



City of Philadelphia

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

BILL NO. 181005-A
(As Amended on Floor 1/24/2019)

Introduced November 15, 2018

Quiñones Sánchez

**Referred to the
Committee on Rules**

AN ORDINANCE

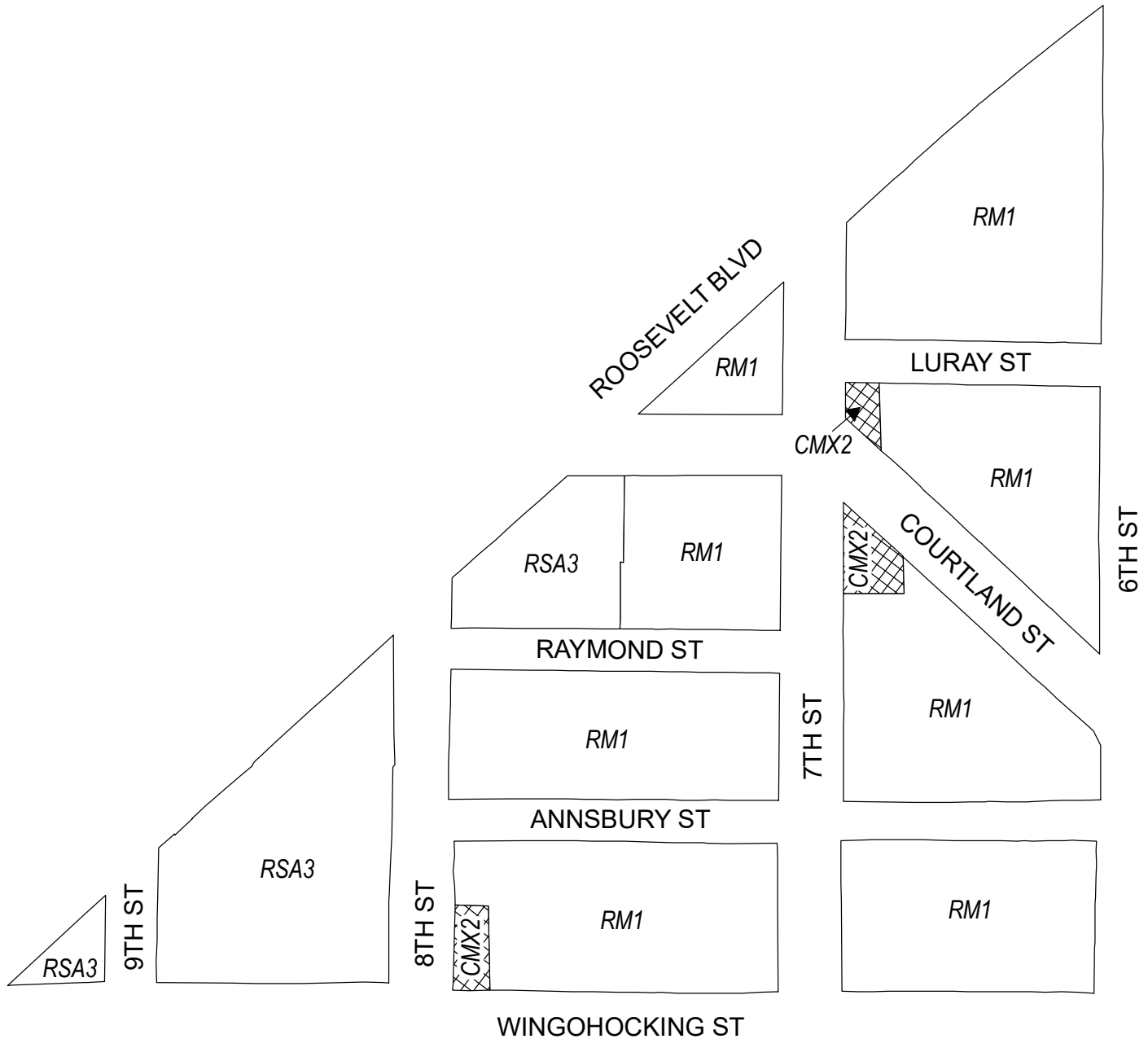
To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Roosevelt Boulevard, 3rd Street, Hunting Park Avenue, 2nd Street, Sedgley Avenue, Ontario Street, Hutchinson Street, 9th Street, and Wingohocking Street.

