

City of Philadelphia



(Bill No. 190718)

AN ORDINANCE

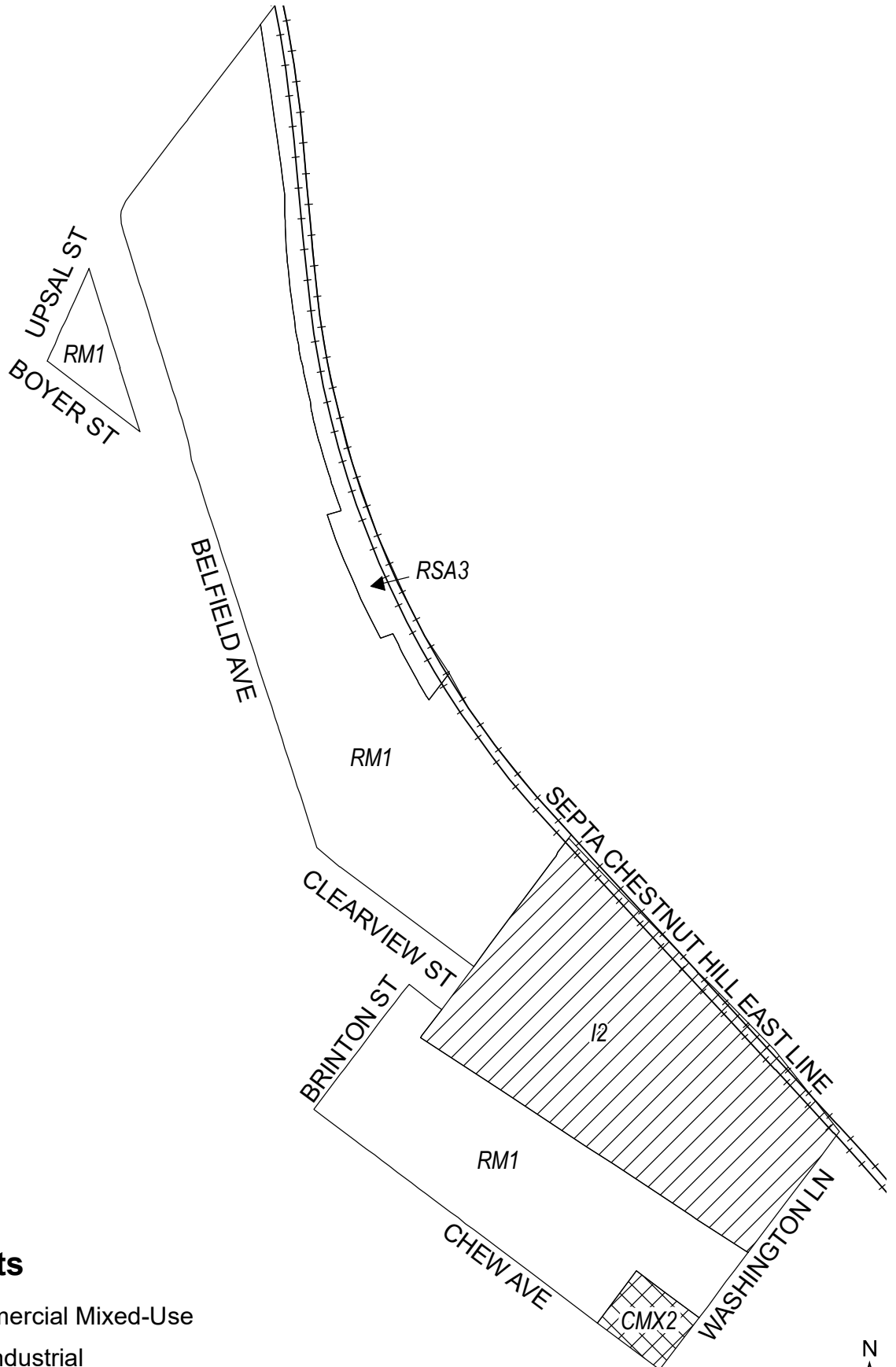
To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Upsal Street, Ardleigh Street, Washington Lane, the SEPTA Chestnut Hill East Railroad Right-of-Way, Chew Avenue, Washington Lane, and Morton Street.

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 Upsal Street, Ardleigh Street, Washington Lane, the SEPTA Chestnut Hill East Railroad Right-of-Way, Chew Avenue, Washington Lane, and Morton Street from the existing zoning designations indicated on Maps "A1," "A2," "A3," "A4," "A5," "A6," "A7," and "A8," set forth below to the zoning designations indicated on Maps "B1," "B2," "B3," "B4," "B5," "B6," "B7," and "B8," set forth below.

SECTION 2. This Ordinance shall become effective immediately.

