

City of Philadelphia



(Bill No. 230034-A)

AN ORDINANCE

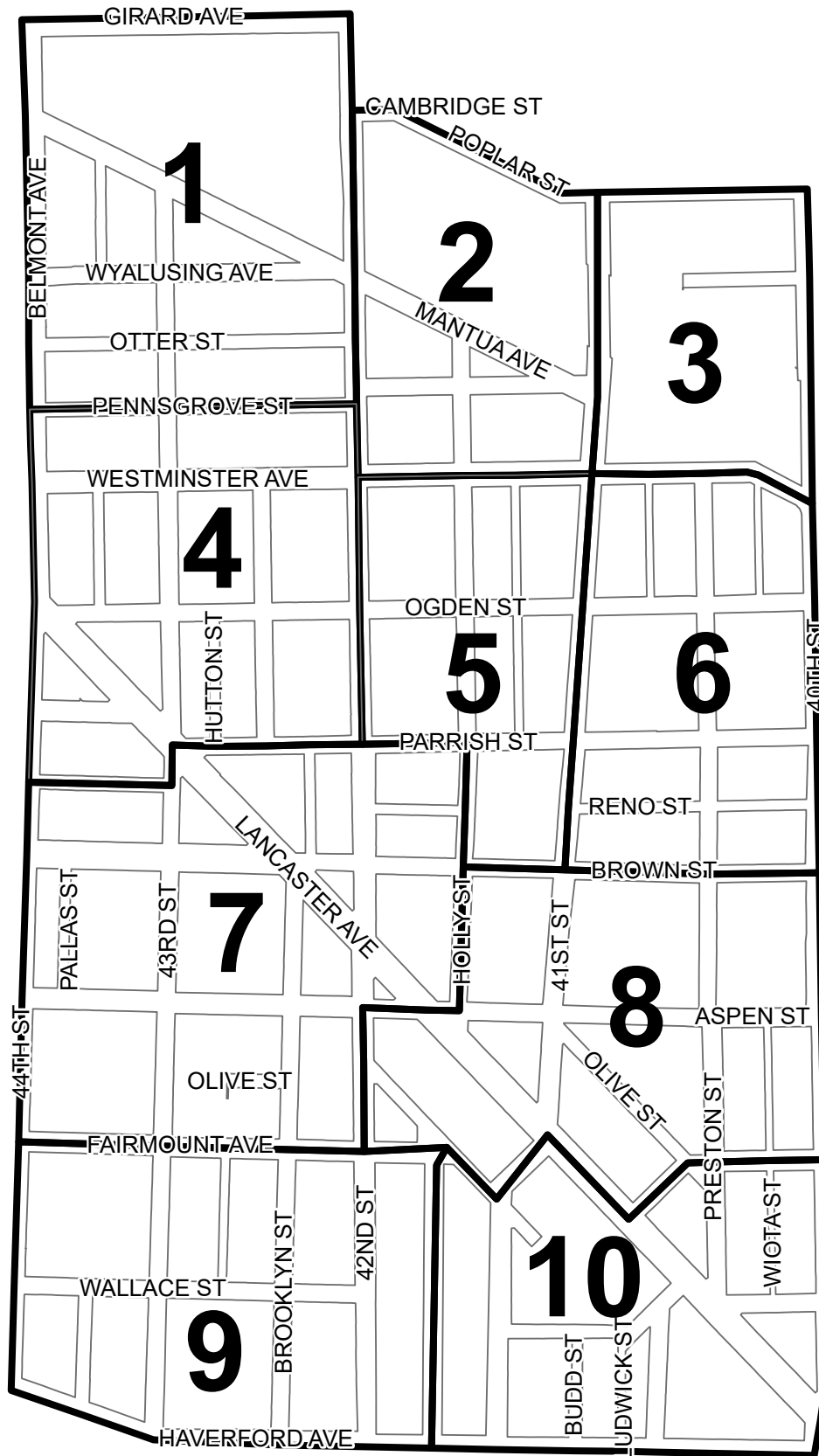
To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Haverford Avenue, 44th Street, Belmont Avenue, Girard Avenue, and 40th Street.

THE COUNCIL OF THE CITY OF PHILADELPHIA HEREBY ORDAINS:

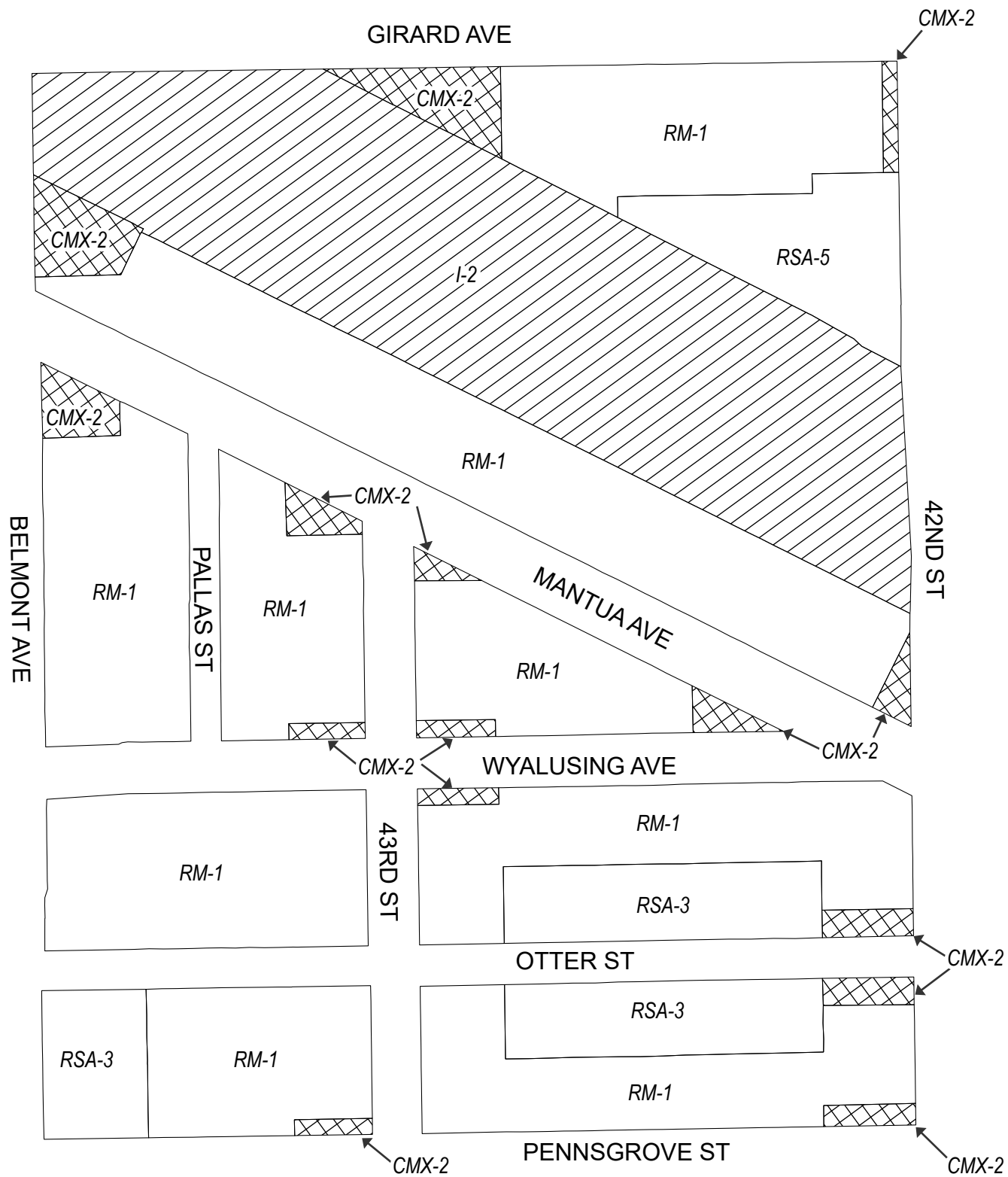
SECTION 1. Pursuant to Section 14-106 of The Philadelphia Code, The Philadelphia Zoning Maps are hereby amended by changing the zoning designations of certain areas of land within an area bounded by Haverford Avenue, 44th Street, Belmont Avenue, Girard Avenue, and 40th Street from the existing zoning designations indicated on Maps "A1" through "A10," set forth below, to the zoning designations indicated on Maps "B1" through "B10," set forth below.

SECTION 2. This Ordinance shall become effective immediately.

