Department of
Licenses and Inspections
CITY OF PHILADELPHIA

Notice of: ☒ Refusal ☐ Referral

Application Number: *ZP-2026-006567*	**Zoning District(s):** *RSA5*	Date of Refusal: **10/29/2026**
Address/Location: *3403 N 17TH ST, Philadelphia, PA 19140-4916* *Parcel (PWD Record)*		Page Number Page 1 of 1
Applicant Name: *Sanford Moore DBA: Sanford Moore*	**Applicant Address:** *1040 E Sedgwick St* *Philadelphia, PA 19150* *USA*	**Civic Design Review?** *N*

Application for:

For the use, Multi-Family (Three (3) Dwelling Units) Household Living, in an existing attached building.

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.)

Code Section(s):	Code Section Title(s):	Reason for Refusal:
Table 14-602-1	*Uses Allowed in Residential Districts - Refusal*	*Whereas the proposed use, multi-Family (Three (3) Dwelling Units), is expressly prohibited in the RSA-5 residential zoning district.*

ONE (1) USE REFUSAL

Fee to File Appeal: $300

NOTES TO THE ZBA:

N/A

Parcel Owner:

RESTORED FORTUNE LLC

Zoning Overlay District:
/EDO Eighth District Overlay District| /NIS Narcotics Injection Sites Overlay District

Jose Figueiredo

Jose Figueiredo
PLANS EXAMINER

10/29/2026
DATE SIGNED

Notice to Applicant: An appeal from this decision may be made to the Zoning Board of Adjustment, One Parkway Building, 1515 Arch St., 18th Fl., Phila., PA 19102 within thirty (30) days of date of Refusal / Referral. Please see appeal instructions for more information.