



City of Philadelphia

City Council
Chief Clerk's Office
402 City Hall
Philadelphia, PA 19107

BILL NO. 250493

Introduced May 8, 2025

Councilmember Young

**Referred to the
Committee on Rules**

AN ORDINANCE

To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Roosevelt Boulevard, 9th Street, Erie Avenue, and Broad Street.

THE COUNCIL OF THE CITY OF PHILADELPHIA HEREBY ORDAINS:

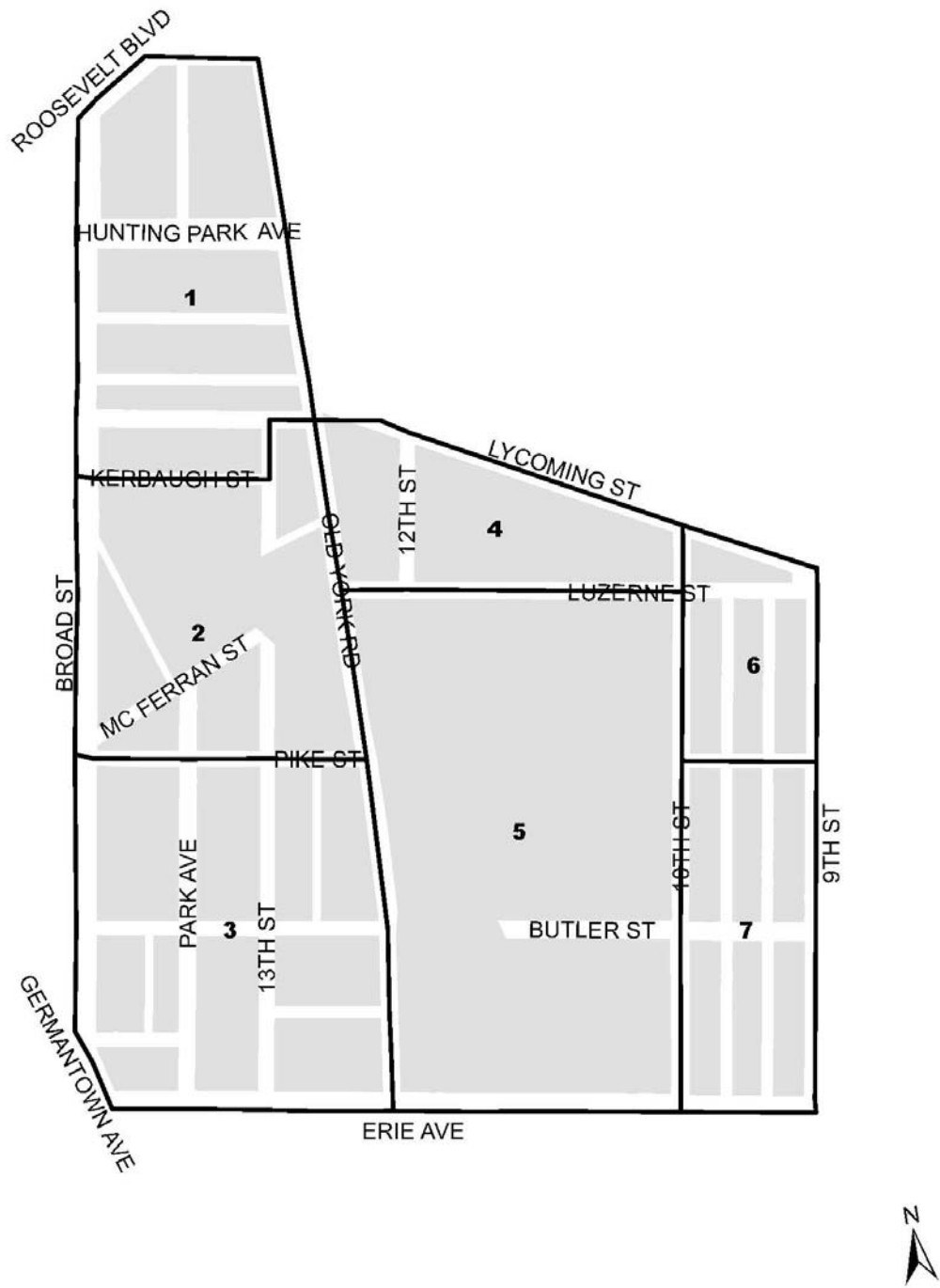
SECTION 1. Pursuant to Section 14-106 of The Philadelphia Code, the Philadelphia Zoning Maps are hereby amended by changing the zoning designations of certain areas of land within an area bounded by Roosevelt Boulevard, 9th Street, Erie Avenue, and Broad Street from the existing zoning designations indicated on Maps "A1," "A2," "A3," "A4," "A5," "A6," and "A7," set forth below, to the zoning designations indicated on Maps "B1," "B2," "B3," "B4," "B5," "B6," and "B7," set forth below.