Key Map



Map A1 Existing Zoning



Zoning Districts



CMX-2, Commercial Mixed-Use



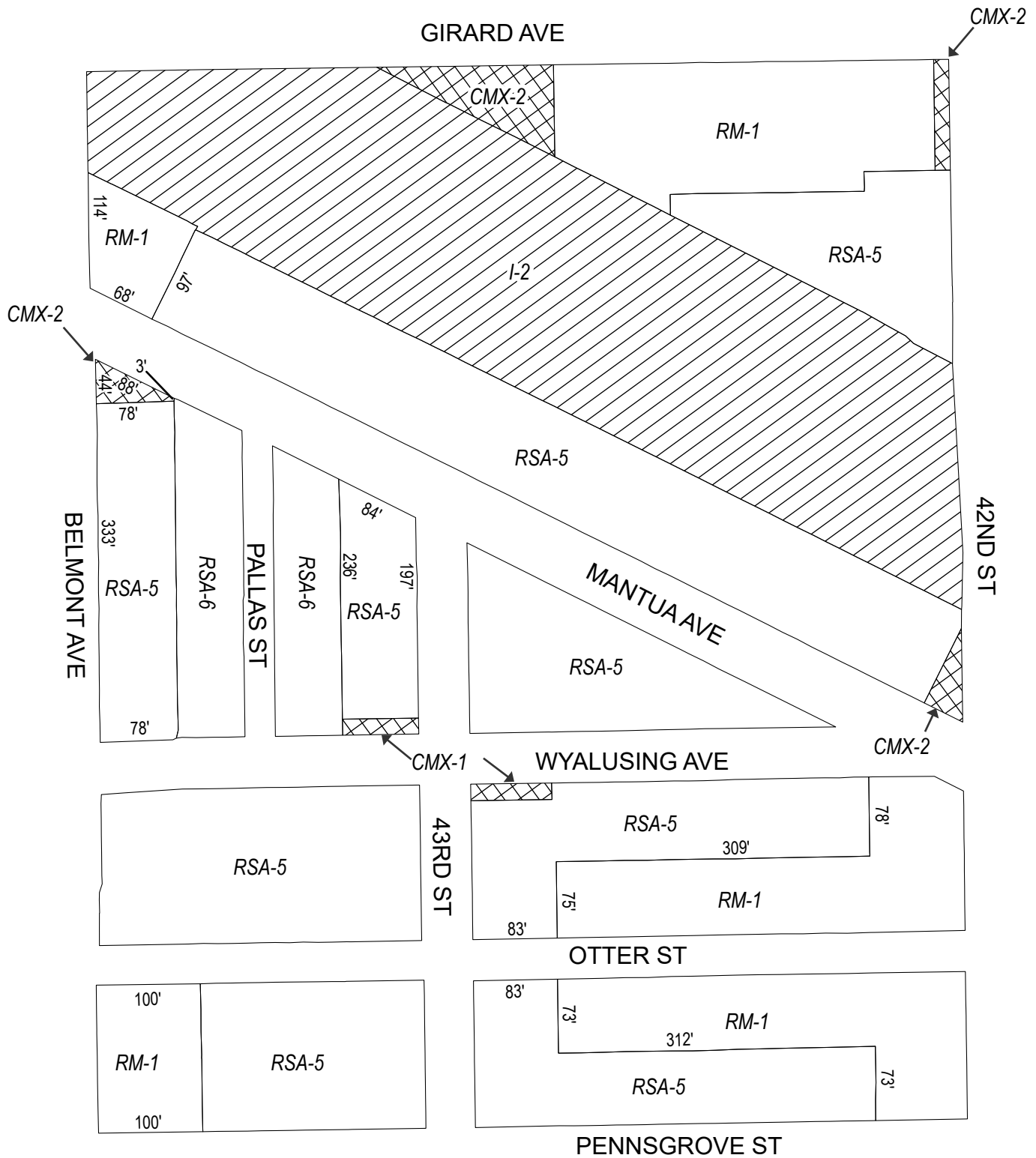
I-2, Medium Industrial






RM-1, Residential Multi-Family; RSA-3/RSA-5, Residential Single-Family Attached



Map B1 Proposed Zoning

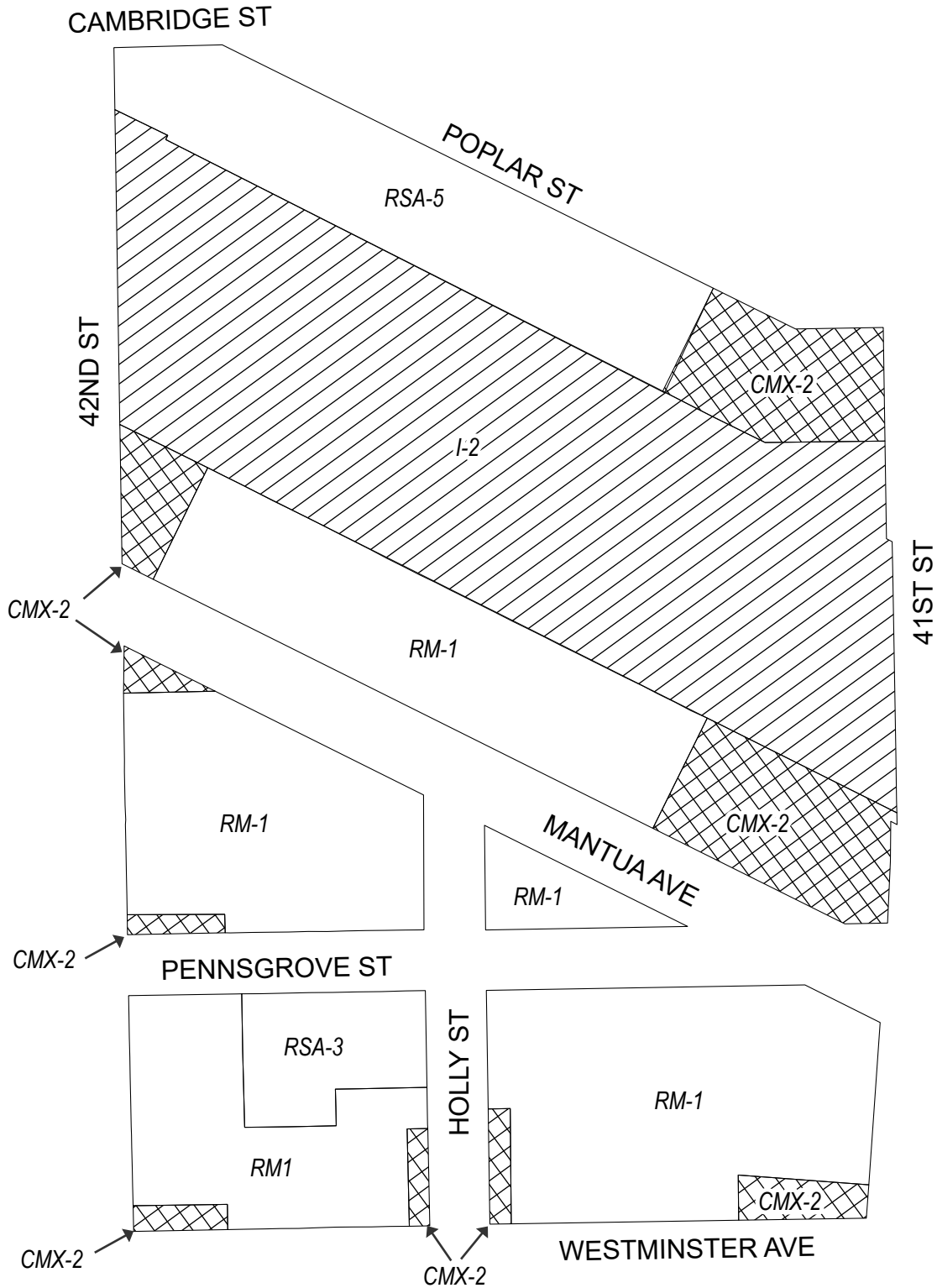


Zoning Districts

-  CMX-1/CMX-2, Commercial Mixed-Use
-  I-2, Medium Industrial
-  RM-1, Residential Multi-Family; RSA-5/RSA-6, Residential Single-Family Attached



