

Art Commission Review – Submittal Form

(Applicant complete below section)

Project Name: Wister PG - Pre-Fab Concrete Storage Bldg

Project Address: 4971 Baynton St **On Public Property?** ☒ Yes ☐ No

Total Budget: \$200,000 **Utilizing City Funds?** ☒ Yes (specify amount): all ☐ No

Project Type (check all that apply):

- | | |
|---|--|
| <input checked="" type="checkbox"/> Building – New Construction or Addition | <input type="checkbox"/> Encroachment in/over ROW |
| <input type="checkbox"/> Building – Renovation or Repair | <input type="checkbox"/> Signage (Reconsideration) |
| <input type="checkbox"/> Plaza/Park/Playground | <input type="checkbox"/> Streetery (Reconsideration) |
| <input type="checkbox"/> Public Art | <input type="checkbox"/> Other: _____ |

Project Team:

Agency/Org.: Capital Program Office (CPO) Design Lead (firm): Capital Program Office

Other: _____

Primary Contact for Project Communications:

Name: Nobuki Iijima

Affiliation: City of Philadelphia, CPO

Email: [REDACTED]

(Art Commission staff complete below section)

Art Commission Meeting Date of Project Review: 2/11/26

Level of Review:

☐ Concept Review ☐ Final Review If Final, specify date of preceding Concept Review: _____

☒ Administrative Review (for projects with minimal visual impact on public realm)

Staff Notes (Optional):

Minor construction project for new storage building

Memorandum



To: Katherine Liss, Director, Art Commission
From: Nobuki Iijima, Project Coordinator, Parks and Recreation
Date: January 28, 2026
Re: Request for Administrative Approval / Art Commission Review
Wister Playground, 4971 Baynton St, Philadelphia PA 19144

We respectfully request administrative approval for Pre-Fabricated Concrete Storage Building at Wister Playground, 4971 Baynton St., Philadelphia, PA 19144.

The brief description of the project as stated below and the enclosed drawings show the intended extent of work.

This project includes the installation of pre-fabricated concrete storage building. Project budget is \$220,000 which is funded by the Councilwoman Cindy Bass.

Thank you for your attention. Please inform me directly if you need more information.

cc: Aparna Palantino, Director, CPO
Francesco Cerrai, Project Director, CPO
Nobuki Iijima, Project Coordinator, CPO, nobuki.iijima@phila.gov or (215) 683-4486

