

**Notice of:**       **Refusal**       **Referral**

<b>Application Number:</b> ZP-2026-002901	<b>Zoning District(s):</b> RSD1	<b>Date of Refusal:</b> <b>4/16/2026</b>
<b>Address/Location:</b> 1021 W HORTTER ST, Philadelphia, PA 19119-3706 Parcel (PWD Record)		<b>Page Number</b> Page 1 of 1
<b>Applicant Name:</b> Alan Nochumson DBA: Nochumson P.C.	<b>Applicant Address:</b> 123 South Broad St Suite 1000 Philadelphia, PA 19107 USA	<b>Civic Design Review?</b> N

**Application for:**

FOR THE ERECTION OF A GATE IN THE FRONT YARD OF AN EXISTING DETACHED STRUCTURE. NO CHANGE TO ANY EXISTING USES. SIZE AND LOCATION AS SHOWN IN APPLICATION/PLANS.

The permit for the above location cannot be issued because the proposal does not comply with the following provisions of the Philadelphia Zoning Code. (Codes can be accessed at [www.phila.gov](http://www.phila.gov).)

<u>Code Section(s):</u>	<u>Code Section Title(s):</u>	<u>Reason for Refusal:</u>
Section 14-706(3)(b)	Fencing and Walls	Whereas any fence located nearer to the lot line than the required building setback or the actual distance of the building from the lot line (whichever is greater), shall be no more than four ft. in height and no more than fifty percent (50%) opaque, and a 6 ft 8 in. gate is proposed.

ONE (1) ZONING REFUSAL

**Fee to File Appeal:** \$125

NOTES TO THE ZBA:

Enter notes here...

Parcel Owner:

MURPHY ANTHONY, GORDON SOPHYA

<p><b>Zoning Overlay District:</b>  Open Space and Natural Resources - Steep Slope Protection  Wissahickon Watershed Impervious Coverage Restriction Determination Requires Additional Analysis Contact Planning Commission at <a href="mailto:planning@phila.gov">planning@phila.gov</a>   /NIS Narcotics Injection Sites Overlay District  /FDO Fourth District Overlay District - Fourth District Area  /WWO Wissahickon Watershed Overlay District  Wissahickon Watershed Impervious Coverage Restriction 20%</p>
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CHIERIKA UGWU  
PLANS EXAMINER

4/16/2026  
DATE SIGNED