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, 3rd Street, Hunting Park Avenue, 2nd Street, Sedgley Avenue, Ontario Street, Hutchinson Street, 9th Street, and Wingohocking Street from the existing zoning designations indicated on Maps "A1," "A2," "A3," "A4," "A5," "A6," "A7," "A8," "A9," "A10," "A11," "A12," "A13," "A14," "A15," "A16," "A17," "A18," and "A19" set forth below to the zoning designations indicated on Maps "B1," "B2," "B3," "B4," "B5," "B6," "B7," "B8," "B9," "B10," "B11," "B12," "B13," "B14," "B15," "B16," "B17," "B18," and "B19" set forth below.

SECTION 2. This Ordinance shall become effective immediately.

Map A1 Existing Zoning



Zoning Districts



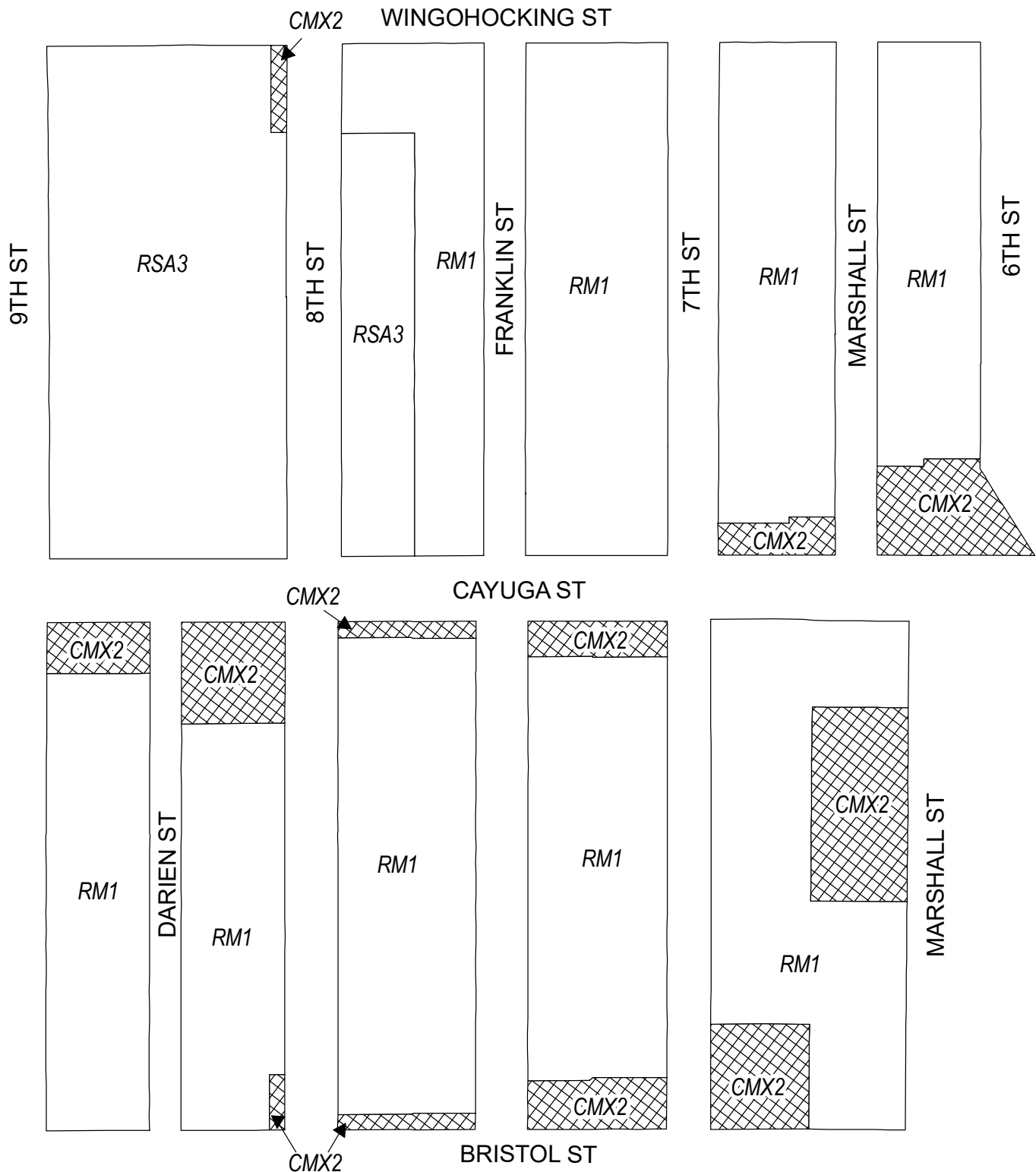
CMX-2, Commercial Mixed-Use



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