WISTER PLAYGROUND

PRE-FABRICATED CONCRETE STORAGE BUILDING INSTALLATION



CAPITAL PROGRAM OFFICE
CITY OF PHILADELPHIA



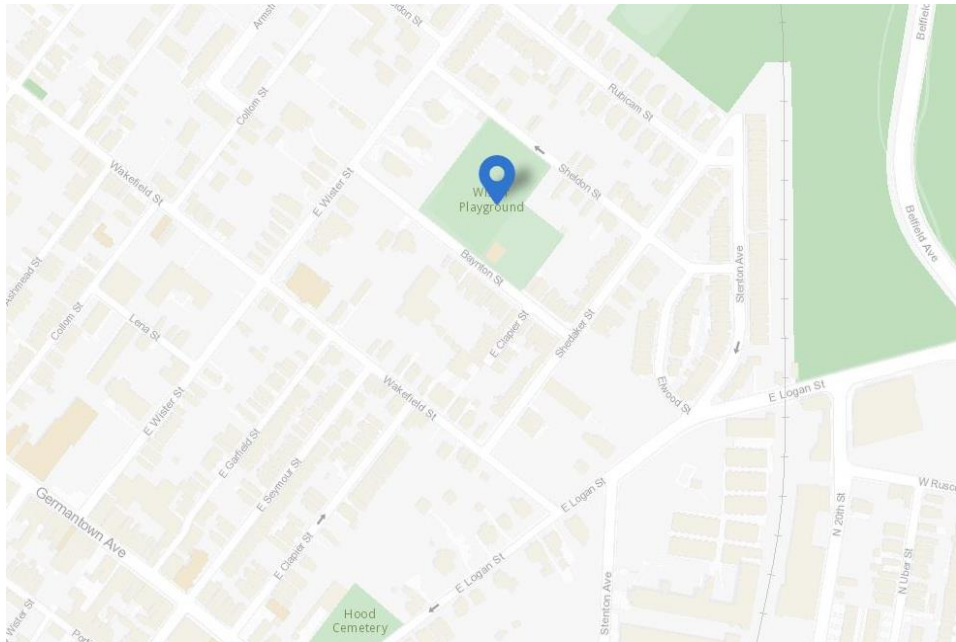
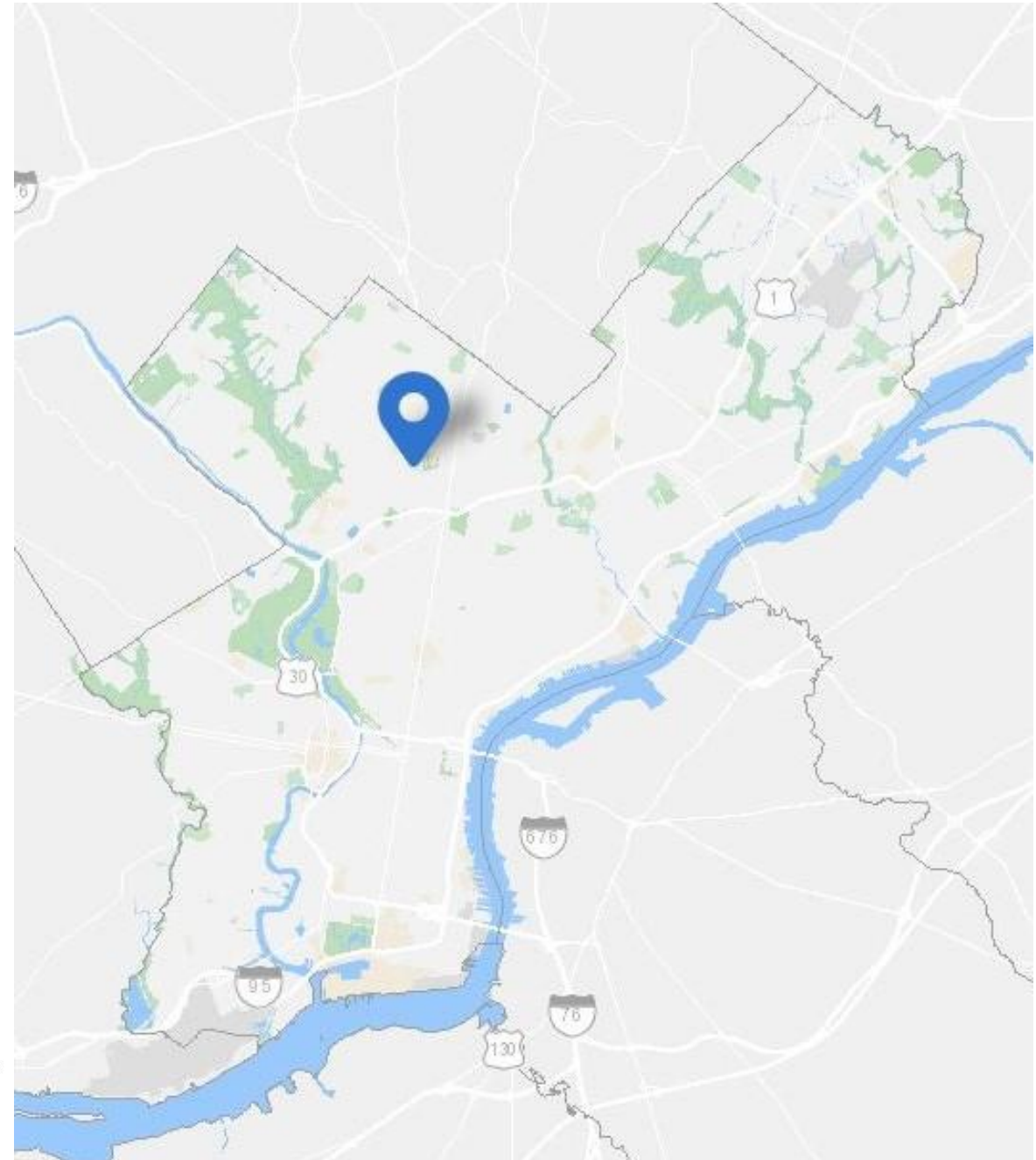
**PHILADELPHIA
PARKS &
RECREATION**