Map A2 Existing Zoning



Zoning Districts



CMX-2, Commercial Mixed-Use



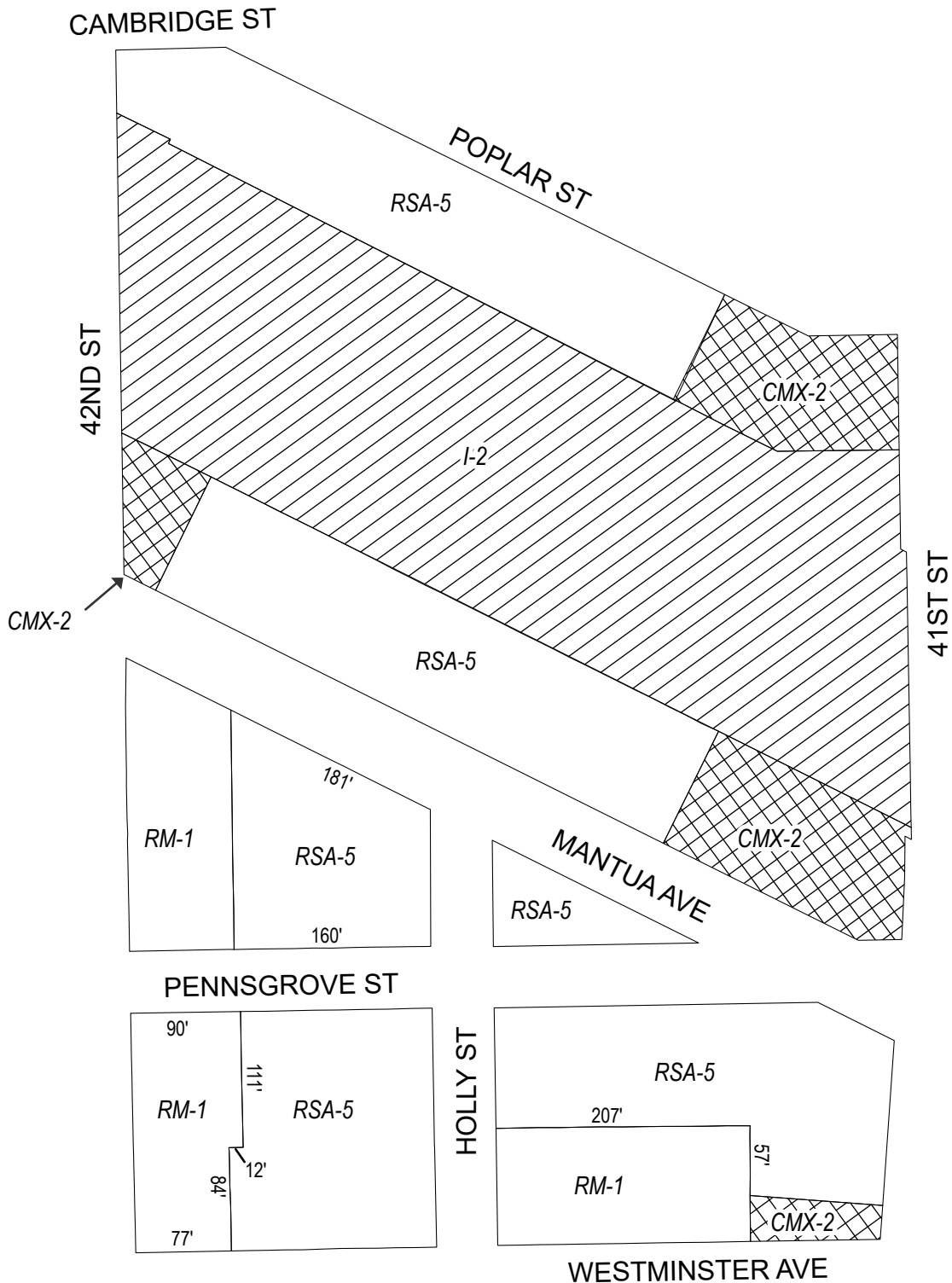
I-2, Medium Industrial



RM-1, Residential Multi-Family; RSA-3/RSA-5, Residential Single-Family Attached



Map B2 Proposed Zoning



Zoning Districts



CMX-2, Commercial Mixed-Use



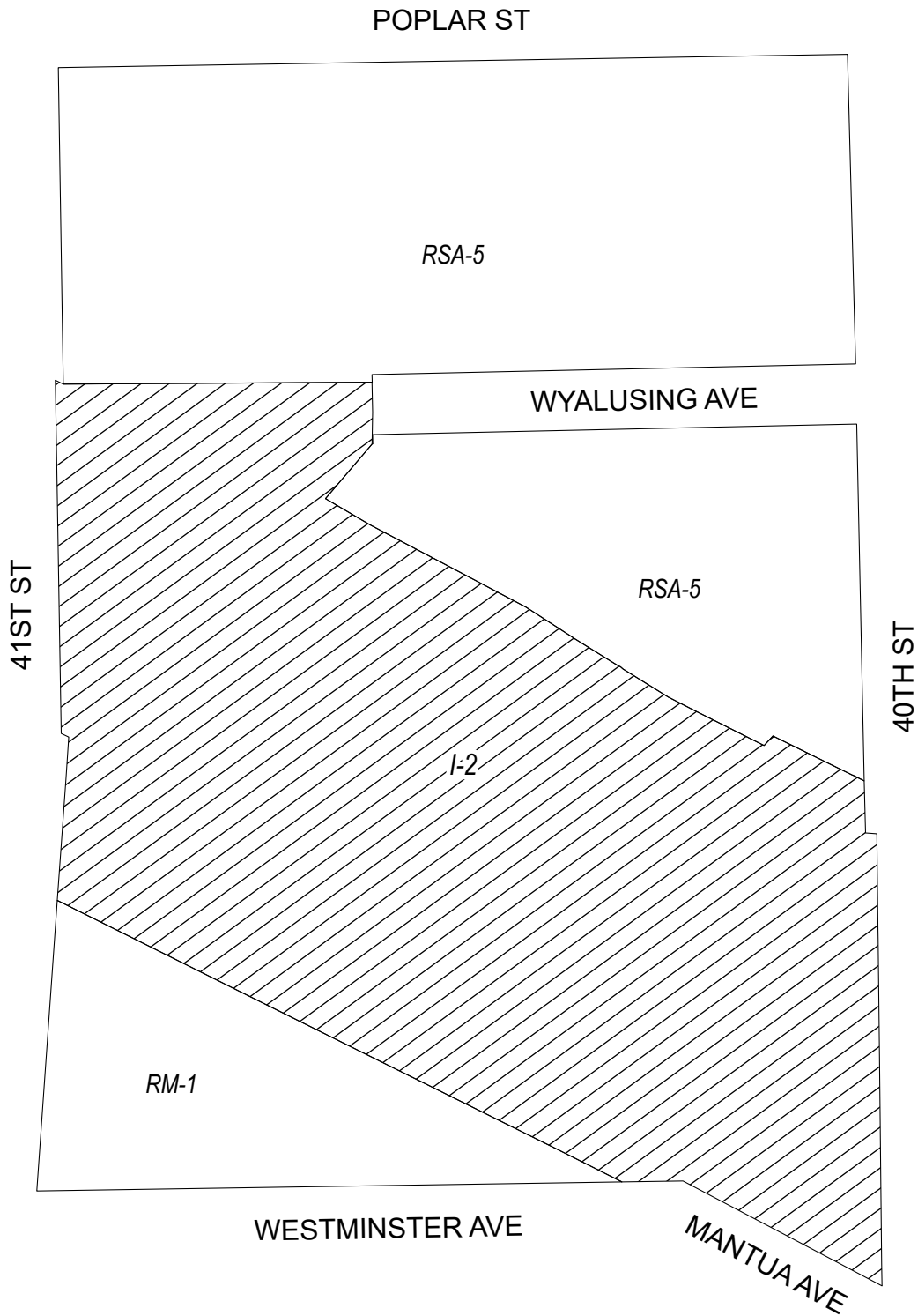
I-2, Medium Industrial



RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map A3 Existing Zoning



Zoning Districts



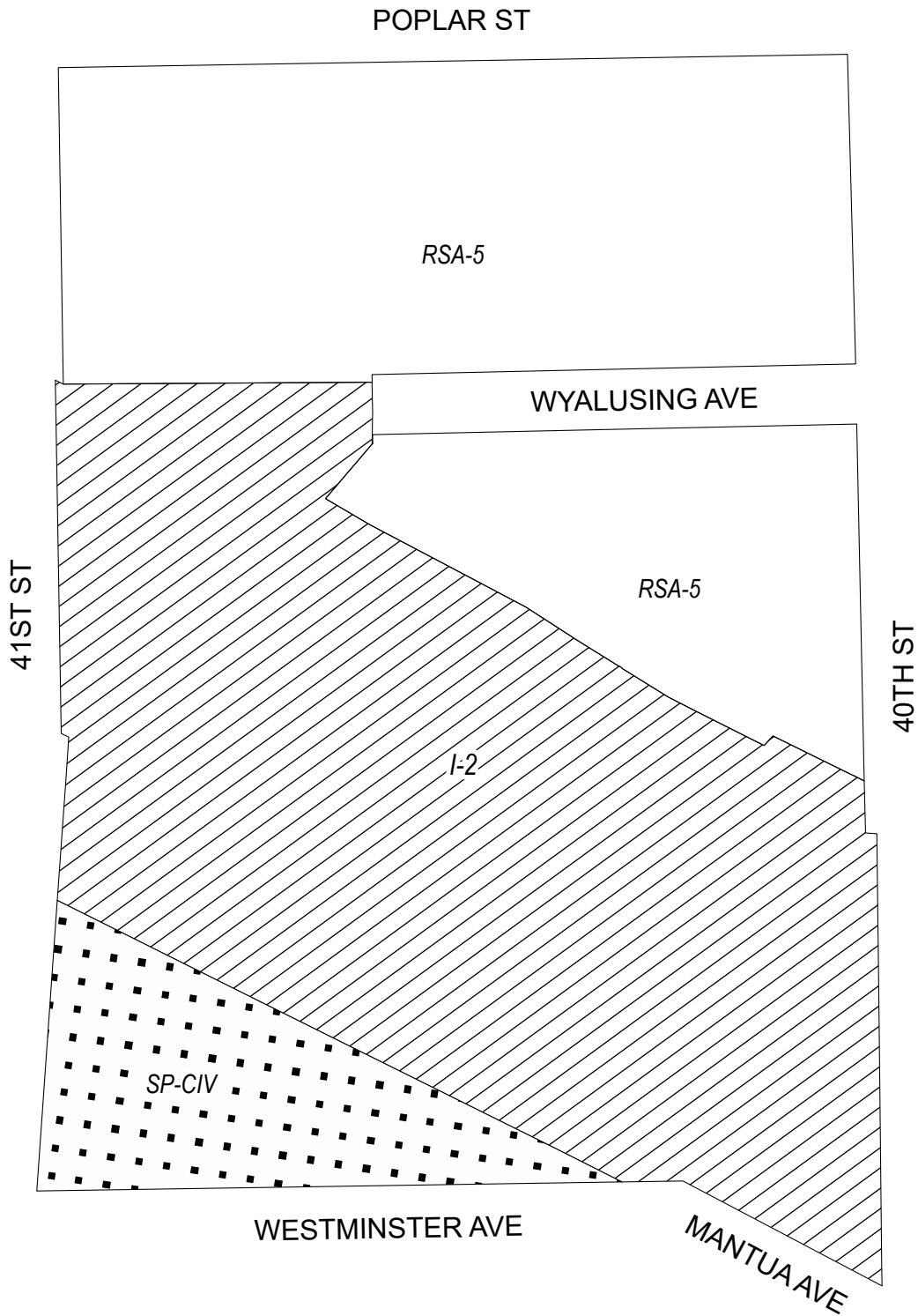
I-2, Medium Industrial






RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map B3 Proposed Zoning

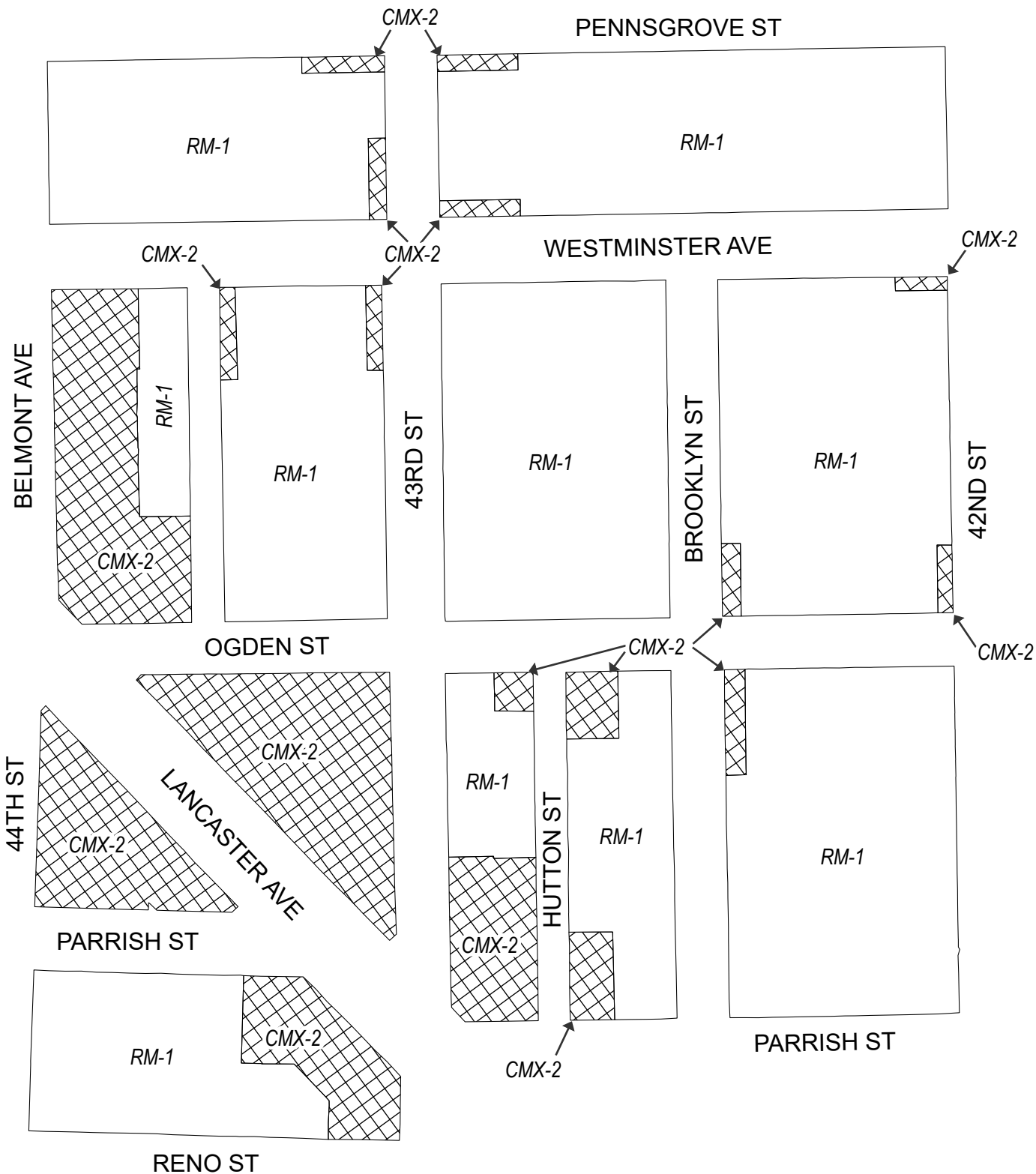


Zoning Districts



-  I-2, Medium Industrial
-  RSA-5, Residential Single-Family Attached
-  SP-CIV, Civic, Educational, and Medical



