

854299
PASSIVE WIDE
Access to adjacent lot

933828

**APPROVED
FOR ZONING ONLY
03/26/21**

WHEN YOUR PLANS CONTAIN ANY OMISSION,
ERROR OR DEVIATION FROM THESE APPROVED
PLANS IT WILL REQUIRE THE APPROVAL OF THE
DEPARTMENT OF LICENSES & INSPECTIONS.

Applied Electronically by L&I User.

PROPOSED LOT DIMENSIONS &
PHYSICAL CONDITIONS

LEGEND

- CONDUIT TYPES**
- TELECOMMUNICATION MANHOLE
 - WATER MANHOLE
 - ELECTRICAL MANHOLE
 - SEWER MANHOLE
 - CITY RUST
 - WIRE
 - WATER VALVE
 - UTILITY POLE
 - MINI
 - LIGHT STANDARD
 - CONCRETE SIGN
 - UNDERGROUND WATERLINE
 - UNDERGROUND GAS LINE
 - UNDERGROUND ELECTRIC LINE
 - UNDERGROUND CABLE
 - UNDERGROUND FIBER
 - UNDERGROUND BUILDING
 - UNDERGROUND LINE

RES-3 RESIDENTIAL ZONING CRITERIA

LOT DIMENSIONS	CRITERIA	PROPOSED PARCEL
LOT AREA	1.0	18,817
LOT FRONT	1.0	75.0
LOT DEPTH	1.0	250.0
LOT WIDTH	1.0	250.0
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NOTES

- Boundary and topographic information is based on a field survey performed by Daniel P. Anderson, Inc.
- Boundary information is shown in Philadelphia district standard feet and area related dimensions are in U.S. measurements.
- The change from lot area to more precise decimal representation will result in minor changes in the second and third decimal places. These are not material or meaningful but more precise values.
- The boundary information is shown in U.S. measurements and is based on the following:
- Some of the improvements are not buildings, outcrops, and parking lots but are shown as improvements on the lot area and are not shown as improvements.
- AREA PERMANENTLY SET ASIDE TO BE USED FOR THE CITY OF PHILADELPHIA'S PARKS AND RECREATION DEPARTMENT.
- Only approved ground improvements have been located. The location of the improvements is shown on the lot area and are not shown as improvements.
- Improvements are shown on the lot area and are not shown as improvements.
- A zoning permit is required for any proposed changes to the lot area, including subdivision of improvements.
- Boundary information is based on City Plan #228, dated 10/1/18.

LOT SUMMARY

PROPOSED	LOT AREA	LOT FRONT	LOT DEPTH	LOT WIDTH
PROPOSED	18,817	75.0	250.0	250.0
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SOURCE OF TITLE

RECORD OF TITLE
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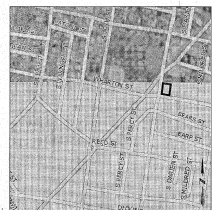
REFERENCE PLANS & DOCUMENTS

- CITY PLAN #228
- CITY PLAN #228
- RECORD OF TITLE
- RECORD OF TITLE
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JAMES P. HENRY, PLS
PA Registered Professional Land Surveyor No. BU-000807



LOCATION MAP
SCALE 1"=500'

UTILITY OWNERS

COMPANY: DOMESTIC CHILDREN'S
ADDRESS: 4400 MARKET ST.
CONTACT: 800-875-5555
E-MAIL: 800-875-5555

COMPANY: USBC
ADDRESS: 4400 MARKET ST.
CONTACT: 800-875-5555
E-MAIL: 800-875-5555

COMPANY: PHILADELPHIA CITY WATER DEPARTMENT
ADDRESS: 4400 MARKET ST.
CONTACT: 800-875-5555
E-MAIL: 800-875-5555

COMPANY: PHILADELPHIA CITY DEPARTMENT OF STREETS
ADDRESS: 4400 MARKET ST.
CONTACT: 800-875-5555
E-MAIL: 800-875-5555

COMPANY: PHILADELPHIA CITY DEPARTMENT OF PUBLIC WORKS
ADDRESS: 4400 MARKET ST.
CONTACT: 800-875-5555
E-MAIL: 800-875-5555

COMPANY: PHILADELPHIA CITY DEPARTMENT OF TRANSPORTATION AUTHORITY
ADDRESS: 4400 MARKET ST.
CONTACT: 800-875-5555
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827-29 WHARTON STREET
Philadelphia, PA 19147
2nd Ward - CPA-0021350000, 021350000