EXISTING CONDITIONS

LOCATION MAP

Wister Playground
4971 Baynton St

Germantown Section



EXISTING CONDITIONS

AERIAL PHOTO

EXISTING CONDITIONS



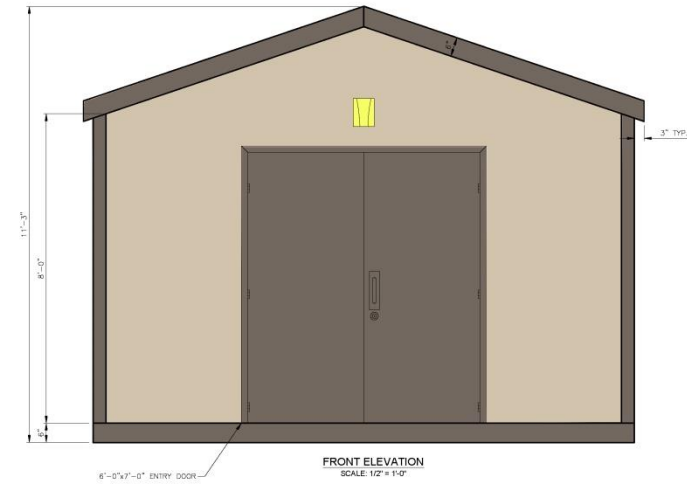
EXISTING CONDITIONS

