



# Civic Design Review Committee Agenda

Wednesday, November 6, 2024 - 1:00 PM

Via Zoom – meeting link:

<https://us02web.zoom.us/j/84828206308?pwd=VjZiUnUwT1lodU5NOENqUFZlR01idz09>

*Instructions for public participation at the end of this agenda.*

Civic Design Review  
 Committee  
 Established 2012

Martine Decamp, AICP  
 Interim Executive Director

Daniel K. Garofalo  
 Civic Design Review  
 Interim Chair

Leonidas Addimando  
 Sarah Astheimer, ASLA, PLA  
 Ashley Di Caro, LEED -AP  
 Clarissa Redding, RA  
 Carol Scott

## 1. Proposed 2025 Civic Design Review Public Meeting Date Schedule

### 2. 1830 N Broad Street

Zoned: SP-INS  
 Gross Square Footage: 198,941 total square feet

Uses: Academic facility  
 Developer: Temple University  
 Architect: Skidmore, Owings & Merrill LLP  
 Attorney: Ballard Spahr LLP  
 PCPC Presenter: [Eliza Bower](#)

### 3. 4401 Holden Street

Zoned: CMX-4  
 Gross Square Footage: 346,378 total square feet  
 (210,833 new / 135,495 renovated square feet)  
 2,000 commercial square feet

327 total dwelling units  
 (186 new / 141 renovated dwelling units)

Uses: Residential-mixed use  
 Parking: 61 vehicular parking spaces  
 Developer: Westpark Community Partners  
 Architect: Erdy McHenry Architecture  
 Attorney: Ballard Spahr LLP  
 PCPC Presenter: [Henry Felsman](#)

One Parkway Building  
 1515 Arch St., 13<sup>th</sup> Floor  
 Philadelphia, PA 19102

215-683-4615

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**4. 2001 Richmond Street**

*(reviewed previously at the September 3, 2024 CDR meeting)*

Zoned: CMX-3  
Gross Square Footage: 400,559 total square feet  
8,115 commercial square feet  
308 dwelling units

Uses: Residential-mixed use  
Parking: 208 vehicular parking spaces  
Developer: Richmond Street Developers, LLC  
Architect: ISA - Interface Studio Architects, LLC  
Attorney: Klehr Harrison Harvey Branzburg LLP  
PCPC Presenter: [Ian Litwin](#)

**5. 5932-42 Germantown Avenue**

*(reviewed previously at the September 3, 2024 CDR meeting)*

Zoned: CMX-2.5  
Gross Square Footage: 96,645 total square feet  
3,538 commercial square feet  
75 dwelling units

Uses: Residential-mixed use  
Parking: 38 vehicular parking spaces  
Developer: IS JAM LLC  
Architect: Canno Design  
Attorney: Ballard Spahr LLP  
PCPC Presenter: [Sydney Conaway](#)

**6. 309 W. Mount Pleasant Avenue**

*(reviewed previously at the October 1, 2024 CDR meeting)*

Zoned: CMX-2  
Gross Square Footage: 62,193 total square feet  
2,884 commercial square feet  
66 dwelling units

Uses: Residential-mixed use  
Parking: 23 vehicular parking spaces  
Developer: HP Mount Pleasant Realty LLC  
Architect: CosciaMoos Architecture  
Attorney: The Chiacchio Firm  
PCPC Presenter: [Liz Fuselier](#)

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## Instructions for Joining the Civic Design Review 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/84828206308?pwd=VjZiUnUwT1lodU5NOENqUFZ1R01ldz09>

- The meeting will open to the public at **1:00 PM**
- Zoom may ask you to add an extension to your browser before you log in.
- **Webinar ID: 848 2820 6308**
- **Passcode: 001767**

If you do not have a computer, tablet, or smartphone, please join us on your **landline telephone**. You will be able to listen, but not see the presentation.

- **Dial: +1 (267) 831-0333**
- **Webinar ID: 848 2820 6308**
- **Passcode: 001767**

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](mailto:cdr@phila.gov)

Recordings of the Civic Design Review meetings are posted on the Planning Commission website: <https://www.phila.gov/departments/philadelphia-city-planning-commission/recordings-of-public-meetings/>

*Please be advised that the Civic Design Review meeting will be recorded. Joining and/or participating in the meeting constitutes your consent to the recording.*

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