

Zoning Permit

Permit Number ZP-2021-012960

LOCATION OF WORK 1141-49 N FRONT ST, Philadelphia, PA 19123-1705 1141	PERMIT FEE \$207.00	DATE ISSUED 11/4/2021
	ZBA CALENDAR	ZBA DECISION DATE
	ZONING DISTRICTS CMX3	

PERMIT HOLDER FRONT STREET TWO LLC	2610 HIRST TERRACE HAVERTOWN PA 19083
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OWNER CONTACT 1

OWNER CONTACT 2

TYPE OF WORK Signs (Accessory / Non-Accessory)

APPROVED DEVELOPMENT FOR THE ERECTION OF ONE (1) NON ILLUMINATED-DOUBLED FACED- PROJECTING WALL SIGN AT THE N FRONT STREET FRONTAGE. SIZE AND LOCATION AS SHOWN IN APPLICATION / PLAN.

APPROVED USE(S) Residential - Household Living - Multi-Family
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THIS PERMIT IS SUBJECT TO THE FOLLOWING PROVISIO(S) AS ESTABLISHED BY THE ZONING BOARD OF ADJUSTMENT (ZBA)
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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.
- The issuance of this CO/permit does not affirm that the subject property is federally compliant with the Americans with Disabilities Act. Owner remains responsible for ensuring property complies with all local, state and federal requirements.

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ADDITIONAL LOCATION(S)

See front side for primary parcel associated with this permit

PARCEL

1141-49 N FRONT ST, Philadelphia, PA 19123-1705

ADDITIONAL USE DETAILS

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

This permit is subject to the following specific conditions.

CONDITIONS

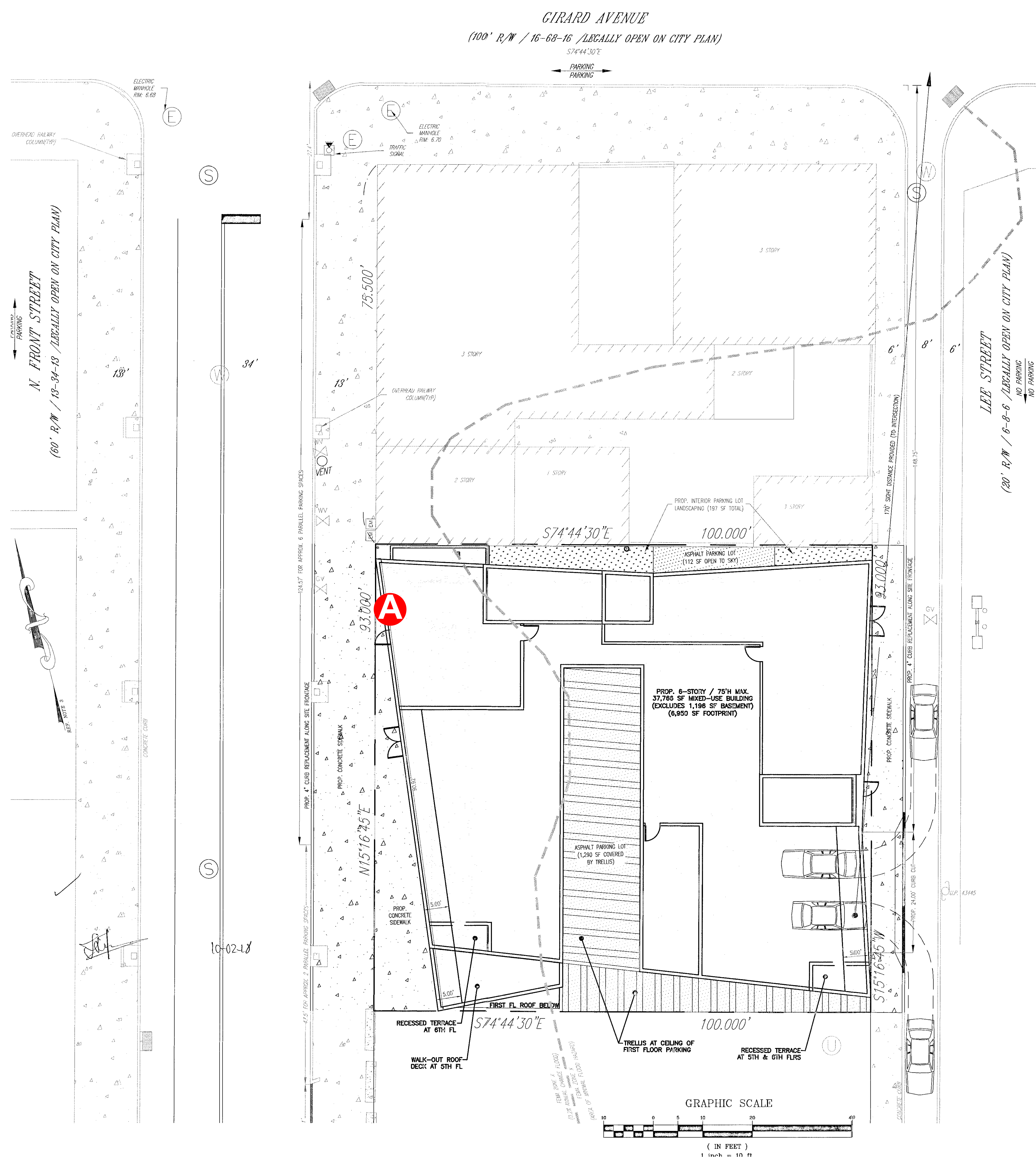
This Zoning Permit (ZP) shall expire if construction or operation pursuant to the permit or approval has not begun within three years after the date the permit or approval was granted.