Map A1 Existing Zoning

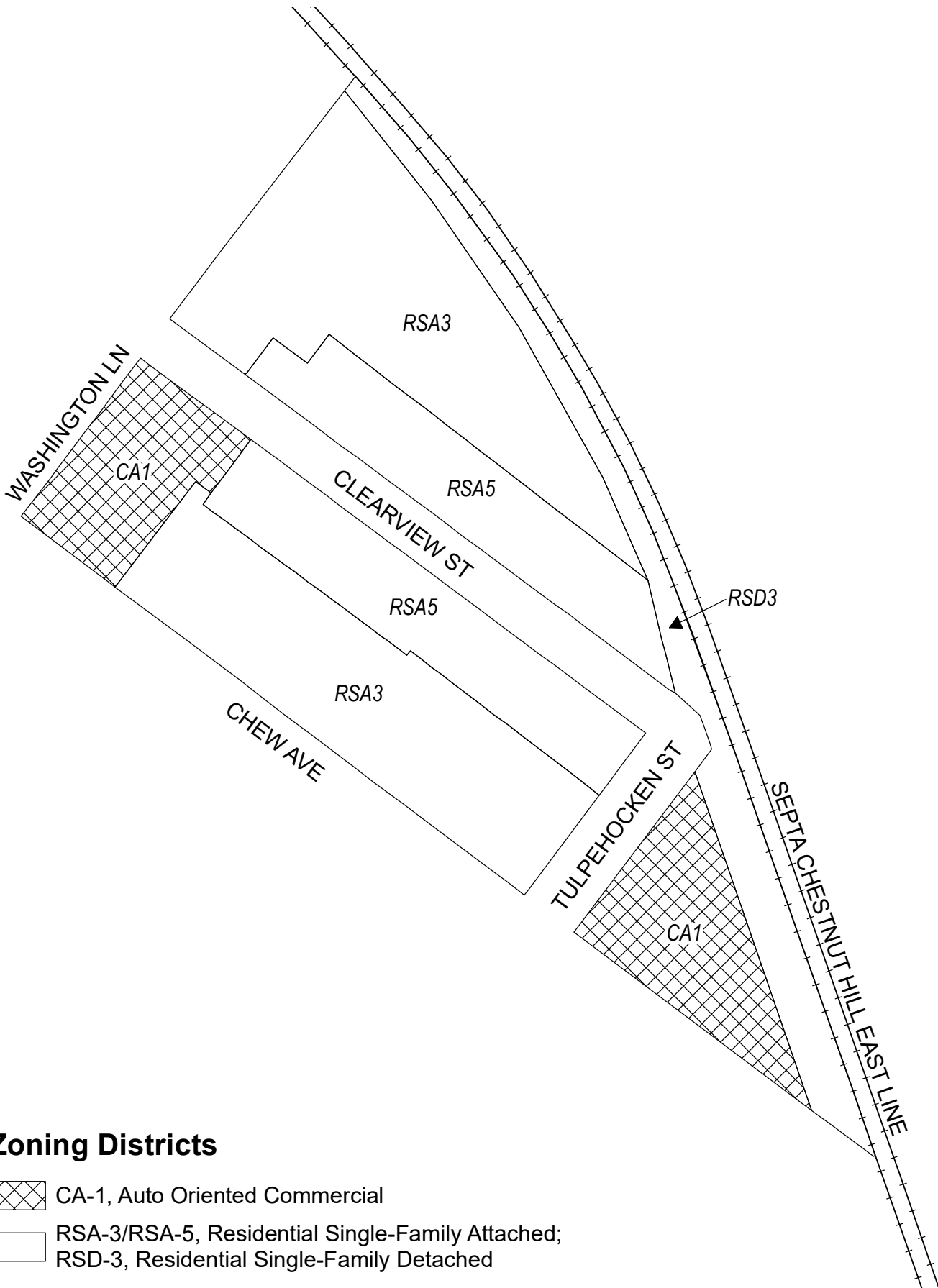


Zoning Districts



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



Map A2 Existing Zoning

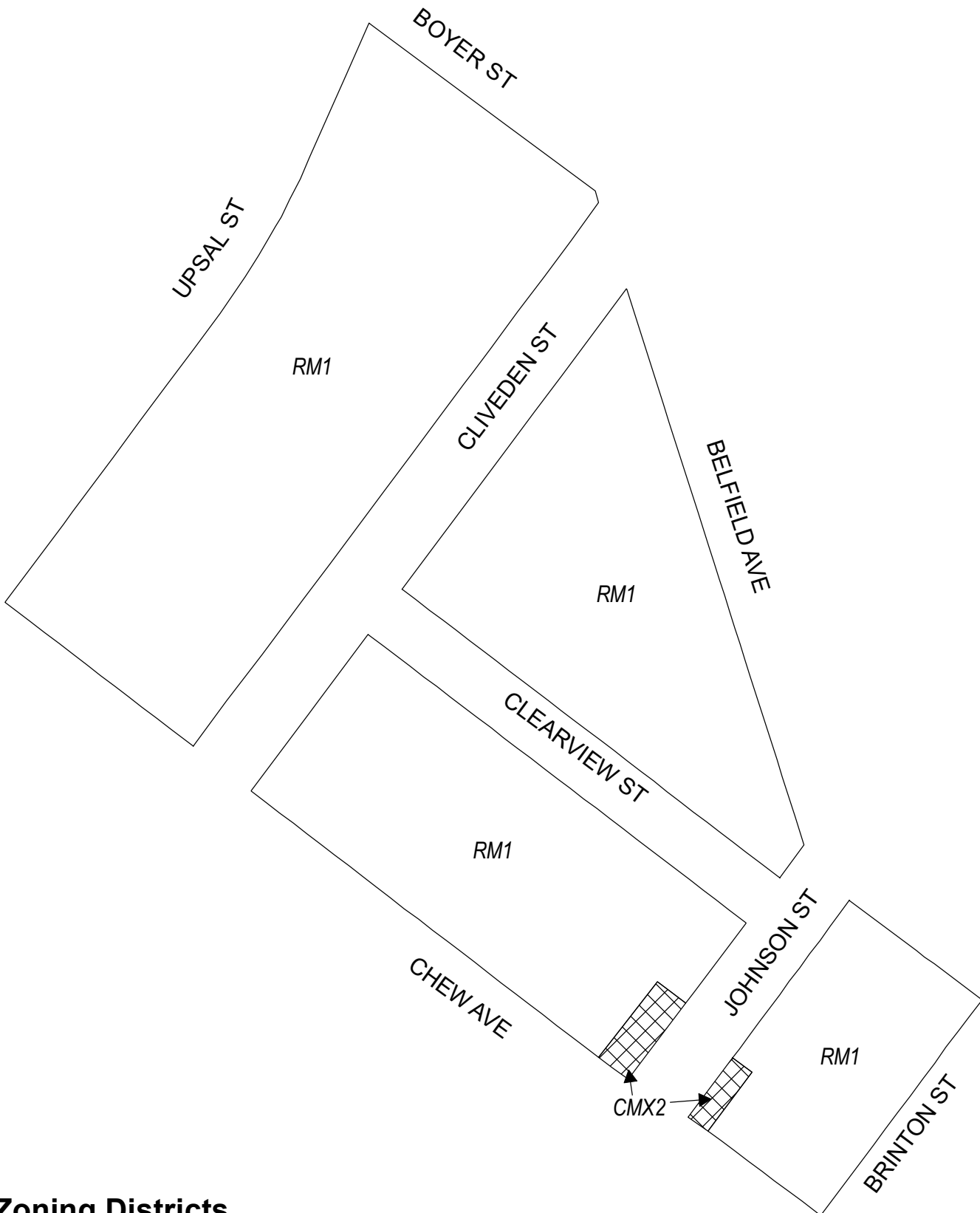


Zoning Districts



-  CA-1, Auto Oriented Commercial
-  RSA-3/RSA-5, Residential Single-Family Attached;
RSD-3, Residential Single-Family Detached



