



Zoning Board of Adjustment
1515 Arch Street, 18th Floor
Philadelphia, Pa. 19102

October 17, 2024

RE: 2026 S. 7th Street Philadelphia, PA 19148
Permit Application # ZP-2024-005558
ZBA Hearing date: October 30, 2024, 02:00 PM (Zoom)
Calendar Number: MI-2024-005318

Members of the Zoning Board:

The East Passyunk Crossing Civic Association’s Zoning Committee, the designated RCO for the area, and its members have met with the above applicant concerning the project at 2026 S. 7th Street in Philadelphia, PA 19148.

Date of meeting: 10/14/2024

Location of Meeting: Zoom Video Conference

Number of attendees: +/- 13 (plus 6 committee members)

At that public meeting, it was confirmed that proper notice of the meeting had been provided to the necessary neighbors/properties. After hearing a presentation about the proposed variance application and having an opportunity to ask questions and to express concerns, the community members present and the EPX Zoning Committee Members present voted in overwhelming support of the variance with the following provisos:

1. Applicant will amend plans to provide the 2 required bicycle parking areas.
2. Applicant will provide twenty-four (24) senior, assisted-living apartments on top three (3) floors rather than the sixteen (16) originally proposed over two (2) floors.
3. Applicant will make a reasonable, good faith effort to try to preserve and repurpose the façade of the existing structure.

Vote count:

	EPX ZONING COMMITTEE	EPX ATTENDEES
SUPPORT	6	8
OPPOSE	0	1
ABSTAIN	0	1

Sincerely,
Andrew J. Sciolla, Esq.
EPX Zoning Committee Chair