Map A4 Existing Zoning

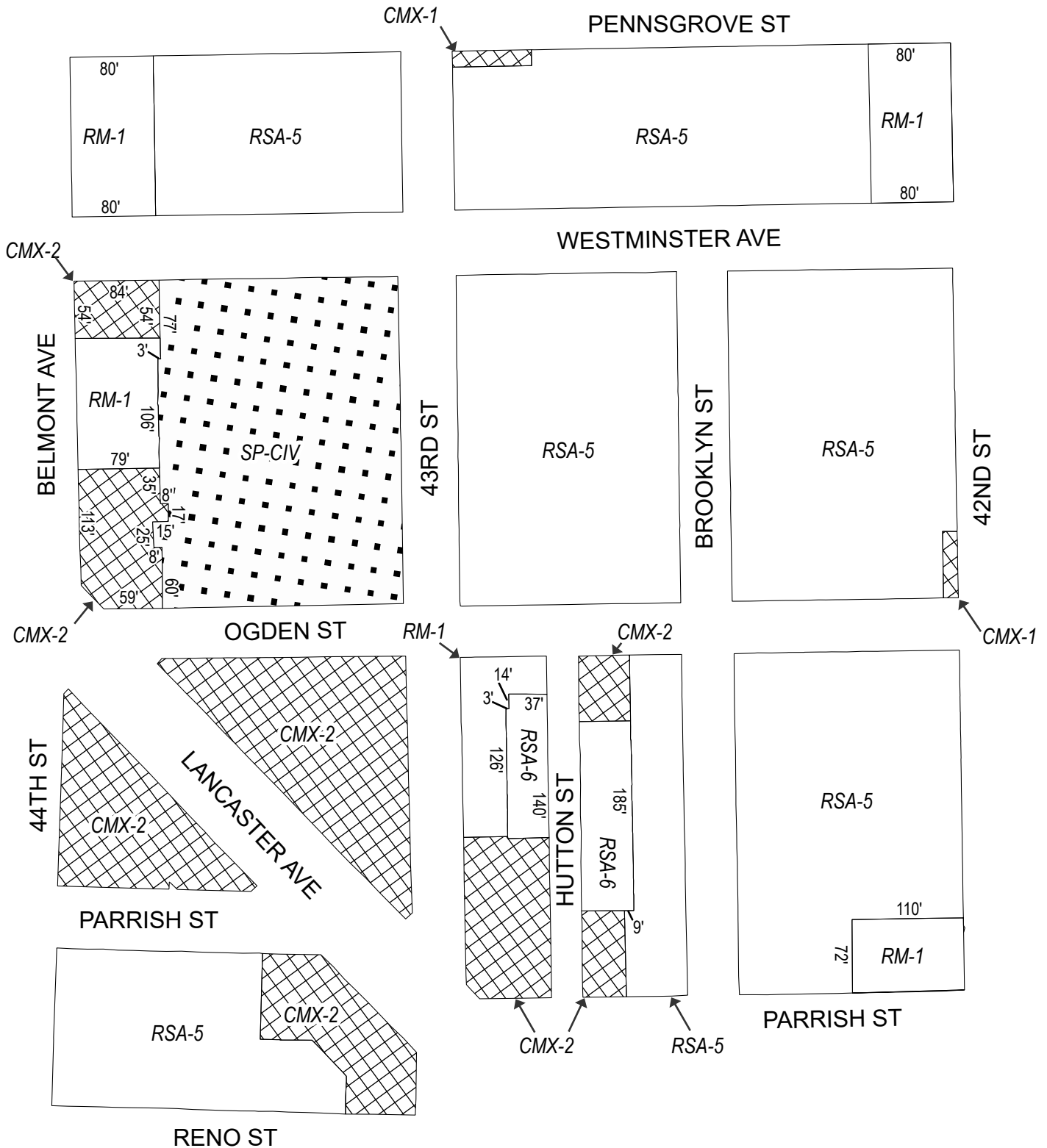


Zoning Districts




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



Map B4 Proposed Zoning

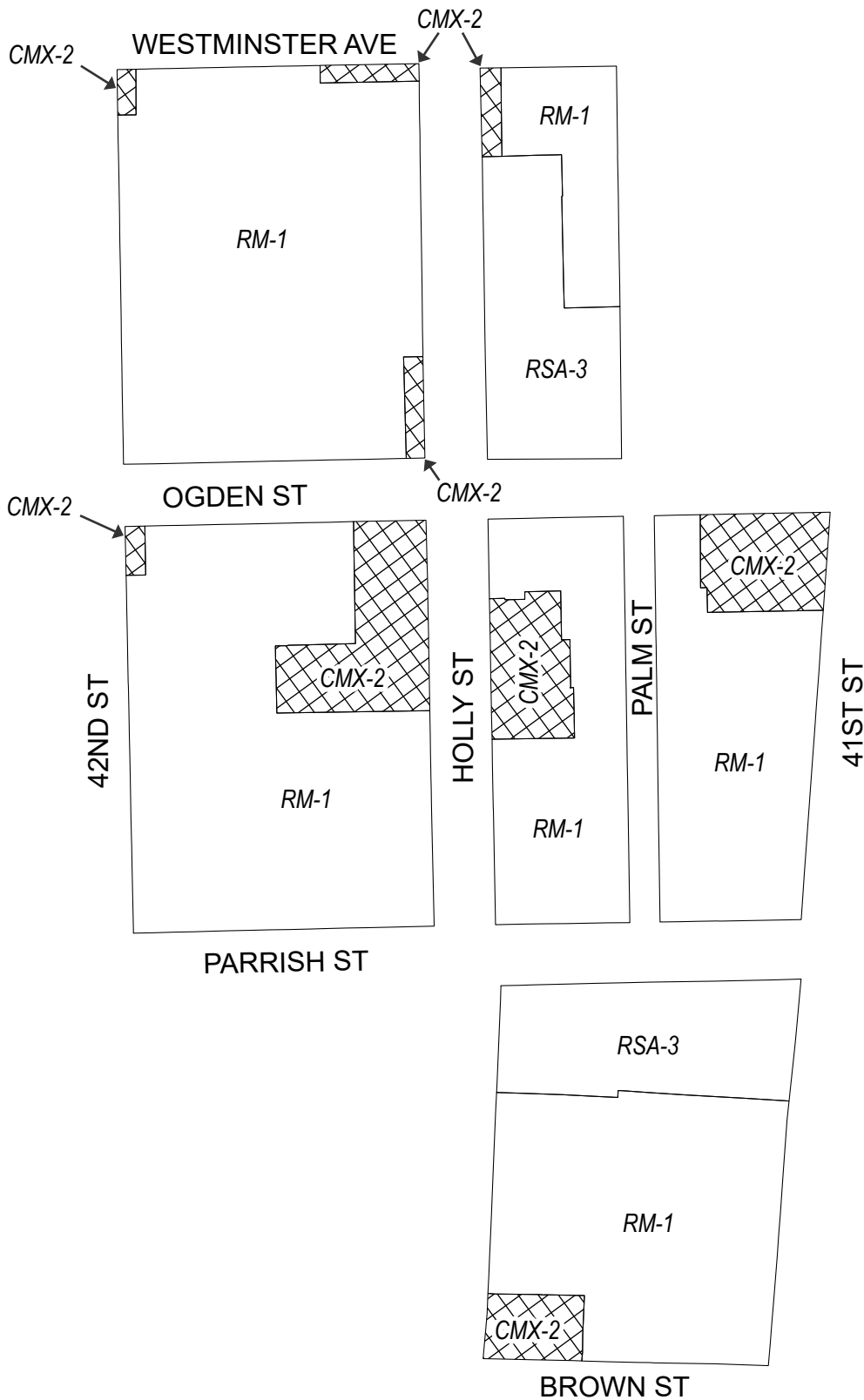


Zoning Districts

-  CMX-1/CMX-2, Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5/RSA-6, Residential Single-Family Attached
-  SP-CIV, Civic, Educational, and Medical