APPROVED BY: 854299
APPROVED BY: 854299

prepared for:
David Lendelshoner (Subdivisor)
High Top Rest Bar & Development
440 N. 10th Street, Suite 502
Philadelphia, PA 19123

Ruggiero Plante Land Design
4220 Main Street Philadelphia, PA 19127
Phone: 215-261-1000 Fax: 215-261-1001 www.ruggieroplante.com

Plan Date: Scale: 1" = 10'-0"
February 15, 2018

Sheet Title:
PROPOSED LOT SUBDIVISION PLAN



exterior
sign package

833 Wharton Street
Philadelphia, PA 19147-5014
Revision 4 // February 26, 2021

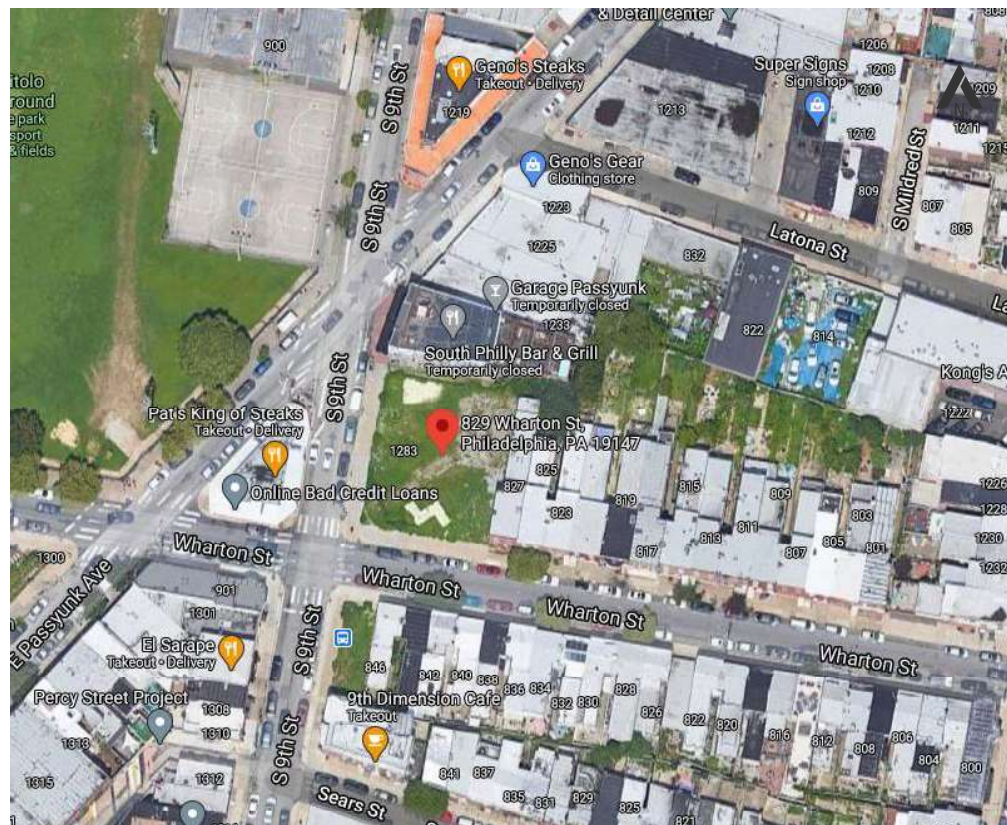


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Applied Electronically by L&I User:

signage overview



scope of work

EXISTING SIGNS		Sq Ft	PROPOSED SIGNS		Sq Ft	Elect. Req'd	Amps / Voltage	Sign Weight	Special Instructions
EXTERIOR (FRONT) ELEVATION									
-	None Existing	N/A	1	Face-Lit Channel Letters on Raceway	13.2				
		Total SF 0		Per Sign Allowed SF 15	Total SF 13.2				

code info

Wall Signs - 15 SF Allowed

site plan/aerial view **Floor Plan Needed; Building Not Yet Constructed

[illegible]

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Applied Electronically by L&I User:



Cima Network Inc.
121 New Britain Blvd.
Chalfont, PA 18914

office: 267.308.0575
fax: 267.308.0577
www.cimanetwork.com

Client: Insomnia Cookies
Designer: KS PM: LL

Job#: 10619
Address: 833 Wharton Street, Philadelphia PA 19147-5014

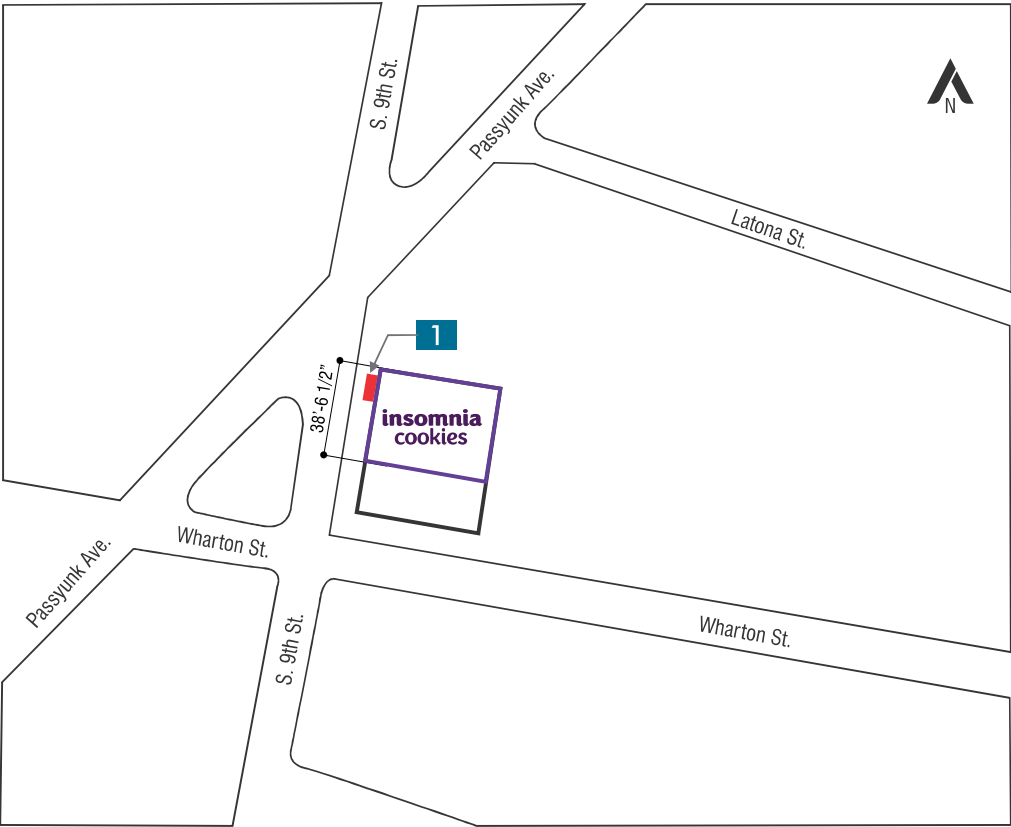
DATE 2.26.21

REVISION 4

HEET 2

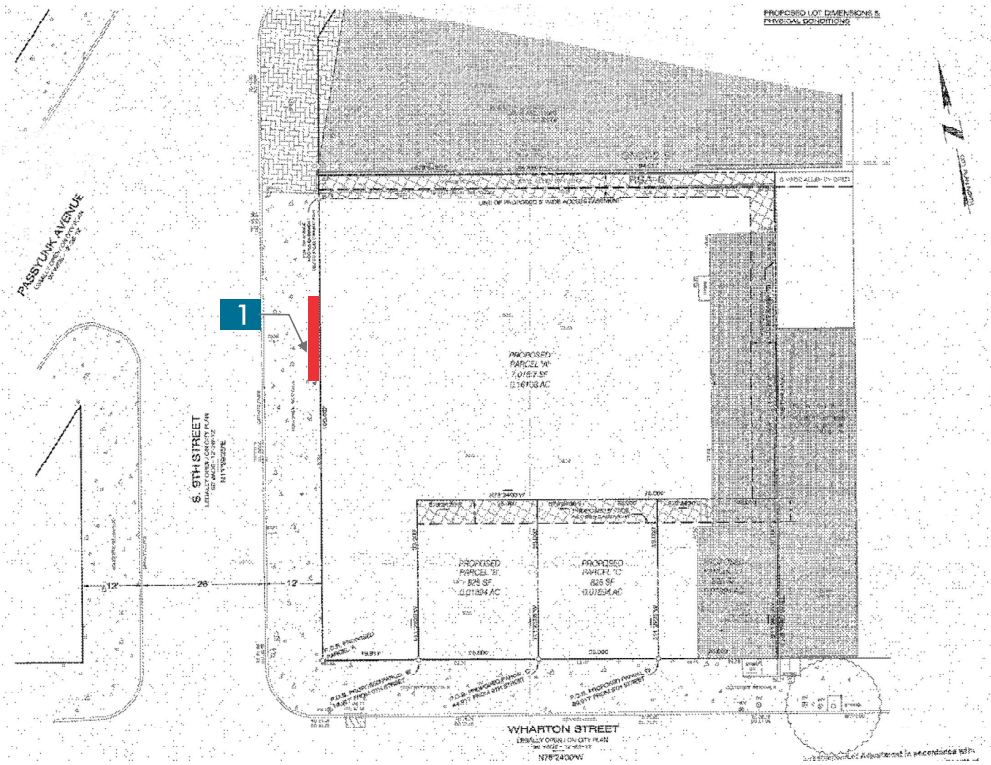
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signage overview