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 Exemption(Abatement): Information and applications for Real Estate Tax Abatement for new construction and improvements available from the Office of Property Assessment www.phila.gov/opa, 215-686-4334, 601 Walnut St., 300W, Phila, PA 19106. Applications for new construction and commercial improvements due within 60 days of permit issuance. Residential rehab and builder/developer applications due by Dec 31 of year of permit issuance.



A Proposed 16" x 16" x 22" projection = 1.78 square foot non-illuminated projecting wall sign accessory to "The Magnet" apartment building.

KC SIGN & Awnings

PROJECT NAME

Callahan Ward

PLAN NUMBER

Z-01

PROJECT ADDRESS

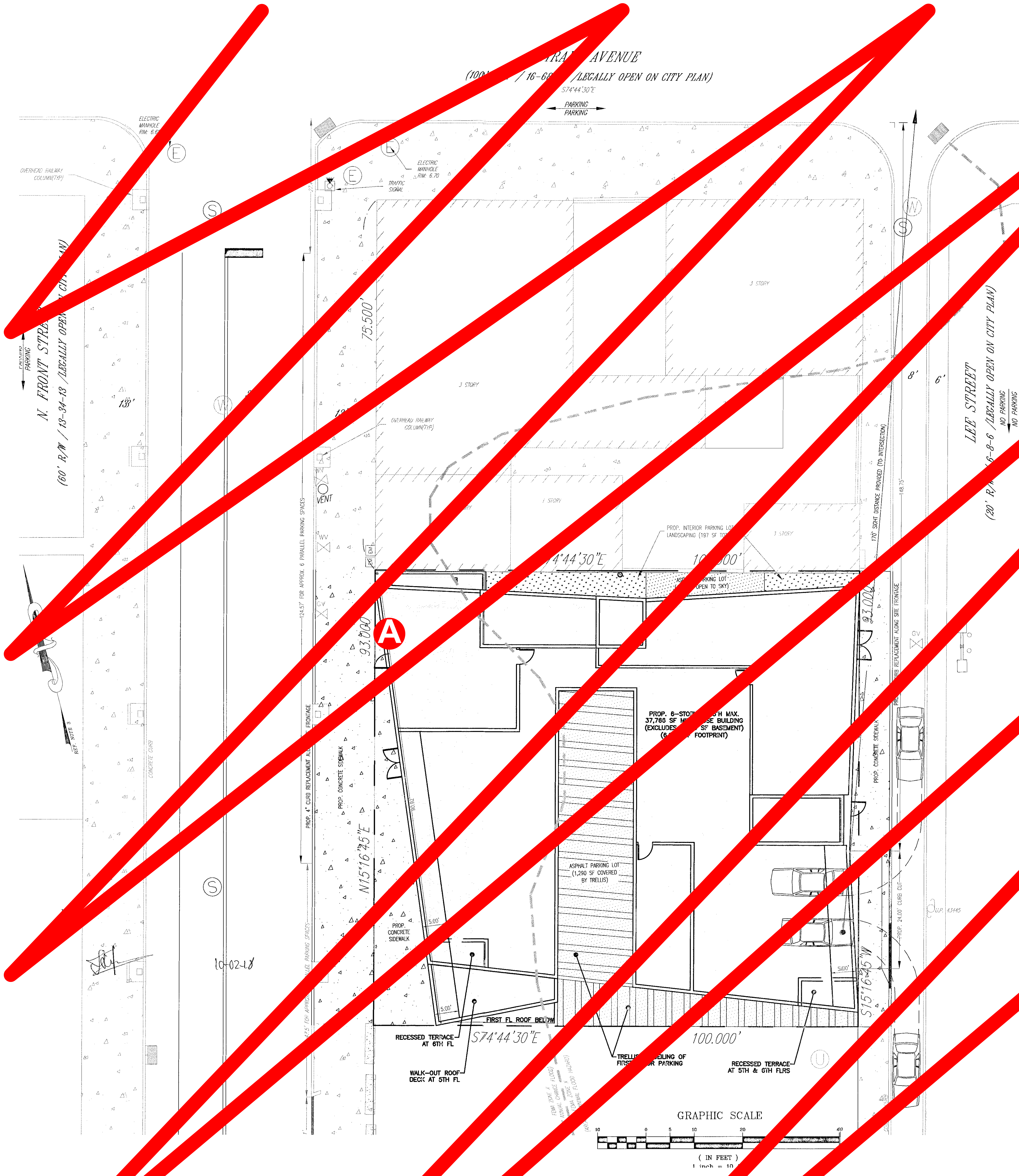
1141 North Front Street
Philadelphia, PA 19123

DATE

10/7/21



Applied Electronically by L&L User



A

Proposed 16" x 16"
x 22" projection
= 1.78 square foot
non-illuminated
projecting wall sign

