

AGENDA



ECONOMIC DEVELOPMENT TASK FORCE

Tuesday, July 19, 2016 @ 7:00 p.m.

Cheltenham Township Administration Building
8230 Old York Road | Elkins Park, PA 19027

- 7:00 p.m. 1. Call to Order
- 7:01 p.m. 2. Approval of the May 17, 2016, Regular Meeting Minutes and Acceptance of June 21, 2016, Meeting Notes (*see attached*)
- 7:02 p.m. 3. Committee Reports
- A. Design (*see attached*)
- 1) 409 West Cheltenham Avenue, Elkins Park: freestanding, parallel wall and window signs
 - 2) 20 Limekiln Pike, Glenside: freestanding and window signs
 - 3) 576 Cottman Avenue, Cheltenham: parallel wall sign
 - 4) 81 West Cheltenham Avenue, Cheltenham: freestanding, parallel wall and directional signs
- B. Liaison Reports
- 1) Elkins Park East
 - 2) Glenside District
 - 3) East Cheltenham Avenue
 - 4) Cheltenham Village
 - 5) Elkins Park West
 - 6) West Cheltenham Avenue
- 7:25 p.m. 4. Chairman's Report
- 7:45 p.m. 5. Staff Report
- 1) 2015 and 2016 Multimodal Transportation Fund grants for Elkins Park West Streetscape
 - 2) Public Affairs Committee request to appear at their August meeting to discuss "vanilla box conversions"
 - 3) Township/School Board realtor meeting(s) for Fall 2016
 - 4) Discussion on potential for mobile applications in Township

- 8:05 p.m. 6. Old Business
 - A. 2016 Goals
 - B. Sign Review Procedures
 - C. Community Meetings
- 8:20 p.m. 7. New Business
 - A. Consider cancellation of August 2016 meeting
- 8:25 p.m. 8. Citizen's Forum
- 8:30 p.m. 9. Adjournment



Bryan T. Havar
Township Manager

The regular meeting of the **ECONOMIC DEVELOPMENT TASK FORCE (EDTF)** for May 2016 was held tonight. Members in attendance were: Dwight Lewis, Sif Malik, Fred Milbert, Jonathan Essoka, Joan Brandeis, Caryl Levin, Judah Labovitz, Rita Rosen Poley, David Rosenberg, David Kratzer and Ken Mirksy. Guests present: Altoro Hall, Montgomery County Department of Commerce and Deb Campbell. Staff present: Alyson Elliott, Assistant Township Manager.

1. **CALL TO ORDER.** Mr. Lewis called the meeting to order at 7:00 p.m.
2. **APPROVAL OF MINUTES.** A motion was made by Mr. Labovitz, seconded by Mr. Rosenberg, and unanimously passed to approve the minutes of April 19, 2016.
3. **COMMITTEE REPORTS.**

A. **Design** – The EDTF asked that all future applications be submitted along with acknowledgement that they have a business license in the Township.

- 1) *Signage Application for 107 South Easton Road, Glenside* – Ms. Elliott presented information about the proposed non-illuminated parallel wall sign with dark lettering on a white background to be inserted in the location of the current sign. The design on the current sign will remain on the edges of the sign. The design committee was supportive of this application

Action: A motion was made by Mr. Labovitz, seconded by Mr. Essoka, and carried by an 11-0 vote, to convey to the Planning and Zoning Department a recommendation to issue a Certificate of Appropriateness for the proposed sign at 107 South Easton Road, Glenside, provided the sign is not internally illuminated.

- 2) *Signage Application for 8110-B Old York Road, Elkins Park* – Ms. Elliott presented information about the proposed internally-illuminated parallel wall sign with dark lettering on a white background to be inserted in the location of the current sign. Opaque backgrounds are required to minimize light bleed from the sign. The applicant has upgraded the material to ensure that the white background will be opaque. The design committee was supportive of this application.

Action: A motion was made by Ms. Brandeis, seconded by Mr. Rosenberg, and carried by an 11-0 vote, to convey to the Planning and Zoning Department a recommendation to issue a Certificate of Appropriateness for the proposed sign at 8110-B Old York Road, Elkins Park, provided the white sign background is opaque.

- 3) *Signage Application for 8120 Old York Road, Elkins Park* – Ms. Elliott presented information about the proposed channel-lettered parallel wall sign on the side of the building that faces the interior of the site. The lettering will be dark. Additionally, the applicant proposes a vinyl window sign on the Church Road side of the building. The design committee was supportive of this application.

Action: A motion was made by Mr. Malik, seconded by Mr. Rosenberg, and carried by an 11-0 vote, to convey to the Planning and Zoning Department a recommendation to issue a Certificate of Appropriateness for the proposed sign at 8120 Old York Road, Elkins Park.

- 4) *Signage Application for 7400 Front Street/101 Cheltenham Avenue* – Ms. Elliott presented information about the proposed channel-lettered parallel wall signs to be located on each street frontage of the building. The letters will be red. The design committee was supportive of this application.

Action: A motion was made by Ms. Brandies, seconded by Mr. Rosenberg, and carried by an 11-0 vote, to convey to the Planning and Zoning Department a recommendation to issue a Certificate of Appropriateness for the proposed sign at 8120 Old York Road, Elkins Park.

B. Liaison Reports

- 1) *Elkins Park East* – Mr. Milbert reported about Arts in the Park, the Elkins Park East Business Association Dinner and the Creekside Coop.
- 2) *Glenside Business District* – None.
- 3) *East Cheltenham Avenue* – None.
- 4) *Cheltenham Village* – None.
- 5) *Elkins Park West* – None.
- 6) *West Cheltenham Avenue* – Mr. Lewis reported about progress at Cheltenham Mall, now being called “Greenleaf at Cheltenham,” and the Fresh Grocer opening at Cedarbrook Plaza.

4. CHAIR’S REPORT

A. **Sewer Lateral Inspection Program.** Mr. Lewis reported there is a lot of interest in the community about the proposed sewer lateral inspection program. Ms. Elliott clarified some facts about the proposed program and announced that the Board of Commissioners would be discussing the program at its meeting on May 18, 2016. As the Board and staff understand that this will be a burden for many property owners, they are looking into options that will help reduce the impact of this program through reduced financing rates from local banks and third party home warranty programs, among other options.

5. STAFF REPORT.

A. **Zoning Workshop Meetings.** Ms. Elliott reported that the Zoning Workshop meetings are continuing, with more meetings scheduled in June.

6. **OLD BUSINESS** – Old Business was deferred until the June meeting.

7. NEW BUSINESS

A. **Presentation by Montgomery County Commerce Department.** Altoro Hall, Marketing and Business Development Manager of Economic Development at the Montgomery County Commerce Department talked with the EDTF about the opportunities provided by the Department of Commerce. He explained that the Commerce Department has developed a program called “Montgomery County 2 Business,” which is a one-stop shop for businesses in Montgomery County including the Montgomery County Redevelopment Authority, the Montgomery County Industrial Development Authority, the Montgomery County Development Corporation, and Montco Works (see attached flyer for information on what each entity is responsible for).

Mr. Hall discussed the vast programs offered by these entities relating to promoting businesses in Montgomery County, including: low-interest and low-cost financing, workforce development and placement, help with revitalizing blighted areas and setting up Keystone Opportunity and Innovation Zones (Conshohocken, for example), helping businesses select sites in the County and familiarizing them with all the County and individual municipalities offer, providing resources for struggling companies and/or start ups, and generally helping to make connections.

The Commerce Department is a membership-driven organization and works to provide opportunities for businesses to succeed in Montgomery County, through grand opening events, available building and land tours, and industry-specific networking alliances.

The EDTF asked Mr. Hall what the Township could do to work with the Commerce Department to pursue economic growth in the Township. He responded with the following items:

- Develop a portfolio of available sites, whether vacant property or buildings, for promotion through the Commerce Department.
- Meet with the Commerce Department to discuss what types of development and/or businesses the Township is looking to promote.
- Decide whether offering incentives is appropriate for the Township (for example, establishing a Local Economic Revitalization Tax Assistance [LERTA] district or offering free or reduce rent for a year).
- Reducing or eliminating roadblocks to doing business or developing in the Township that would make a potential business choose another municipality (i.e. unfavorable zoning, lengthy development processes, lack of infrastructure, or other aspects that increase the cost of entry to or doing business in the Township).

B. **Vacant Building Registry Ordinance.** Ms. Elliott provided the EDTF with a brief outline of the Vacant Building Registry Ordinance that the Board of Commissioners will consider for adoption at its June 15, 2016, meeting. She explained that the ordinance, along with proposed revisions to the Property Maintenance Ordinance and the Nuisance Ordinance, seeks to provide the Township with more teeth to encourage property owners to maintain their properties and, if they are unable to do so, to move them on or demolish them expeditiously. The EDTF was supportive of this ordinance, saying that vacant properties, particularly those that are not maintained, are a significant factor in the Township's economic health.

8. **CITIZENS' FORUM** – Ms. Campbell introduced herself as a resident, a Glenside business owner, and member of the Glenside Merchants' Association.
9. **ADJOURNMENT.** There being no further business, Mr. Lewis adjourned the meeting at 8:35 p.m.



Bryan T. Havir, Township Manager

Submitted by: Alyson Elliott



MONTGOMERY COUNTY

Pennsylvania

Montgomery County Commerce Department

Carolina DiGiorgio
Director

CDigiorg@montcopa.org
610-278-3329



Montgomery County 2 Business
"One Stop Shop"
www.mc2b.org



THE MONTGOMERY COUNTY
REDEVELOPMENT AUTHORITY

THE AUTHORITY'S PRINCIPAL PURPOSES ARE ASSISTING THE COUNTY'S TOWNSHIPS AND BOROUGHES IN STIMULATING ECONOMIC REVITALIZATION AND AIDING IN THE PROVISION OF AFFORDABLE HOUSING THROUGH APPLICATIONS TO STATE AND FEDERAL SOURCES. THE REDEVELOPMENT AUTHORITY'S ACTIVITIES ARE FUNDED PRIMARILY THROUGH STATE AND FEDERAL GRANT PROGRAMS, REIMBURSEMENTS FROM MUNICIPALITIES AND PRIVATE SECTOR ENTITIES

JERRY NUGENT
EXECUTIVE DIRECTOR
JNUGENT@MONTCOPA.ORG
610-275-5300



THE MONTGOMERY COUNTY
INDUSTRIAL DEVELOPMENT
AUTHORITY

PROVIDES TAX EXEMPT FINANCING FOR THE FOLLOWING BORROWERS, TYPICALLY FOR FACILITIES AND EQUIPMENT:

- PRIVATE MANUFACTURERS
- NON-PROFITS, SUCH AS HOSPITALS AND PRIVATE SCHOOLS
- TAX-EXEMPT FACILITIES, SUCH AS FOR POLLUTION CONTROL
- FIRST TIME FARMERS

GRETA MILES
EXECUTIVE DIRECTOR
GRETA.MILES@GMAIL.COM
610-275-5300



MONTCOWORKS
GOALS ARE:

GUIDE CAREERLINK PARTNERS AND STAFF IN IDENTIFYING AND CLOSING SKILL GAPS INVENTORY, ASSESS, AND BROKER EMPLOYMENT SUPPORT SERVICES TO HELP FACILITATE THE SEAMLESS DELIVERY OF EDUCATIONAL TRAINING AND EMPLOYMENT SUPPORT SERVICES TO OUR COUNTY'S ADULTS, DISLOCATED WORKERS, INCUMBENT WORKERS, AND YOUTH FOR THE GROWTH AND EXPANSION OF OUR COUNTY'S ECONOMY.

DEVELOPED FULLY ONE-STOP ACCESS FOR JOB SEEKERS AND EMPLOYERS TO A TOTAL PACKAGE OF PUBLIC SECTOR LOAN PROGRAMS, BUSINESS PLANNING AND START-UP INFORMATION, AS WELL AS JOB TRAINING AND PLACEMENT PROGRAMS AND EMPLOYMENT SUPPORT SERVICES

BUILD UPON THE STRONG RELATIONSHIPS THAT EXIST BETWEEN PUBLIC AND PRIVATE SECTORS IN THE COUNTY.

JENNIFER BUTLER
JBUTLER@MONTCOPA.ORG 610-278-7289



THE MONTGOMERY COUNTY
DEVELOPMENT CORPORATION

THE ADMINISTRATOR FOR BUSINESS LOAN PROGRAMS OFFERED BY THE COUNTY AND THE COMMONWEALTH OF PENNSYLVANIA. AS THE AREA LOAN ADMINISTRATOR, THE MCDC CAN PROVIDE LOW INTEREST RATE LOANS FOR BUSINESSES LOOKING TO ACQUIRE REAL ESTATE, AND MAKE CAPITAL INVESTMENTS. WE CAN ALSO WORK WITH MUNICIPALITIES TO PROVIDE SPECIAL FINANCING PACKAGES FOR BUSINESSES IN IMPROVEMENT DISTRICTS AND OTHER LOCATIONS WHERE SUBSTANTIAL INFRASTRUCTURE IMPROVEMENTS CAN CHANGE THE FUNDAMENTAL BUSINESS DYNAMICS OF A LOCAL COMMUNITY.

BRIAN REGLI
CHAIRMAN
BREGLI@MYREVERE.COM
610-275-5300



www.facebook.com/montgomery.county.pa
www.facebook.com/montcodevents



www.linkedin.com/in/montcodevents



@montcodevents



Meeting Attendance Sheet



Economic Development Task Force

Tuesday, May 17, 2016, 7:00 p.m.

Cheltenham Township Administration Building
8230 Old York Road | Elkins Park, PA 19027

(Please Print Clearly)

| No. | Name | E-mail or Other Contact Info, if desired | Member (Y/N) |
|-----|------------------|--|--------------|
| 1 | Caryl Levin | | Y |
| 2 | JOAN BRANDEIS | | Y |
| 3 | JUDAH LABOVITZ | | Y |
| 4 | Ken Mirsky | | Y |
| 5 | SIF MALIK | | Y |
| 6 | DAVID KRATZER | | Y |
| 7 | Dwight Lewis | | Y |
| 8 | Fred Milbert | | Y |
| 9 | Jonathan Essoka | | Y |
| 10 | Rita Rosen Poley | | Y |
| 11 | David Rosenberg | | Y |
| 12 | Alyson Elliott | | |
| 13 | Athoro Hall | | |
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The regular meeting of the **ECONOMIC DEVELOPMENT TASK FORCE (EDTF)** for June 2016 was held tonight. Members in attendance were: Rita Rosen Poley, Joan Brandeis, Fred Milbert, David Rosenberg, and Sif Malik. Staff present: Alyson Elliott, Assistant Township Manager.