Map A2 Existing Zoning



Zoning Districts



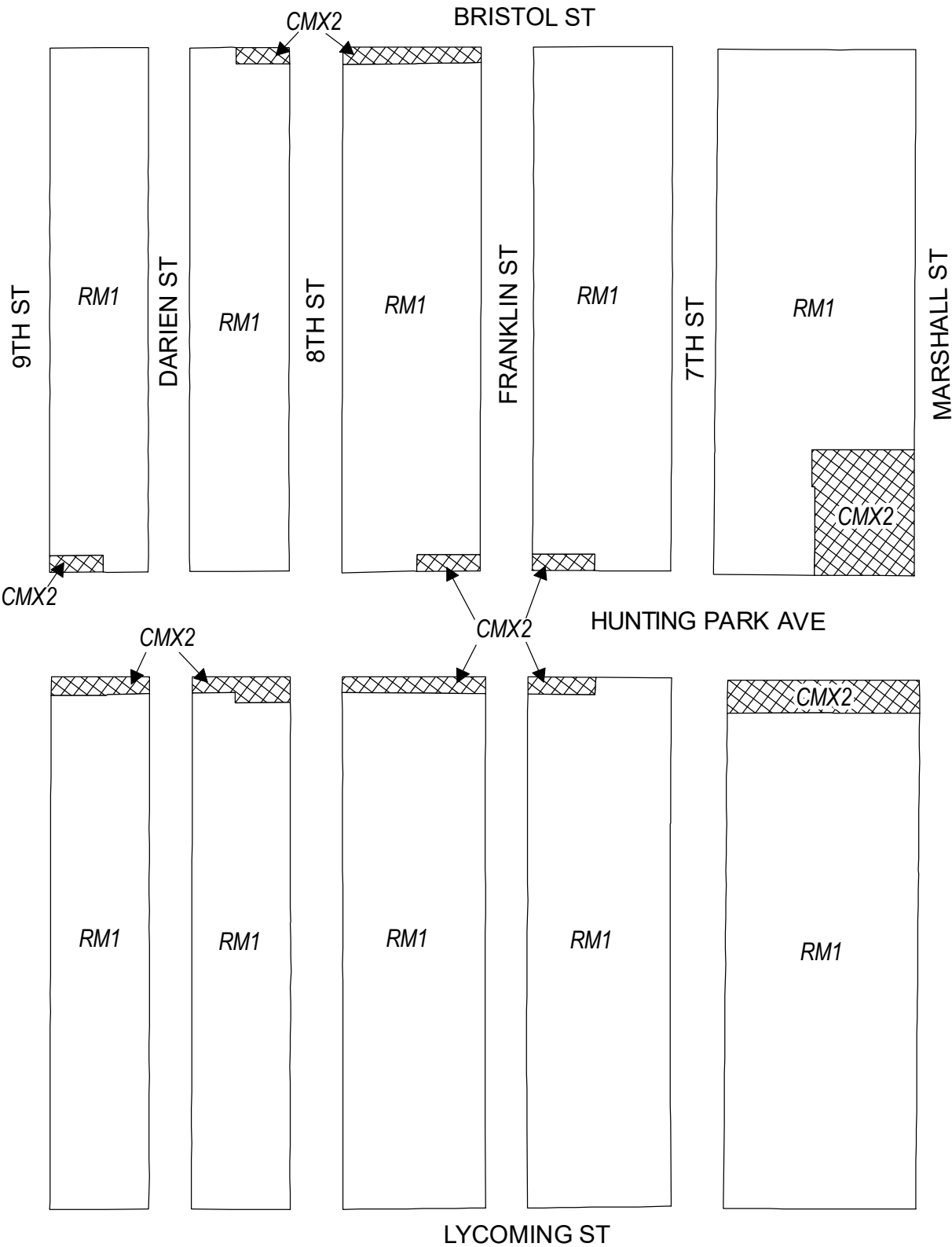
CMX-2, Commercial Mixed-Use





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



Map A3 Existing Zoning

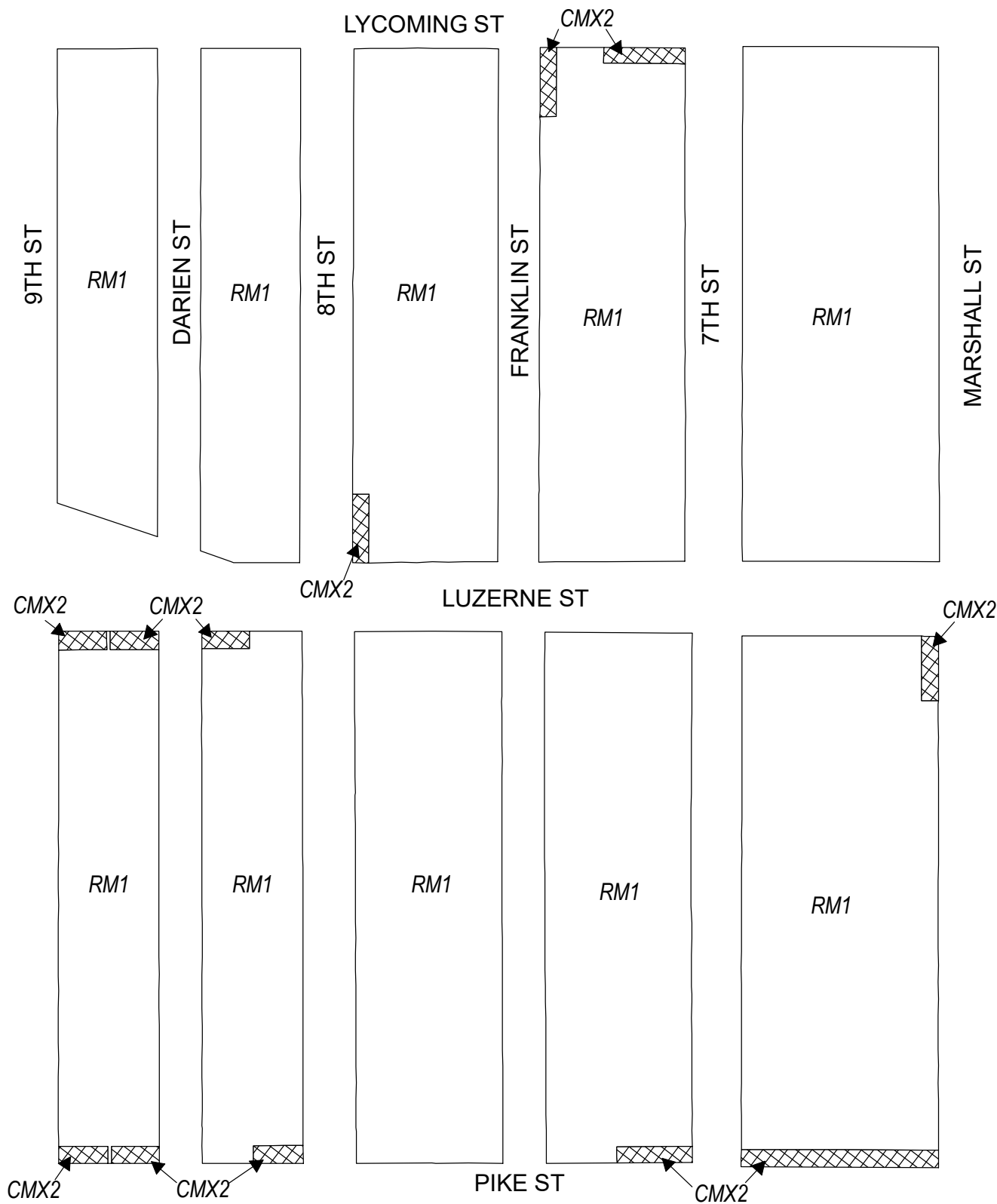


Zoning Districts