Map A3 Existing Zoning

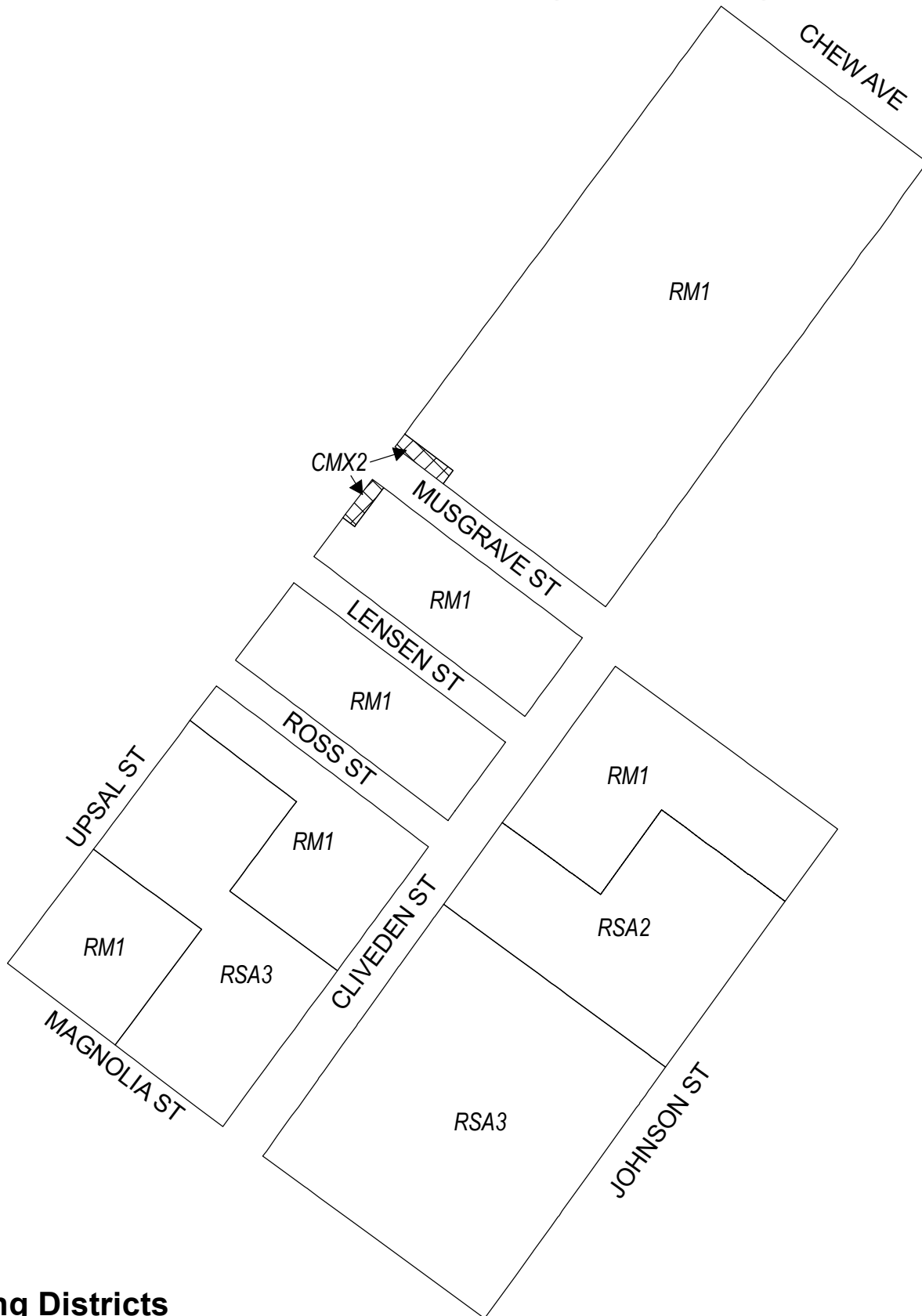


Zoning Districts



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



Map A4 Existing Zoning

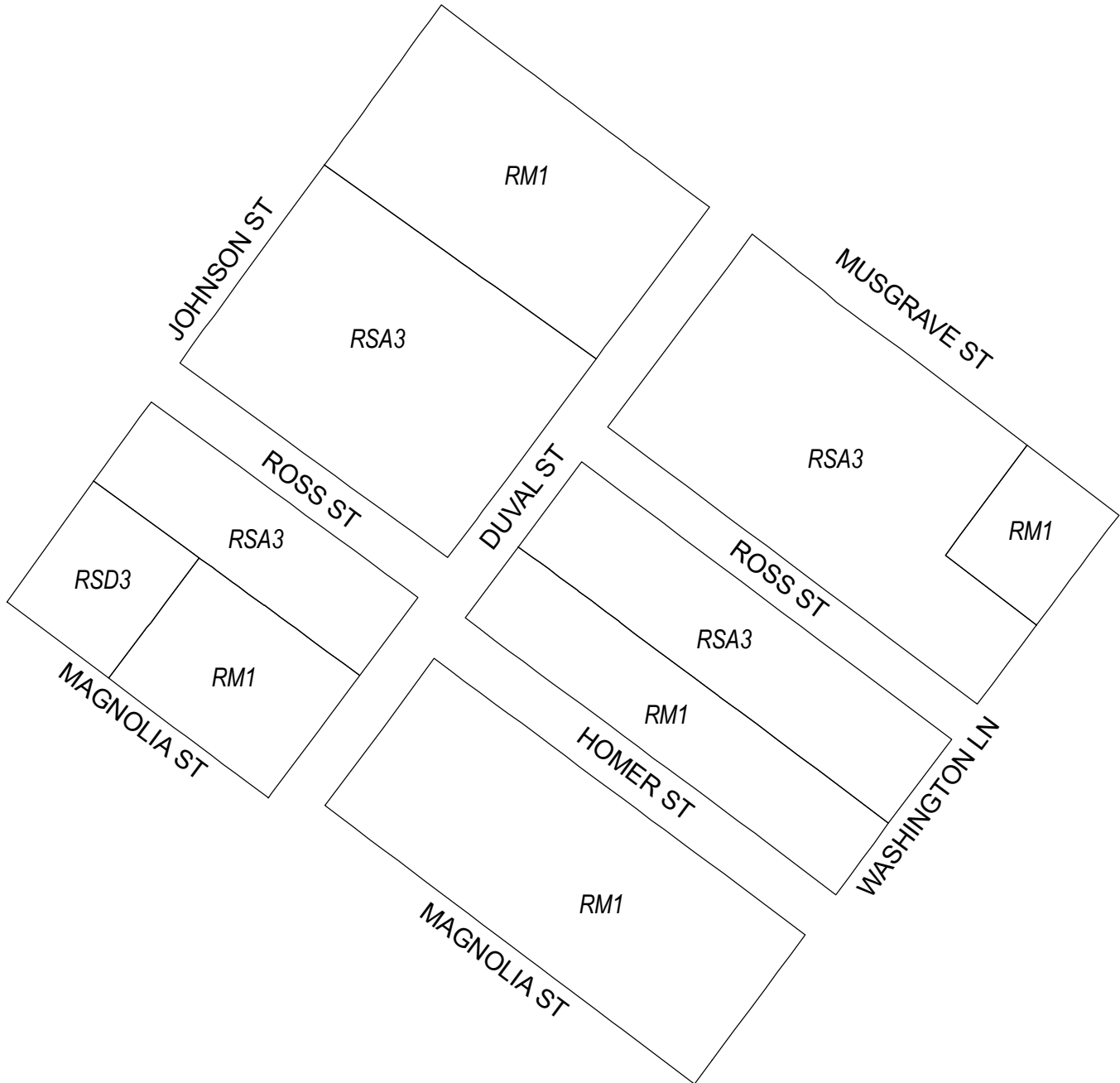


Zoning Districts

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



Map A5 Existing Zoning



Zoning Districts

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