1. **CALL TO ORDER.** Ms. Elliott called the meeting to order at 7:15 p.m. A quorum was not present for this meeting.
2. **APPROVAL OF MINUTES.** Approval of the May 17, 2016, minutes was tabled until the July 19, 2016, meeting.
3. **COMMITTEE REPORTS**– None.
4. **CHAIR’S REPORT**– None.
5. **STAFF REPORT.**
 - A. **Township/School Board realtor meeting(s) for Fall 2016.** Ms. Elliott reported that she and Commissioner Rappoport will be working with representatives of the school district to develop a promotional document – in place of the *Great Cheltenham Living* magazine that is published every other year – and to hold several meetings in the fall to promote the Township and School District to realtors. Mr. Milbert suggested the Township and School District meet with realtors who are successful in the Township and find out what is helping them sell properties in the Township. The Township could use this information to create a video highlighting the realtors promoting the positive attributes of the Township. He also suggested they seek discipline for realtors who are promoting the Township in a negative light.
 - B. **Review draft Community Map.** Ms. Elliott showed the EDTF the final proof for the Community Map that will be distributed throughout the community in new resident packets, at the Township building, libraries, community centers, realtors’ offices and other locations. EDTF members offered some suggestions for possible revisions, but for the most part the feedback concerning the new map was positive.
 - C. **Discussion of Curtis Hall and Glenside Hall RFP for caterer.** The Board of Commissioners asked the Township to develop an RFP to seek out caterers for Glenside and Curtis Halls. She asked the EDTF to consider recommendations or points they would like to see highlighted when the Township seeks out a caterer for the venues. Mr. Milbert suggested the Township look into Flourtown Country Club in Springfield Township. The Halligan’s have been managing the facility, which includes an event venue, restaurant, pool and golf course. The Township may want to consider packaging Glenside Hall and Glenside Pool together.
 - D. **Discussion on potential for mobile marketing applications in Township.** This item was deferred until the July meeting.
 - E. **Request by the Public Affairs Committee for a future presentation on EDTF’s vision and goals.** Ms. Elliott reported that the Board of Commissioners has been reading the EDTF minutes and has noted all the work it has been doing and requested a report at a meeting when they are ready.
 - F. **Proposal to encourage better tenant mix by requiring landlords to remove old signs and perform “vanilla box” conversions when tenants vacate.** Ms. Elliott said that Commissioner Sharkey suggested the Township consider implementing a policy requiring landlords to remove old signs and perform vanilla box conversions when tenants vacate as a way to better promote commercial locations in the Township. The general consensus was that removing signs is a good idea; however, sometimes removing a sign can create a bigger eyesore if the material behind the sign is faded or otherwise not

pristine. The EDTF did not support vanilla box conversions, citing it to be a burden on landlords.

6. **OLD BUSINESS** – Old Business was deferred until the July meeting.
7. **NEW BUSINESS** – None.
8. **CITIZENS' FORUM** – None.
9. **ADJOURNMENT.** There being no further business, Ms. Elliott adjourned the meeting at 8:30 p.m.



Bryan T. Havir, Township Manager

Submitted by: Alyson Elliott



Meeting Attendance Sheet



Economic Development Task Force

Tuesday, June 21, 2016, 7:00 p.m.

Cheltenham Township Administration Building
8230 Old York Road | Elkins Park, PA 19027

(Please Print Clearly)

| No. | Name | E-mail or Other Contact Info, if desired | Member (Y/N) |
|-----|-----------------|--|--------------|
| 1 | RITA FOLEY | RITAGOLI@COMCAST.NET | Y |
| 2 | Joan BRANDEIS | joan.brandeis@comcast.net | Y |
| 3 | FRED MILBERT | FIMILBERT@GMAIL.COM | Y |
| 4 | David Rosenberg | | Y |
| 5 | Sif Malif | | Y |
| 6 | Alyson Elliott | | |
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Township of Cheltenham

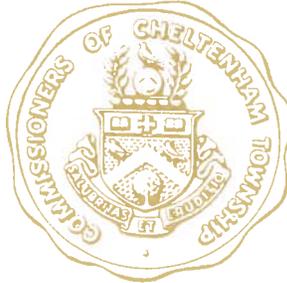
Montgomery County, Pennsylvania

Board of Commissioners

Morton J. Simon, Jr., *President*
Daniel B. Norris, *Vice President*
Irv Brockington
Baron B. Holland
Brad M. Pransky
Ann L. Rappoport
J. Andrew Sharkey

Township Manager

Bryan T. Havir



Administration Building

8230 Old York Road
Elkins Park, PA 19027-1589

Phone: 215-887-1000
FAX: 215-887-1561
www.cheltenhamtownship.org

MEMORANDUM

TO: Economic Development Task Force
FROM: Alyson Elliott, Assistant Township Manager *ae*
RE: Commercial Enhancement District Sign Reviews
DATE: July 15, 2016

In accordance with §295-197.E. of the Cheltenham Township Zoning Code, regulating signs in the commercial enhancement districts, four sign applications are submitted for review by the Economic Development Task Force (EDTF) for recommendations for Certificates of Appropriateness (COA) at the July 19, 2016, meeting. All four signs have been reviewed by the Design Committee. For each sign, a copy of the sign application, an aerial parcel map and Google street views are provided for your review.

409 West Cheltenham Avenue, Elkins Park: Freestanding Sign, Parallel Wall Sign, Window Signs

This is a single-tenant commercial building in the C-4 Commercial Zoning District that is proposing to replace the existing freestanding sign with the same size, internally-illuminated sign. In addition, the applicant proposals either a 24 sq. ft. externally-illuminated parallel wall sign or a mural, not to exceed 100 sq. ft., which would also be considered a parallel wall sign. The proposed signs would have a dark, opaque background. The applicant is also considering installing permanent window signs per §295-197.C.(1)(c), which permits one window sign for each individual tenant that does not exceed 25 percent of the window area.

At its July 13, 2016, meeting the Design Committee met with the applicant and discussed several options and their compliance with the Zoning Ordinance. Since the applicant did not choose a sign type prior to issuance of this memorandum, the Design Committee did not make a recommendation for the issuance of a COA. The applicant requested the EDTF review his proposal at their July meeting and provide him with comments.

20 Limekiln Pike, Glenside: Freestanding Sign, Window Signs

This is a single-tenant commercial building in the C-3 Commercial Zoning District that is proposing to replace the insert on an existing freestanding sign. The sign will have a yellow background with dark lettering. Additionally, the applicant desires to install two permanent window signs per §295-197.C.(1)(c), which permits one window sign for each individual tenant that does not exceed 25 percent of the window area.

At its July 13, 2016, meeting the Design Committee reviewed the proposed signs and supported issuance of a COA for the freestanding and window signs, provided the Zoning Officer interprets the proposed window signs comply with §295-197.C.(1)(c).

576 Cottman Avenue, Cheltenham: Parallel Wall Sign

This is a multi-tenant commercial building in the C-3 Commercial Zoning District that is proposing to replace an existing internally-illuminated parallel wall sign with an internally-illuminated parallel wall sign. The applicant removed the second sign that was located above the proposed sign.

At its July 13, 2016, meeting the Design Committee reviewed the proposed sign and supported issuance of a COA for the proposed parallel wall sign.

81 East Cheltenham Avenue, Cheltenham: Freestanding Sign, Parallel Wall Sign, Directional Signs

This is a single-tenant commercial building in the C-3 Commercial Zoning District that is proposing to replace an existing internally-illuminated parallel wall sign with a 39 sq. ft. internally-illuminated parallel wall. The existing internally-illuminated freestanding wall sign will be replaced with a 55.8 sq. ft., 20 foot-high, internally-illuminated freestanding sign. The proposed sign is slightly higher and larger than the permitted 15 foot maximum height and 50 sq. ft. sign area permitted in this district. In accordance with §295-197.C.(1)(a) and (b), internally-illuminated parallel wall signs are not permitted in the Commercial Districts.

At its July 13, 2016, meeting the Design Committee reviewed the proposed signs and supported issuance of a COA for the proposed signs, provided they meets applicable zoning.



BUILDING PERMIT APPLICATION

PERMIT NO. _____

Montco. Parcel # 31-00- _____ Zoned _____ Block _____ Unit _____

To the Township Manager:

This is to certify that I have examined the within detailed statement, with a copy of the plans relating thereto, and find them to be in accordance with the provisions of the Cheltenham Township Building Code; accordingly they have been approved and entered in the records.

Building Inspector Signature: _____ ADA Control # _____

This permit is granted on the express condition that the said construction shall, in all respects, conform to the ordinances of this jurisdiction including the zoning ordinance, regulating the construction and use of the buildings, and may be revoked at any time upon violation of any provisions of said ordinances. If this application is in the floodplain, then all required information must be supplied prior to approval.

Submittal Date _____ Cost \$ _____ Fee \$ _____ Check No. _____ Cash _____

| | | | |
|--|------------------------------|----------|-----------------------|
| PROPERTY IN FLOODPLAIN AREA | YES <input type="checkbox"/> | FP ZONE: | FEMA FP MAP/PANEL ID: |
| | NO <input type="checkbox"/> | | |
| (IF ANSWER TO THE ABOVE IS YES, ITEM 17 MUST BE COMPLETED) | | | |

The undersigned applies for a permit to construct the following described work:

1. Give the exact location: 409 W. CHELTENHAM AVE, ELKINS PARK, PA 19027

2. General description of work: installation of parallel wall sign

3. Applicant: Peter Kim Please Print
 Address: 100 POE CT, NORTHWALK, PA 19454
 Tele. Nos. Business _____
 Home _____
 Cell: 267 992 9862
 FAX _____
 Email _____

As Applicant, your relationship to project is:
 Property Owner
 Contractor
 Architect
 Other _____

Type of Construction _____
 Type of Structure _____
 Use & Occupancy Classification _____

4. Property Owner: Peter Kim Please Print
 Address: 409 W. Cheltenham Ave, ELKINS Park, PA 19027
 Tele. No. _____ Fax _____

5. Architect / Engineer: _____ Please Print
 Address: _____
 Tele. No. _____ Fax _____

6. Contractor or Builder: Rick Willens Please Print
 Address: _____
 Tele. No. _____ Fax _____

7. What is the present building used for? retail store

8. If new building or new addition, what will it be used for? N/A

Upon what kind of soil will any new foundation be laid? N/A

10. Is the present building occupied? YES NO

If NO, provide date last vacated: _____
If NO, provide water meter/billings for last quarter occupied: _____

ARE EDU'S REQUIRED YES NO

REMARKS: _____

11. List all contractors/sub-contractors. Copies of Workers' Compensation or Exemption must be included with application. All sub-contractors must be registered in Cheltenham Township before applying for a permit. His/her permit application must be signed by the registered contractor and must be submitted with and as part of a complete building permit application submission.

a. Plumbing:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

b. HVAC:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

c. Electrical:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

d. Excavation:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

e. Concrete:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

f. Masonry:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

g. Drywall:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

h. Fire Protection:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

i. Other:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

12. Approximate Start Date 7/21/16 Approximate Completion Date 7/23/16

13. Estimated Cost \$ \$1200 Permit Fee \$ _____

Will any portion of the flood hazard area be developed?

YES

NO

Owner/Agent shall verify that any proposed construction and/or development activity complies with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act (Act 1666-1978), specifically Section 60.3
Lowest Floor Level: _____

PLEASE CHECK ONE:

ZONE AE - Areas subject to inundation by the 1% annual chance of flood event. BFE's determined.

ZONE _____ (OTHER FLOOD AREAS) AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

ZONE _____ (SPECIAL FLOOD HAZARD AREAS OF HIGH RISK)

MARKET VALUE OF STRUCTURE (NOT TO INCLUDE LOT) COVERED UNDER THIS PERMIT - \$ _____ .00
(THIS INFORMATION IS TO BE PROVIDED BY THE APPLICANT)

Base Flood Elevation (BFE) requirements - all permits for insured structures within the floodplain must have Elevation Certification (EC) attached. This is only for insurable structure, as listed on property owner's insurance policy. Proof of insurance may be required.

CHECKLIST FOR NFIP PROPERTIES, IN ADDITION TO BASE BUILDING PERMIT REQUIREMENTS.