SECTION 2. This Ordinance shall become effective immediately.

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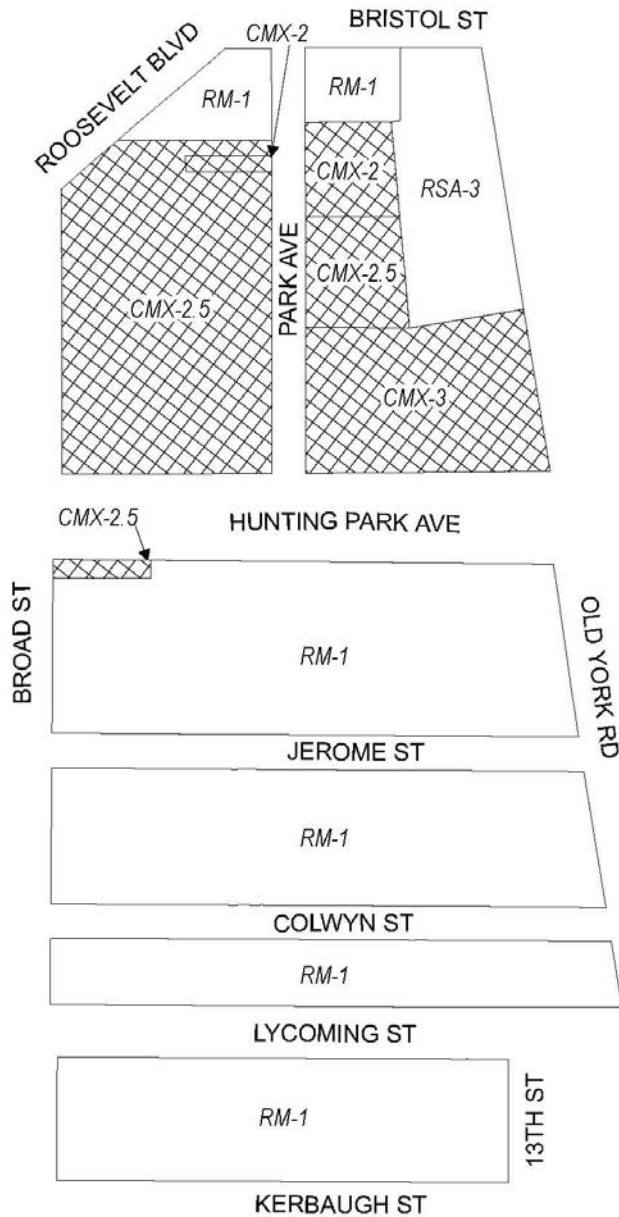
Key Map





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Map A1 Existing Zoning



Zoning Districts

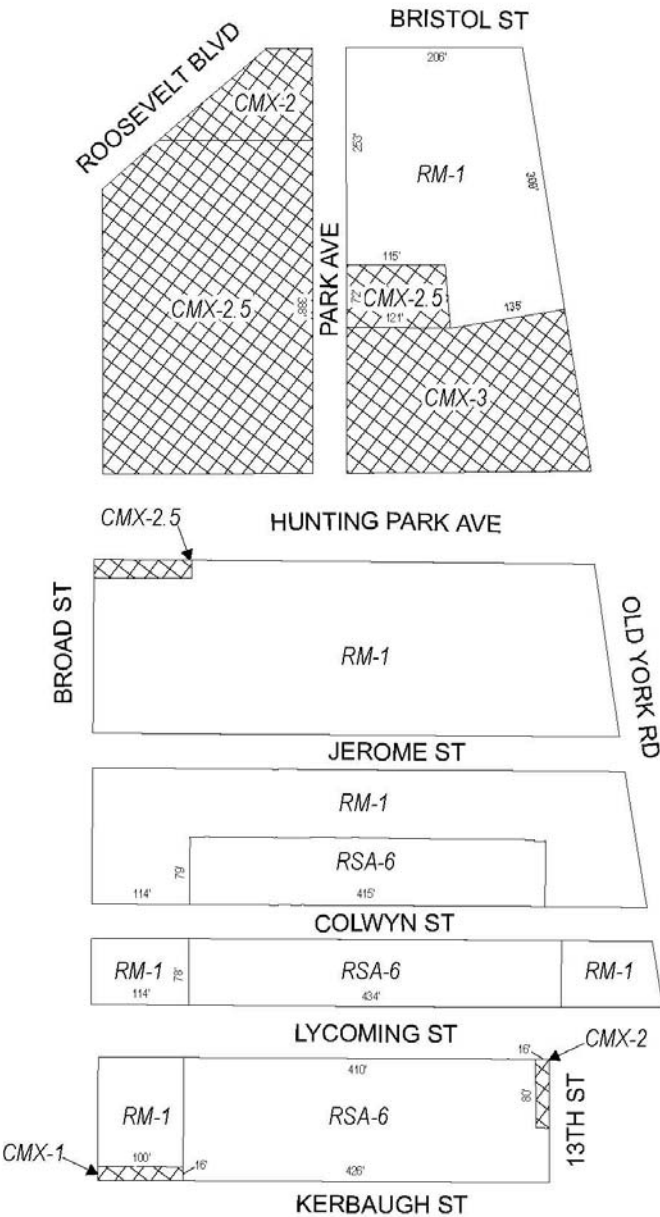
-  CMX-2/CMX-2.5/CMX-3, Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-3, Residential Single-Family Attached