Map A5 Existing Zoning



Zoning Districts



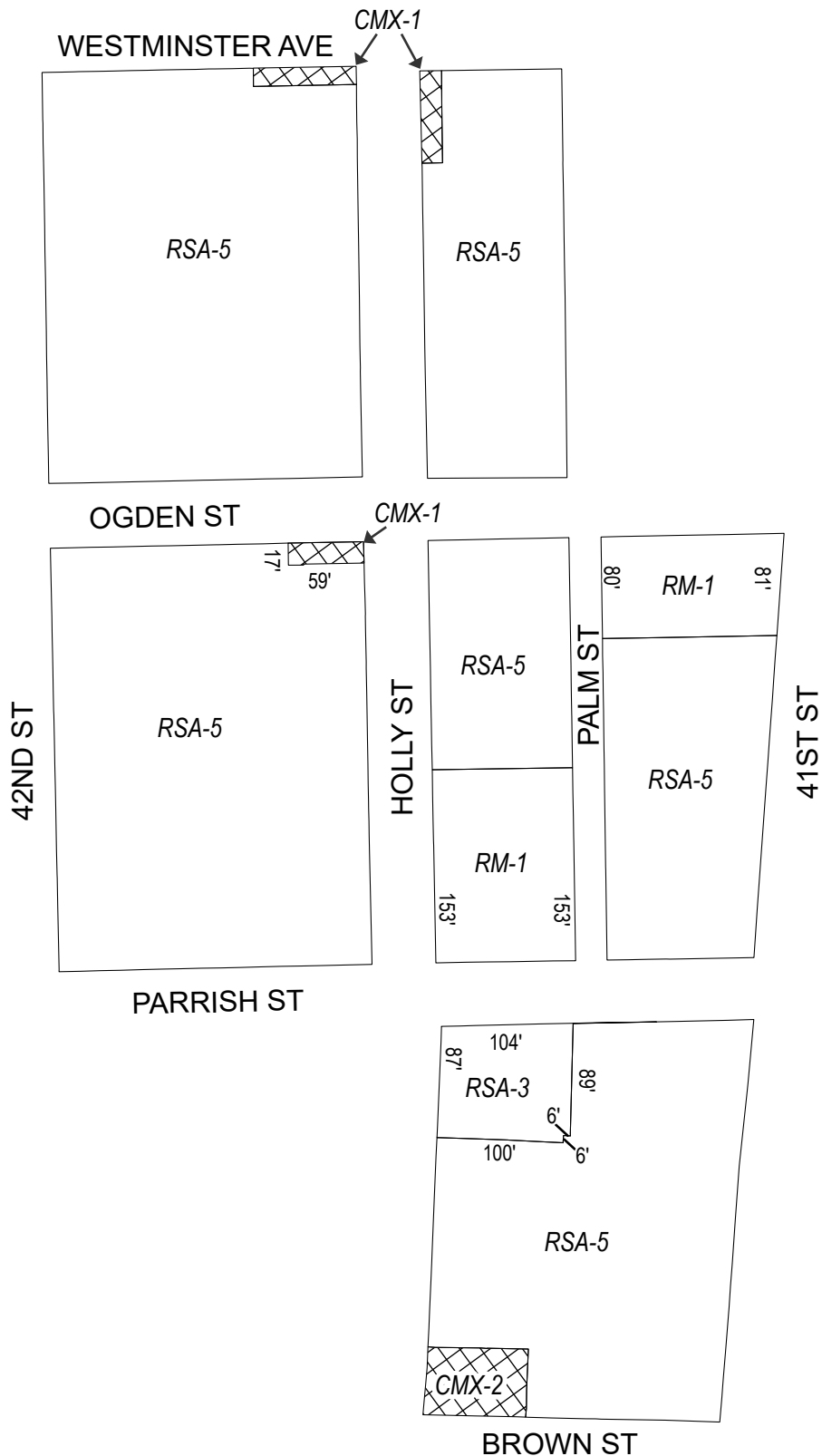
CMX-2, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-3, Residential Single-Family Attached



Map B5 Proposed Zoning



Zoning Districts



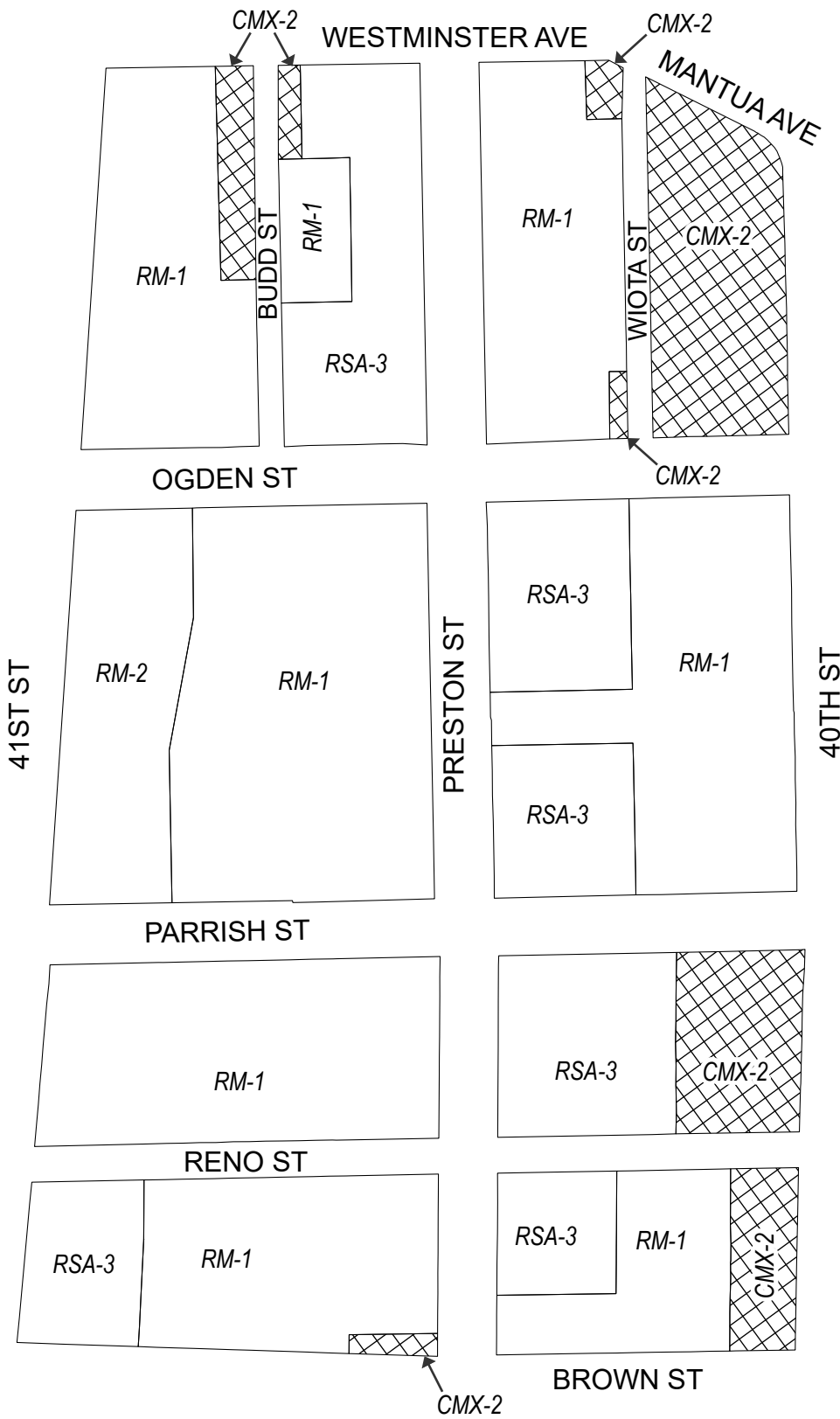
CMX-1/CMX-2, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-3/RSA-5, Residential Single-Family Attached