Map A6 Existing Zoning



Zoning Districts



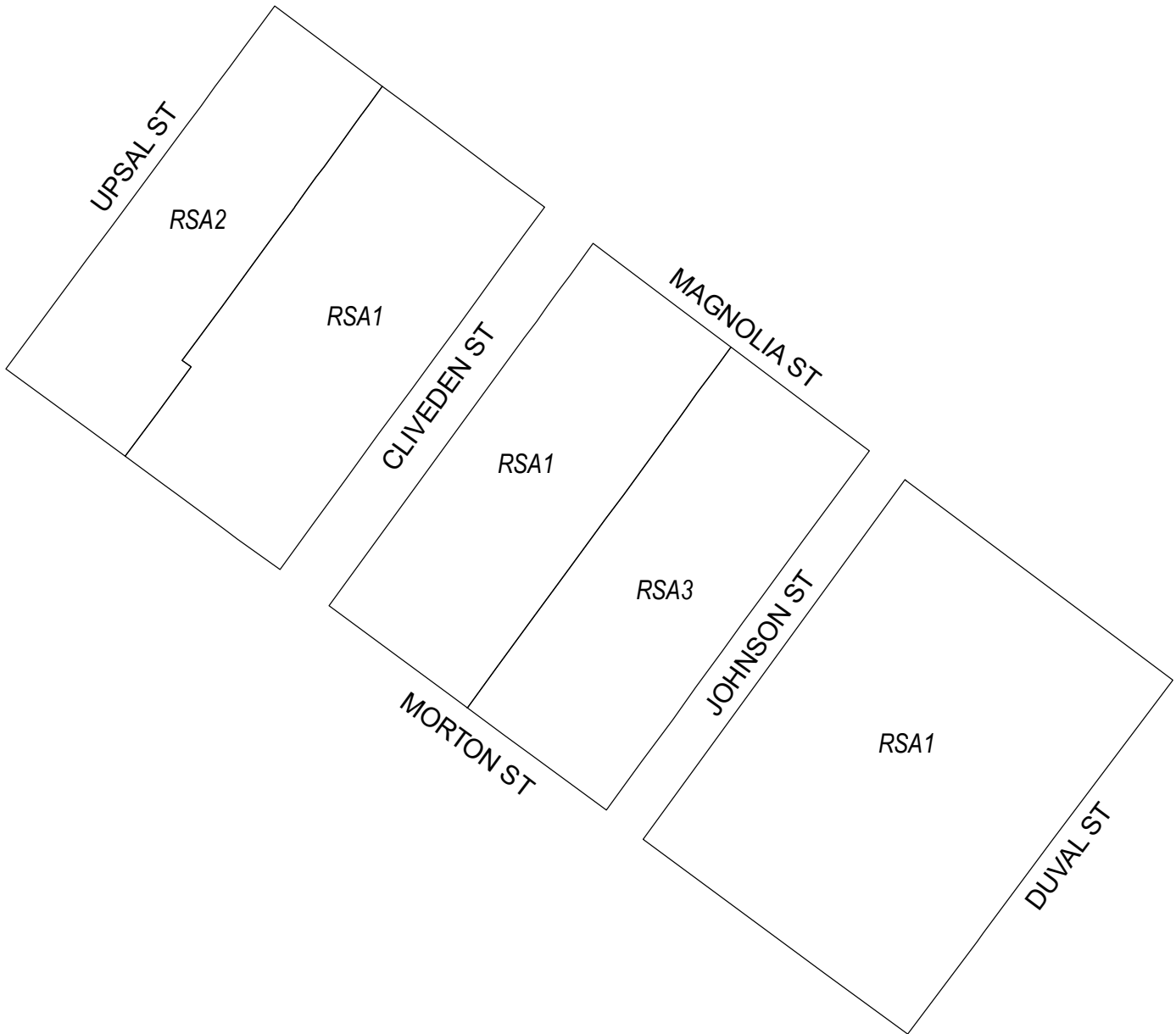
CMX-2, Commercial Mixed-Use



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



Map A7 Existing Zoning

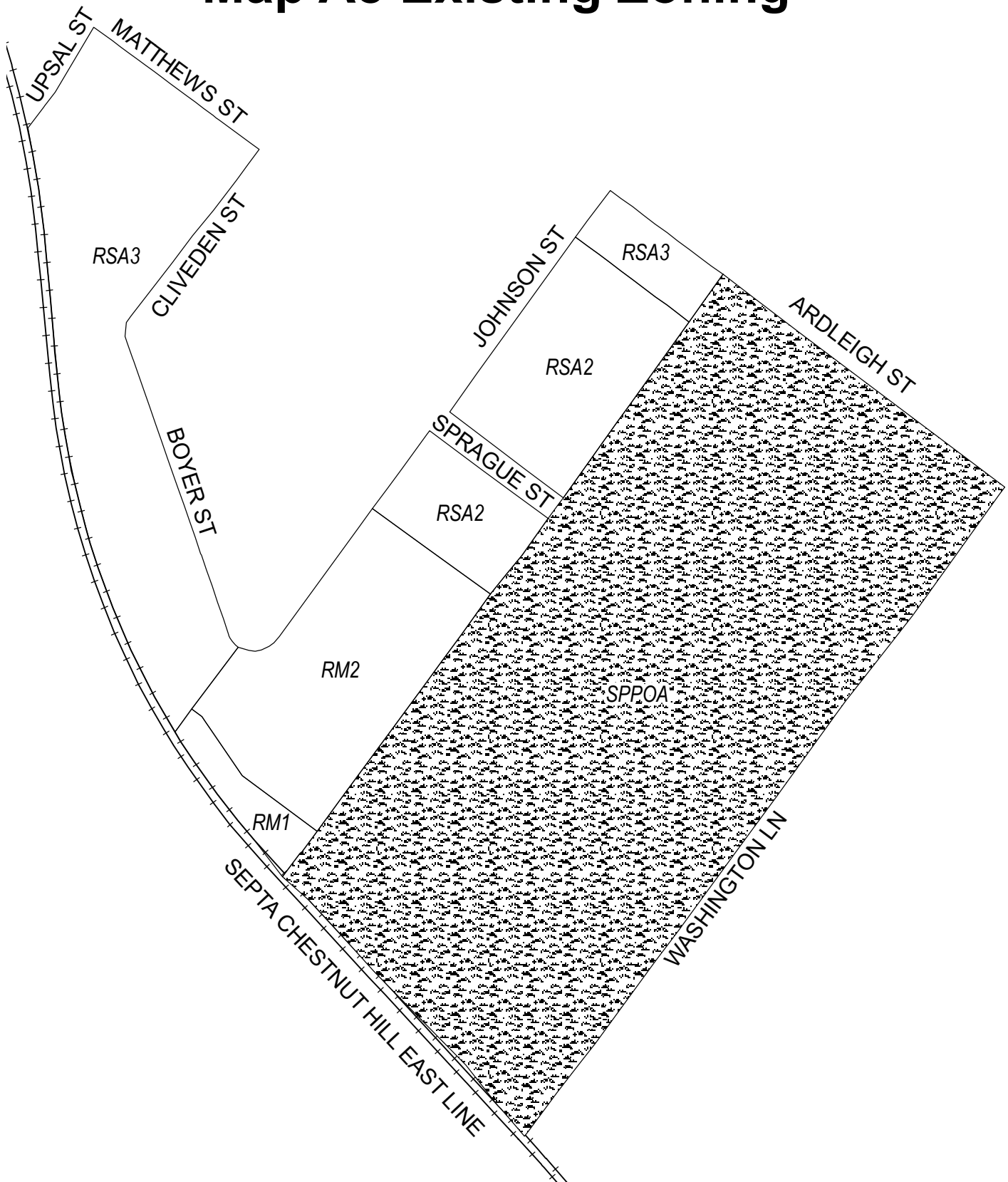


Zoning Districts



 RSA-1/RSA-2/RSA-3, Residential Single-Family Attached



Map A8 Existing Zoning

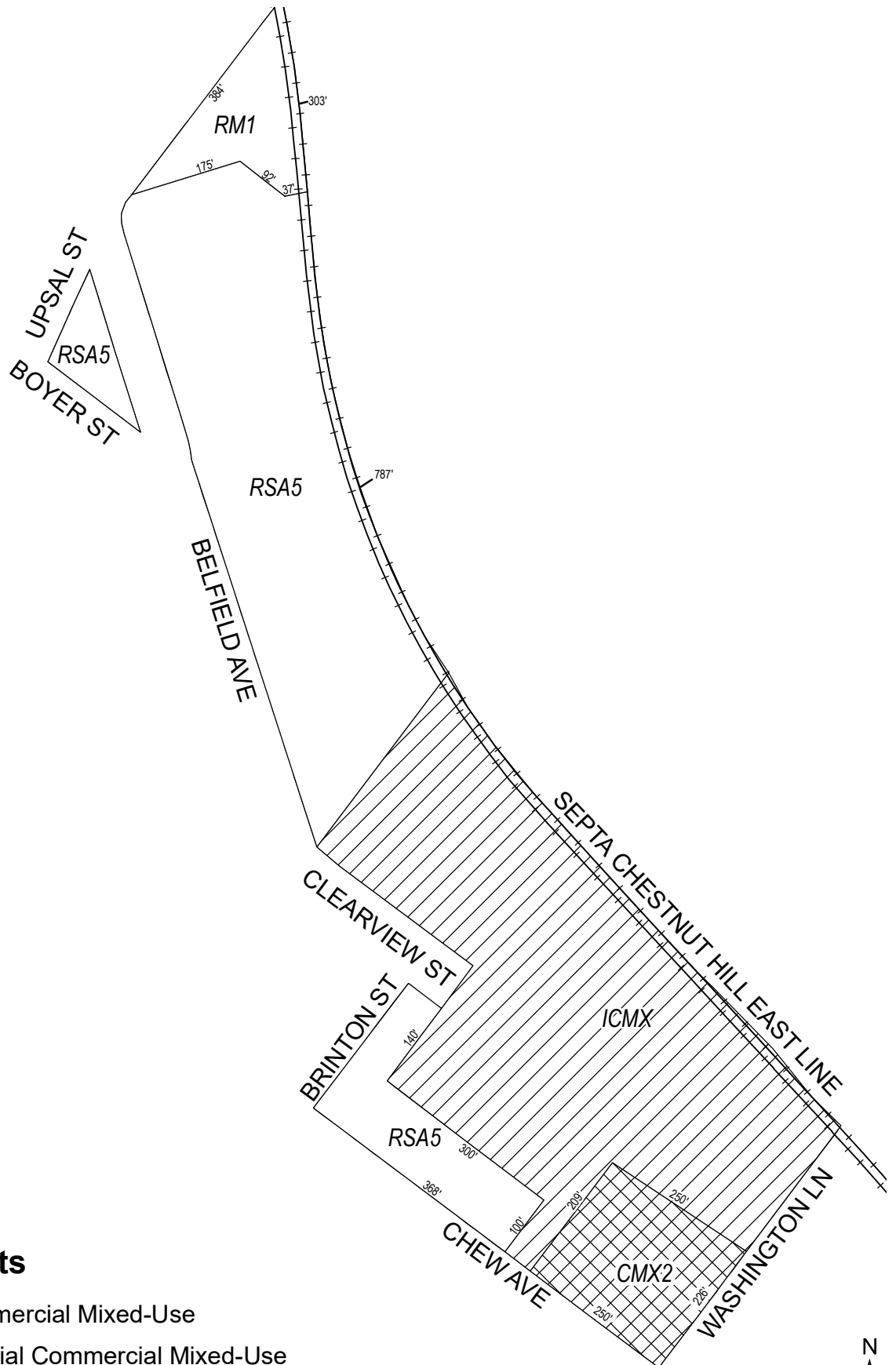


