



SOURCE OF TITLE BEING THE SAME PREMISES THAT KWUN=CHAK CHENG AND CHIH YUNG LO CHENG GRANTED AND CONVEYED BY DEED DATED MARCH 240 2015 AND RECORDED IN INSTRUMENT# 2015009334 UNTO IGLESIA PENTECOSTAL MOVIMIENTO DE FE, INC 1124 SCHUYLKILL AVE PARCEL ID# 19530739267209 BEING LOT 2 PBV 190 PAGE11

OWNER IGLESIA PENTECOSTAL MOVIMIENTO DE FE, INC 2316 DOWNING STREET READING PA 19605

ZONING INFORMATION C-N ZONING DISTRICT ( COMMERCIAL NEIGHBORHOOD DISTRICT) OTHER ALLOWED USES ALLOWED

EXISTING	PROPOSED
14,373.6FTSQ	14,373.6FTSQ
16%	29%
96%	87%
>60'	>60'
119'.78'	119'.78'
0'	0'
0'	0'
0'	0'
0'	0'

ZONING INFORMATION R-3 ZONING DISTRICT ( RESIDENTIAL DISTRICT) PLACE OF WORSHIP ALLOWED

EXISTING	PROPOSED
9,350.0 FT SQ	9,350.0 FT SQ
10.5%	10.5%
10.5%	10.5%*
>80'	>80'
38'.6'	38'.6'
0'	0'
0'	0'
0'	0'
0'	0'

\* PROPOSED PAVED AREA IS TO BE PERVIOUS PAVING

THE PURPOSE OF THIS PLAN IS TO RE-MODEL AND EXPAND THE EXISTING FORMER RESTAURANT INTO A CHURCH STRUCTURES, REMODEL THEM TO MEET THE EXISTING CODES FOR THE PROPOSED USES AND BEAUTIFY THE PROPERTY AND STRUCTURES

PARKING CALCULATIONS

STAFF	SEATING CAPACITY (108)	TOTAL SPACES	HANDICAPPED SPACES (2/ 1 MUST BE VAN)
3	27	30	2
32	N/A	35	2

MUNICIPAL APPROVAL	BERKS COUNTY PLANNING COMMISSION	RECORDER OF DEEDS	CERTIFICATE OF OWNERSHIP COMMONWEALTH OF PENNSYLVANIA COUNTY OF BERKS SS	CERTIFICATE OF ACCURACY
<p>AT A MEETING HELD ON _____, 20____, THE PLANNING COMMISSION OF THE CITY OF READING APPROVED THE LAND DEVELOPMENT PLAN OF THE PROPERTY OF IGLESIA PENTECOSTAL MOVIMIENTO DE FE INC AS SHOWN HEREON.</p> <p>ON THIS THE _____ DAY OF _____, 20____, BEFORE ME THE UNDERSIGNED OFFICER, PERSONALLY SWORN AND ACCORDING TO LAW, DEPOSES AND SAYS BEING DULY ADVISED THAT HE IS THE OWNER OF THE PROPERTY SHOWN ON THIS PLAN, THAT HE ACKNOWLEDGES THE TRUE SOURCE OF RECORDS ACT AND PLANS ACCORDING TO LAW, THE SAME TO BE RECORDED AS SUCH ACCORDING TO LAW.</p>				
			PASTOR ACERDRO	DATE Daniel H. Loudenstayer PLS, LLC No. SJ-059755-E
			NOTARY	
			NY COMMISSION EXPIRES	

PREPARED BY:

# TARSON LLC

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REVISIONS

NO.	DATE	BY	DESCRIPTION

SCALE: 1"=20'

DATE: 6/10/2021

DRW: DHL

CHECKED: DHL

STATUS: PRELIMINARY LAND DEVELOPMENT PLAN

TITLE: EXISTING CONDITIONS

INGLESIA PENTECOSTAL MOVIMIENTO DE FE INC

CITY OF READING, BERKS COUNTY, PENNSYLVANIA

PLAN NUMBER: 120-018-D

SHEET NUMBER: 1 of 5