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Map B1 Proposed Zoning



Zoning Districts

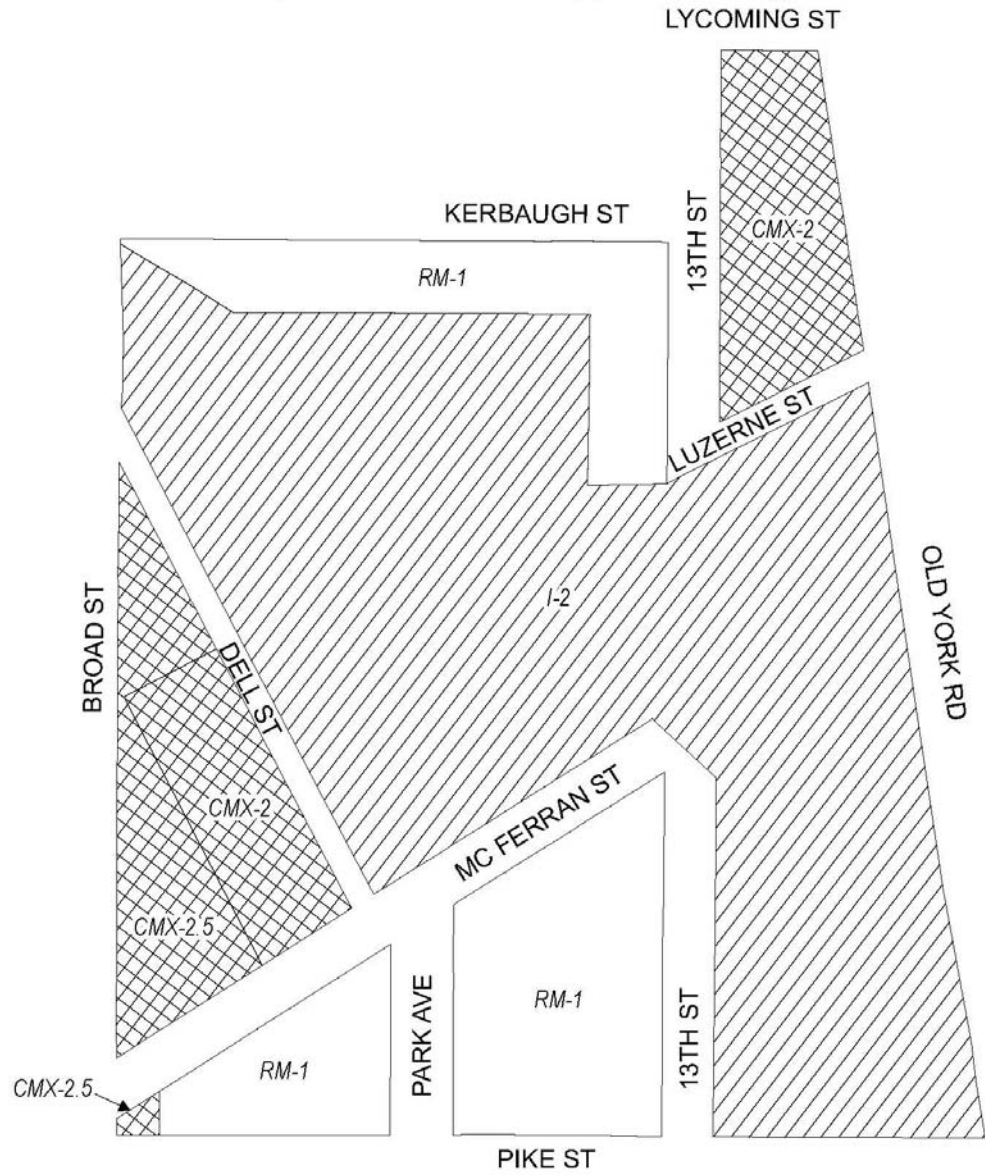
-  CMX-1/CMX-2/CMX-2.5/CMX-3, Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-6, Residential Single-Family Attached