AERIAL PHOTO

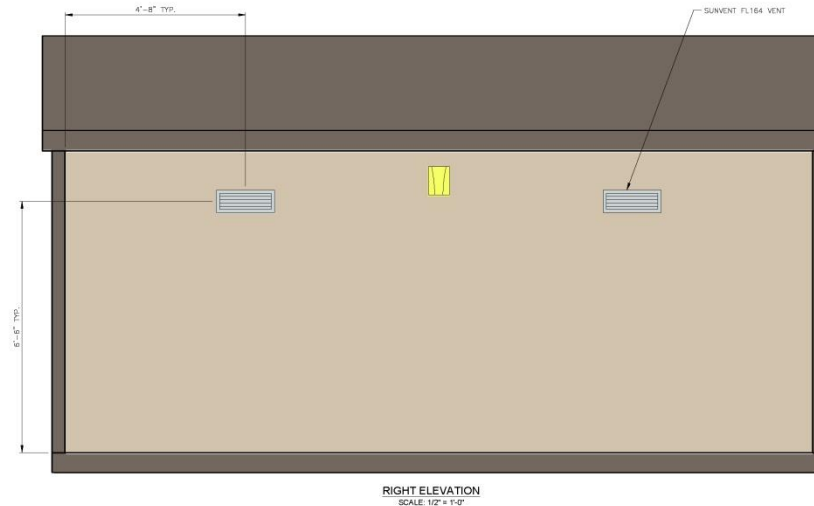
PROPOSED
PRE-FAB STORAGE BLDG



**PROPOSED
PRE-FAB STORAGE BLDG**

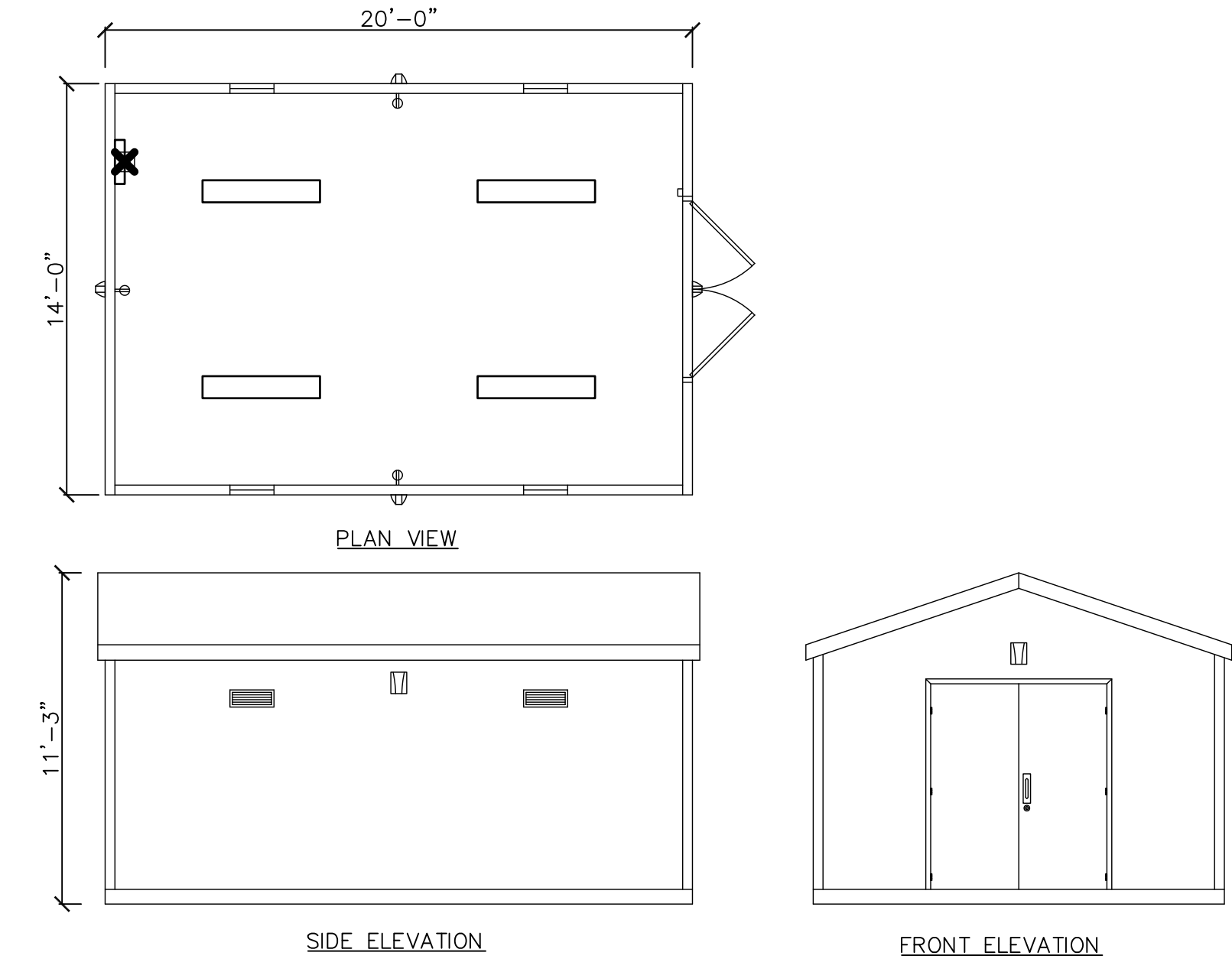
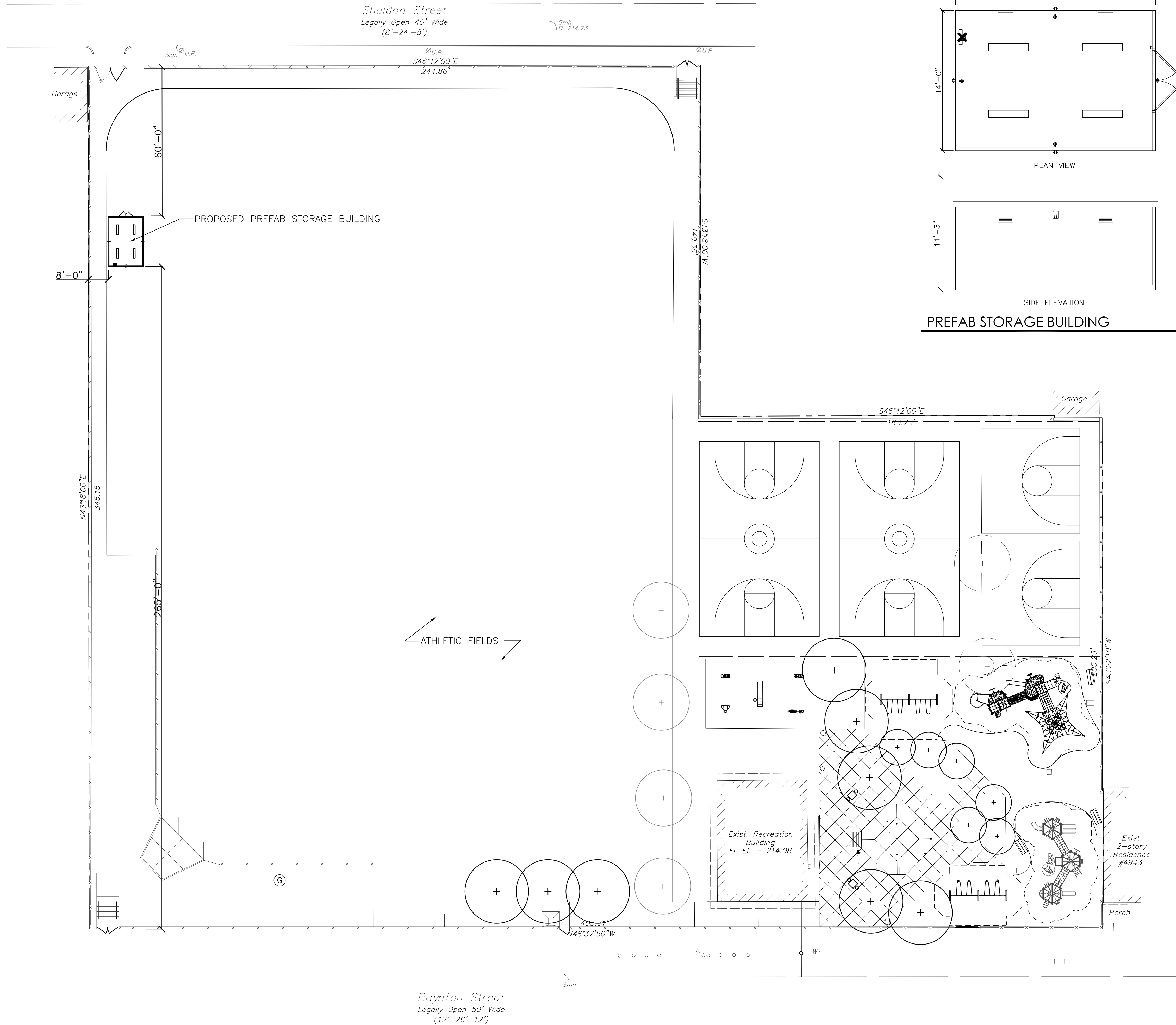