Zoning Districts




-  RM-1/RM-2, Residential Multi-Family; RSA-2/RSA-3, Residential Single-Family Attached
-  SP-PO-A, Parks and Open Space



Map B1 Proposed Zoning

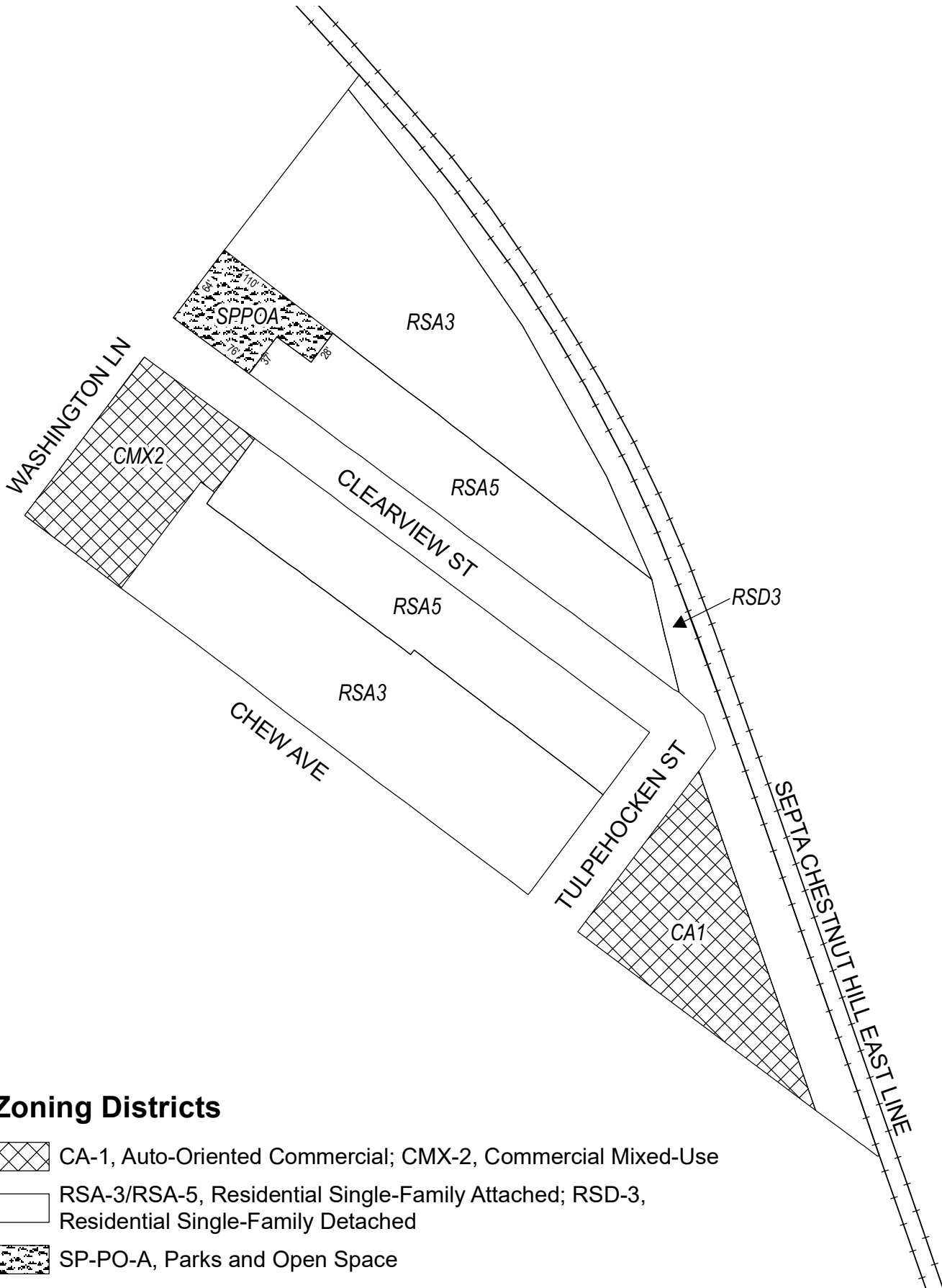


Zoning Districts




-  CMX-2, Commercial Mixed-Use
-  ICMX, Industrial Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map B2 Proposed Zoning