- 1. APPLICATION COMPLETE DATE: _____ INITIALS: _____
- 2. REVIEW 1 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
(See attached report regarding NFIP compliance)
- 3. REVIEW OF BUILDING INSPECTOR DATE: _____ INITIALS: _____
- 4. FP PROPERTY PERMIT APPROVED DATE: _____ INITIALS: _____
- 5. FP PROPERTY NOT APPROVED DATE: _____ INITIALS: _____
(IF PERMIT IS NOT APPROVED, REASON MUST BE ATTACHED)
- 6. FINAL INSPECTION DATE: _____ INITIALS: _____
- 7. REVIEW 2 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
(See attached report regarding NFIP compliance)
- 8. FINAL INSPECTION IN COMPLIANCE DATE: _____ INITIALS: _____
(Issuance of Certificate of Occupancy or Completion, as applicable)
- 9. FINAL INSPECTION NOT IN COMPLIANCE DATE: _____ INITIALS: _____
- 10. NOTICE OF VIOLATION SENT WITH 90-DAY CLOCK DATE: _____ INITIALS: _____
- 11. POST VIOLATION INSPECTION DATE: _____ INITIALS: _____
- 12. AS BUILT ELEVATION CERTIFICATE (EC) DATE: _____ INITIALS: _____
- 13. FLOODPLAIN COORDINATOR NOTIFIED DATE: _____ INITIALS: _____
- 14. CERTIFICATION OF OCCUPANCY (CO) FOR INSURABLE PERMITTED PROPERTIES DATE: _____ INITIALS: _____
- 15. SIGN OFF BY FLOODPLAIN COORDINATOR/ PERMIT CLOSED DATE: _____ INITIALS: _____

14. Area of New Impervious Surfaces (Structures, Paving, Sidewalks, etc.)

N/A

15. NOTES:

- PLEASE NOTE THAT STATE LAW REQUIRES YOU TO CONTACT THE PENNSYLVANIA ONE CALL SYSTEM @ 1-800-242-1776 AT LEAST THREE (3) WORKING DAYS PRIOR TO ANY DIGGING OR EXCAVATION ACTIVITIES EITHER WITHIN THE STREET RIGHT OF WAY OR ON PRIVATE PROPERTY TO ALLOW UTILITY COMPANIES TO LOCATE AND MARK THEIR UNDERGROUND FACILITIES.
- PLEASE NOTE THAT TWO (2) WORKING DAYS NOTICE MUST BE GIVEN FOR ANY INSPECTIONS.
- This is the Application for Permit for Additions, Alterations, Roofing, Siding, Repairs, Razing, Removal or Tearing down of any building or part of same, the Erection, Removal or Alteration of Awnings, Signs or Billboards, etc.
- FILE WITH APPLICATION:
 - Two copies of all construction plans (existing and proposed)
 - All sub-contractor permit applications that are part of this building permit application
 - Workers' Compensation Insurance w/Cheltenham Township named as certificate holder or a notarized exemption form for each person(s) working on the job site not covered by Workers' Comp
- All sub-contractors must be currently registered in Cheltenham Township in order to apply for a building permit.
- There is a 30-day period after the issuance of a building permit during which time an aggrieved person may file an Appeal to contest the approval of the permit by a Municipality. Applicants that begin construction during the 30-day appeal period do so at their own risk.
- NOTICE TO TAXPAYERS - UNDER THE PROVISIONS OF ORDINANCE NO. 2022-02, YOU MAY BE ENTITLED TO A PROPERTY TAX ABATEMENT ON YOUR COMTEMPLATED ALTERATION OR NEW CONSTRUCTION. AN APPLICATION FOR ABATEMENT MAY BE SECURED FROM THE OFFICE OF ENGINEERING, ZONING AND INSPECTIONS, AND MUST BE FILED WITH SAME, AT THE TIME A BUILDING PERMIT IS ISSUED.

16. Does the applicant agree that all provisions of the Cheltenham Township Building Code will be complied with, whether specified herein or not?

YES NO

Further, does the applicant certify that he/she is the owner of record of the named property, or that the proposed work is authorized by the owner of record and that he/she has been authorized by the owner to make this application as his/her authorized agent. In addition, if a permit for work described in this application is issued, he/she agrees that the authorized code official or that official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

YES NO

APPLICANT SIGNATURE Peter Su Kin DATE 7/12/16

PROPERTY OWNER SIGNATURE Peter Su Kin DATE 7/12/16

PERMIT FEE SCHEDULE: PERMIT FEES ARE BASED ON THE COST OF THE WORK FOR WHICH THE PERMIT IS BEING APPLIED FOR. THIS COST SHOULD INCLUDE ALL MATERIALS AND LABOR. THE COST IS THEN ROUNDED UP TO THE NEAREST THOUSAND \$ AND FEES ARE CALCULATED AS FOLLOWS: 1ST THOUSAND \$ = \$39.00 WITH EACH ADDITIONAL THOUSAND \$ = \$20.00 OR 2% OF THE TOTAL COST + A ONE TIME CHARGE OF \$19.00.

UPON APPROVAL AND PAYMENT OF ALL APPLICABLE FEES, THE APPLICANT WILL RECEIVE A PERMIT PLACARD WHICH IS TO BE POSTED AT THE WORK SITE ALONG WITH A SET OF APPROVED DRAWINGS. THE APPLICANT WILL ALSO BE GIVEN A LIST OF REQUIRED INSPECTIONS THAT WILL BE PERFORMED BY A TOWNSHIP INSPECTOR.

Property Identification

| | | | |
|------------------|---------------|------------------|---------------------------|
| County | Montgomery | Site | 409 W CHELTENHAM AVE |
| Municipality | 31 CHELTENHAM | | MELROSE 19027-3201 |
| Parcel # | 310005398007 | Mailing Address | 115 MATTHEW DR |
| Pin # | | | NORTH WALES PA 19454-4265 |
| Grantor | HAN KUN WOO | Owner Occupied | no |
| Grantee | HAN KUN WOO | Additional Owner | |
| Block/ Unit # | 101 024 | Latitude | 40.05579 |
| Census Tract | 202402 | Longitude | 75.12656 |
| Deed Book / Page | 5824 01848 | School District | Cheltenham |
| Deed Date | | Property Type | Commercial |
| Instrument # | | Neighborhood | |

Land / Utilities

| | | | |
|--------------|-----------------------------|-----------------|-----------------|
| Lot Size SF | 3100 | Lot Dimension | |
| Lot Number | | Lot Description | |
| Lot Shape | Irregular | Lot Acreage | .071 |
| Lot Frontage | 50 | Lot Depth | |
| Subdivision | | Zone Code | C4 |
| Land Use | 1160 RESIDENTIAL-COMMERCIAL | Roads | Paved |
| Land Type | Secondary Strip | Traffic | Heavy |
| Topography | | Location | Secondary Strip |
| Water | Public | Sewer | Public |
| Gas | | Fuel | Unknown |

Residential Building Characteristics

| | | | |
|----------------------|------|------------------|----------|
| Fireplace | 0 | # of Total Rooms | |
| Garage | | # of Full Baths | |
| Basement | | # of Half Baths | |
| Finished Basement SF | | # of Bedrooms | |
| Year Built | 0000 | # of Floors | . |
| Family Room | | # Units | |
| Condition | | Degree Remodeled | |
| Bldg Style | | Heating | |
| Central Air | | Swimming Pool | |
| Attic | | Living Area SF | |
| Exterior | | Out Bldg Value | \$520.00 |

Commercial Building Characteristics

| | | | |
|----------------|--|----------------|------|
| # Units | | Ttl Bldg Sq Ft | |
| Basement | | Lease Sq Ft | |
| Heating | | Building Use | |
| Cooling | | Structure Type | |
| Park Spaces | | Year Built | 0000 |
| Exterior | | # Floors | |
| Overhead Doors | | Sprinkler | |
| Elevator | | Condition | 0 |

Sales / Assessments

| | | | |
|-----------------------|--------------|---------------------|--------------|
| Land Assessment | | Building Assessment | |
| Land Exemption | | Building Exemption | |
| Total Assessment | \$119,120.00 | Taxable Assessment | \$119,120.00 |
| Local Taxes | \$964.00 | Sale Validity | 0 |
| School Taxes | \$5,302.00 | Steb Validity | |
| County Taxes | \$375.00 | Previous Sale Date | |
| Total Taxes | \$6,641.00 | Previous Sale Price | \$0.00 |
| Latest Sale Date | 1/6/2012 | Last Sale Price | \$185,000.00 |
| Corrected Assessment | \$103,932.00 | Corrected Taxes | \$5,794.00 |
| Computed Market Value | \$212,033.00 | Dollar Change | \$847.00 |

US Census Statistical Data for Census Tract

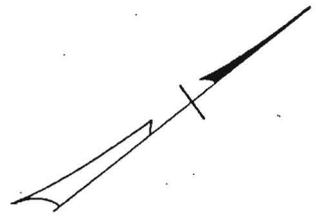
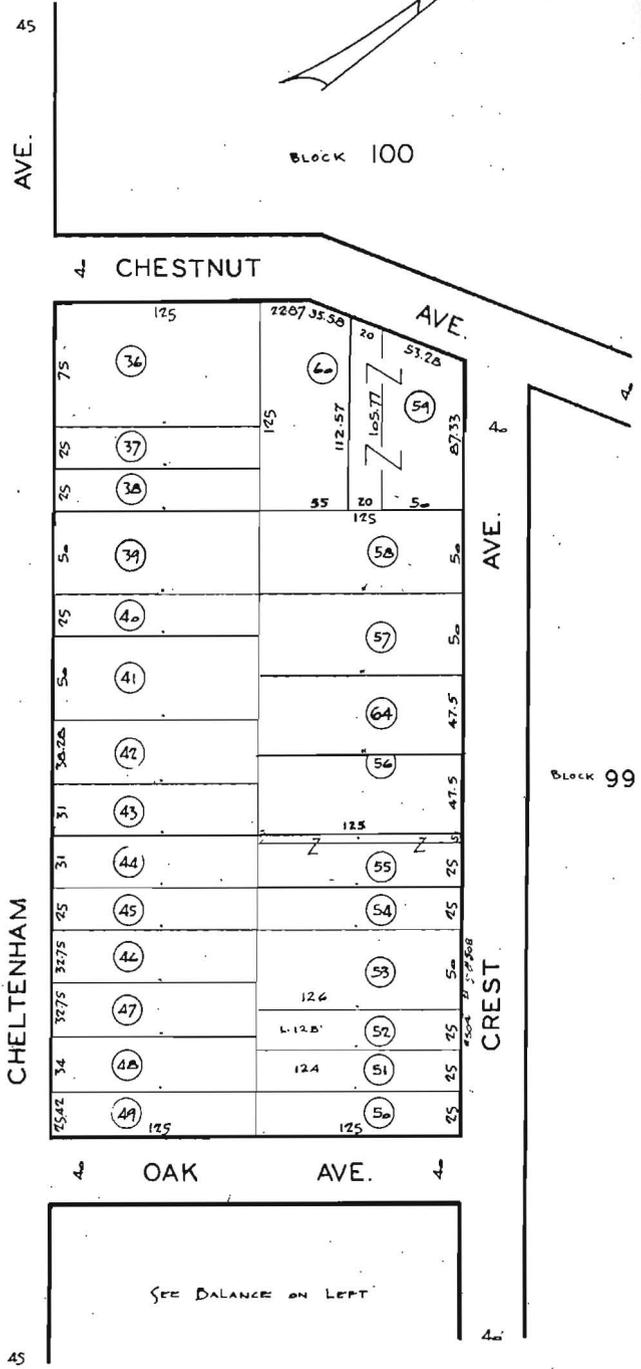
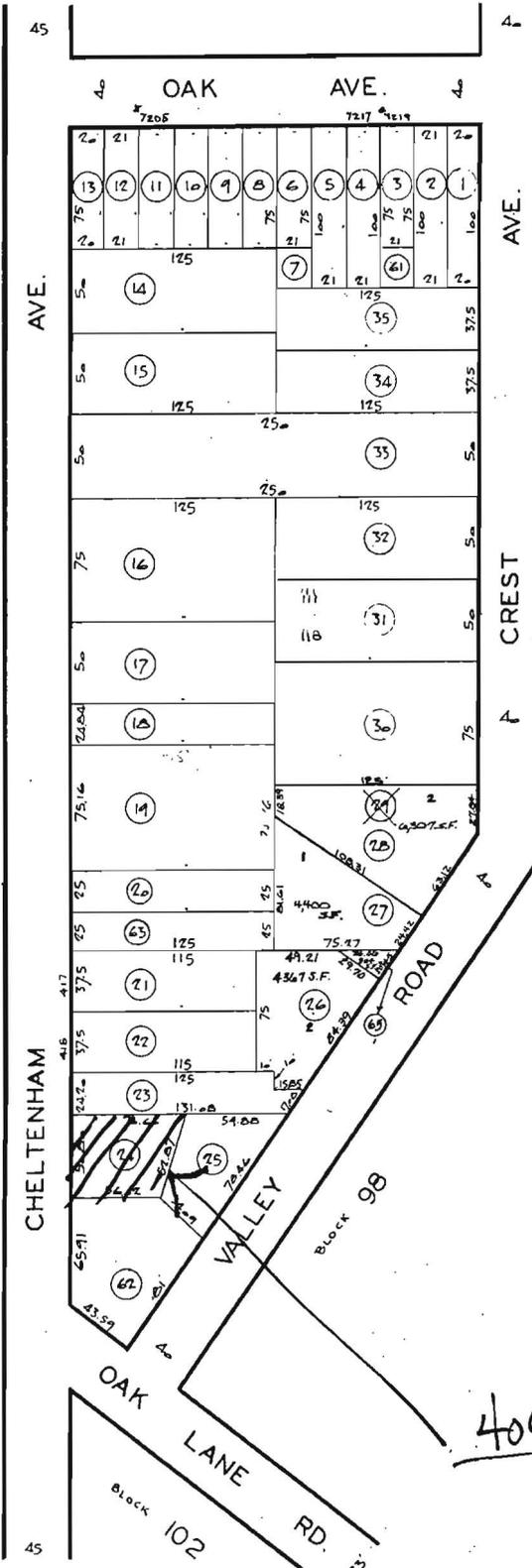
| | | | |
|---------------------|-------|--------------------|-------|
| Total Population | 5105 | % Population < 18 | 27.4 |
| % Population 18-24 | 6.5 | % Population 25-44 | 24.1 |
| % Population 45-64 | 28.2 | % Population 65+ | 13.8 |
| Median Age | 40.3 | Nbr Housing Units | 1794 |
| Avg Household Size | 2.82 | % Single Household | 18.1 |
| Median Famiy Income | 74922 | PerCapita Income | 33752 |