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Map A2 Existing Zoning



Zoning Districts

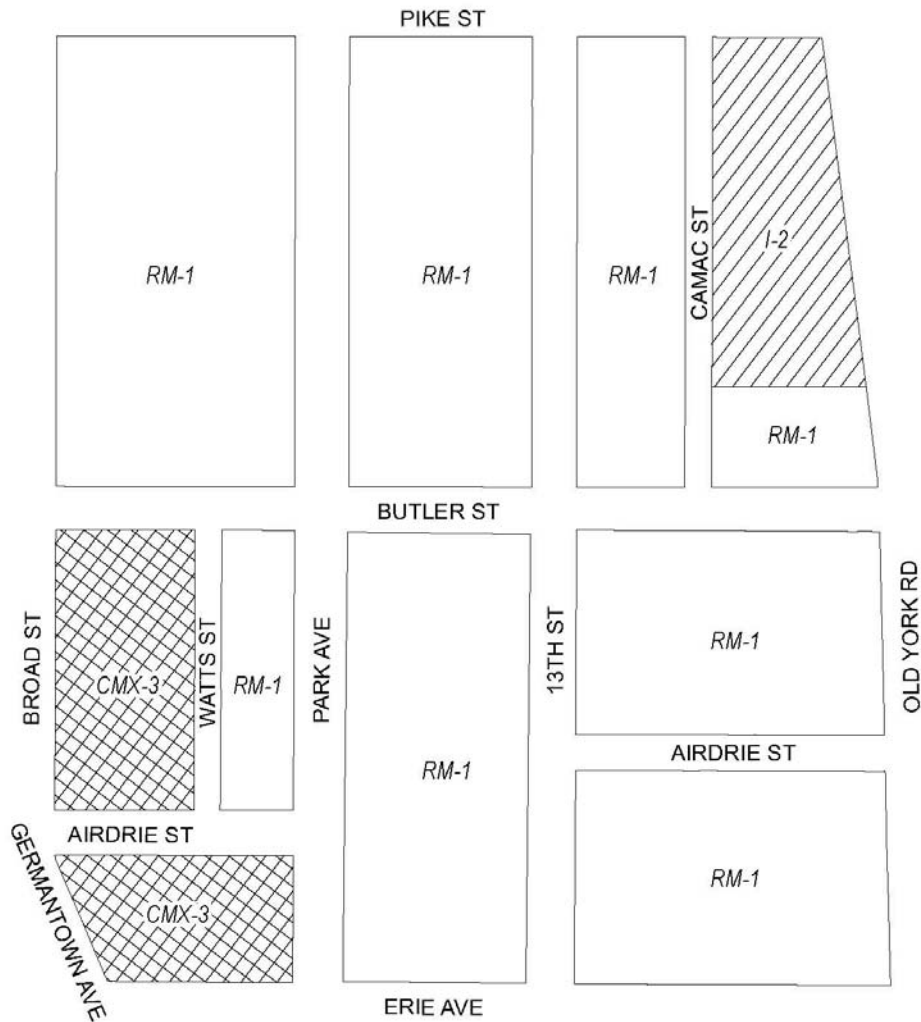
-  CMX-2/CMX-2.5, Commercial Mixed-Use
-  I-2, Medium Industrial
-  RM-1, Residential Multi-Family






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Map A3 Existing Zoning



Zoning Districts

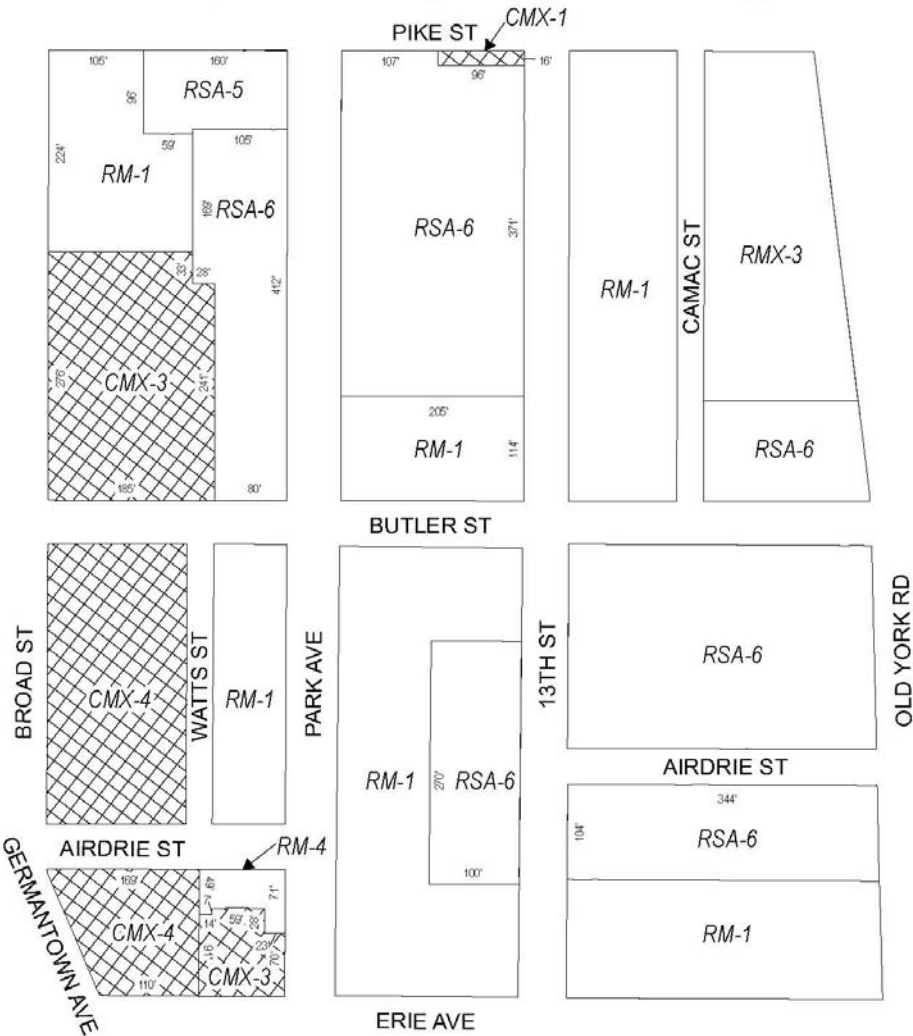
-  CMX-3, Commercial Mixed-Use
-  I-2, Medium Industrial
-  RM-1, Residential Multi-Family