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



Map A4 Existing Zoning

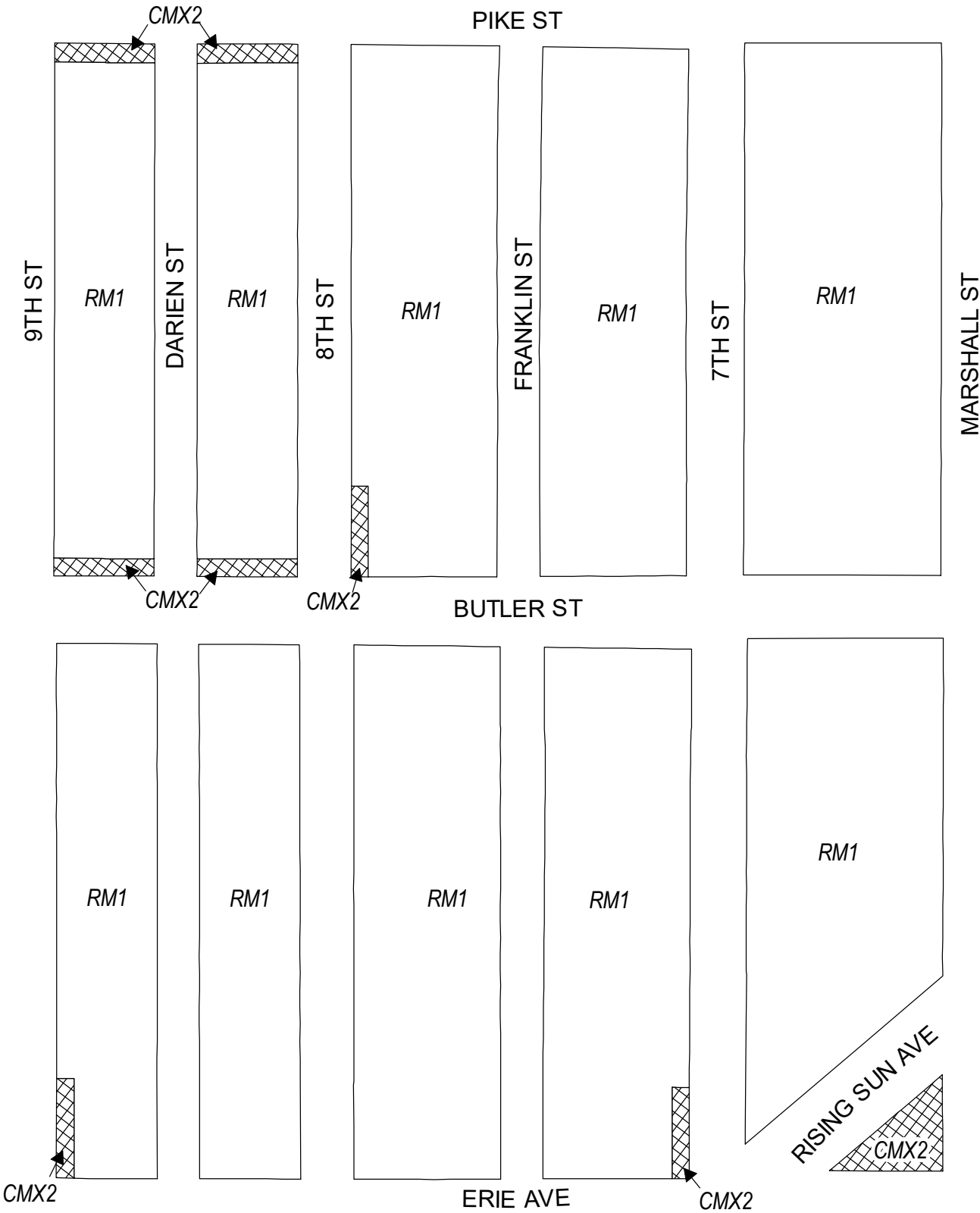


Zoning Districts



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



Map A5 Existing Zoning



Zoning Districts

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