History

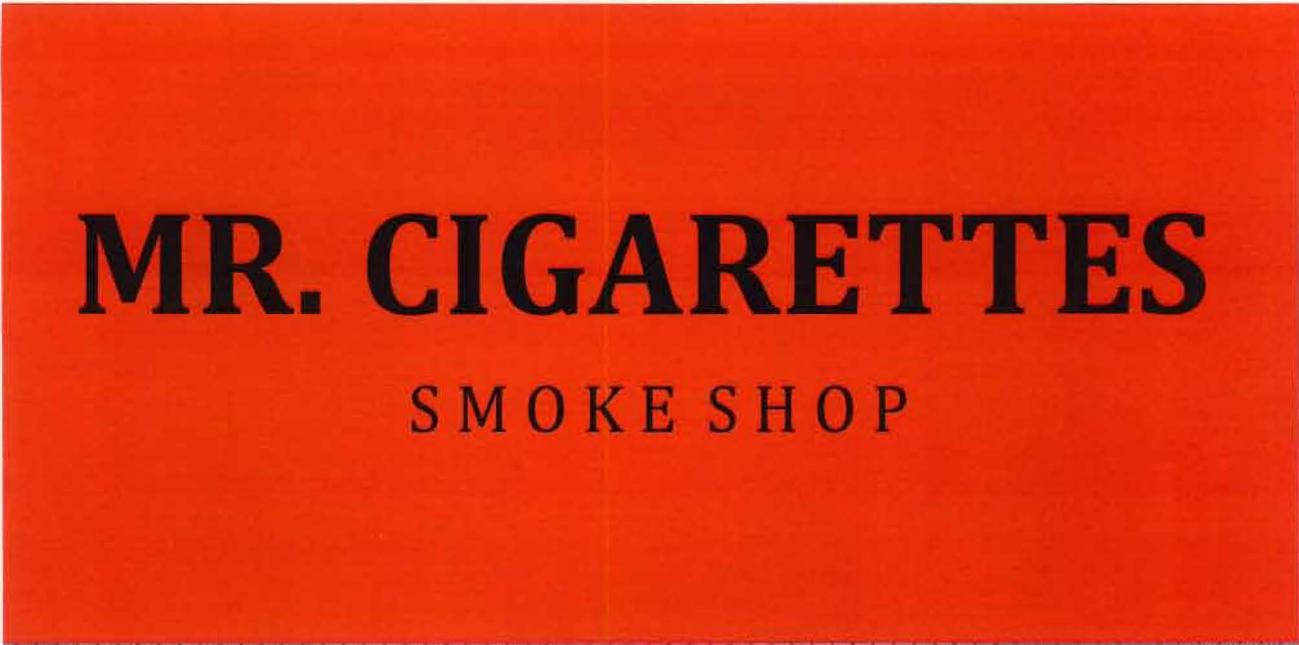
property transfer grantor GOLD BURTON & S grantee HAN KUN WOO saledate 2012/01/06 saleprice 185000 deed book/page 5824 01848

property transfer grantor HAN KUN WOO grantee HAN KUN WOO saledate 2012/01/06 saleprice 185000 deed book/page 5824 01848

CITY OF PHILADELPHIA



CHELTENHAM TOWNSHIP
 MONTGOMERY CO. PA.
 REAL ESTATE REGISTRY
Block 101
 SCALE 1" = 50' DRAWN BY H.N.R.
 JULY 1, 1939. CHECKED BY H.N.R.



MR. CIGARETTES
SMOKE SHOP

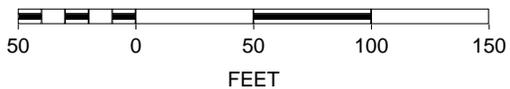
12" x 192" parallel sign

409 W. Cheltenham Ave.
Elkins Park, PA 19027

409 Cheltenham Avenue



SCALE 1 : 985



Google Maps State Rte 1002



Google

Image capture: Oct 2015 © 2016 Google

Pennsylvania

Street View - Oct 2015



TOWNSHIP OF CHELTENHAM, MONTGOMERY COUNTY, PENNSYLVANIA
BUILDING PERMIT APPLICATION

PERMIT NO. _____

Montco. Parcel # 31-00-_____ Zoned _____ Block _____ Unit _____

RECEIVED

JUN 01 2016

CHELTENHAM TOWNSHIP

To the Township Manager:

This is to certify that I have examined the within detailed statement, with a copy of the plans relating thereto, and find them to be in accordance with the provisions of the Cheltenham Township Building Code; accordingly they have been approved and entered in the records.

Building Inspector Signature: _____ ADA Control # _____

This permit is granted on the express condition that the said construction shall, in all respects, conform to the ordinances of this jurisdiction including the zoning ordinance, regulating the construction and use of the buildings, and may be revoked at any time upon violation of any provisions of said ordinances.
If this application is in the floodplain, then all required information must be supplied prior to approval.

Submittal Date _____ Cost \$ _____ Fee \$ _____ Check No. _____ Cash _____

| | | | |
|--|------------------------------|----------|-----------------------|
| PROPERTY IN FLOODPLAIN AREA | YES <input type="checkbox"/> | FP ZONE: | FEMA FP MAP/PANEL ID: |
| | NO <input type="checkbox"/> | | |
| (IF ANSWER TO THE ABOVE IS YES, ITEM 17 MUST BE COMPLETED) | | | |

The undersigned applies for a permit to construct the following described work:

- Give the exact location: 20 Limekiln Pike Glenside PA 19038
- General description of work: Window signs - two with lettering one free standing sign updated
- Applicant: Jim and Marina Zaspel As Applicant, your relationship to project is:
 Address: 320 Madison Ave Fort Washington PA 19034
 Please Print
 Business
 Home 267-577-1072
 Cell
 FAX
 Email
 Property Owner
 Contractor
 Architect
 Other
 Type of Construction: Sign update/addition
 Type of Structure: Free Standing/Windows
 Use & Occupancy Classification: _____
- Property Owner: Jim and Marina Zaspel Address: 320 Madison Ave Fort Washington PA 19034
 Please Print
 Tele. No. _____ Fax _____
- Architect / Engineer: _____ Address: _____
 Please Print
 Tele. No. _____ Fax _____
- Contractor or Builder: Signarama Address: 215 Easton Rd, Willow Grove, PA 19090
 Please Print
 Tele. No. (215) 784-9494 Fax _____
- What is the present building used for? Office
- If new building or new addition, what will it be used for? Sign - advertising

9. Upon what kind of soil will any new foundation be laid? _____

10. Is the present building occupied? YES NO

If NO, provide date last vacated: _____

If NO, provide water meter/billings for last quarter occupied: _____

ARE EDU'S REQUIRED YES NO

REMARKS: _____

11. List all contractors/sub-contractors. Copies of Workers' Compensation or Exemption must be included with application. All sub-contractors must be registered in Cheltenham Township before applying for a permit. His/her permit application must be signed by the registered contractor and must be submitted with and as part of a complete building permit application submission.

a. Plumbing:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

b. HVAC:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

c. Electrical:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

d. Excavation:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

e. Concrete:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

f. Masonry:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

g. Drywall:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

h. Fire Protection:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

i. Other:
Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

12. Approximate Start Date June 1st 2016 Approximate Completion Date June 3rd 2016

13. Estimated Cost \$ \$2237.50 Permit Fee \$ _____

17. IF YOUR PROPERTY IS IN THE FLOODPLAIN, PLEASE COMPLETE THE FOLLOWING WITH YOUR APPLICATION

Will any portion of the flood hazard area be developed? YES NO

Owner/Agent shall verify that any proposed construction and/or development activity complies with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act (Act 1666-1978), specifically Section 60.3

Lowest Floor Level: _____

PLEASE CHECK ONE:

ZONE AE - Areas subject to inundation by the 1% annual chance of flood event. BFE's determined.

ZONE _____ (OTHER FLOOD AREAS) AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

ZONE _____ (SPECIAL FLOOD HAZARD AREAS OF HIGH RISK)

MARKET VALUE OF STRUCTURE (NOT TO INCLUDE LOT) COVERED UNDER THIS PERMIT - \$ _____ .00
(THIS INFORMATION IS TO BE PROVIDED BY THE APPLICANT)

Base Flood Elevation (BFE) requirements - all permits for insured structures within the floodplain must have Elevation Certification (EC) attached. This is only for insurable structure, as listed on property owner's insurance policy. Proof of insurance may be required.

CHECKLIST FOR NFIP PROPERTIES, IN ADDITION TO BASE BUILDING PERMIT REQUIREMENTS.

- 1. APPLICATION COMPLETE DATE: _____ INITIALS: _____
- 2. REVIEW 1 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
(See attached report regarding NFIP compliance)
- 3. REVIEW OF BUILDING INSPECTOR DATE: _____ INITIALS: _____
- 4. FP PROPERTY PERMIT APPROVED DATE: _____ INITIALS: _____
- 5. FP PROPERTY NOT APPROVED DATE: _____ INITIALS: _____
(IF PERMIT IS NOT APPROVED, REASON MUST BE ATTACHED)
- 6. FINAL INSPECTION DATE: _____ INITIALS: _____
- 7. REVIEW 2 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
(See attached report regarding NFIP compliance)
- 8. FINAL INSPECTION IN COMPLIANCE DATE: _____ INITIALS: _____
(Issuance of Certificate of Occupancy or Completion, as applicable)
- 9. FINAL INSPECTION NOT IN COMPLIANCE DATE: _____ INITIALS: _____
- 10. NOTICE OF VIOLATION SENT WITH 90-DAY CLOCK DATE: _____ INITIALS: _____
- 11. POST VIOLATION INSPECTION DATE: _____ INITIALS: _____
- 12. AS BUILT ELEVATION CERTIFICATE (EC) DATE: _____ INITIALS: _____
- 13. FLOODPLAIN COORDINATOR NOTIFIED DATE: _____ INITIALS: _____
- 14. CERTIFICATION OF OCCUPANCY (CO) FOR INSURABLE PERMITTED PROPERTIES DATE: _____ INITIALS: _____
- 15. SIGN OFF BY FLOODPLAIN COORDINATOR/ PERMIT CLOSED DATE: _____ INITIALS: _____

(Estimated Cost should be for building portion only; not to include any sub-contractor costs as they are separate permit applic.)
(Must include labor and all material regardless of who purchased materials)

14. Area of New Impervious Surfaces: (Structures, Paving, Sidewalks, etc.) _____

15. NOTES:

- PLEASE NOTE THAT STATE LAW REQUIRES YOU TO CONTACT THE PENNSYLVANIA ONE CALL SYSTEM @ 1-800-242-1776 AT LEAST THREE (3) WORKING DAYS PRIOR TO ANY DIGGING OR EXCAVATION ACTIVITIES EITHER WITHIN THE STREET RIGHT OF WAY OR ON PRIVATE PROPERTY TO ALLOW UTILITY COMPANIES TO LOCATE AND MARK THEIR UNDERGROUND FACILITIES.
- PLEASE NOTE THAT TWO (2) WORKING DAYS NOTICE MUST BE GIVEN FOR ANY INSPECTIONS.
- This is the Application for Permit for Additions, Alterations, Roofing, Siding, Repairs; Razing, Removal or Tearing down of any building or part of same; the Erection, Removal or Alteration of Awnings; Signs or Billboards, etc.
- FILE WITH APPLICATION:
 - Two copies of all construction plans (existing and proposed)
 - All sub-contractor permit applications that are part of this building permit application
 - Workers' Compensation Insurance w/Cheltenham Township named as certificate holder or a notarized exemption form for each person(s) working on the job site not covered by Workers' Comp.
- All sub-contractors must be currently registered in Cheltenham Township in order to apply for a building permit.
- There is a 30-day period after the issuance of a building permit during which time an aggrieved person may file an Appeal to contest the approval of the permit by a Municipality. Applicants that begin construction during the 30-day appeal period do so at their own risk.
- NOTICE TO TAXPAYERS - UNDER THE PROVISIONS OF ORDINANCE NO. 2022-02, YOU MAY BE ENTITLED TO A PROPERTY TAX ABATEMENT ON YOUR COMTEMPLATED ALTERATION OR NEW CONSTRUCTION. AN APPLICATION FOR ABATEMENT MAY BE SECURED FROM THE OFFICE OF ENGINEERING, ZONING AND INSPECTIONS, AND MUST BE FILED WITH SAME, AT THE TIME A BUILDING PERMIT IS ISSUED.

16. Does the applicant agree that all provisions of the Cheltenham Township Building Code will be complied with, whether specified herein or not?

YES NO

Further, does the applicant certify that he/she is the owner of record of the named property, or that the proposed work is authorized by the owner of record and that he/she has been authorized by the owner to make this application as his/her authorized agent. In addition, if a permit for work described in this application is issued, he/she agrees that the authorized code official or that official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

YES NO

APPLICANT SIGNATURE Marina Zaspel DATE 5/11/2016
8847F0E2361547B... DocuSigned by: _____

PROPERTY OWNER SIGNATURE Marina Zaspel DATE 5/11/2016
8847F0E2361547B... DocuSigned by: _____

PERMIT FEE SCHEDULE: PERMIT FEES ARE BASED ON THE COST OF THE WORK FOR WHICH THE PERMIT IS BEING APPLIED FOR. THIS COST SHOULD INCLUDE ALL MATERIALS AND LABOR. THE COST IS THEN ROUNDED UP TO THE NEAREST THOUSAND \$ AND FEES ARE CALCULATED AS FOLLOWS: 1ST THOUSAND \$ = \$39.00 WITH EACH ADDITIONAL THOUSAND \$ = \$20.00 OR 2% OF THE TOTAL COST + A ONE TIME CHARGE OF \$19.00.

UPON APPROVAL AND PAYMENT OF ALL APPLICABLE FEES, THE APPLICANT WILL RECEIVE A PERMIT PLACARD WHICH IS TO BE POSTED AT THE WORK SITE ALONG WITH A SET OF APPROVED DRAWINGS. THE APPLICANT WILL ALSO BE GIVEN A LIST OF REQUIRED INSPECTIONS THAT WILL BE PERFORMED BY A TOWNSHIP INSPECTOR.