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Map B3 Proposed Zoning



Zoning Districts

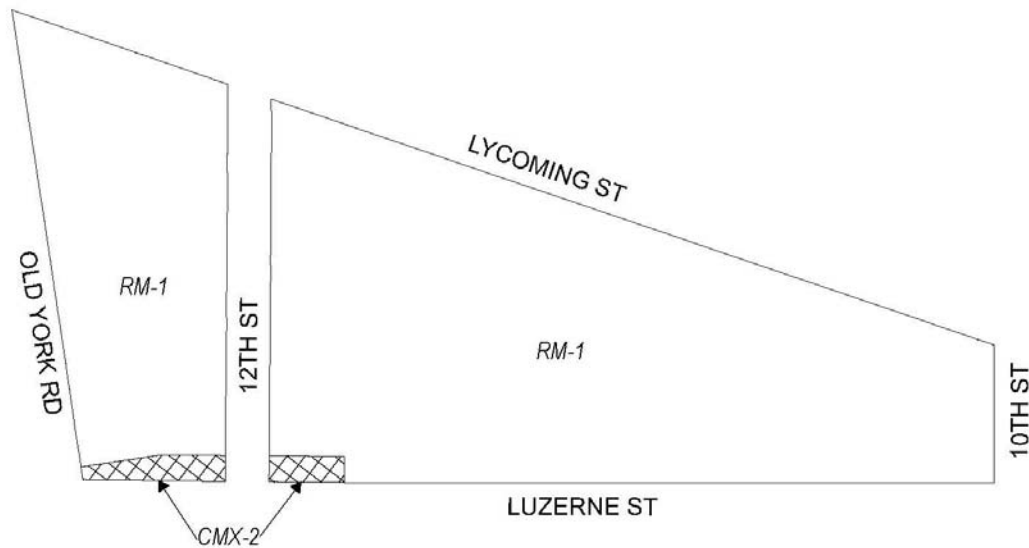
- CMX-1/CMX-3/CMX-4, Commercial Mixed-Use
- RM-1/RM-4, Residential Multi-Family; RMX-3, Residential Mixed-Use;
- RSA-5/RSA-6, Residential Single-Family Attached





