Tentative Civic Design Review Agenda
Tuesday, September 14, 2021 at 1:00 PM (Afternoon Session)

Instructions for public participation at the end of this agenda.

1. 1200 Normandy Place
   Zoned: CMX-3
   Gross Square Footage: 704,356 total square feet
   25,755 square feet of commercial space
   611 residential units
   Uses: Residential mixed-use
   Parking: 166 vehicular parking spaces
   Developer: Mosaic Development Partners (TBC)
   Architect: DIGSAU
   Attorney: Robert Careless, Cozen O’Connor
   PCPC Presenter: Matt Wysong

2. 401-07 E Walnut Lane
   Zoned: RM-1
   Gross Square Footage: 54,260 total square feet
   57 residential units
   Uses: Residential
   Parking: 0 vehicular parking spaces
   Developer: East Walnut Lofts, LLC
   Architect: DesignBlendz Architects
   Attorney: Zhen H. Jin, Law Office of Zhen H. Jin
   PCPC Presenter: Ian Hegarty

3. 4240 Chestnut Street
   Zoned: CMX-4
   Gross Square Footage: 148,000 total square feet
   35,896 square feet of commercial space
   128 residential units
   Uses: Residential mixed-use
   Parking: 40 vehicular parking spaces
   Developer: 4249 Chestnut Street CRCP LLC
   Architect: DAS Architects
   Attorney: Steve Bertil, Klehr Harrison Harvey Branzburg LLP
   PCPC Presenter: Kacie Liss
4. **201 Johnson Street**
   - Zoned: RSA-3
   - Gross Square Footage: 105,187 total square feet
   - 165 residential units
   - Uses: Residential
   - Parking: 171 vehicular parking spaces
   - Developer: Nolen Properties, LLC
   - Architect: VBC Studio
   - Attorney: William Kerr, High Swartz
   - PCPC Presenter: Alex Smith

5. **310-330 W Girard Avenue**
   - Zoned: ICMX
   - Gross Square Footage: 164,898 total square feet
   - 8,515 square feet of commercial space
   - 185 residential units
   - Uses: Residential mixed-use
   - Parking: 49 vehicular parking spaces
   - Developer: 310 Girard LLC
   - Architect: T + Associates Architects
   - Attorney: Richard DeMarco, Zarwin Baum
   - PCPC Presenter: Ian Litwin
Instructions for Joining the Live Zoom Meeting as a Member of the Public

If you have a computer, tablet, or smartphone, please join us online:
You will be able to view the meeting and submit questions.

https://us02web.zoom.us/j/84648132548?pwd=cCtRdGxqdmZRM2ZkTGHZgkFBQ3JvUT09

The Civic Design Review Committee meeting will begin at 1:00 PM
Zoom may ask you to add an extension to your web browser before you log in.

- **Webinar ID**: 846 4813 2548
- **Passcode**: 032984

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- **Dial**: +12678310333
- **Webinar ID**: 846 4813 2548
- **Passcode**: 032984

Members of the public have multiple ways to comment on agenda items. When the agenda item that you are interested in is being discussed, you can use the “raise hand” feature in Zoom. If you are joining by phone, you may also use the “raise hand” feature by dialing “9” during the public comment period.

We will also field questions and comments by email. Questions and comments must be received before noon the day before the Civic Design Review meeting in order to be considered. Please send emails to: CDR@phila.gov.

Recordings of the Civic Design Review meetings will be posted on the Planning Commission website.