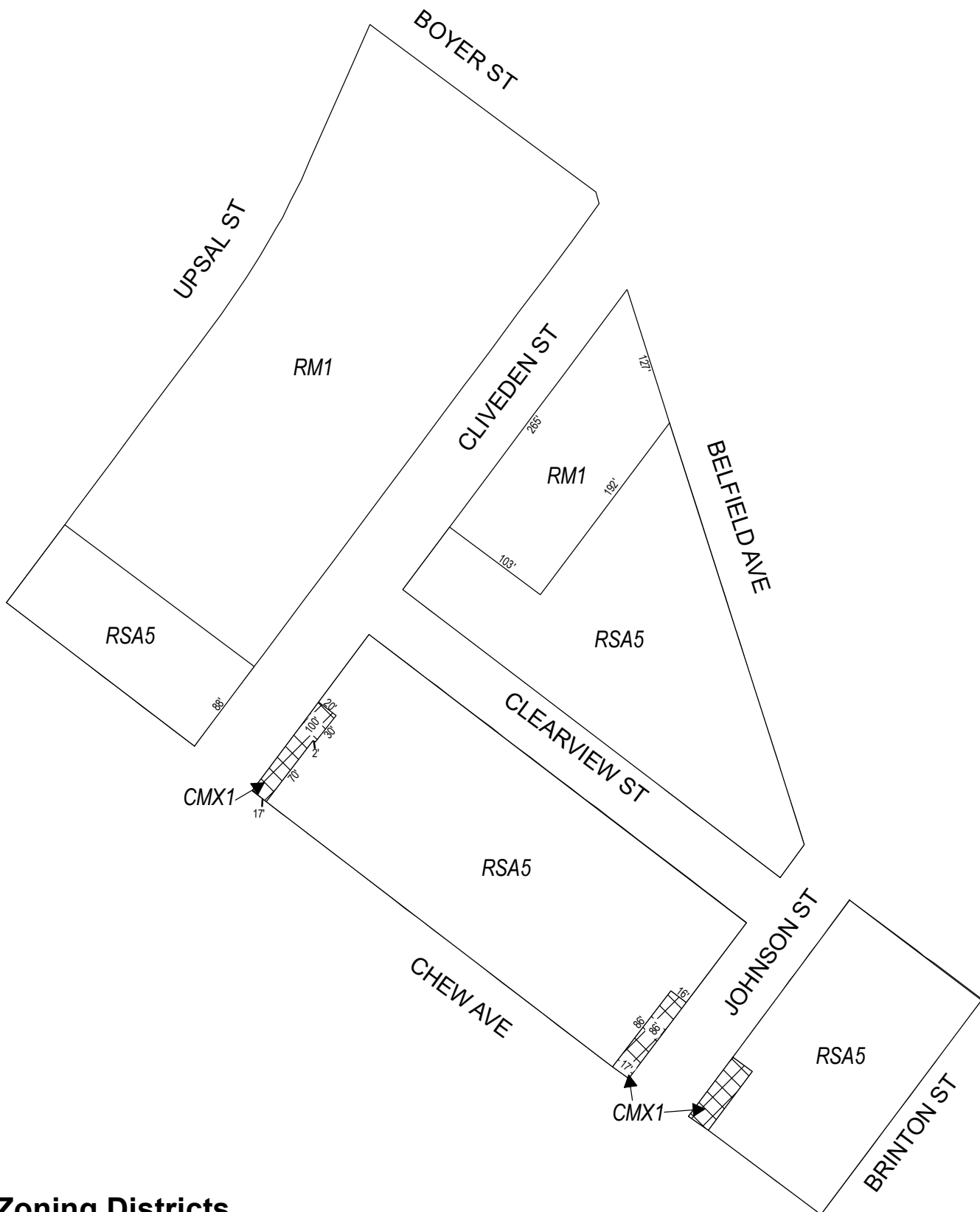


Zoning Districts

-  CA-1, Auto-Oriented Commercial; CMX-2, Commercial Mixed-Use
-  RSA-3/RSA-5, Residential Single-Family Attached; RSD-3, Residential Single-Family Detached
-  SP-PO-A, Parks and Open Space



