

City of Philadelphia



(Bill No. 080754)

AN ORDINANCE

To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by "B" Street, Erie Street, "G" Street and Tioga Street.

THE COUNCIL OF THE CITY OF PHILADELPHIA HEREBY ORDAINS:

SECTION 1. Pursuant to Section 14-103 of The Philadelphia Code, The Philadelphia Zoning Maps are hereby amended by changing the zoning designations of certain areas of land within an area bounded by "B" Street, Erie Street, "G" Street and Tioga Street, from the existing zoning designations indicated on Map "A" set forth below to the zoning designations indicated on Map "B" set forth below.

More specifically described as follows:

ALL THAT CERTAIN lot or piece of ground, with the buildings and improvements thereof erected, situate in the 7th Ward of the City of Philadelphia and described according to a survey and plan of property, dated August 19, 1987, made by James E. Shomper, Surveyor and Regulator of the Sixth Survey District (FF-21), as follows:

BEGINNING at a point formed by the intersection of the northerly side of Tioga Street (80' wide) and the easterly side of "B" Street (80' wide); Thence extending along the easterly side of the said "B" Street N. 11 degrees 08'30" E., the distance of 363' 6-1/4" to a point; Thence extending along the southerly side of a certain 60" wide driveway crossing a certain 40' wide drainage right-of-way, S. 78 degrees 39' 00" E., 272' 0-7/8" to a point; Thence extending southwardly along the arc of a circle parallel with and measured westwardly 15' 0" radially from the center line of the Fairhill Railroad, said arc curving to the right, having a radius of 377.970' (11-5/8"), a Delta Angle of 20 degrees 03'31" and an arc distance of 132' 3-7/8" to a point of tangency; Thence extending along a line parallel with and measured westwardly 15' 0" at right angles (90 degrees) to the said center line of Fairhill Railroad, S. 11 degrees 08' 30" W., the distance of 233' 11-5/8" to a point on the northerly side of the said Tioga Street; Thence extending along the northerly side of the said Tioga Street, recrossing said drainage right-of-way, N. 78 degrees 39' 00" W.,

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the distance of 295' 0" to the first mentioned point and place of beginning.
BEING known as 301 East Tioga Street BEING BRT No. 882028600.

SECTION 2. This Ordinance shall become effective immediately.

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MAP A - EXISTING ZONING



Legend

- C2 Commercial
- G2 Industrial
- L4 Industrial
- R10A Residential
- R9A Residential



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

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MAP B - PROPOSED ZONING



Legend

-  C2 Commercial
-  G2 Industrial
-  L4 Industrial
-  R10A Residential
-  R9A Residential



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CERTIFICATION: This is a true and correct copy of the original Bill, Passed by the City Council on December 4, 2008. The Bill was Signed by the Mayor on December 23, 2008.



Patricia Rafferty
Chief Clerk of the City Council