Map A6 Existing Zoning



Zoning Districts



CMX-2, Commercial Mixed-Use



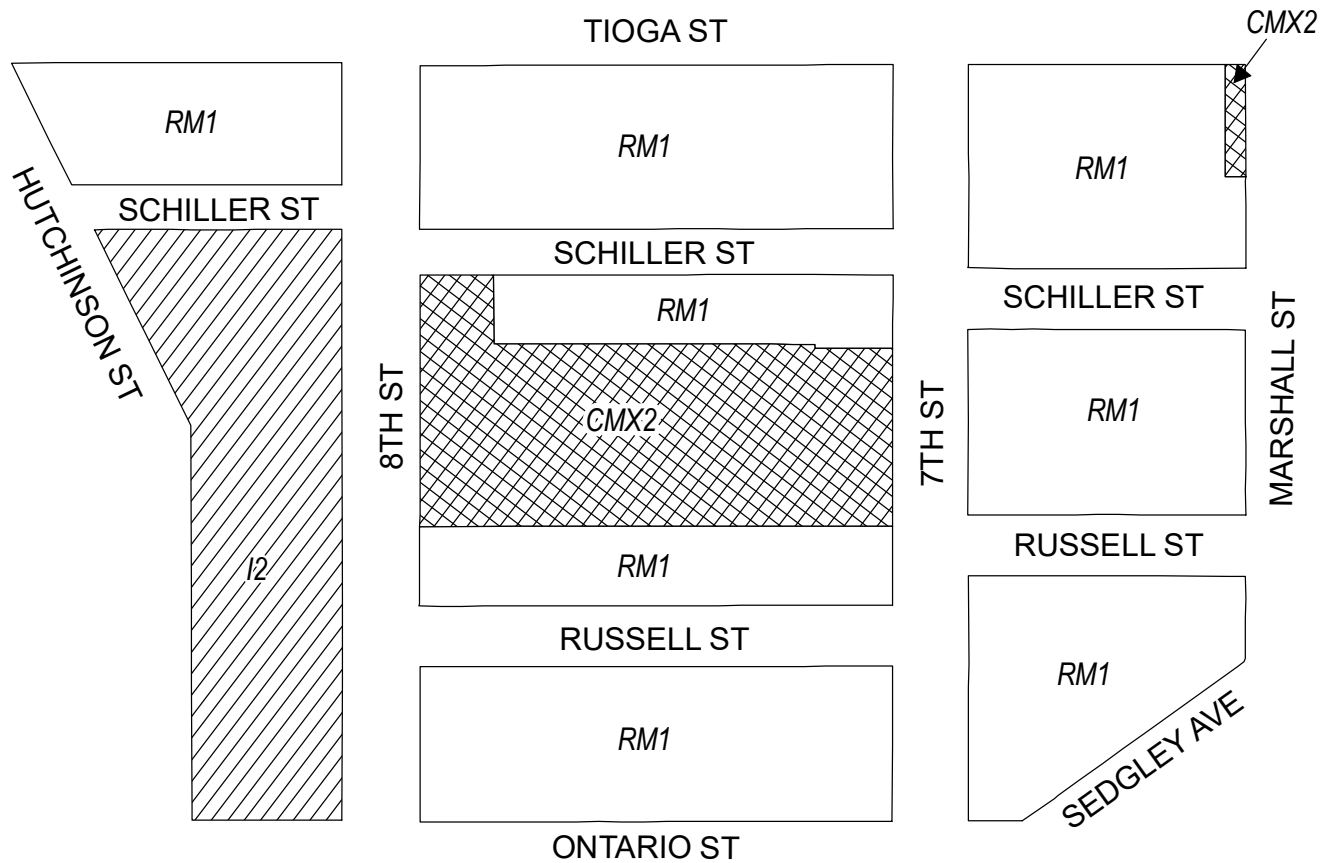
I-2, Medium Industrial






RM-1, Residential Multi-Family



Map A7 Existing Zoning

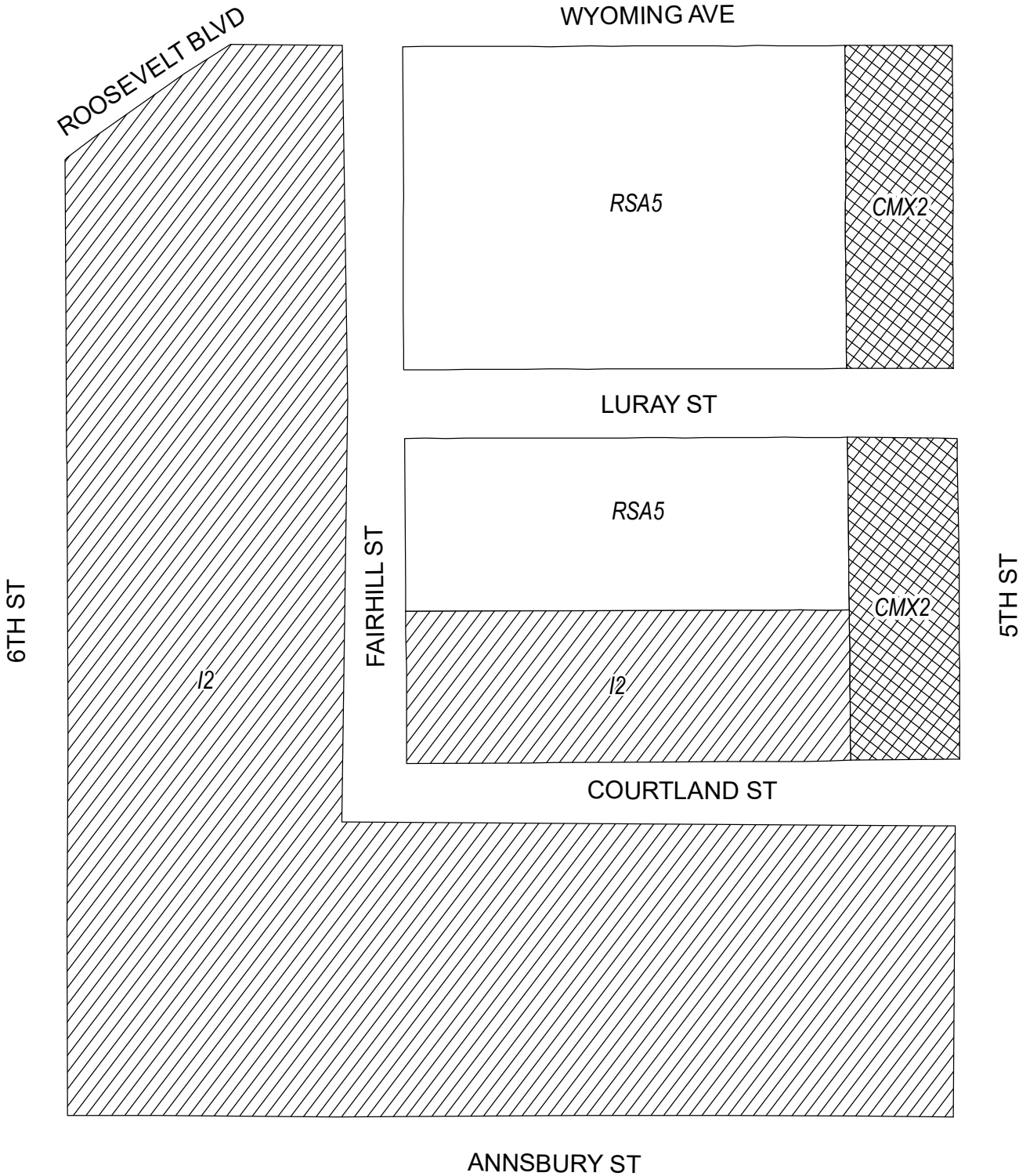


Zoning Districts