Property Identification

| | | | |
|------------------|------------------------------|------------------|----------------------------|
| County | Montgomery | Site | 20 LIMEKILN PIKE |
| Municipality | 31 CHELTENHAM | | GLENSIDE 19038-2926 |
| Parcel # | 310017488004 | Mailing Address | PO BOX 505 |
| Pin # | | | FORT WASHINGTON PA 19034-0 |
| Grantor | CHAUVEAU MICHAEL C & PHYLLIS | Owner Occupied | no |
| Grantee | MILLENNIAL CONSTRUCTION LLC | Additional Owner | |
| Block/ Unit # | 107 007 | Latitude | 40.10714 |
| Census Tract | 202604 | Longitude | 75.16439 |
| Deed Book / Page | 5986 00148 | School District | Cheltenham |
| Deed Date | | Property Type | Commercial |
| Instrument # | | Neighborhood | |

Land / Utilities

| | | | |
|--------------|-------------------------------|-----------------|-----------------|
| Lot Size SF | 2600 | Lot Dimension | |
| Lot Number | | Lot Description | |
| Lot Shape | Rectangular | Lot Acreage | .059 |
| Lot Frontage | 37 | Lot Depth | |
| Subdivision | | Zone Code | C3 |
| Land Use | 4100 RETAIL OFFICE APTS. - MU | Roads | Paved |
| Land Type | Secondary Strip | Traffic | Medium |
| Topography | | Location | Secondary Strip |
| Water | Public | Sewer | Public |
| Gas | | Fuel | Unknown |

Residential Building Characteristics

| | | | |
|----------------------|------|------------------|----------|
| Fireplace | 0 | # of Total Rooms | |
| Garage | | # of Full Baths | |
| Basement | | # of Half Baths | |
| Finished Basement SF | | # of Bedrooms | |
| Year Built | 0000 | # of Floors | |
| Family Room | | # Units | |
| Condition | | Degree Remodeled | |
| Bldg Style | | Heating | |
| Central Air | | Swimming Pool | |
| Attic | | Living Area SF | |
| Exterior | | Out Bldg Value | \$120.00 |

Commercial Building Characteristics

| | | | |
|----------------|-----------------|----------------|----------------------------|
| # Units | | Ttl Bldg Sq Ft | 4695 |
| Basement | Yes | Lease Sq Ft | 3505 |
| Heating | Hot Water/Steam | Building Use | DWELLING CONVERSION - OFFI |
| Cooling | | Structure Type | MIXED RESIDENTIAL/COMMERC |
| Park Spaces | | Year Built | 1800 |
| Exterior | | # Floors | |
| Overhead Doors | | Sprinkler | |
| Elevator | NO | Condition | 0 |

Sales / Assessments

| | | | |
|-----------------------|--------------|---------------------|--------------|
| Land Assessment | | Building Assessment | |
| Land Exemption | | Building Exemption | |
| Total Assessment | \$133,250.00 | Taxable Assessment | \$133,250.00 |
| Local Taxes | \$1,078.00 | Sale Validity | 2 |
| School Taxes | \$5,931.00 | Steb Validity | |
| County Taxes | \$420.00 | Previous Sale Date | 1/16/1995 |
| Total Taxes | \$7,429.00 | Previous Sale Price | \$120,000.00 |
| Latest Sale Date | 12/28/2015 | Last Sale Price | \$171,000.00 |
| Corrected Assessment | | Corrected Taxes | \$0.00 |
| Computed Market Value | \$237,185.00 | Dollar Change | |

US Census Statistical Data for Census Tract

| | | | |
|----------------------|-------|--------------------|-------|
| Total Population | 2336 | % Population < 18 | 22.8 |
| % Population 18-24 | 5.1 | % Population 25-44 | 30.3 |
| % Population 45-64 | 25.5 | % Population 65+ | 16.4 |
| Median Age | 39.6 | Nbr Housing Units | 912 |
| Avg Household Size | 2.53 | % Single Household | 21.6 |
| Median Family Income | 91506 | PerCapita Income | 34994 |

History

property transfer grantor CHAUVEAU MICHAEL grantee MILLENNIAL CONS saledate 2015/12/28 saleprice 171000
 deed book/page 5986 00148

BLKS. 107-A & 108-B

CARROLL (FORMERLY GREENWOOD AVE. McKEEVERS)

ROW OR ELM) AVE

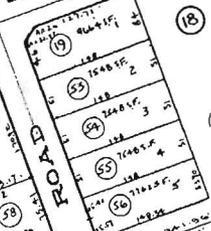
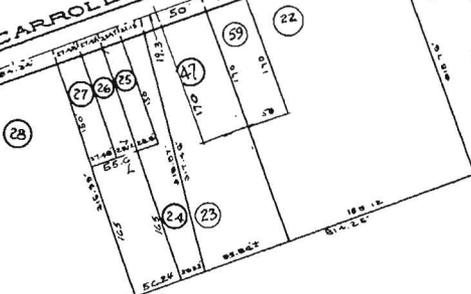
AVE

RAILROAD

RAILROAD

AVE.

LIMEKILN PIKE



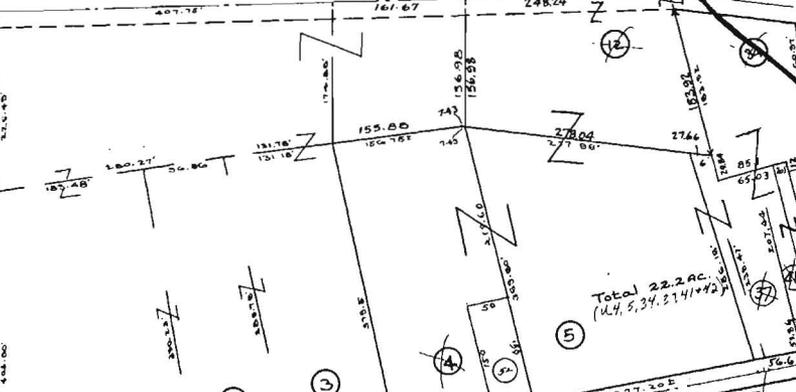
Formerly Alington Twp now in CHELSEA Twp.

NORTHWOODS CONDO. Common (80) UNITS 57 CO-OP

17 3.54 AC.

20 LIMEKILN PK

40' RIGHT OF WAY



Total 22.2 AC. (44,534.314+72)

BROOK

ROSEVEY

NORTH AVE.

MT. CARMEL

FURNPIKE

BLK. 120

WILLOW GROVE (FORMERLY MERMAID OR EDGE HILL) AVE.

BLK. 119

CHELTENHAM TOWNSHIP
MONTGOMERY CO. PA.
REAL ESTATE REGISTRY
BLOCK NO. 107
SCALE 1"=100

| |
|---------|
| REVISED |
| |
| |
| |
| |



Date

COLORS

PANTONE Yellow 012 C 3lack Gray
White PANTONE 2945 C

FONTS

Arial-Bold

QTY-2
W:72.75" x H:48"
Acrylic w/
Translucent Vinyl
Single Sided



72.75 in



48 in

QTY-2
W:80" x H:68.75"
Window Graphics
Solid Vinyl Printed
and Cut. Installed on windows
as Shown



80 in



68.75 in



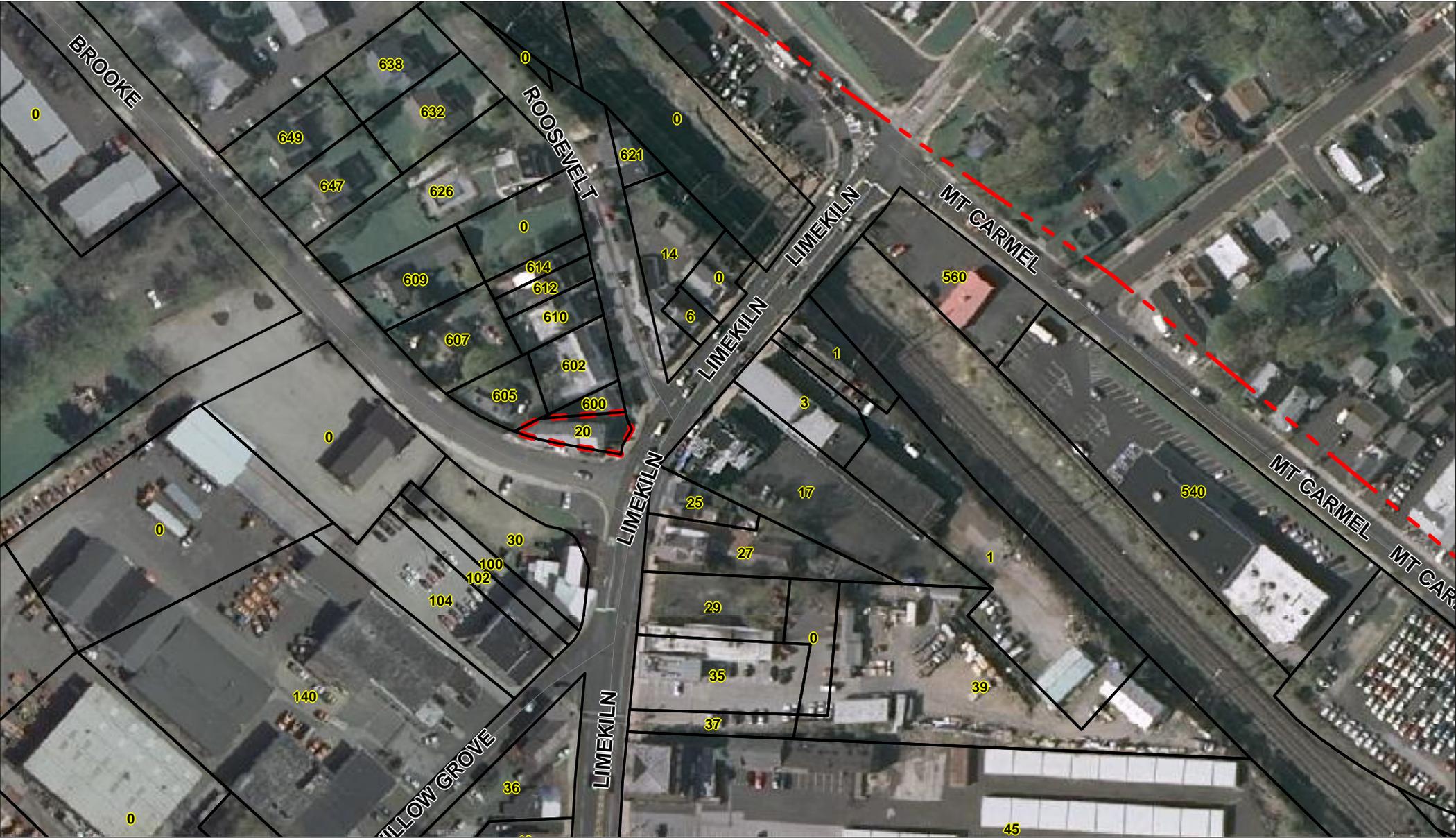
215 N. Easton Road * Willow Grove, Pa 19090 * 215-784-9494 FAX 215-784-9499 * design@sarwillowgrove.com

Signarama
The way to grow your business.

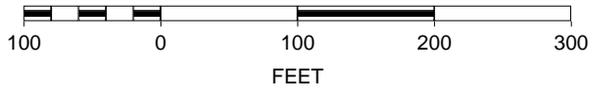
This design and drawing submitted for your review and approval is the exclusive property of SIGN* A * RAMA. It may not be reproduced, copied, exhibited or utilized for any purpose, in part or in whole by any individual inside out outside without written consent of SIGN* A * RAMA.

Name: _____
Company: _____
Date: 5/12/2016
File: 11488.fs

20 Limekiln Pike



SCALE 1 : 1,670



N



Google Maps PA-152



Image capture: Jul 2015 © 2016 Google

Glenside, Pennsylvania

Street View - Jul 2015



TOWNSHIP OF CHELTENHAM, MONTGOMERY COUNTY, PENNSYLVANIA
BUILDING PERMIT APPLICATION

PERMIT NO. _____

RECEIVED

JUN 08 2016

CHELTENHAM TOWNSHIP

Montco. Parcel # 31-00-_____ Zoned _____ Block _____ Unit _____

To the Township Manager:

This is to certify that I have examined the within detailed statement, with a copy of the plans relating thereto, and find them to be in accordance with the provisions of the Cheltenham Township Building Code; accordingly they have been approved and entered in the records.

Building Inspector Signature: _____ ADA Cor # _____

This permit is granted on the express condition that the said construction shall, in all respects, conform to all ordinances of this jurisdiction including the zoning ordinance, regulating the construction and use of the buildings, and may be re-examined any time upon violation of any provisions of said ordinances.
If this application is in the floodplain, then all required information must be supplied prior to approval.

Submittal Date _____ Cost \$ _____ Fee \$ _____ Check No. _____ Cash _____

| | | | |
|--|------------------------------|----------|----------------------|
| PROPERTY IN FLOODPLAIN AREA | YES <input type="checkbox"/> | FP ZONE: | FEMA FP MAP/PAN' ID: |
| | NO <input type="checkbox"/> | | |
| (IF ANSWER TO THE ABOVE IS YES, ITEM 17 MUST BE COMPLETED) | | | |

The undersigned applies for a permit to construct the following described work:

1. Give the exact location ON TOP MAIN DOOR

2. General description of work REPLACE OLD SINGLE VINYL

INSTALLED NEW

3. Applicant JUAN J GUTIERREZ Applicant's relationship to project is Eds PIZZA House

Address 576 COTTMAN AVE
Please Print
Property Owner
Contractor
Architect
Other

Tele Nos Business _____
 Home _____
 Cell _____
 FAX _____
 Email _____
Type of Construction _____
Type of Structure _____
Use & Occupancy Classification _____

4. Property Owner JUAN J GUTIERREZ Address 5932 BENNINGTON ST PLYM PA 19120
Please Print
Tele No _____ Fax _____

5. Architect / Engineer _____ Address _____
Please Print
Tele No _____ Fax _____

6. Contractor or Builder _____ Address _____
Please Print
Tele No _____ Fax _____

7. What is the present building used for? _____

8. If new building or new addition what will it be used for? _____

9 Upon what kind of soil will any new foundation be laid? _____

10 Is the present building occupied? YES NO

If NO, provide date last vacated _____

If NO, provide water meter/billings for last quarter occupied _____

ARE EDU'S REQUIRED YES NO

REMARKS: _____

11 List all contractors/sub-contractors. Copies of Workers' Compensation or Exemption must be included with application. All sub-contractors must be registered in Cheltenham Township before applying for a permit. His/her permit application must be signed by the registered contractor and must be submitted with and as part of a complete building permit application submission.

a Plumbing
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

b HVAC
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

c Electrical
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

d Excavation
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

e Concrete
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

f Masonry
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

g Drywall
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

h Fire Protection
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

i Other: _____
Name _____ Address _____

Tele No _____ Cost _____ Reg # _____

12 Approximate Start Date _____ Approximate Completion Date _____

13 Estimated Cost \$ _____ Permit Fee \$ _____

(Estimated Cost should be for building portion only, not to include any sub-contractor costs as they are separate permit applic)
(Must include labor and all material regardless of who purchased materials)

14 Area of New Impervious Surfaces (Structures, Paving, Sidewalks etc) _____

15 NOTES:

- PLEASE NOTE THAT STATE LAW REQUIRES YOU TO CONTACT THE PENNSYLVANIA ONE CALL SYSTEM @ 1-800-242-1776 AT LEAST THREE (3) WORKING DAYS PRIOR TO ANY DIGGING OR EXCAVATION ACTIVITIES EITHER WITHIN THE STREET RIGHT OF WAY OR ON PRIVATE PROPERTY TO ALLOW UTILITY COMPANIES TO LOCATE AND MARK THEIR UNDERGROUND FACILITIES.
- PLEASE NOTE THAT TWO (2) WORKING DAYS NOTICE MUST BE GIVEN FOR ANY INSPECTIONS.
- This is the Application for Permit for Additions, Alterations, Roofing, Siding, Repairs, Razing, Removal or Tearing down of any building or part of same, the Erection, Removal or Alteration of Awnings, Signs or Billboards, etc
- FILE WITH APPLICATION
Two copies of all construction plans (existing and proposed)
All sub-contractor permit applications that are part of this building permit application
Workers' Compensation Insurance w/Cheltenham Township named as certificate holder or a notarized exemption form for each person(s) working on the job site not covered by Workers' Comp
- All sub-contractors must be currently registered in Cheltenham Township in order to apply for a building permit
- There is a 30-day period after the issuance of a building permit during which time an aggrieved person may file an Appeal to contest the approval of the permit by a Municipality. Applicants that begin construction during the 30-day appeal period do so at their own risk
- NOTICE TO TAXPAYERS - UNDER THE PROVISIONS OF ORDINANCE NO. 2022-02, YOU MAY BE ENTITLED TO A PROPERTY TAX ABATEMENT ON YOUR CONTEMPLATED ALTERATION OR NEW CONSTRUCTION. AN APPLICATION FOR ABATEMENT MAY BE SECURED FROM THE OFFICE OF ENGINEERING, ZONING AND INSPECTIONS, AND MUST BE FILED WITH SAME, AT THE TIME A BUILDING PERMIT IS ISSUED.