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Map A4 Existing Zoning



Zoning Districts

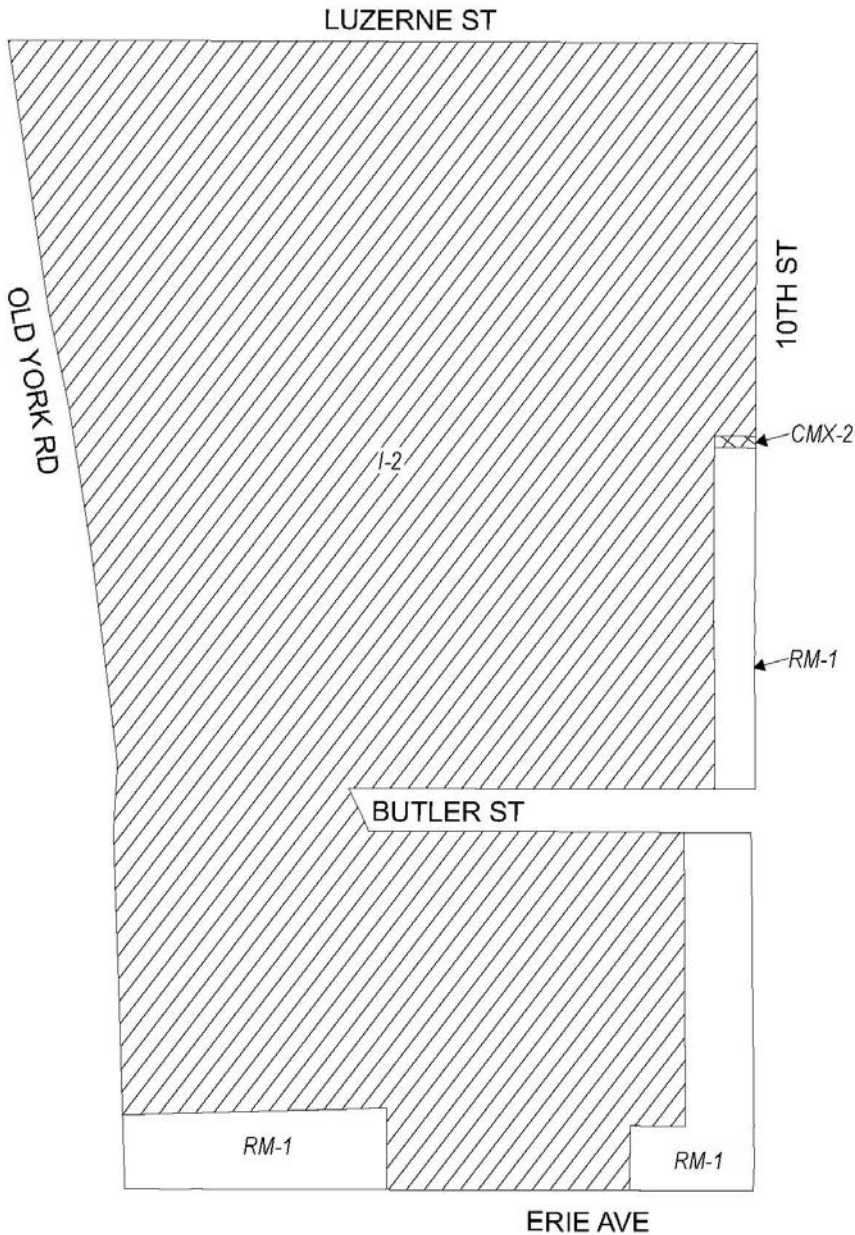
-  CMX-2, Commercial Mixed-Use
-  RM-1, Residential Multi-Family






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Map A5 Existing Zoning



Zoning Districts

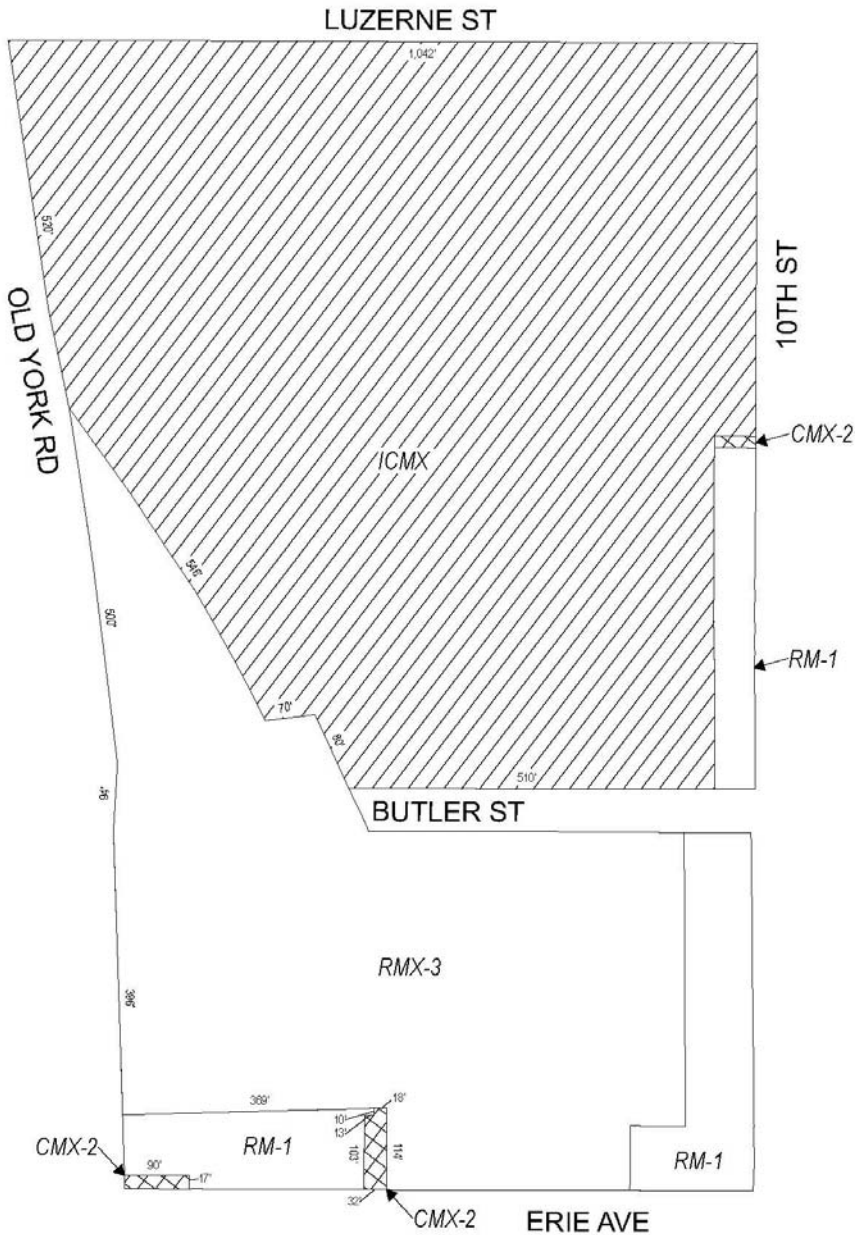
-  CMX-2, Commercial Mixed-Use
-  I-2, Medium Industrial
-  RM-1, Residential Multi-Family