Map A6 Existing Zoning



Zoning Districts



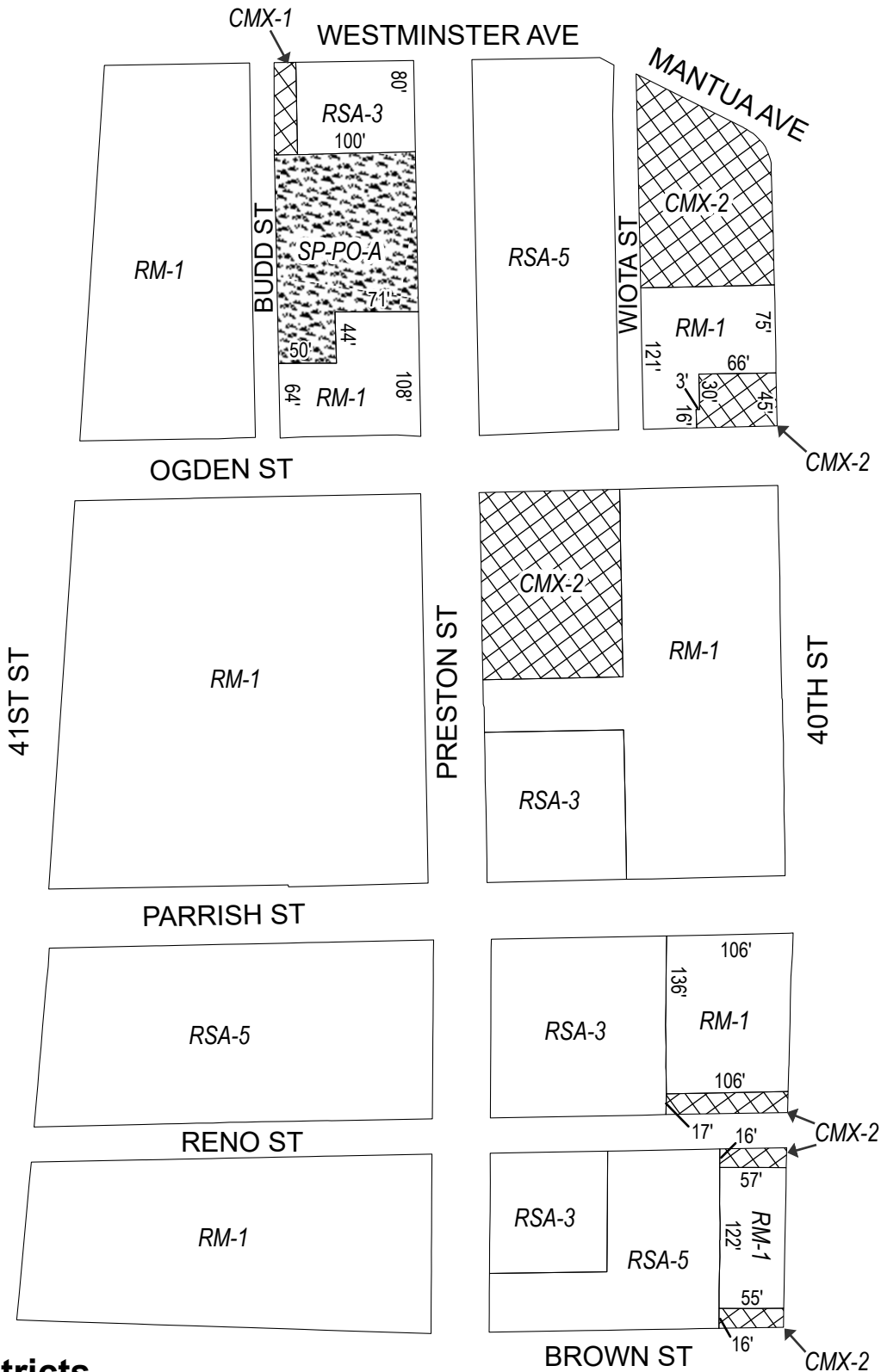
CMX-2, Commercial Mixed-Use



RM-1/RM-2, Residential Multi-Family; RSA-3, Residential Single-Family Attached



Map B6 Proposed Zoning



Zoning Districts



CMX-1/CMX-2, Commercial Mixed-Use



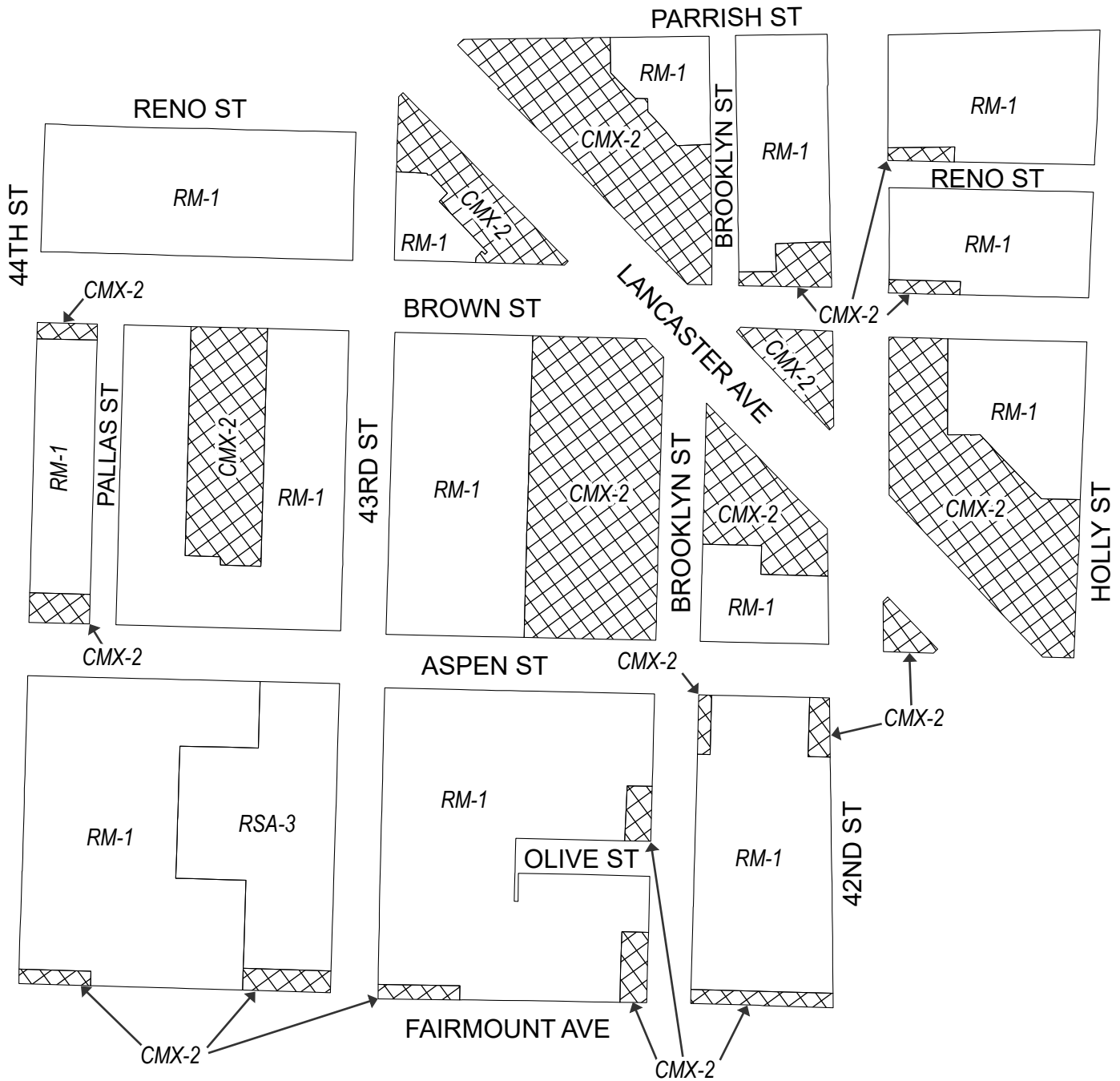
RM-1, Residential Multi-Family; RSA-3/RSA-5, Residential Single-Family Attached



SP-PO-A, Parks and Open Space



Map A7 Existing Zoning



Zoning Districts



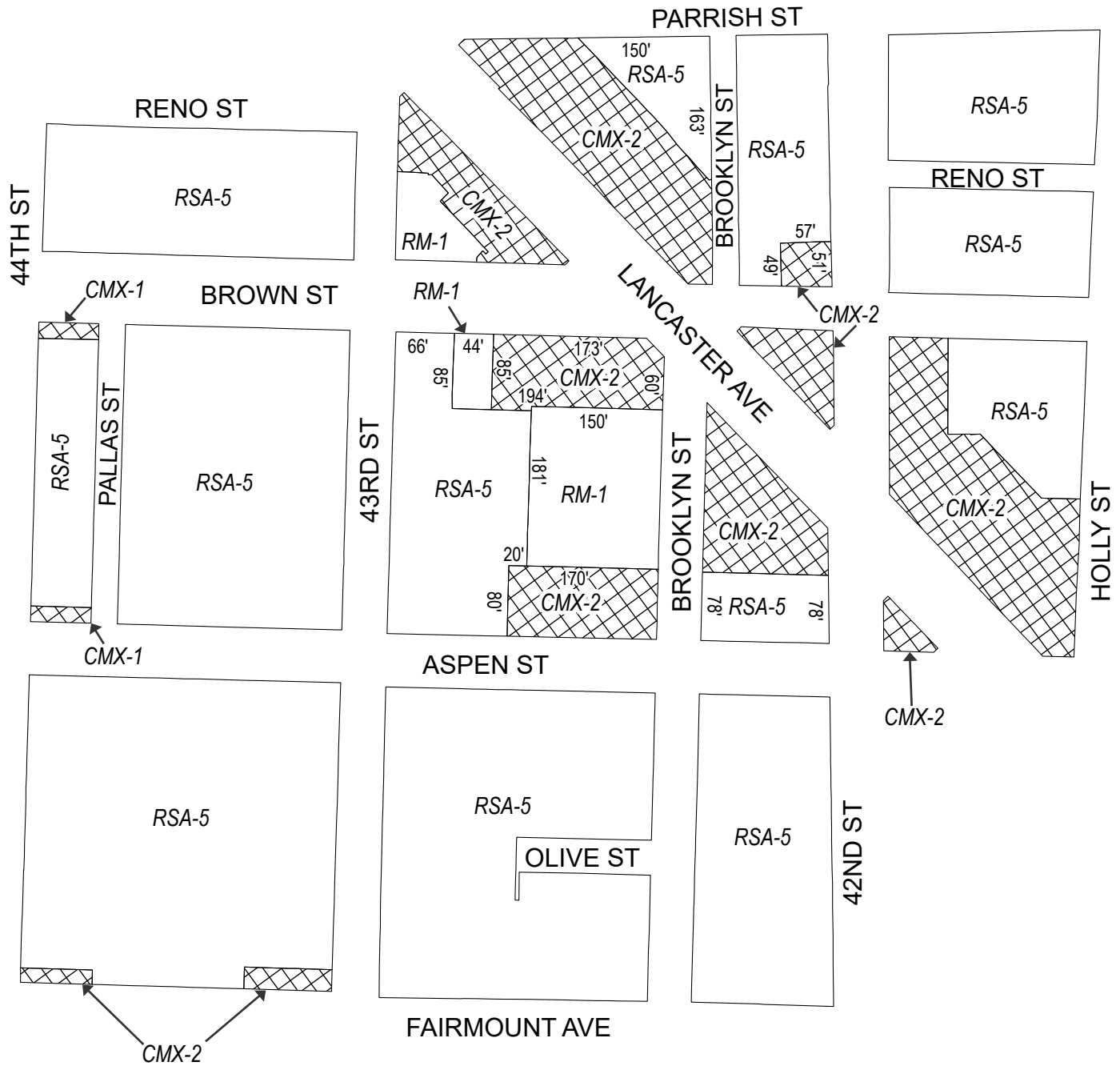
CMX-2, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-3, Residential Single-Family Attached



Map B7 Proposed Zoning



Zoning Districts



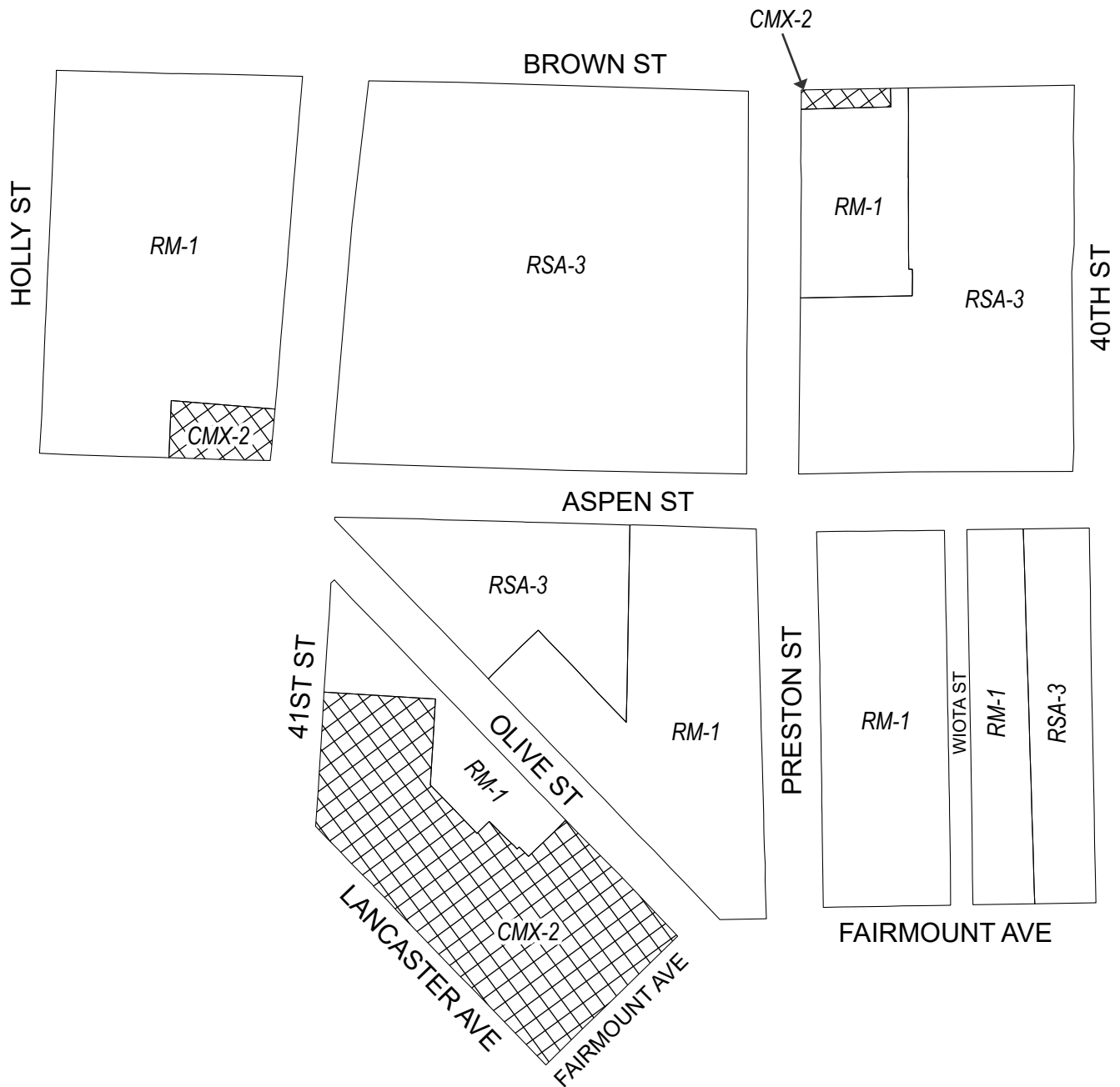
CMX-1/CMX-2, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map A8 Existing Zoning