site map/aerial view **Floor Plan Needed; Building Not Yet Constructed

site plan



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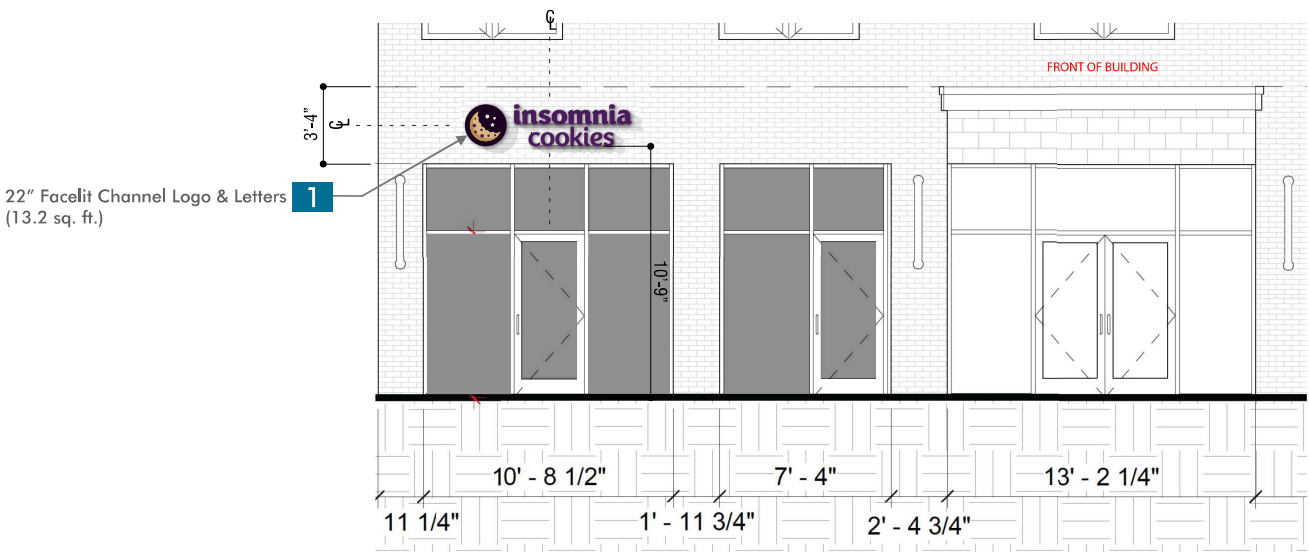
DATE 2.26.21

REVISION 4

SHEET 3

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building elevations



A.1 storefront elevation - front
scale: 3/16" = 1'-0"

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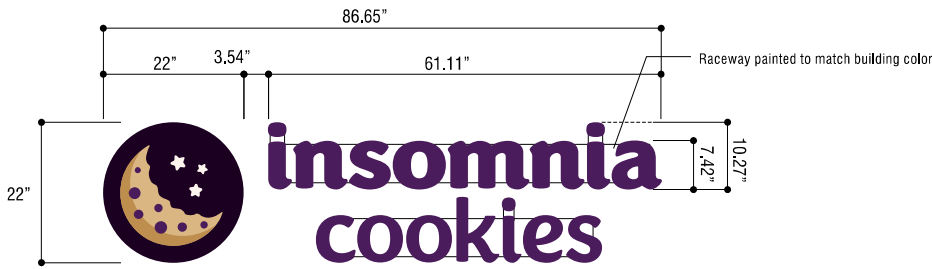
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REVISION 4