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Map B5 Proposed Zoning



Zoning Districts

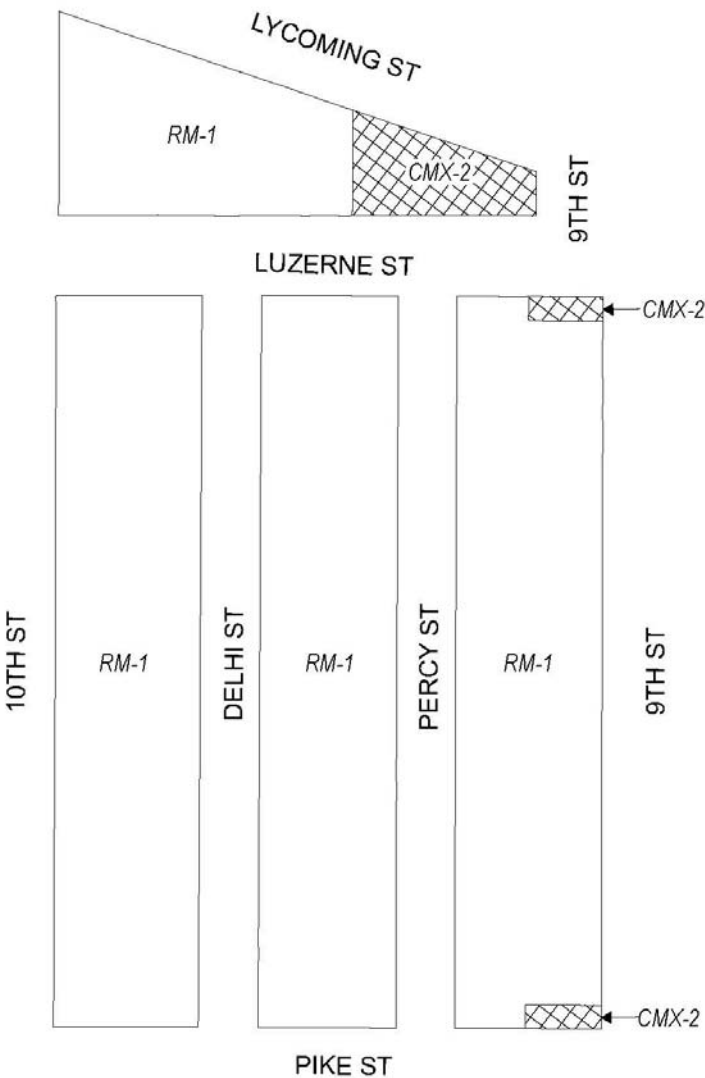
- CMX-2, Commercial Mixed-Use
- ICMX, Industrial Commercial Mixed-Use
- RM-1, Residential Multi-Family; RMX-3, Residential Mixed-Use