Zoning Districts



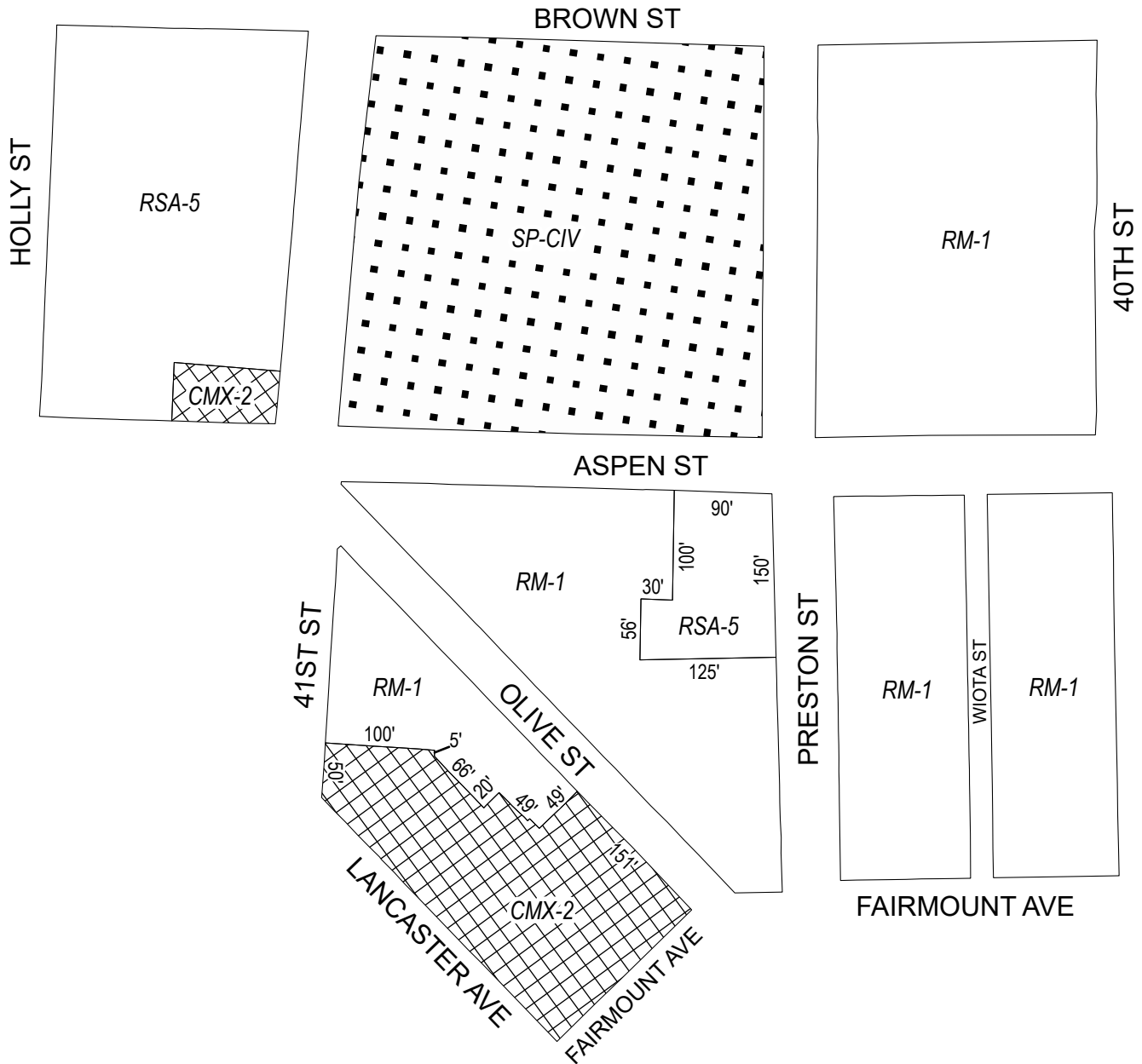
CMX-2, Commercial Mixed-Use






RM-1, Residential Multi-Family; RSA-3, Residential Single-Family Attached



Map B8 Proposed Zoning

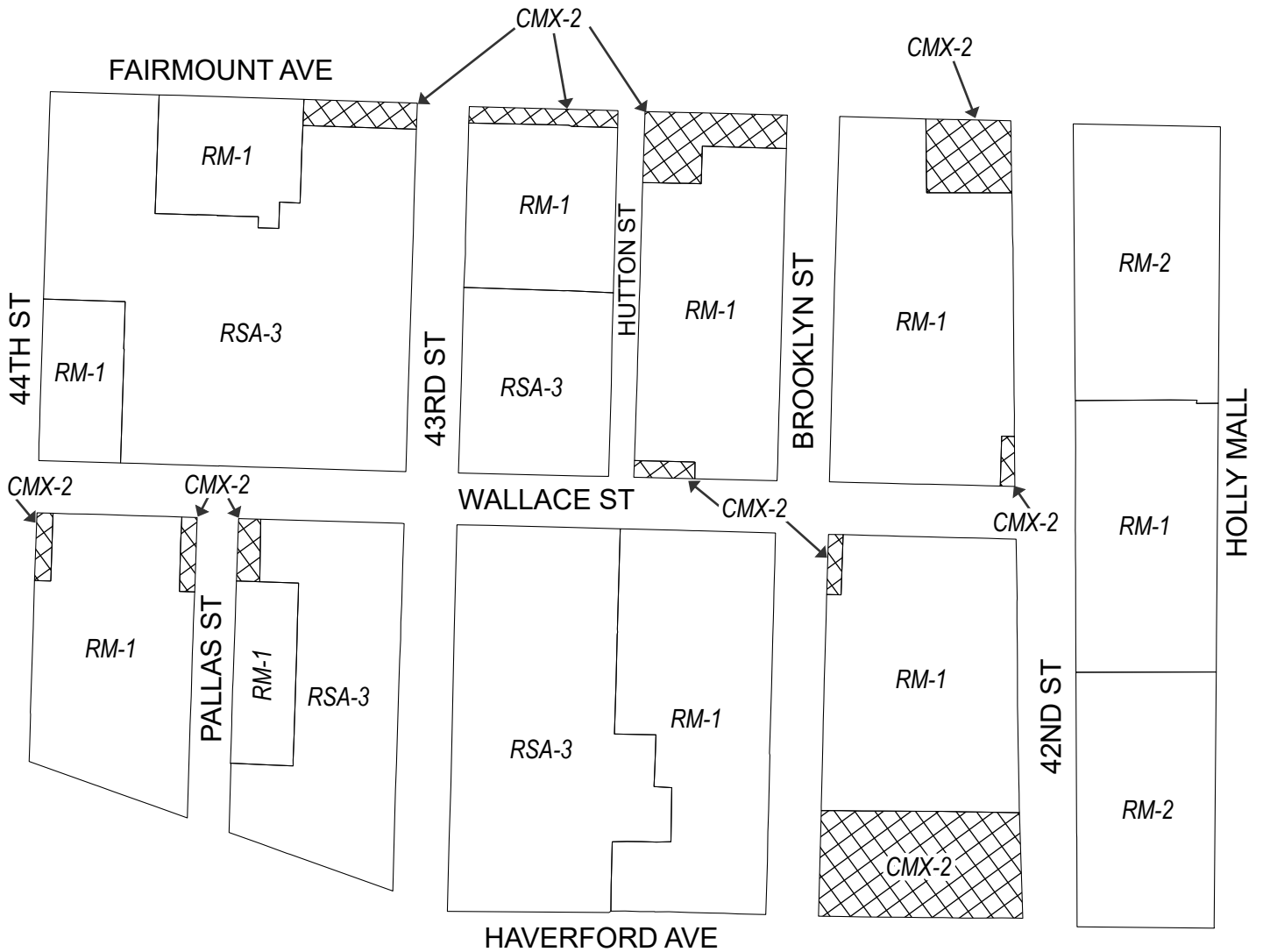


Zoning Districts

-  CMX-2, Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached
-  SP-CIV, Civic, Educational, and Medical



