

RHAWNHURST CIVIC ASSOCIATION

PAST ZONING ISSUES

2024 Zoning Cases

Meeting Date

Description and Information

March 7, 2024

8107 Bradford Street: This address was seeking a variance "for the removal of the structured (garage) parking space and for the creation of surface parking". The intent is to replace the garage door with a brick wall to stop rain runoff from flooding the garage and basement. A Zoom community meeting was held on March 7, 2024, 6:00 pm, at which time the homeowner received support for his project.

March 20, 2024

8400 E. Roosevelt Boulevard: This address was seeking a variance "for the erection of a three (3) story detached structure; for use as multi-family (eighty-five (85) dwelling units) household living with one-hundred seventy-one (171) accessory off-street surface parking spaces, including four ADA van accessible parking spaces, Nine EV spaces, One accessory off-street loading spaces; and twenty-nine off street accessory (class 1A) bicycle parking spaces". After a comprehensive presentation, questions, and debate this project received support from the community by a vote of 20 to 9.

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Meeting Date

Description and Information

March 21, 2024

8430 Bustleton Avenue: This address was seeking a variance "for the erection of a detached structure with seven tenant spaces and an accessory surface parking lot". This project received community support with a Proviso to exclude CMX3 available businesses deemed to be undesirable to the community. Agreement to be made between the RCO and the attorney for the project subsequent to their Zoning Board of Adjustment hearing.

May 02, 2024

8011 Castor Avenue: This address was seeking a variance for a "sit-down restaurant and take-out restaurant in an existing structure". After much discussion regarding the back yard, use of dumpsters and a newly designed entrance for the store and second floor apartment, this project received support from the community and RCO board members.

May 09, 2024

8214-20 Castor Avenue: This address was seeking a variance "for the erection of two non-illuminated freestanding signs, two statically illuminated building identification signs, and one non-illuminated wall sign". Architectural renderings were presented and several questions were asked and answered. This project received support from the attending community and RCO board.

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Meeting Date

Description and Information

August 1, 2024

2327-83 Cottman Avenue: This Address was seeking a variance "for use as Medical, Dental, and Health Practitioner-Group Medical, Dental, Heath Practitioner with all other uses in the same structure as previously approved. This address is proposing an Urgen Care facility in Roosevelt Mall. A Powerpoint presentation was viewed and questions were asked and answered. This project received unanimumous support from the meeting attendees.
