1	USES ALLOWED IN RESIDENTIAL DISTRICT	FOR THE PROPOSED, MULTI-FAMILY HOUSEHOLD LIVING, IS PROHIBITED, IN THIS ZONING DISTRICT	
TABLE 14-802-1	REQUIRED PARKING AT RESIDENTIAL DISTRICT	<b>REQUIRED</b>	<b>PROPOSED</b>
		3	0

TWO (2) USE REFUSALS

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

**NOTES TO THE ZBA:**

NONE

**Parcel Owner:**

FELLNER ALLAN DAVID, BAITZEL GREGORY W



CHELI DAHAL  
PLANS EXAMINER

2/9/2023  
DATE SIGNED

**Notice to Applicant:** An appeal from this decision may be made to the Zoning Board of Adjustment, One Parkway Building, 1515 Arch St., 18<sup>th</sup> Fl., Phila., PA 19102 within thirty (30) days of date of Refusal / Referral. Please see appeal instructions for more information.