Map B3 Proposed Zoning



Zoning Districts



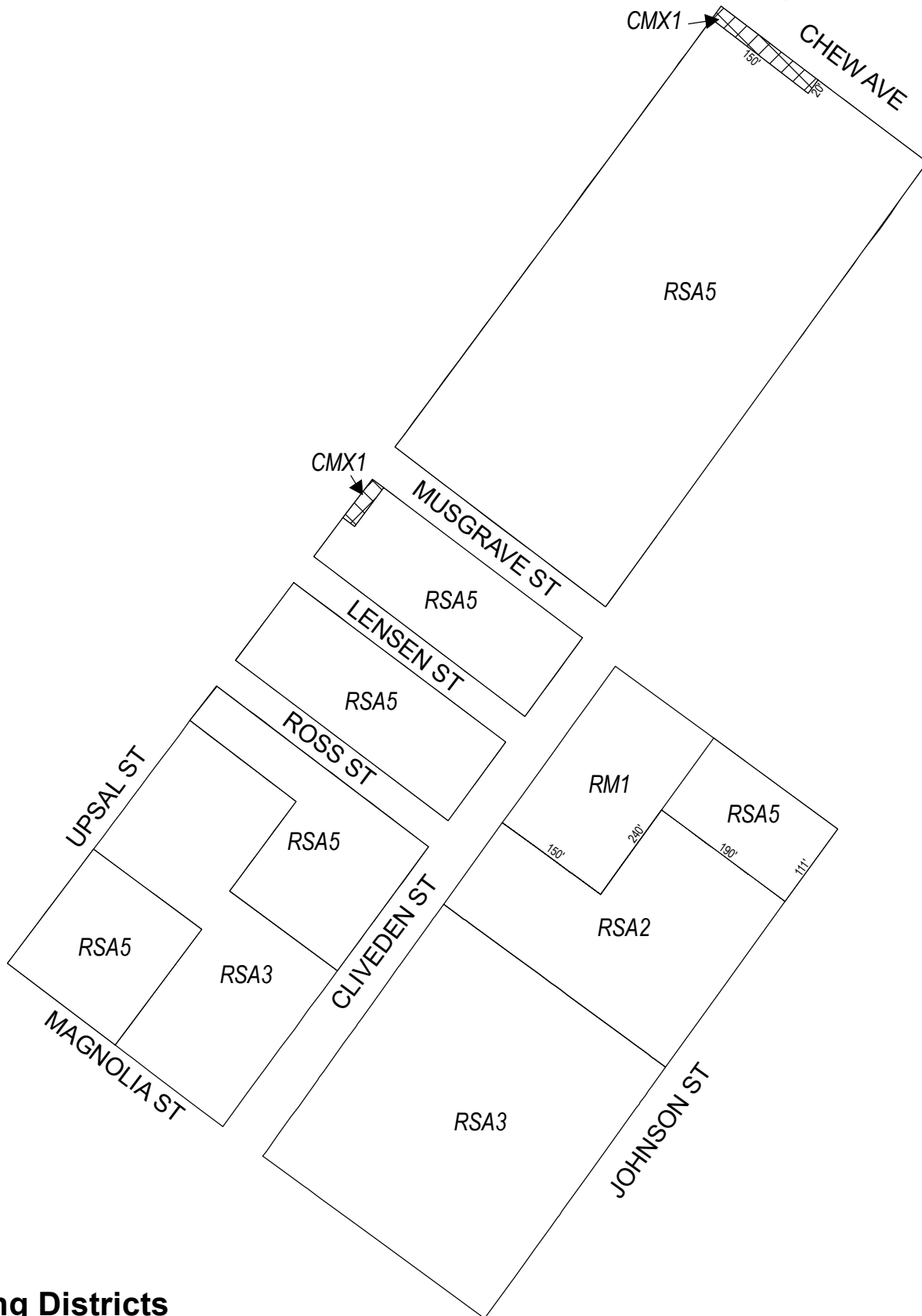
CMX-1, Commercial Mixed-Use



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



Map B4 Proposed Zoning



Zoning Districts



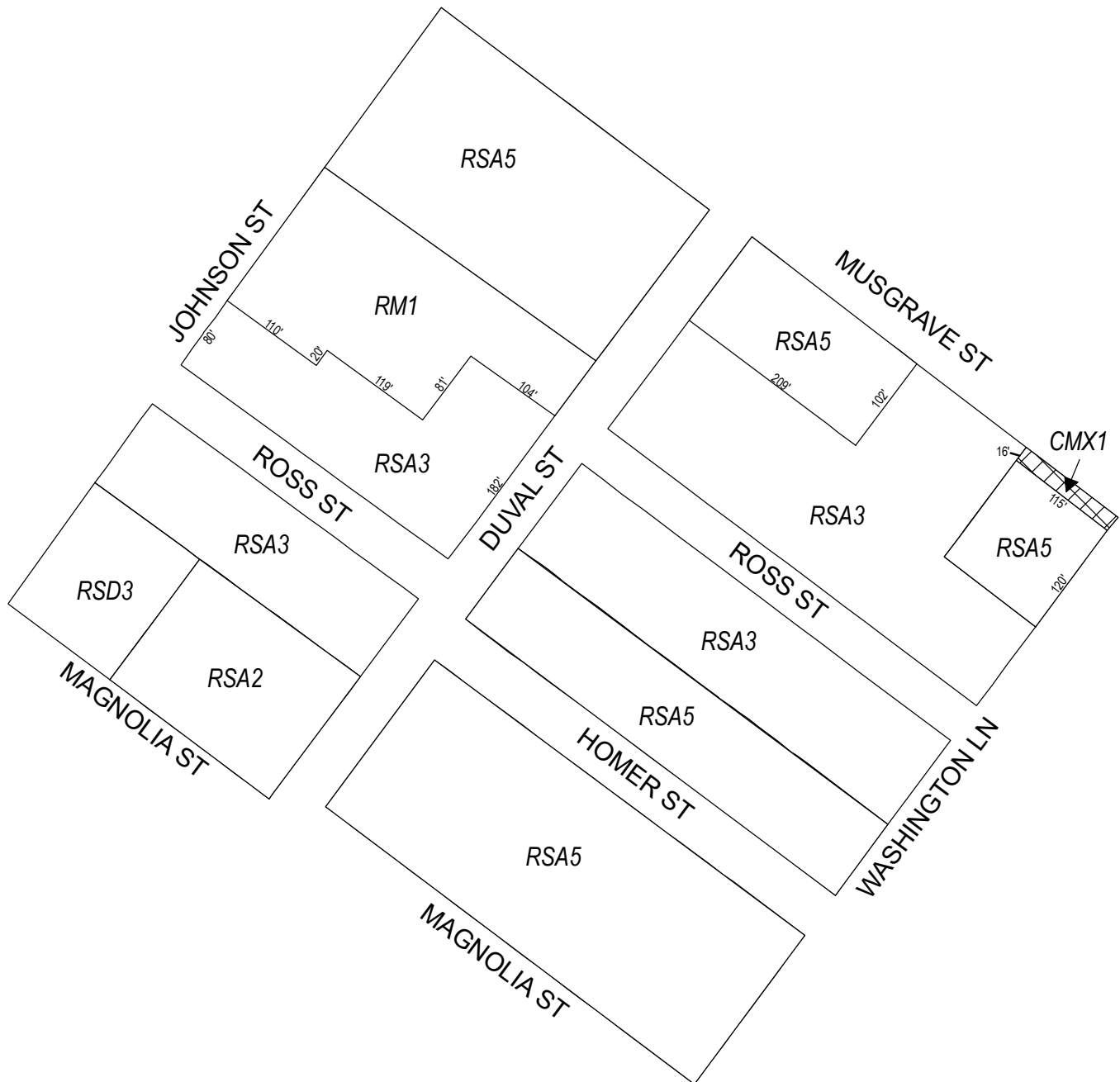
CMX-1, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-2/RSA-3/RSA-5, Residential Single-Family Attached



Map B5 Proposed Zoning



Zoning Districts



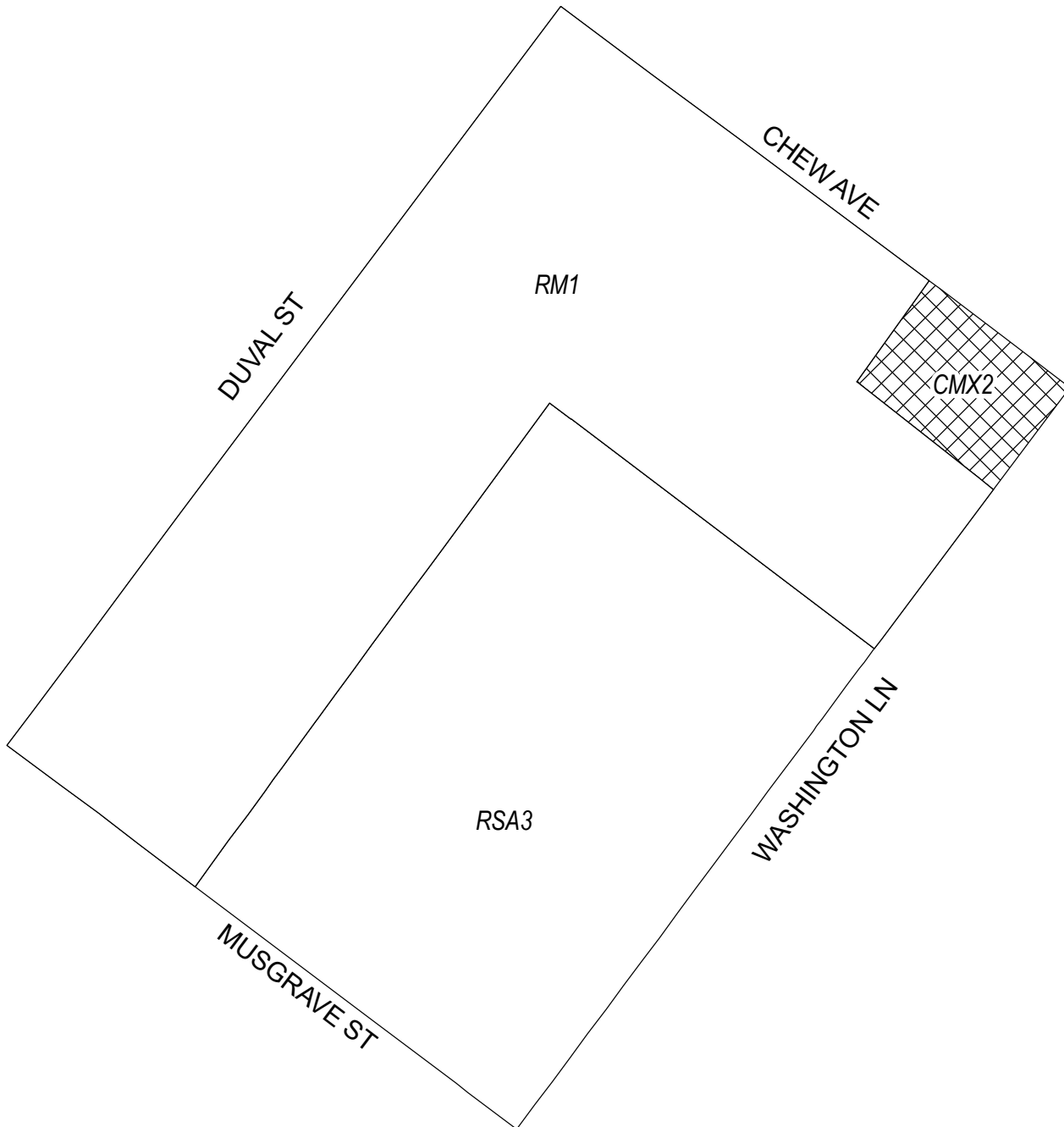
CMX-1, Commercial Mixed-Use



RM-1, Residential Multi-Family; RSA-2/RSA-3/RSA-5, Residential Single-Family Attached; RSD-3, Residential Single-Family Detached