16 Does the applicant agree that all provisions of the Cheltenham Township Building Code will be complied with, whether specified herein or not?

YES NO

Further, does the applicant certify that he/she is the owner of record of the named property, or that the proposed work is authorized by the owner of record and that he/she has been authorized by the owner to make this application as his/her authorized agent. In addition, if a permit for work described in this application is issued, he/she agrees that the authorized code official or that official's authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

YES NO

APPLICANT SIGNATURE _____

DATE

6/8/16

PROPERTY OWNER SIGNATURE _____

DATE _____

PERMIT FEE SCHEDULE: PERMIT FEES ARE BASED ON THE COST OF THE WORK FOR WHICH THE PERMIT IS BEING APPLIED FOR. THIS COST SHOULD INCLUDE ALL MATERIALS AND LABOR. THE COST IS THEN ROUNDED UP TO THE NEAREST THOUSAND \$ AND FEES ARE CALCULATED AS FOLLOWS: 1ST THOUSAND \$ = \$39.00 WITH EACH ADDITIONAL THOUSAND \$ = \$20.00 OR 2% OF THE TOTAL COST + A ONE TIME CHARGE OF \$19.00.

UPON APPROVAL AND PAYMENT OF ALL APPLICABLE FEES, THE APPLICANT WILL RECEIVE A PERMIT PLACARD WHICH IS TO BE POSTED AT THE WORK SITE ALONG WITH A SET OF APPROVED DRAWINGS. THE APPLICANT WILL ALSO BE GIVEN A LIST OF REQUIRED INSPECTIONS THAT WILL BE PERFORMED BY A TOWNSHIP INSPECTOR.

17. IF YOUR PROPERTY IS IN THE FLOODPLAIN, PLEASE COMPLETE THE FOLLOWING WITH YOUR APPLICATION

Will any portion of the flood hazard area be developed? YES NO

Owner/Agent shall verify that any proposed construction and/or development activity complies with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act (Act 1666-1978) specifically Section 60.3
Lowest Floor Level _____

PLEASE CHECK ONE:

ZONE AE - Areas subject to inundation by the 1% annual chance of flood event. BFE's determined.

ZONE _____ (OTHER FLOOD AREAS) AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

ZONE _____ (SPECIAL FLOOD HAZARD AREAS OF HIGH RISK)

MARKET VALUE OF STRUCTURE (NOT TO INCLUDE LOT) COVERED UNDER THIS PERMIT - \$ _____ 00
(THIS INFORMATION IS TO BE PROVIDED BY THE APPLICANT)

Base Flood Elevation (BFE) requirements - all permits for insured structures within the floodplain must have Elevation Certification (EC) attached. This is only for insurable structure, as listed on property owner's insurance policy. Proof of insurance may be required.

CHECKLIST FOR NFIP PROPERTIES, IN ADDITION TO BASE BUILDING PERMIT REQUIREMENTS.

- 1. APPLICATION COMPLETE DATE: _____ INITIALS: _____
- 2. REVIEW 1 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
(See attached report regarding NFIP compliance)
- 3. REVIEW OF BUILDING INSPECTOR DATE: _____ INITIALS: _____
- 4. FP PROPERTY PERMIT APPROVED DATE: _____ INITIALS: _____
- 5. FP PROPERTY NOT APPROVED DATE: _____ INITIALS: _____
(IF PERMIT IS NOT APPROVED, REASON MUST BE ATTACHED)
- 6. FINAL INSPECTION DATE: _____ INITIALS: _____
- 7. REVIEW 2 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
(See attached report regarding NFIP compliance)
- 8. FINAL INSPECTION IN COMPLIANCE DATE: _____ INITIALS: _____
(Issuance of Certificate of Occupancy or Completion, as applicable)
- 9. FINAL INSPECTION NOT IN COMPLIANCE DATE: _____ INITIALS: _____
- 10. NOTICE OF VIOLATION SENT WITH 90-DAY CLOCK DATE: _____ INITIALS: _____
- 11. POST VIOLATION INSPECTION DATE: _____ INITIALS: _____
- 12. AS BUILT ELEVATION CERTIFICATE (EC) DATE: _____ INITIALS: _____
- 13. FLOODPLAIN COORDINATOR NOTIFIED DATE: _____ INITIALS: _____
- 14. CERTIFICATION OF OCCUPANCY (CO) FOR INSURABLE PERMITTED PROPERTIES DATE: _____ INITIALS: _____
- 15. SIGN OFF BY FLOODPLAIN COORDINATOR/ PERMIT CLOSED DATE: _____ INITIALS: _____

Property Identification

| | | | |
|------------------|-----------------------------|------------------|--------------------------|
| County | Montgomery | Site | 570 COTTMAN AVE |
| Municipality | 31 CHELTENHAM | | CHELTENHAM 19012-2009 |
| Parcel # | 310026521007 | Mailing Address | 750 DEERFIELD RD |
| Pin # | | | WARMINSTER PA 18974-2417 |
| Grantor | GOSS PETER R | Owner Occupied | no |
| Grantee | GOSS PETER R TRUSTEE WILL O | Additional Owner | |
| Block/ Unit # | 063 053 | Latitude | 40.06815 |
| Census Tract | 202201 | Longitude | 75.09554 |
| Deed Book / Page | 5632 01156 | School District | Cheltenham |
| Deed Date | | Property Type | Commercial |
| Instrument # | | Neighborhood | |

Land / Utilities

| | | | |
|--------------|-----------------------|-----------------|-----------------|
| Lot Size SF | 10629 | Lot Dimension | |
| Lot Number | 2 | Lot Description | |
| Lot Shape | Square | Lot Acreage | .244 |
| Lot Frontage | 71 | Lot Depth | |
| Subdivision | | Zone Code | C3 |
| Land Use | 4345 COMMERCIAL CONDO | Roads | Paved |
| Land Type | Secondary Strip | Traffic | Light |
| Topography | | Location | Secondary Strip |
| Water | Public | Sewer | Public |
| Gas | | Fuel | Unknown |

Residential Building Characteristics

| | | | |
|----------------------|------|------------------|--------|
| Fireplace | 0 | # of Total Rooms | |
| Garage | | # of Full Baths | |
| Basement | | # of Half Baths | |
| Finished Basement SF | | # of Bedrooms | |
| Year Built | 0000 | # of Floors | |
| Family Room | | # Units | |
| Condition | | Degree Remodeled | |
| Bldg Style | | Heating | |
| Central Air | | Swimming Pool | |
| Attic | | Living Area SF | |
| Exterior | | Out Bldg Value | \$0.00 |

Commercial Building Characteristics

| | | | |
|----------------|-----------------|----------------|---------------------|
| # Units | | Ttl Bldg Sq Ft | 3450 |
| Basement | No | Lease Sq Ft | 3450 |
| Heating | Hot Water/Steam | Building Use | AUTO PARTS/SERVICE |
| Cooling | | Structure Type | AUTO SERVICE GARAGE |
| Park Spaces | | Year Built | 1950 |
| Exterior | | # Floors | |
| Overhead Doors | | Sprinkler | |
| Elevator | NO | Condition | 0 |

Sales / Assessments

| | | | |
|-----------------------|--------------|---------------------|--------------|
| Land Assessment | | Building Assessment | |
| Land Exemption | | Building Exemption | |
| Total Assessment | \$192,650.00 | Taxable Assessment | \$192,650.00 |
| Local Taxes | \$1,559.00 | Sale Validity | 0 |
| School Taxes | \$8,575.00 | Steb Validity | |
| County Taxes | \$607.00 | Previous Sale Date | 12/31/1984 |
| Total Taxes | \$10,741.00 | Previous Sale Price | \$0.00 |
| Latest Sale Date | 12/5/2006 | Last Sale Price | \$1.00 |
| Corrected Assessment | | Corrected Taxes | \$0.00 |
| Computed Market Value | \$342,917.00 | Dollar Change | |

US Census Statistical Data for Census Tract

| | | | |
|----------------------|-------|--------------------|-------|
| Total Population | 4953 | % Population < 18 | 25.9 |
| % Population 18-24 | 6.1 | % Population 25-44 | 29 |
| % Population 45-64 | 22.8 | % Population 65+ | 16.2 |
| Median Age | 39.3 | Nbr Housing Units | 1760 |
| Avg Household Size | 2.73 | % Single Household | 23 |
| Median Family Income | 68512 | PerCapita Income | 25848 |

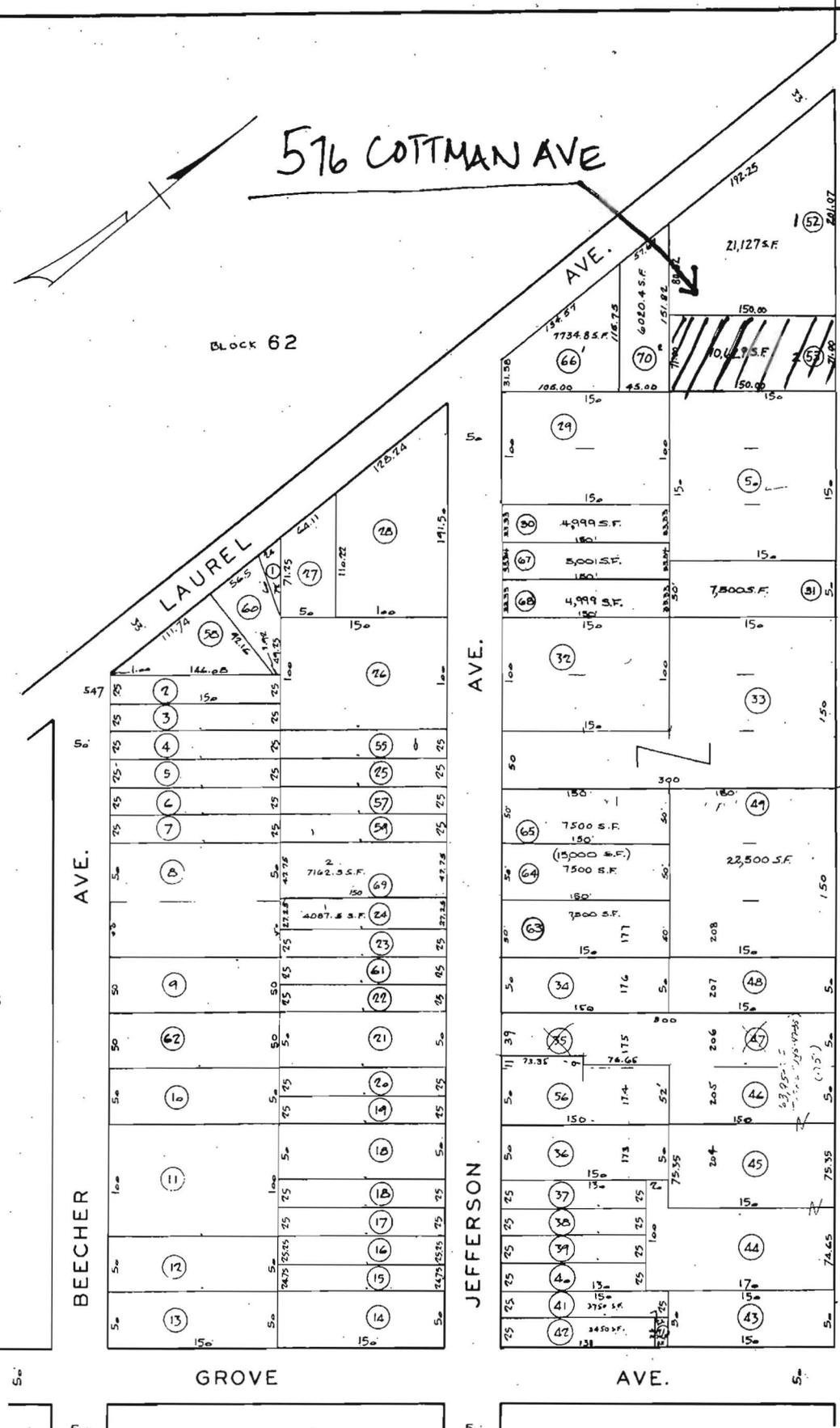
History

property transfer grantor GOSS PETER R grantee GOSS PETER R TR saledate 2006/12/05 saleprice 1 deed
 book/page 5632 01156

576 COTTMAN AVE

Block 62

Block 68



STREET

CITY OF PHILADELPHIA

COTTMAN

Block 64

CHELtenham TOWNSHIP
 MONTGOMERY CO PA
 REAL ESTATE REGISTRY
Block 63
 SCALE 1" = 60' DRAWN BY H.N.R.
 JULY 1, 1938. CHECKED BY H.N.R.

| |
|---------|
| REVISED |
| |
| |
| |
| |
| |



(EXISTING) BEFORE



(NEW) AFTER



Google

Image capture: Jul 2015 © 2016 Google

Philadelphia, Pennsylvania

Street View - Jul 2015



TOWNSHIP OF CHELTENHAM, MONTGOMERY COUNTY, PENNSYLVANIA
BUILDING PERMIT APPLICATION

PERMIT NO. _____

RECEIVED
JUL 08 2016

Montco. Parcel # 31-00-_____ Zoned _____ Block _____ Unit _____

CHELTENHAM TOWNSHIP

To the Township Manager:

This is to certify that I have examined the within detailed statement, with a copy of the plans relating thereto, and find them to be in accordance with the provisions of the Cheltenham Township Building Code; accordingly they have been approved and entered in the records.

