

City of Philadelphia



(Bill No. 010378)

AN ORDINANCE

Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to enter into a lease agreement with the Philadelphia Authority for Industrial Development for further sublease to Urban Cable Works of Philadelphia, L.P., a Delaware limited partnership, to lease a certain parcel of ground located at 5201 Umbria street, Philadelphia, Pennsylvania, under certain terms and conditions.

THE COUNCIL OF THE CITY OF PHILADELPHIA HEREBY ORDAINS:

SECTION 1. The Commissioner of Public Property is hereby authorized to enter into a lease agreement ("Lease") with the Philadelphia Authority for Industrial Development ("PAID") to lease a certain parcel of ground, which is part of a larger parcel of ground at 5201 Umbria street, Philadelphia, Pennsylvania ("Premises"), the Premises being more fully described as follows:

ALL THAT CERTAIN lot or piece of ground, SITUATE in the 21st Ward of the City of Philadelphia and described according to a Survey and Plan of Property (VI-A-#115) made by Joel S. Cirello, Surveyor and Regulator of the Ninth Survey District, dated February 2, 2000:

BEGINNING at a point of tangency on the northeasterly side of Umbria street (on City Plan 80' wide, legally open), said point being located the two (2) courses and distances from the westerly end of a curved comer that connects the northwesterly side of Domino lane (on City Plan 60' wide, legally open) and the said northeasterly side of Umbria street; (1) Northwestwardly along the said northeasterly side of Umbria street N.48°06'30"W. the distance of 39.104' to a point of curvature; (2) Northwestwardly along the said northeasterly side of Umbria street on the arc of a circle curving to the right having a radius of 500.000' the arc distance of 300.471' to the said point of beginning: THENCE extending along the said northeasterly side of Umbria street N.13°40'37"W. the distance of 89.270' to a point of curvature; THENCE extending northwestwardly on the arc of a circle curving to the left having a radius of 571.558' the arc distance of 299.821' to a point of tangency; THENCE extending along the said northeasterly side of Umbria street N.43°43'57"W. the distance of 8.593' to a point; THENCE extending N.46°16'03"E. the distance of 55.000' to a point; THENCE extending S.37°11'15"E. the distance of 390.000' to a point; THENCE extending S.52°53'19"W. the distance of 133.000' to a point of tangency on the said northeasterly side of Umbria street, the first mentioned point and place of beginning.

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SECTION 2. The Lease shall be substantially in the form set forth in Exhibit "A" attached hereto and made a part hereof, with such changes as the City Solicitor deems necessary or appropriate to protect the interests of the City. PAID shall sublease to Urban Cable Works of Philadelphia, L.P., a Delaware limited partnership with a principal place of business at 1700 North Forty-ninth street, Philadelphia, PA 19131, under a sublease agreement which shall be substantially in the form set forth in Exhibit "B" attached hereto and made a part hereof.

SECTION 3. The Chief Clerk of City Council shall keep on file all exhibits referenced in this Ordinance and shall make them available for inspection by the public during regular office hours.

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CERTIFICATION: This is a true and correct copy of the original Bill, Passed by the City Council on June 14, 2001. The Bill was Signed by the Mayor on August 31, 2001.



Marie B. Hauser
Chief Clerk of the City Council