Map B6 Proposed Zoning



Zoning Districts



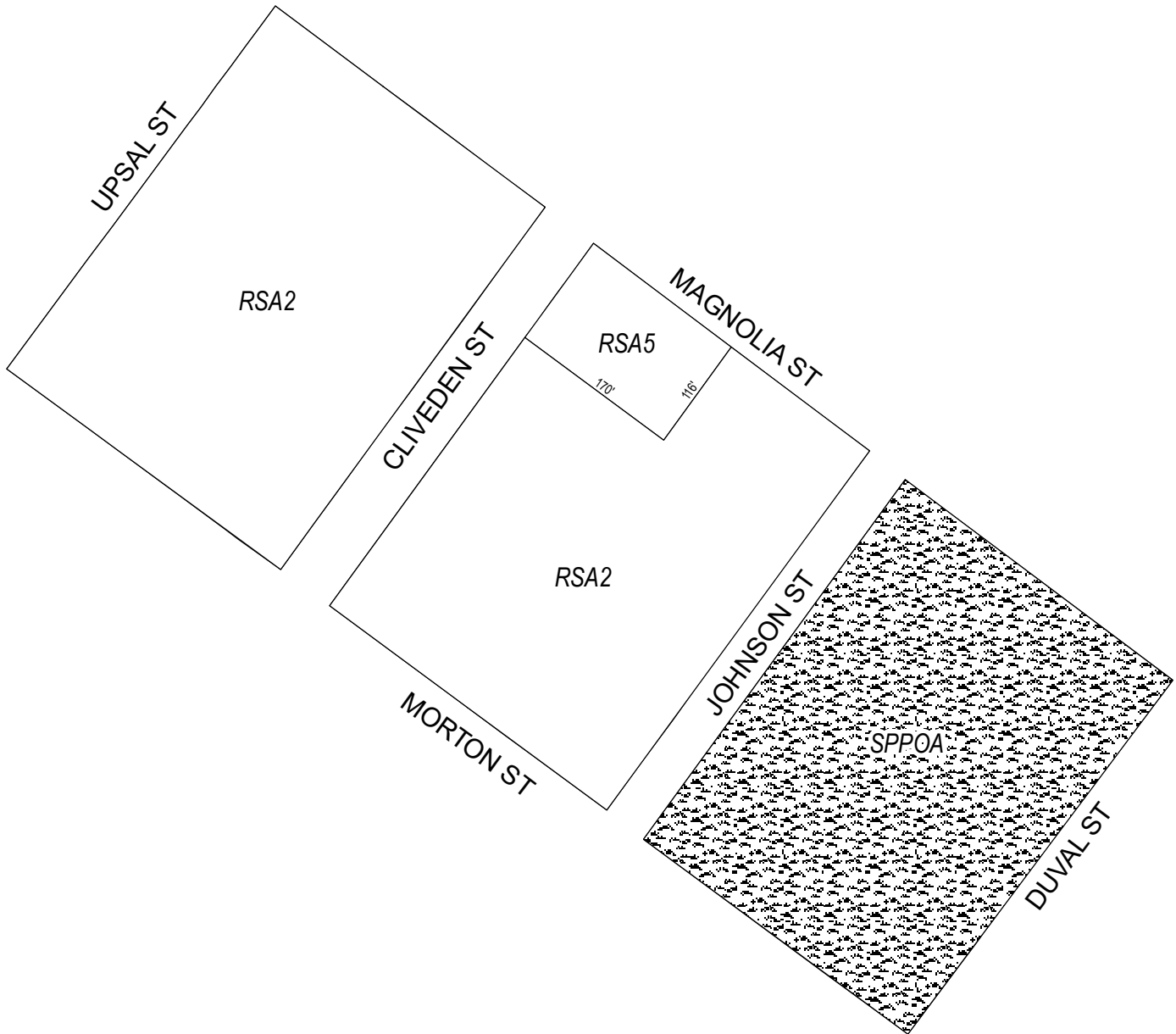
CMX-2, Commercial Mixed-Use





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



Map B7 Proposed Zoning

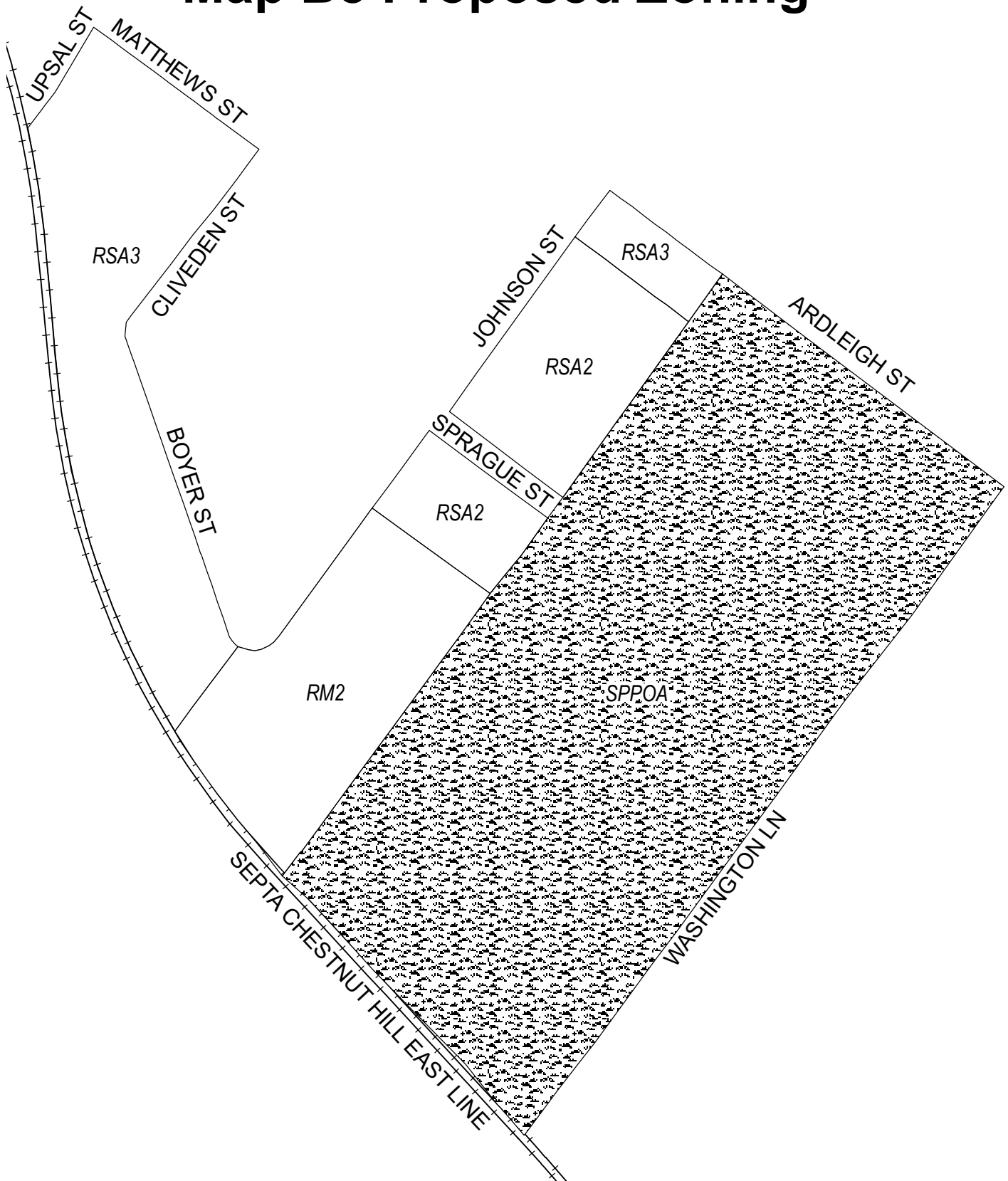


Zoning Districts



-  RSA-2/RSA-5, Residential Single-Family Attached
-  SP-PO-A, Parks and Open Space



Map B8 Proposed Zoning



Zoning Districts

-  RM-2, Residential Multi-Family; RSA-2/RSA-3, Residential Single-Family Attached
-  SP-PO-A, Parks and Open Space



City of Philadelphia

BILL NO. 190718 continued

Certified Copy

CERTIFICATION: This is a true and correct copy of the original Bill, Passed by the City Council on December 5, 2019. The Bill was Signed by the Mayor on December 30, 2019.



Michael A. Decker
Chief Clerk of the City Council