Building Inspector Signature: _____

ADA Control # _____

This permit is granted on the express condition that the said construction shall, in all respects, conform to the ordinances of this jurisdiction including the zoning ordinance, regulating the construction and use of the buildings, and may be revoked at any time upon violation of any provisions of said ordinances.

If this application is in the floodplain, then all required information must be supplied prior to approval.

Submittal Date _____ Cost \$ _____ Fee \$ _____ Check No. _____ Cash _____

| | | | |
|--|------------------------------|----------|-----------------------|
| PROPERTY IN FLOODPLAIN AREA | YES <input type="checkbox"/> | FP ZONE: | FEMA FP MAP/PANEL ID: |
| | NO <input type="checkbox"/> | | |
| (IF ANSWER TO THE ABOVE IS YES, ITEM 17 MUST BE COMPLETED) | | | |

The undersigned applies for a permit to construct the following described work:

- Give the exact location: 81 W Cheltenham Ave., Philadelphia, PA 19120
- General description of work: Install Dunkin Donuts corporate signage (see in the file)
- Applicant: Affordable Signs As Applicant, your relationship to project is:
 - Property Owner
 - Contractor
 - Architect
 - Other
 Please Print
 Address: 2840 Pine Rd. Unit D-2, Huntingdon Valley, PA
 Tele. Nos. Business: 215-671-0646
 Home: _____
 Cell: _____
 FAX: _____
 Email: allstatesigns@gmail.com
 Type of Construction: _____
 Type of Structure: _____
 Use & Occupancy Classification: _____
- Property Owner: Peskin Realty Address: 333 E. Lancaster Ave, Wynnewood, PA 19096
 Please Print
 Tele. No. (610) 649-3550 Fax: _____
- Architect / Engineer: Albert Taus Address: 1187 Morefield Rd. Philadelphia, PA
 Please Print
 Tele. No. 215-898-2516 Fax: 215-698-7398
- Contractor or Builder: Affordable Signs Address: 2840 Pine Rd. Unit D-2, Huntingdon Valley, PA
 Please Print
 Tele. No. 215-671-0646 Fax: 215-947-1660
- What is the present building used for? Dunkin Donuts store
- If new building or new addition, what will it be used for? _____

9. Upon what kind of soil will any new foundation be laid? _____

10. Is the present building occupied? YES NO

If NO, provide date last vacated. _____

If NO, provide water meter/billings for last quarter occupied. _____

ARE EDU'S REQUIRED YES NO

REMARKS: _____

11. List all contractors/sub-contractors. Copies of Workers' Compensation or Exemption must be included with application. All sub-contractors must be registered in Cheltenham Township before applying for a permit. His/her permit application must be signed by the registered contractor and must be submitted with and as part of a complete building permit application submission.

a. Plumbing:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

b. HVAC:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

c. Electrical:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

d. Excavation:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

e. Concrete:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

f. Masonry:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

g. Drywall:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

h. Fire Protection:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

i. Other:

Name _____ Address _____

Tele. No. _____ Cost _____ Reg. # _____

12. Approximate Start Date _____ Approximate Completion Date _____

13. Estimated Cost \$ 2,500 Permit Fee \$ _____

17. IF YOUR PROPERTY IS IN THE FLOODPLAIN, PLEASE COMPLETE THE FOLLOWING WITH YOUR APPLICATION
 Will any portion of the flood hazard area be developed? YES _____ NO _____ 

Owner/Agent shall verify that any proposed construction and/or development activity complies with the requirements of the National Flood Insurance Program and the Pennsylvania Flood Plain Management Act (Act 1666-1978), specifically Section 60.3
 Lowest Floor Level: _____

PLEASE CHECK ONE:

ZONE AE - Areas subject to inundation by the 1% annual chance of flood event. BFE's determined.

ZONE _____ (OTHER FLOOD AREAS) AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE; AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD.

ZONE _____ (SPECIAL FLOOD HAZARD AREAS OF HIGH RISK)

MARKET VALUE OF STRUCTURE (NOT TO INCLUDE LOT) COVERED UNDER THIS PERMIT - \$ _____ .00
 (THIS INFORMATION IS TO BE PROVIDED BY THE APPLICANT)

Base Flood Elevation (BFE) requirements - all permits for insured structures within the floodplain must have Elevation Certification (EC) attached. This is only for insurable structure, as listed on property owner's insurance policy. Proof of insurance may be required.

CHECKLIST FOR NFIP PROPERTIES, IN ADDITION TO BASE BUILDING PERMIT REQUIREMENTS.

- 1. APPLICATION COMPLETE DATE: _____ INITIALS: _____
- 2. REVIEW 1 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
 (See attached report regarding NFIP compliance)
- 3. REVIEW OF BUILDING INSPECTOR DATE: _____ INITIALS: _____
- 4. FP PROPERTY PERMIT APPROVED DATE: _____ INITIALS: _____
- 5. FP PROPERTY NOT APPROVED DATE: _____ INITIALS: _____
 (IF PERMIT IS NOT APPROVED, REASON MUST BE ATTACHED)
- 6. FINAL INSPECTION DATE: _____ INITIALS: _____
- 7. REVIEW 2 BY FLOODPLAIN COORDINATOR DATE: _____ INITIALS: _____
 (See attached report regarding NFIP compliance)
- 8. FINAL INSPECTION IN COMPLIANCE DATE: _____ INITIALS: _____
 (Issuance of Certificate of Occupancy or Completion, as applicable)
- 9. FINAL INSPECTION NOT IN COMPLIANCE DATE: _____ INITIALS: _____
- 10. NOTICE OF VIOLATION SENT WITH 90-DAY CLOCK DATE: _____ INITIALS: _____
- 11. POST VIOLATION INSPECTION DATE: _____ INITIALS: _____
- 12. AS BUILT ELEVATION CERTIFICATE (EC) DATE: _____ INITIALS: _____
- 13. FLOODPLAIN COORDINATOR NOTIFIED DATE: _____ INITIALS: _____
- 14. CERTIFICATION OF OCCUPANCY (CO) FOR INSURABLE PERMITTED PROPERTIES DATE: _____ INITIALS: _____
- 15. SIGN OFF BY FLOODPLAIN COORDINATOR/ PERMIT CLOSED DATE: _____ INITIALS: _____

(Estimated Cost should be for building permit only; not to include any sub-contractor costs as they are separate permit applic.)
(Must include labor and all material regardless of who purchased materials)

14. Area of New Impervious Surfaces: (Stucco, Paving, Sidewalks, etc) _____
see in file

15. NOTES:
- PLEASE NOTE THAT STATE LAW REQUIRES YOU TO CONTACT THE PENNSYLVANIA ONE CALL SYSTEM @ 1-800-341-5728 AT LEAST THREE (3) WORKING DAYS PRIOR TO ANY DIGGING OR EXCAVATION ACTIVITIES EITHER WITHIN THE STREET FRONT OF WAY OR ON PRIVATE PROPERTY TO ALLOW UTILITY COMPANIES TO LOCATE AND MARK THEIR UNDERGROUND FACILITIES.
 - PLEASE NOTE THAT TWO (2) WORKING DAYS NOTICE MUST BE GIVEN FOR ANY INSPECTIONS.
 - This is the Application for Permit for Additions, Alterations, Roofing, Siding, Repairs, Razing, Removal or Tearing down of any building or part of same; the Erection, Removal or Alteration of Signs or Billboards, etc.
 - FILE WITH APPLICATION:
 - Two copies of all construction plans (existing and proposed)
 - All sub-contractor permit applications that are part of this building permit application
 - Workers' Compensation Insurance for Chatham Township issued as certificate holder or a notarized exemption form for each person(s) working on the job site not covered by Workers' Comp.
 - All sub-contractors must be currently registered in Chatham Township in order to apply for a building permit.
 - There is a 30-day period after the issuance of a building permit during which time an aggrieved person may file an Appeal to contest the approval of the permit by a Municipality. Applicants that begin construction during the 30-day appeal period do so at their own risk.
 - NOTICE TO TAXPAYERS** - UNDER THE PROVISIONS OF ORDINANCE NO. 2022-02, YOU MAY BE ENTITLED TO A PROPERTY TAX ABATEMENT ON YOUR CONTEMPLATED ALTERATION OR NEW CONSTRUCTION. AN APPLICATION FOR ABATEMENT MAY BE SECURED FROM THE OFFICE OF ENGINEERING, ZONING AND INSPECTIONS, AND MUST BE FILED WITH SAME, AT THE TIME A BUILDING PERMIT IS ISSUED.

16. Does the applicant agree that all provisions of the Chatham Township Building Code will be complied with, whether specified herein or not?

YES NO

Further, does the applicant certify that he/she is the owner of record of the named property, or that the proposed work is authorized by the owner of record and that he/she has been authorized by the owner to make this application as either authorized agent. In addition, if a permit for work described in this application is issued, he/she agrees that the authorized agent and/or a duly authorized representative shall have the authority to enter areas covered by such permit at any reasonable hour to enforce the provisions of the code(s) applicable to such permit.

YES NO

APPLICANT SIGNATURE _____ DATE 05/26/2016



PROPERTY OWNER SIGNATURE _____ DATE 05/26/2016

PERMIT FEE SCHEDULE: PERMIT FEES ARE BASED ON THE COST OF THE WORK FOR WHICH THE PERMIT IS BEING APPLIED FOR. THIS COST SHOULD INCLUDE ALL MATERIALS AND LABOR. THE COST IS THEN ROUNDED UP TO THE NEAREST THOUSAND \$ AND FEES ARE CALCULATED AS FOLLOWS: 1ST THOUSAND \$ = \$34.00 WITH EACH ADDITIONAL THOUSAND \$ = \$20.00 OR 2% OF THE TOTAL COST + A ONE TIME CHARGE OF \$400.00.

UPON APPROVAL AND PAYMENT OF ALL APPLICABLE FEES, THE APPLICANT WILL RECEIVE A PERMIT PLACARD WHICH IS TO BE POSTED AT THE WORK SITE ALONG WITH A SET OF APPROVED DRAWINGS. THE APPLICANT WILL ALSO BE GIVEN A LIST OF REQUIRED INSPECTIONS THAT WILL BE PERFORMED BY A TOWNSHIP INSPECTOR.



Property Identification

| | | | |
|------------------|----------------------|------------------|-----------------------------|
| County | Montgomery | Site | 81 CHELTENHAM AVE |
| Municipality | 31 CHELTENHAM | | CHELTENHAM 19012 |
| Parcel # | 310005335007 | Mailing Address | 11 SUMMERHOUSE HILL |
| Pin # | | | HOLMDEL NJ 07733 07733-1249 |
| Grantor | MELROSE CENTER ASSOC | Owner Occupied | no |
| Grantee | CJK DEVELOPMENT LLC | Additional Owner | |
| Block/ Unit # | 087E 092 | Latitude | |
| Census Tract | 0 | Longitude | |
| Deed Book / Page | 5685 01520 | School District | Cheltenham |
| Deed Date | | Property Type | Commercial |
| Instrument # | | Neighborhood | |

Land / Utilities

| | | | |
|--------------|-----------------------------|-----------------|-----------------|
| Lot Size SF | 16896 | Lot Dimension | |
| Lot Number | | Lot Description | |
| Lot Shape | Irregular | Lot Acreage | .387 |
| Lot Frontage | 174 | Lot Depth | |
| Subdivision | | Zone Code | C3 |
| Land Use | 4255 FAST FOOD OPER. (MCDON | Roads | Paved |
| Land Type | Secondary Strip | Traffic | Heavy |
| Topography | | Location | Secondary Strip |
| Water | Public | Sewer | Public |
| Gas | | Fuel | Unknown |

Residential Building Characteristics

| | | | |
|----------------------|------|------------------|-------------|
| Fireplace | 0 | # of Total Rooms | |
| Garage | | # of Full Baths | |
| Basement | | # of Half Baths | |
| Finished Basement SF | | # of Bedrooms | |
| Year Built | 0000 | # of Floors | |
| Family Room | | # Units | |
| Condition | | Degree Remodeled | |
| Bldg Style | | Heating | |
| Central Air | None | Swimming Pool | |
| Attic | | Living Area SF | |
| Exterior | | Out Bldg Value | \$22,430.00 |

Commercial Building Characteristics

| | | | |
|----------------|---------|----------------|------------------------|
| # Units | | Ttl Bldg Sq Ft | 1904 |
| Basement | No | Lease Sq Ft | 1904 |
| Heating | Hot Air | Building Use | FAST FOOD |
| Cooling | | Structure Type | SERVICE STATION - FULL |
| Park Spaces | | Year Built | 1964 |
| Exterior | | # Floors | |
| Overhead Doors | | Sprinkler | |
| Elevator | NO | Condition | 0 |

Sales / Assessments

| | | | |
|-----------------------|--------------|---------------------|----------------|
| Land Assessment | | Building Assessment | |
| Land Exemption | | Building Exemption | |
| Total Assessment | \$337,900.00 | Taxable Assessment | \$337,900.00 |
| Local Taxes | \$2,736.00 | Sale Validity | 0 |
| School Taxes | \$15,041.00 | Steb Validity | |
| County Taxes | \$1,065.00 | Previous Sale Date | 6/1/1999 |
| Total Taxes | \$18,842.00 | Previous Sale Price | \$2,452,700.00 |
| Latest Sale Date | 3/4/2008 | Last Sale Price | \$0.00 |
| Corrected Assessment | | Corrected Taxes | \$0.00 |
| Computed Market Value | \$601,462.00 | Dollar Change | |