SHEET 4

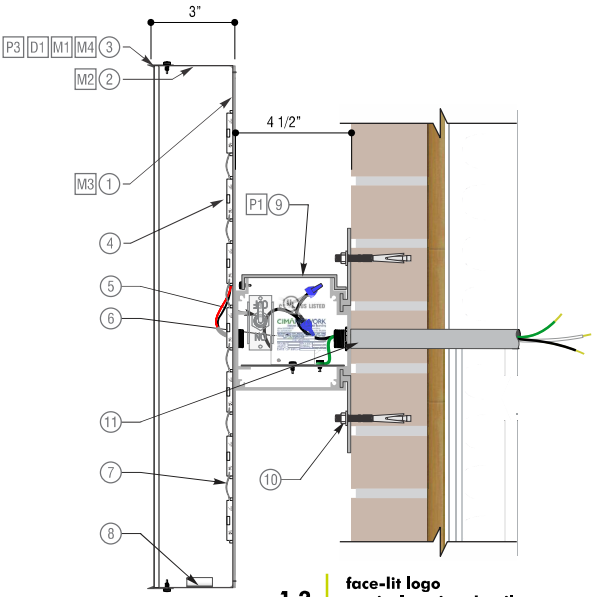
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sign 1 - face-lit channel letters

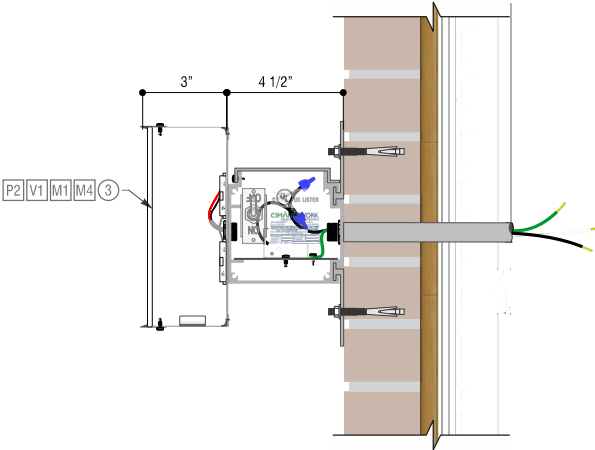


1.1 face-lit raceway letters: horizontal stacked
scale: 3/4" = 1'-0" (IC-FLL-22-HST-R)

Colors For Print:					
insomnia cookies					
PMS 2627C					
water spore	cookie moon	cookie shadow	cookie chips	stars	
PMS 276C	PMS 467C	PMS 465C	PMS 2627C	PMS 663C	



1.2 face-lit logo
vertical section detail
scale: 3" = 1'-0"



1.3 face-lit logo
vertical section detail
scale: 3" = 1'-0"

specifications

Colors & Finishes
D1 3-Layer (Color White Color) Digital Print
P1 Paint raceway SW 6327
P2 Paint Letter Returns & Trim SW Insomnia Purple
P3 Paint Logo Returns & Trim Midnight Purple (PMS 276C)
V1 3m Vinyl Printed to Match PMS 2627C
M1 1/8" or 3/16" #2447 white Acrylic
M2 .040" Thk. Aluminum Coil
M3 3mm Thk. Pre-Finished Black/White Aluminum Sheet
M4 3/4" "Jewelite" aluminum reinforced, trimcap retainer

Backs:
1. M3 routed out / White (interior) & Black (exterior) finish; electrical holes to accommodate wall buster

Returns:
2. M2 formed w/ White (interior) & Black (exterior) finish; assembled to backs w/ mechanical staples & silicone based adhesive to prevent water penetration & light leaks.

Faces/Retainers:
3. M1 letter faces w/ first surface D1 or V1, chemically bonded to M4 w/ Wets-on #4 & #16; fastened to returns #8 truss head, self-drilling, self-tapping screws; painted to match returns. Final fastener qty & location determined @ time of fabrication.

Lighting / Electrical:
4. Hanley Phoenix PF-2030 7000K LED Modules. (HLED-PF2030WP)
5. LED Power Supply
6. Cima Network's Manufacture Label & Input/Current Rating Label to be Permanent & applied in a Visible Location during Service, in accordance w/ NEC 600.4(A).
7. 12V Secondary-circuit, listed Class 2, 18/2 plenum rated wire suitable for damp/wet locations in accordance w/ NEC 600.12, 725.3(L). All secondary wires are to be labeled @ terminal & junction locations for serviceability per NEC 725.30.
8. 1/4" Ø weep holes req'd. w/ .040" thk. brake-bent baffle assembled to inside of return. @ all low points or isolated sections of the sign w/ no external obstructions in accordance w/ NEC 600.9(D).
9. Extruded Raceway Enclosure, Body: 24-63-156, Lid: 24-63-157, End Caps: 21-00-928.