Map A9 Existing Zoning



Zoning Districts



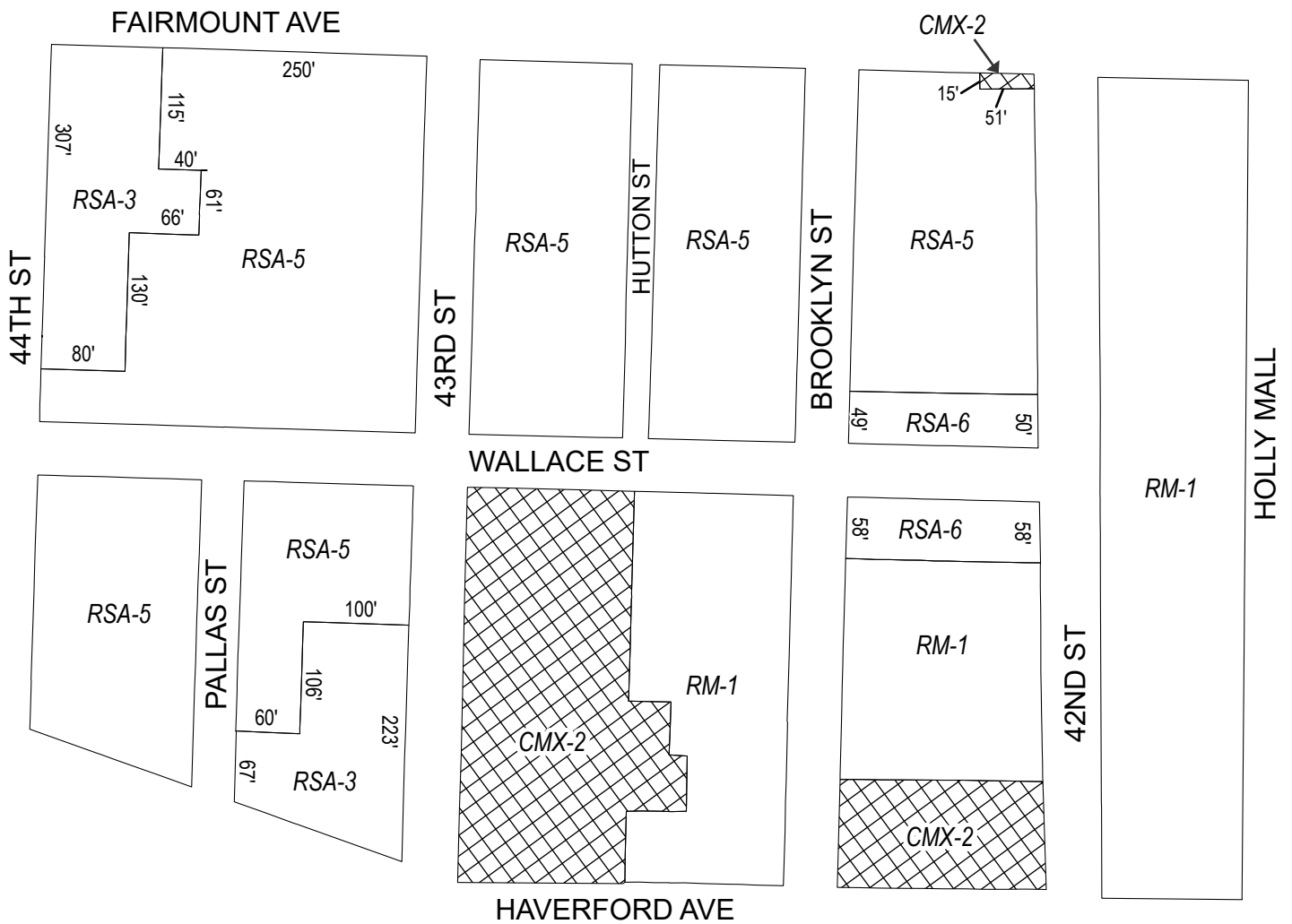
CMX-2, Commercial Mixed-Use



RM-1/RM-2, Residential Multi-Family; RSA-3, Residential Single-Family Attached



Map B9 Proposed Zoning



Zoning Districts



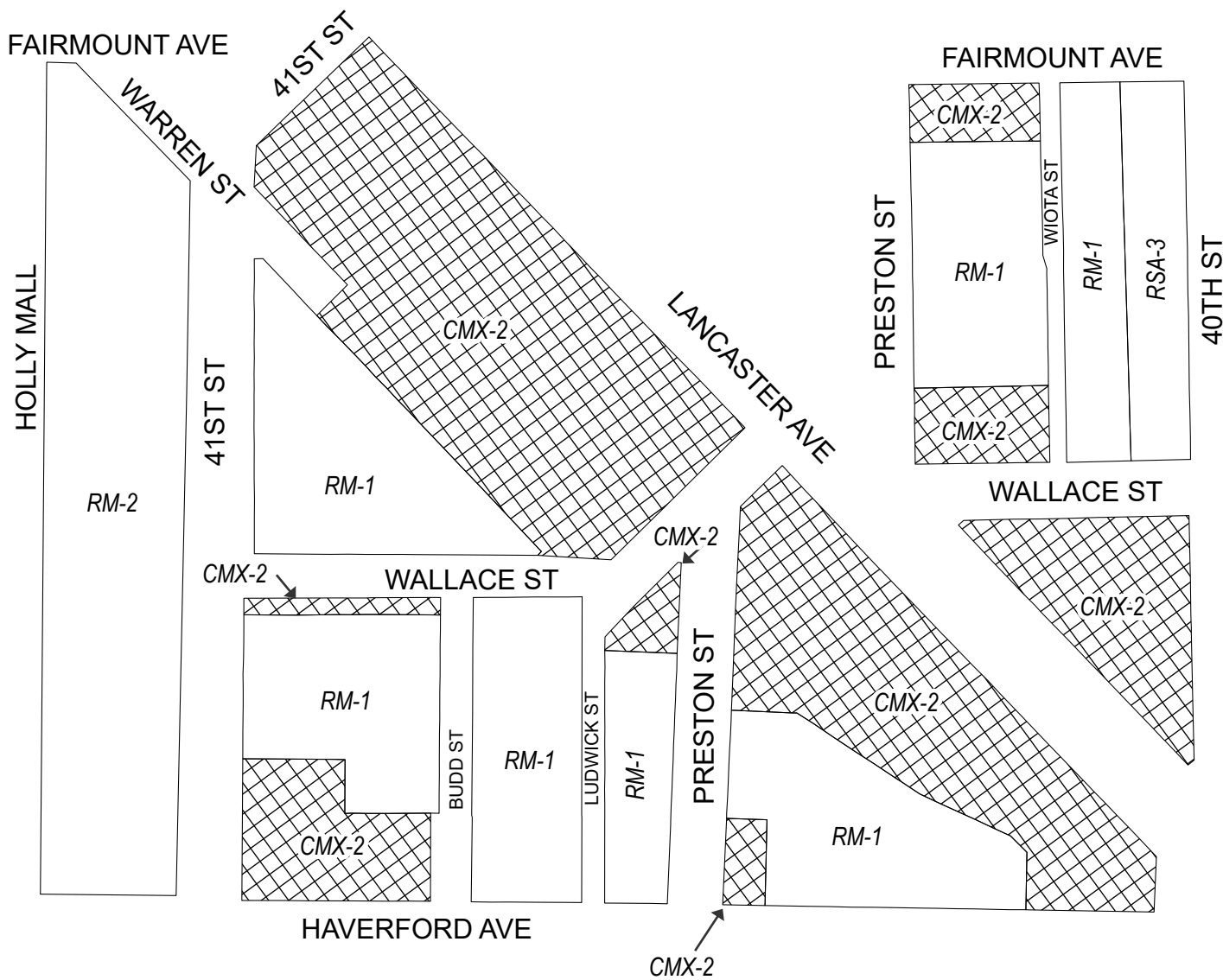
CMX-2, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-3/RSA-5/RSA-6, Residential Single-Family Attached



Map A10 Existing Zoning



Zoning Districts



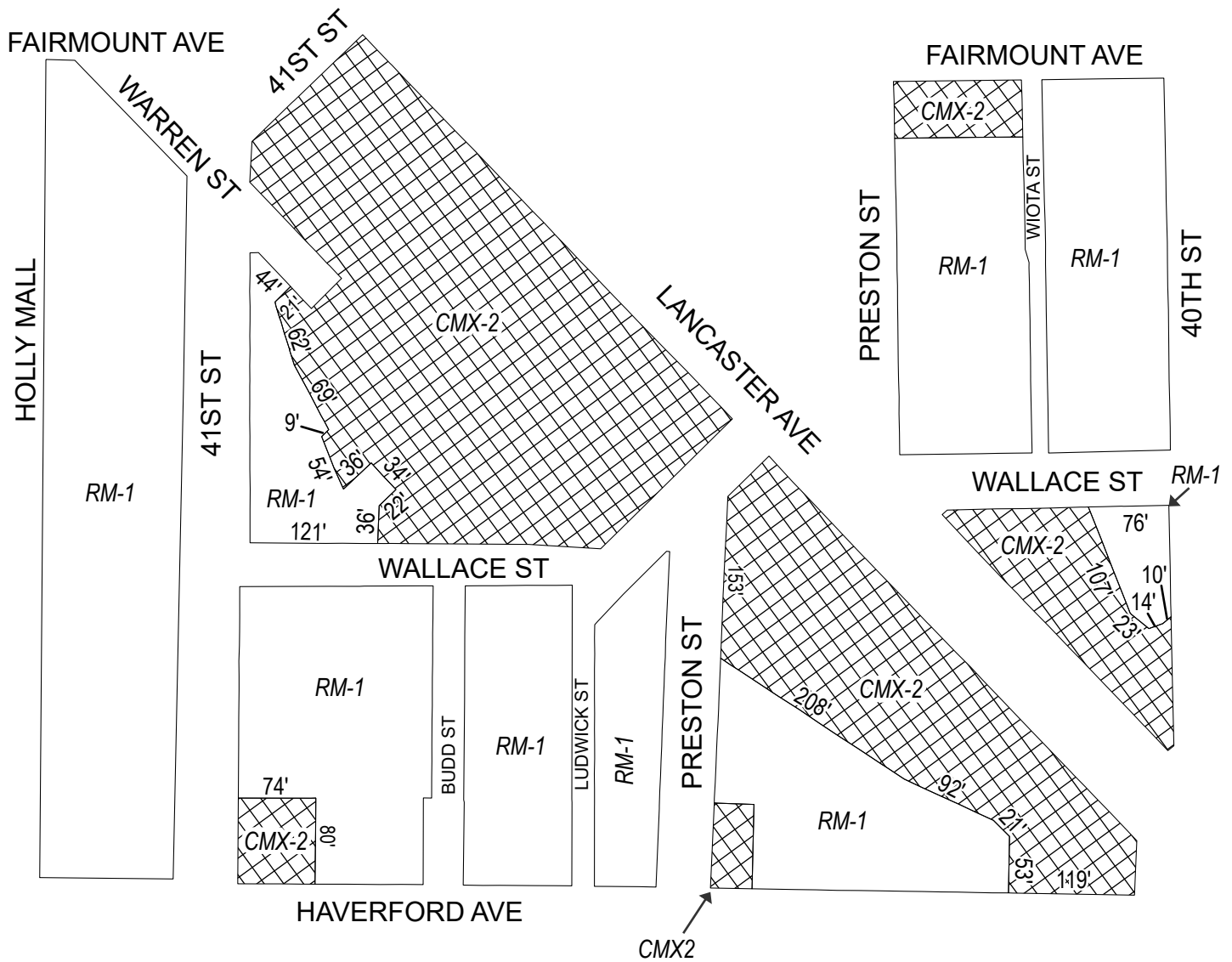
CMX-2, Commercial Mixed-Use





RM-1/RM-2, Residential Multi-Family; RSA-3, Residential Single-Family Attached



Map B10 Proposed Zoning



Zoning Districts

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



City of Philadelphia

BILL NO. 230034-A continued

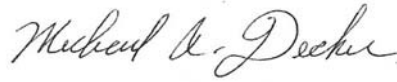
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City of Philadelphia

BILL NO. 230034-A continued

Certified Copy

CERTIFICATION: This is a true and correct copy of the original Bill, Passed by the City Council on April 13, 2023. The Bill was Signed by the Mayor on April 25, 2023.



Michael A. Decker
Chief Clerk of the City Council