Colors:
Exterior Wall – Cemented Deal
Roof - Charred Walnut





THANK YOU



PREFAB STORAGE BUILDING
SCALE: 1"=5'-0"

- LEGEND
- Street Line
 - Property Line
 - Contour Line
 - Ornamental Fence Line
 - Over Head Wire
 - Utility Pole
 - Street Light
 - Chain Link Fence

PROPERTY OWNER: CITY OF PHILADELPHIA
MUNICIPAL SERVICE BLDG
RM. 1030
1401 JOHN F. KENNEDY BLVD
PHILADELPHIA, PA 19102

SITE ADDRESS: 4971 BAYNTON ST
PHILADELPHIA, PA 19144

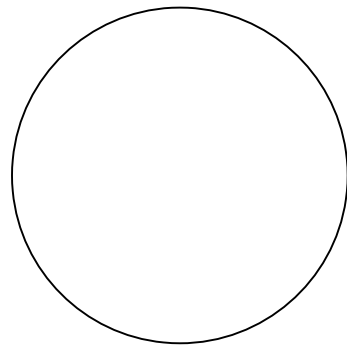
CITY OF PHILADELPHIA ZONING CODE		
PROPERTY ZONED: SP-PO-A		
ADJACENT ZONING DISTRICT: RSA-2		
LOT WIDTH	REQUIRED 35'-0" MIN.	PROVIDED 405'-4"
LOT AREA	3,150 SQ. FT. MIN.	84,093 SQ. FT.
OCCUPIED AREA	40% MAX.	0.3%
FRONT SETBACK	15'-0" MIN.	60'-0"
REAR YARD DEPTH	20'-0" MIN.	265'-0"
SIDE YARD WIDTH	8'-0" MIN.	8'-0"
HEIGHT REGULATIONS	38'-0" MAX.	11'-4"
PROPOSED USE: STORAGE		

REVISIONS		
ISSUE	DATE	REVISIONS



CPO PROJECT COORDINATOR:

LAND, ARCH. SEAL:



**NOT FOR
CONSTRUCTION**

PRIMARY CONSULTANT:

SUB-CONSULTANT:

**CITY OF PHILADELPHIA
CAPITAL PROGRAM OFFICE**
1515 ARCH STREET
11TH FLOOR, ONE PARKWAY BUILDING
PHILADELPHIA PENNSYLVANIA

PROJECT TITLE:

**STORAGE BUILDING INSTALLATION
WISTER PLAYGROUND**
4971 BAYNTON ST., PHILADELPHIA PA

DRAWING TITLE:

ZONING PLAN

PROJECT NO:
16-24-7193-01

DATE: 01/28/26

SCALE: AS SHOWN

DRAWN BY: NI

CHECKED BY: NI

DRAWING NO:

Z-01

SHEET 1 OF 1

NOTE: ALL DIMENSIONS AND CONDITIONS SHALL BE VERIFIED BY THE CONTRACTOR AT THE SITE BEFORE PROCEEDING WITH THE WORK.

SITE PLAN

SCALE: 1"=20'-0"