KC SIGN & Awnings

PROJECT NAME

Callahan Ward

PLAN NUMBER

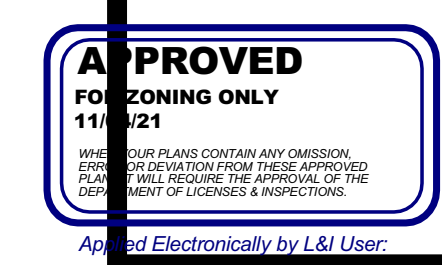
Z-01

PROJECT ADDRESS

1111 North Front Street
Philadelphia, PA 19123

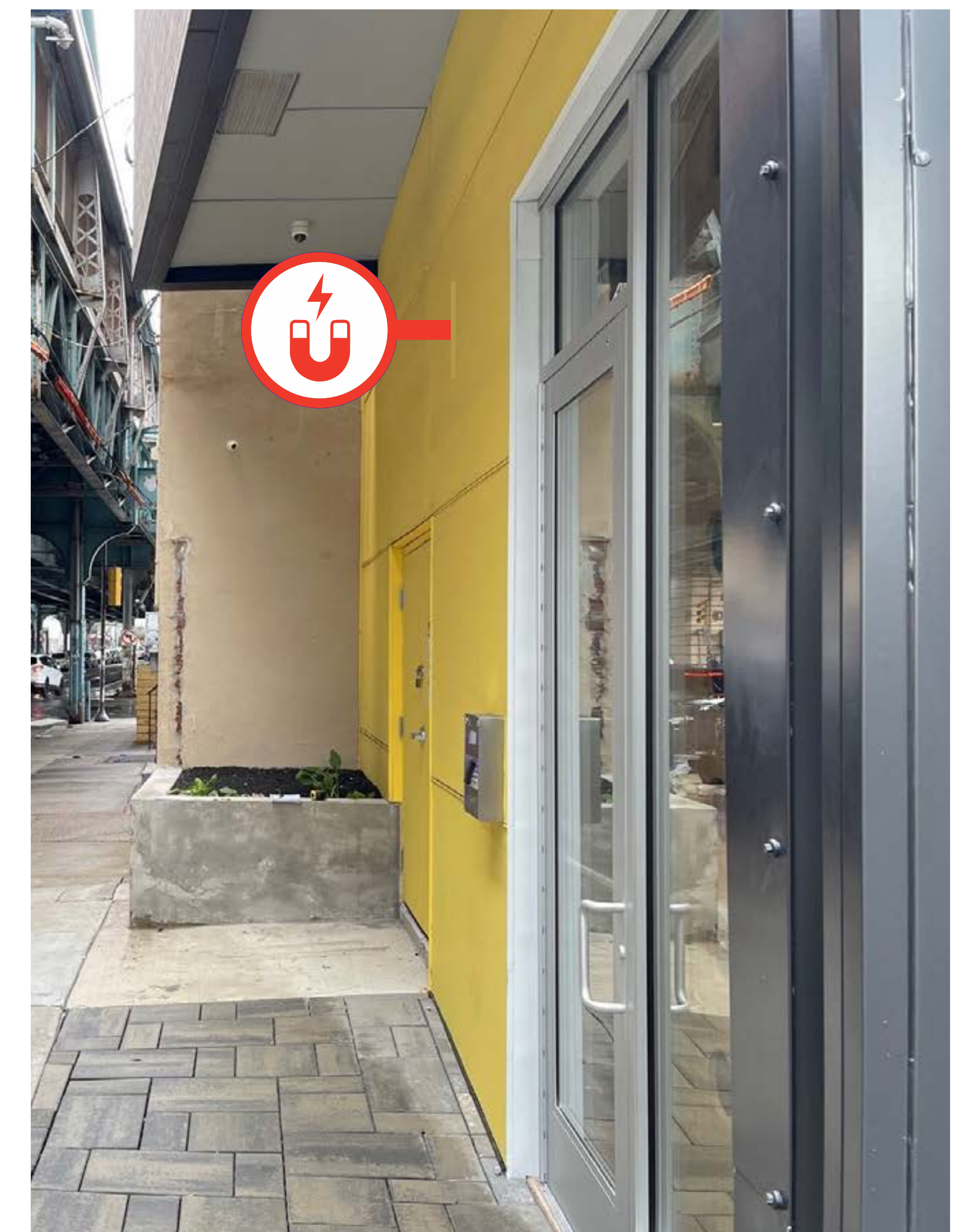
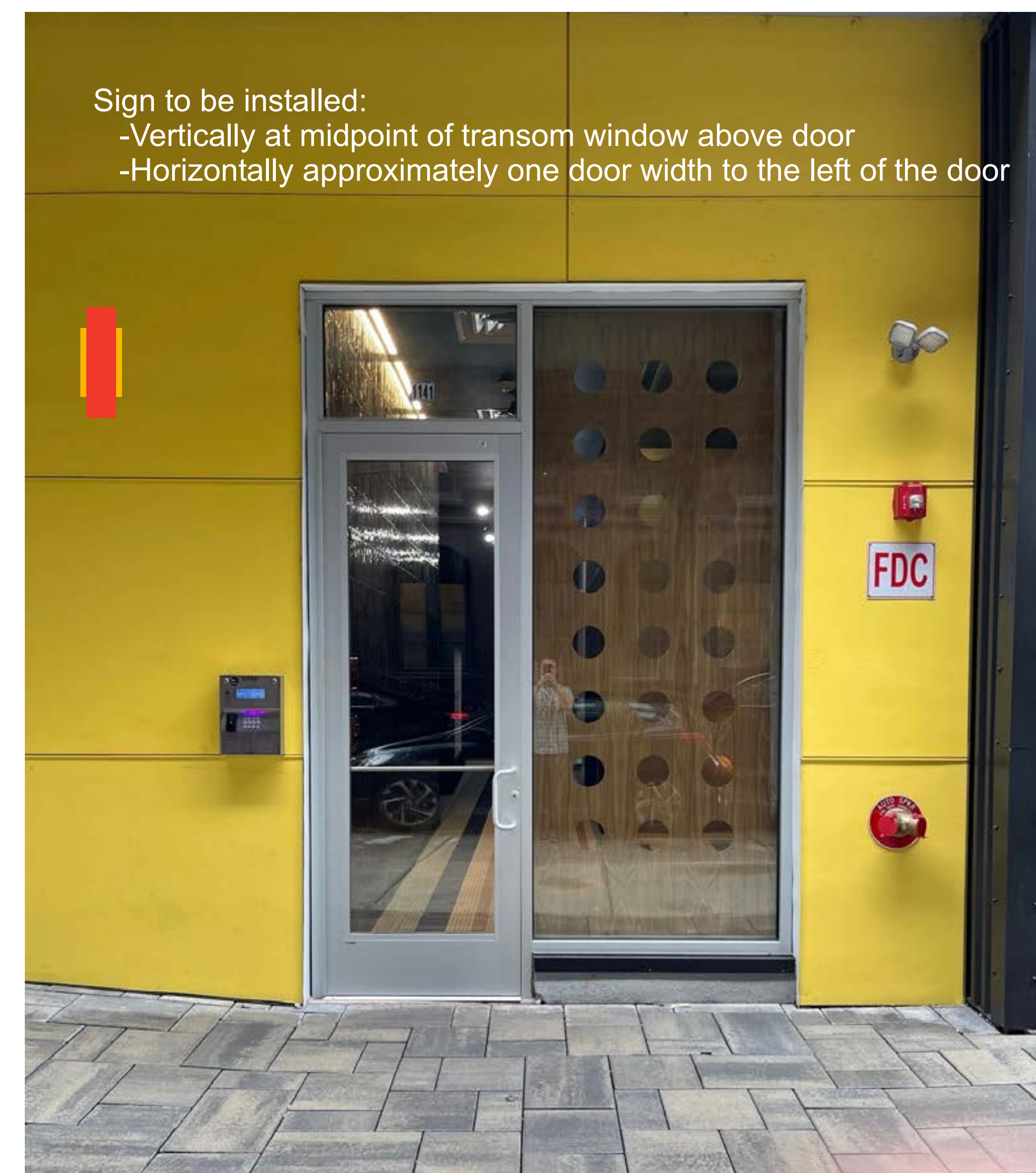
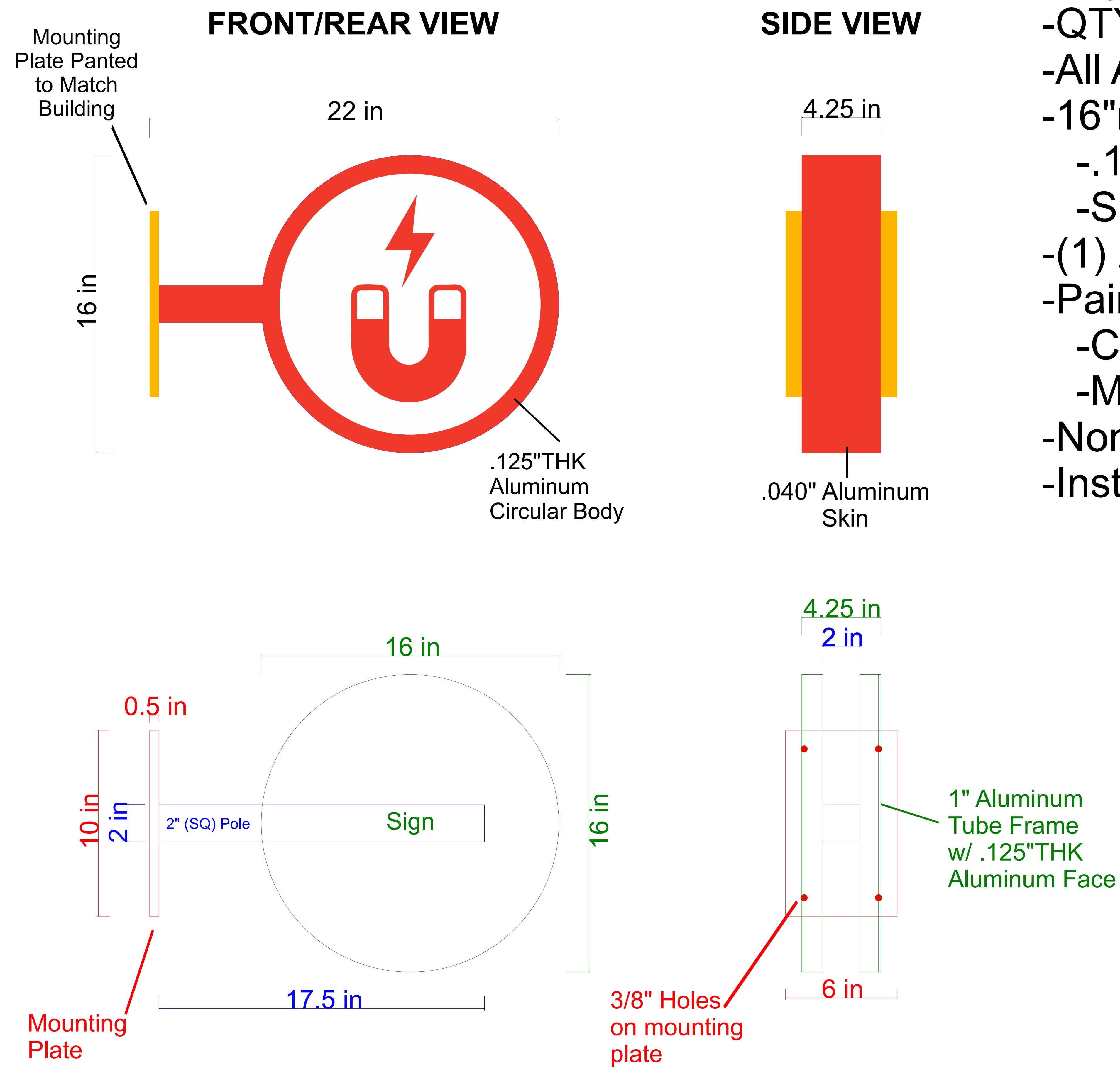
DATE

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Flag Mounted Sign

- QTY: 1
- All Aluminum Construction
- 16"round x 4.25"deep
 - .125" Aluminum Facing
 - Skinned with .040" Aluminum
- (1) 2" x 2" Aluminum Pole with Plate
- Painted Finish
 - Circular Body and Poles: Obstinate Orange (SW 6884)
 - Mounting Plate (to match building): Goldfinch Yellow (SW 6095)
- Non-Illuminated
- Installed onto exterior wall at customer's location



KC SIGN & Awnings

PROJECT NAME

Callahan Ward

PLAN NUMBER

Z-02

PROJECT ADDRESS

1141 North Front Street
Philadelphia, PA 19123

DATE

10/7/21