US Census Statistical Data for Census Tract

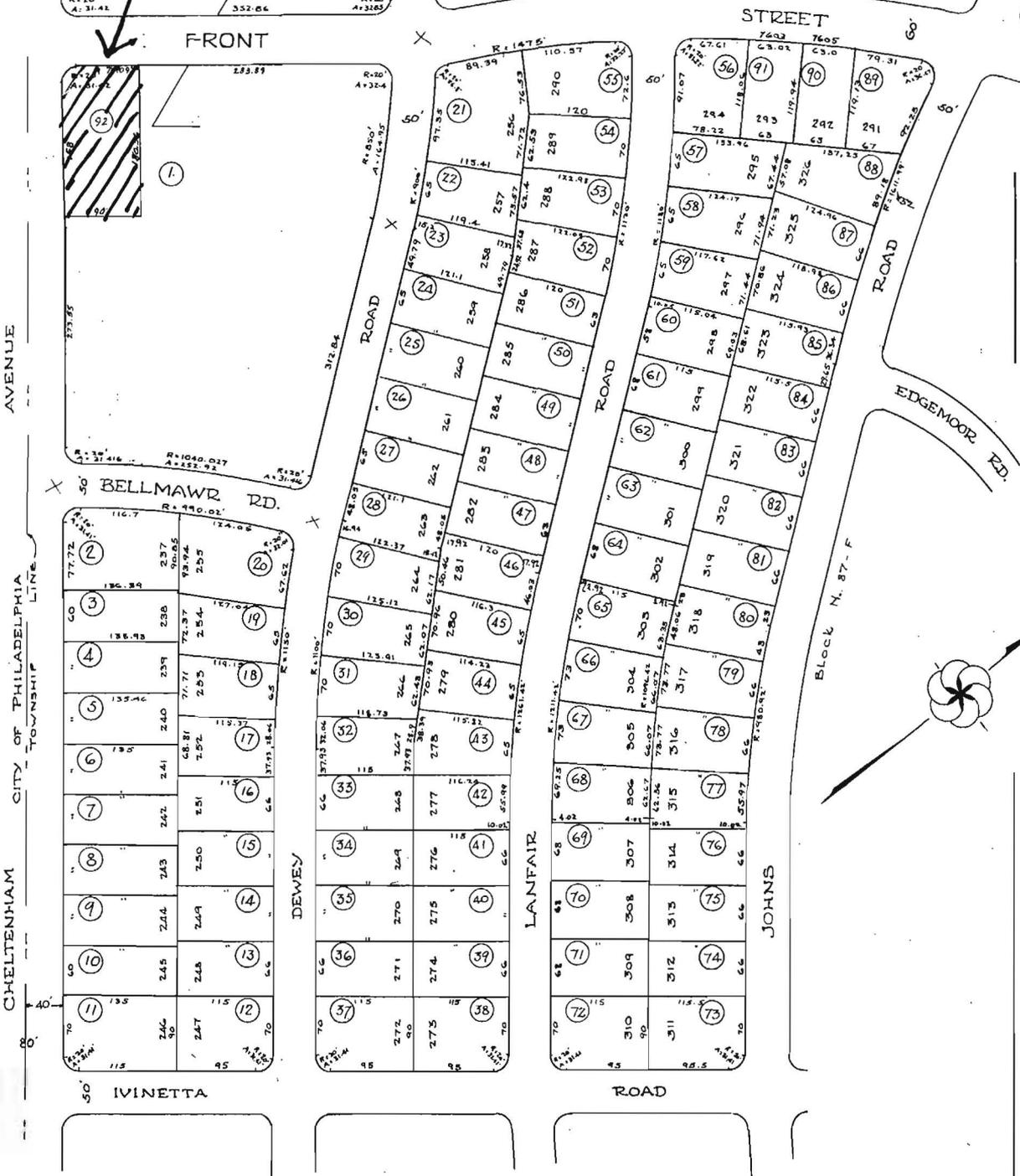
| | |
|----------------------|--------------------|
| Total Population | % Population < 18 |
| % Population 18-24 | % Population 25-44 |
| % Population 45-64 | % Population 65+ |
| Median Age | Nbr Housing Units |
| Avg Household Size | % Single Household |
| Median Family Income | PerCapita Income |

History

81 W CHELTENHAM AVE

See block 87-D

See Block 87-D



CHELTENHAM TOWNSHIP
 CITY OF PHILADELPHIA LINE
 AVENUE

BELLMAWR RD.

IVINETTA

DEWEY

LANFAIR

ROAD

JOHNS

EDGEMOOR RD.

STREET

CHELTENHAM TOWNSHIP
 MONTGOMERY CO. PA
 REAL ESTATE REGISTRY
BLOCK 87-E
 SCALE: 1" = 80'

| |
|---------|
| REVISED |
| |
| |
| |
| |

Dunkin Donuts
81 W Cheltenham Ave.
Philadelphia, PA 19120

Scope of Work

- Re-stretch (3) existing awnings: 304" x 48"; 87" x 48" and 12' x 48"
- Re-face existing wall sign on the store front 10'-3" x 46"
- Replace sign cabinet on the pylon sign (use existing pole, same size cabinet)
- Manufacture and install a new "drive through" wall sign 42" x 16"
- Manufacture and install (2) directional signs (Entrance, Exit) 30.5" x 13"

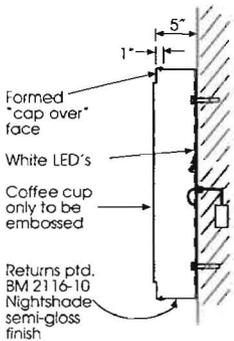
Use existing power line for all illuminated signs



"STACKED" LOGO LED CLOUD SIGN



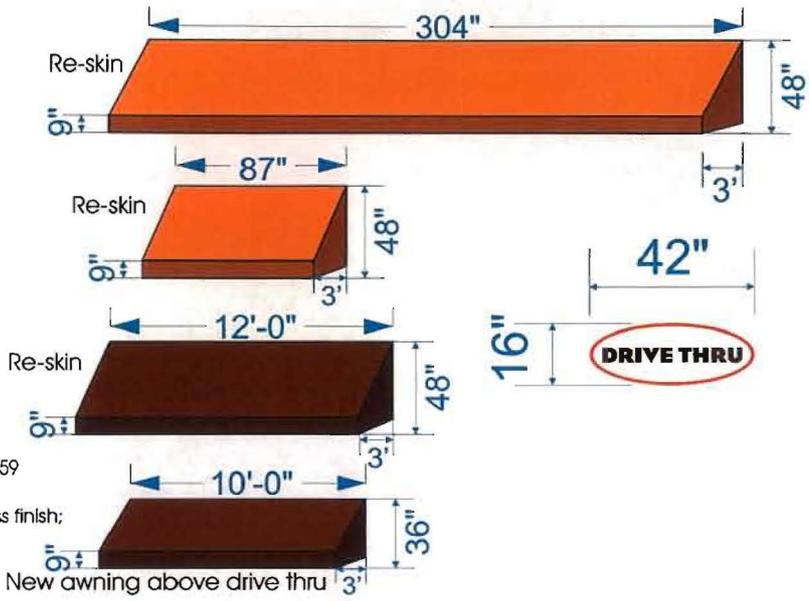
| Nominal Size | H | H1 | L | W | *Area (sq ft) | ILLUMINATION |
|--------------|---------|-----|-----|--------|---------------|--------------|
| 18" Letter | 45-3/4" | 36" | 18" | 10'-3" | 39.07 | White LED's |



Stacked LED Cloud Sign Side View

COLOR & MATERIAL NOTES:

STACKED LED CLOUD SIGN / LOGO SIGN FOR INLINE CLOUD:
 Faces are formed clear solar grade polycarbonate, decorated second surface vinyl
 Vinyl colors: DD Orange- 3M #3630-3123; DD Magenta- 3M #3630-1379; Dark Brown (on cup logo)- 3M #3630-59
 Coffee cup portion of logo to be 1/2" emboss depth.
 Formed "cap-over" face fits over aluminum returns ptd. Benjamin Moore 2116-10 Nightshade semi-gloss finish;
 Cabinet to be 5" deep Illumination: White LED's



PROPOSED

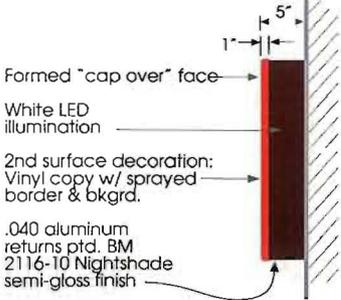
Description:

1. Manufacture and install (1) new internally illuminated cloud sign manufactured to Dunkin Donuts brand specs.
2. Manufacture and install (1) new internally illuminated DRIVE THRU sign
3. Re-skin (3) existing awning and manufacture and install (1) new awning

EXISTING



"DRIVE-THRU" S/F LED OVAL SIGN



DRIVE THRU SIGN- SIDE VIEW

PROPOSED

PROPOSED



EXISTING

EXISTING

DESIGN / CLIENT

PAGE OF
 ADDRESS _____
 STREET _____
 CITY _____ STATE _____

DESIGNER

DATE _____

APPROVAL / DATE

CLIENT _____
 ENGINEERING _____
 ART _____
 LANDLORD _____

REVISION / DATE

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APPROVED

APPROVED

APPROVED WITH CHANGES

APPROVED WITH CHANGES

NEED TO REVISE

NEED TO REVISE

CUSTOMER SIGNATURE _____

DATE _____

POWER LINE TO BE SUPPLIED BY OTHERS

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Description:

- Manufacture and install (1) new internally illuminated sign cabinet
- Paint existing pole
- 2. Manufacture and install (2) double-sided directional signs

COLOR AND MATERIAL NOTES:

Faces to be pan formed with embossed "cup" logo; clear Solar Grade polycarbonate.

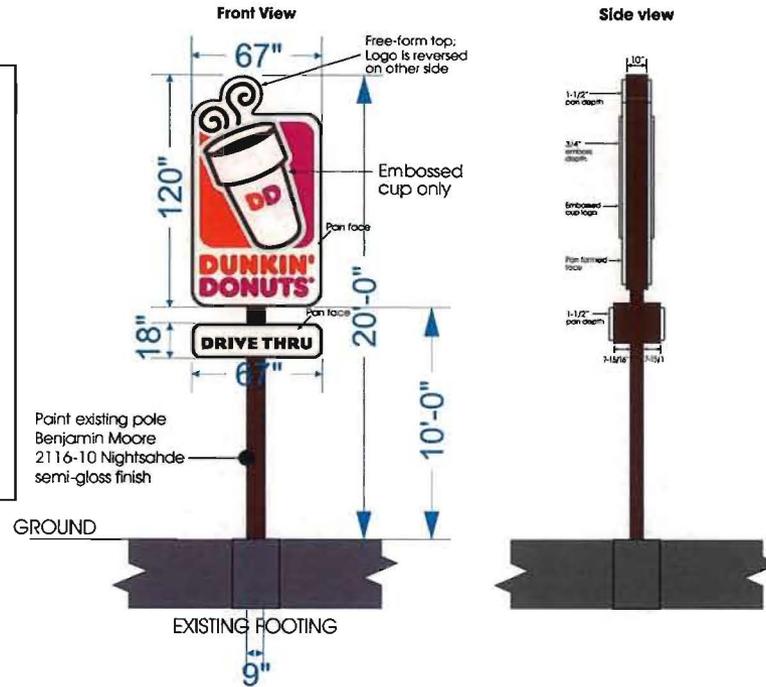
COLORS:
Background to be white.
Vinyl colors to be:
DD Orange- 3M #3630-3123
DD Magenta- 3M #3630-1379
Dark Brown (on cup logo)-3M #3630-59

Drive thru appendage: Copy to be 3M #3630-59 Dark Brown on white background.

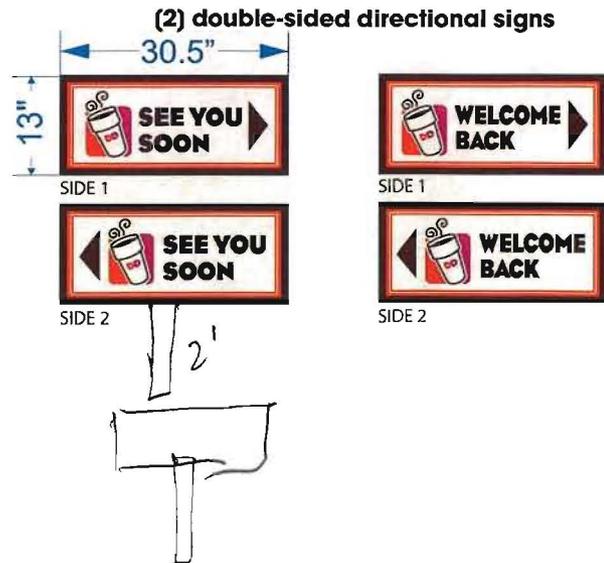
All vinyl to be applied to the second surface.

Cans and poles to be ptd. Benjamin Moore 2116-10 Nightshade semi-gloss finish

Pylon illumination to be metal halide; D/T appendage illumination to be fluorescent



NOTE: This is a concept drawing only and is subject to final engineering; Some material and dimensional specifications may vary or change per final engineering



DESIGN / CLIENT

PAGE OF

ADDRESS

STREET _____

CITY _____ STATE _____

DESIGNER

DATE _____

APPROVAL / DATE

| | |
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| CLIENT | _____ |
| ENGINEERING | _____ |
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| LANDLORD | _____ |

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FINAL APPROVAL

APPROVED

APPROVED WITH CHANGES

NEED TO REVISE

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DATE _____

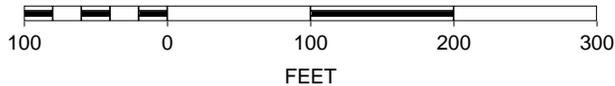
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81 East Cheltenham Avenue



SCALE 1 : 1,603



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Google Maps State Rte 1002



Image capture: Oct 2015 © 2016 Google

Philadelphia, Pennsylvania

Street View - Oct 2015