Install:
10. 1/2"Ø x 4 3/8" long, zinc-plated steel, expansion anchor, w/ 3/8-16 threaded rod, nut, & washer. Minimum 2" embedment to achieve a minimum 650lbs pull out & 1200lbs shear strength per fastener; thru Raceway Mounting Tab. (1) per mounting tab. McMaster-Carr Part #: 97046A118 or equivalent. 1 1/2" Ø non-corrosive spacer to be utilized where needed.
11. UL listed "Paige" Wall Buster through 9/16" Ø hole drilled through facade.
12. Raceway Mounting Tab: 24-63-148R. Minimum (2) req'd @ 24" O.C. Minimum (4) Per Raceway Section.

General Contractor Note:
13. 120V/20 amp maximum supply circuit, housed within J/B; Provided by G.C. Prior to Signage Installation.

Installer Note:
14. Liquid-tite conduit to supply power to power supply enclosure to primary supply J/B.

Building Owner Note:
15. Responsible for maintaining sealant @ all penetrations.

EST. ELECTRICAL LOAD
(3.3) Amps @120 Volts

ELECTRICAL REQUIREMENTS
(1) 20 Amp/120 Volt Circuits

STATICALLY ILLUMINATED'



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DATE 2.26.21

REVISION 4

SHEET 5

Zoning Permit

Permit Number ZP-2021-001046

LOCATION OF WORK 833 WHARTON ST, Philadelphia, PA 19147-5014	PERMIT FEE \$207.00	DATE ISSUED 3/29/2021
	ZBA CALENDAR	ZBA DECISION DATE
	ZONING DISTRICTS RSA5	

PERMIT HOLDER

APPLICANT
Stephanie Tuccio 116 Ellis RoadHavertown, PA 19083USA

TYPE OF WORK
Signs (Accessory / Non-Accessory)

APPROVED DEVELOPMENT
FOR THE ERECTION OF A STATICALLY ILLUMINATED WALL SIGN. SIZE AND LOCATION AS SHOWN IN APPLICATION/PLAN.

APPROVED USE(S)
Eating and Drinking Establishments - Sit-Down Restaurant

THIS PERMIT IS SUBJECT TO THE FOLLOWING PROVISIO(S) AS ESTABLISHED BY THE ZONING BOARD OF ADJUSTMENT (ZBA)

 **CONDITIONS AND LIMITATIONS:**

- Permits, including Zoning Permits **not** involving development, shall expire if the authorized work or Use is not commenced within, or if work is suspended or abandoned for period of, **six (6) months from the date of issuance** with the following exceptions:
 - 30-days or 10-days** for Permits related to Unsafe or Imminently Dangerous properties respectively.
 - 3-years** from issuance or date of decision by ZBA for Zoning Permits involving development.
 - 60-days** for Plumbing, Electrical or Fire Suppression Rough-In Approvals.
 - Any Permit issued for construction or demolition is valid for no more than **five (5) years**.
- All provisions of the Philadelphia Code must be complied with, whether specified herein or not. This permit does NOT constitute approval of any Violation of such Code.

 Post a copy of this permit in a conspicuous location along each frontage.

Permit must be posted within 5 days of issuance.

Zoning Permit

Permit Number ZP-2021-001046

ADDITIONAL LOCATION(S)

See front side for primary parcel associated with this permit

PARCEL

833 WHARTON ST, Philadelphia, PA 19147-5014

ADDITIONAL USE DETAILS

See front side for specific use(s) associated with this permit

SIGN ACCESSORY TO SIT DOWN RESTAURANT APPROVED ON PERMIT #ZP-2021-000749

This permit is subject to the following specific conditions.

CONDITIONS

This Zoning Permit (ZP) shall expire if construction or operation pursuant to the permit or approval has not begun within three years after the date the permit or approval was granted.

Changes of use shall be valid for a period of six months unless an application for a Certificate of Occupancy is submitted for that use within such period.

See § 14-303 of the Philadelphia Zoning Code for more information.



TAX ABATEMENT: Applications for Real Estate Tax Exemption are available from the Office of Property Assessment (OPA). For more Info. visit www.phila.gov/opa; 601 Walnut St., 3rd Fl, Phila. PA 19106 or Call (215) 686-9200. All Applications are due by Dec. 31st of the year of permit issuance.