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Map A6 Existing Zoning



Zoning Districts

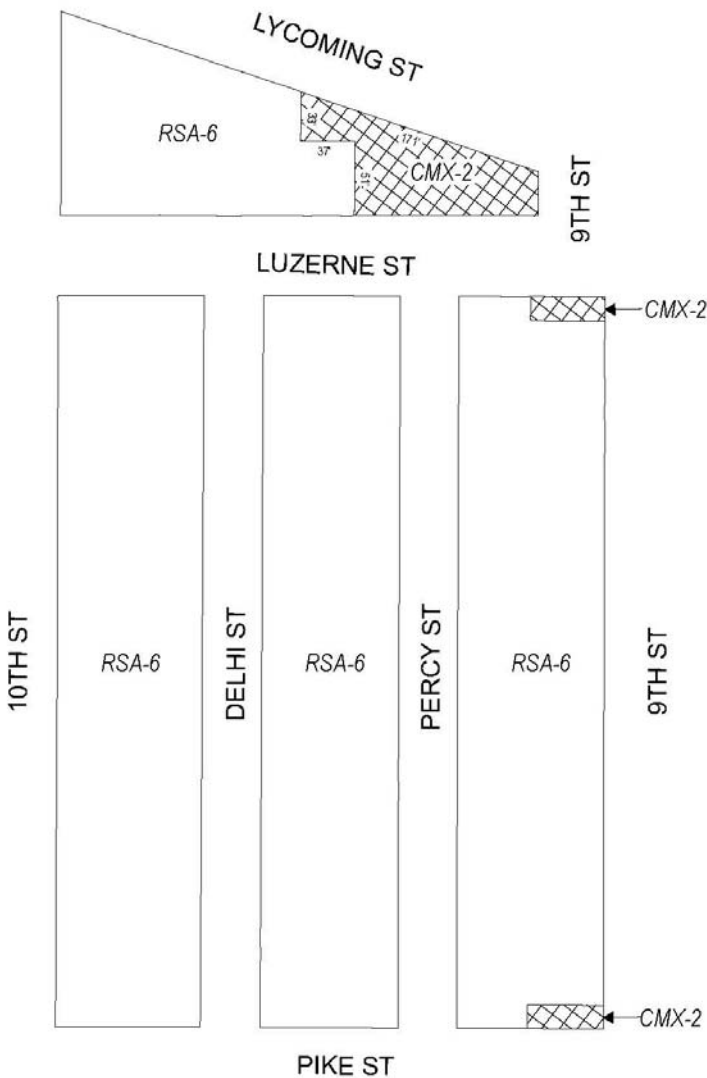
-  CMX-2, Commercial Mixed-Use
-  RM-1, Residential Multi-Family





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Map B6 Proposed Zoning



Zoning Districts

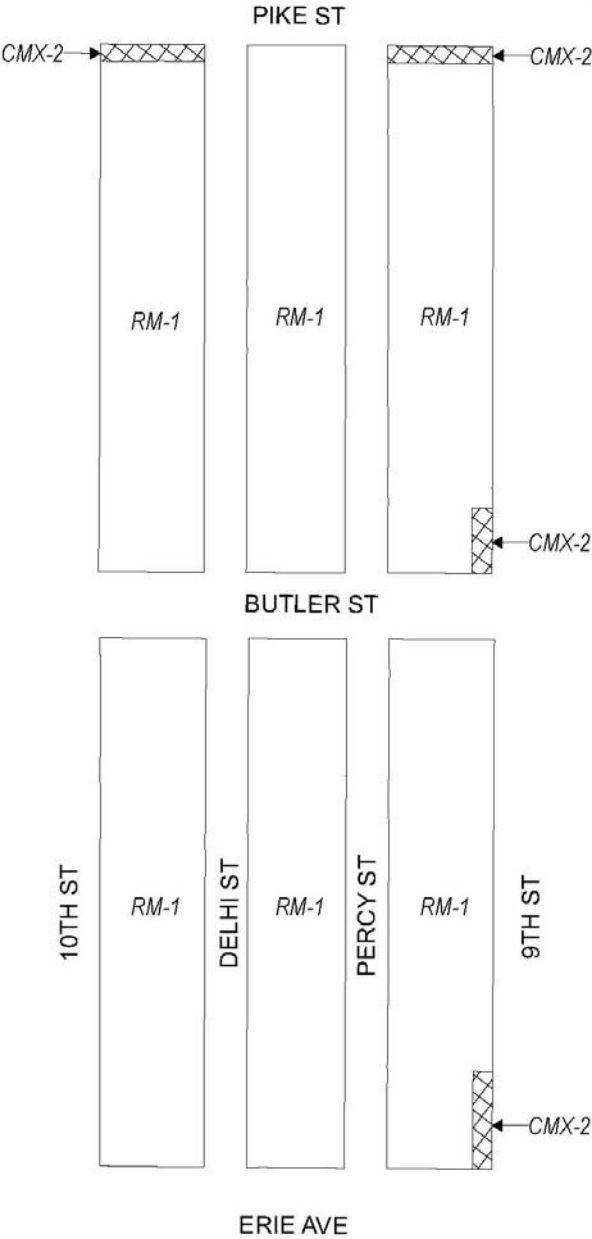
-  CMX-2, Commercial Mixed-Use
-  RSA-6, Residential Single-Family Attached





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Map A7 Existing Zoning



Zoning Districts

-  CMX-2, Commercial Mixed-Use
-  RM-1, Residential Multi-Family