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



Map A8 Existing Zoning

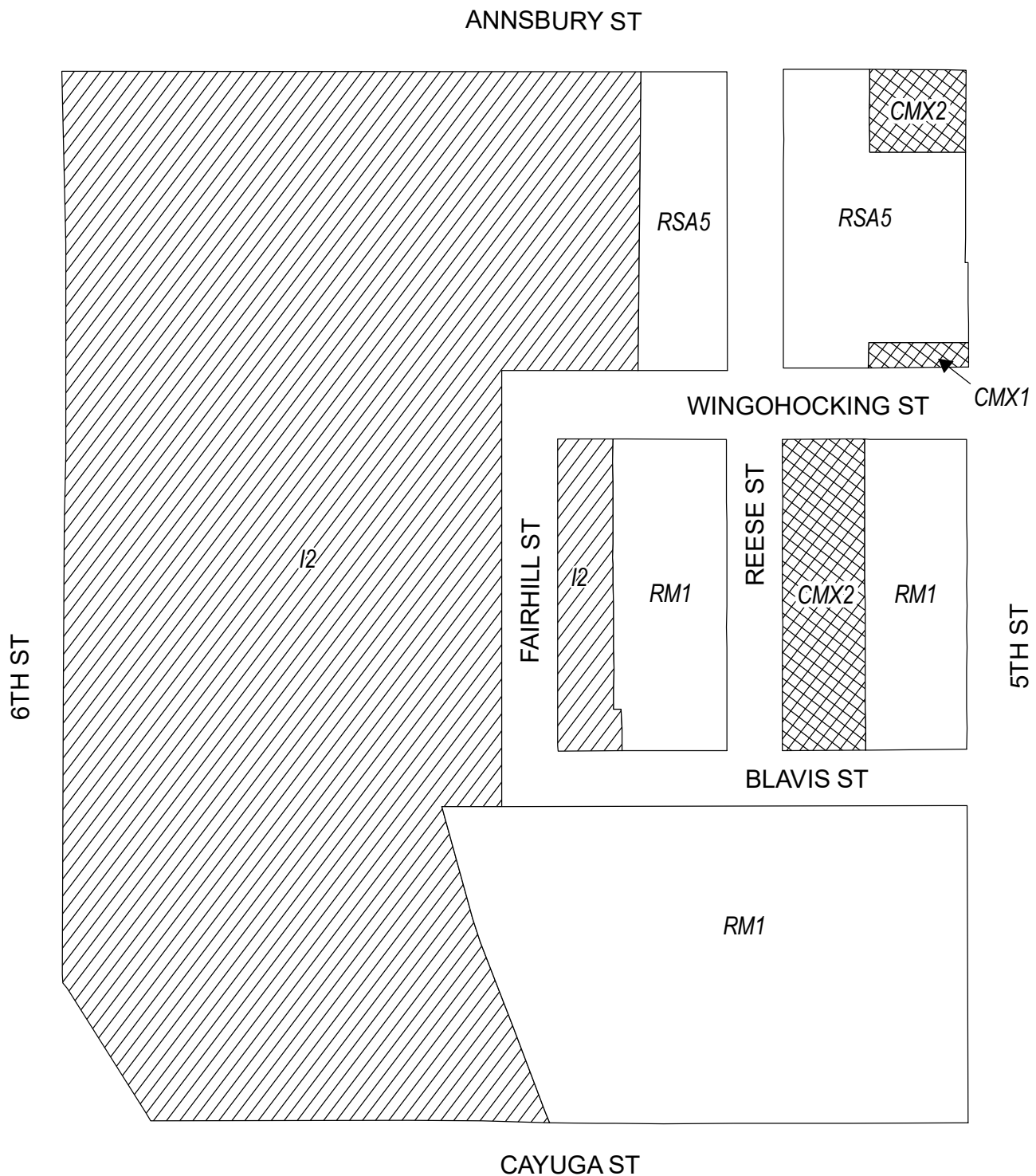


Zoning Districts




-  CMX-2, Commercial Mixed-Use
-  I-2, Medium Industrial
-  RSA-5, Residential Single-Family Attached



Map A9 Existing Zoning

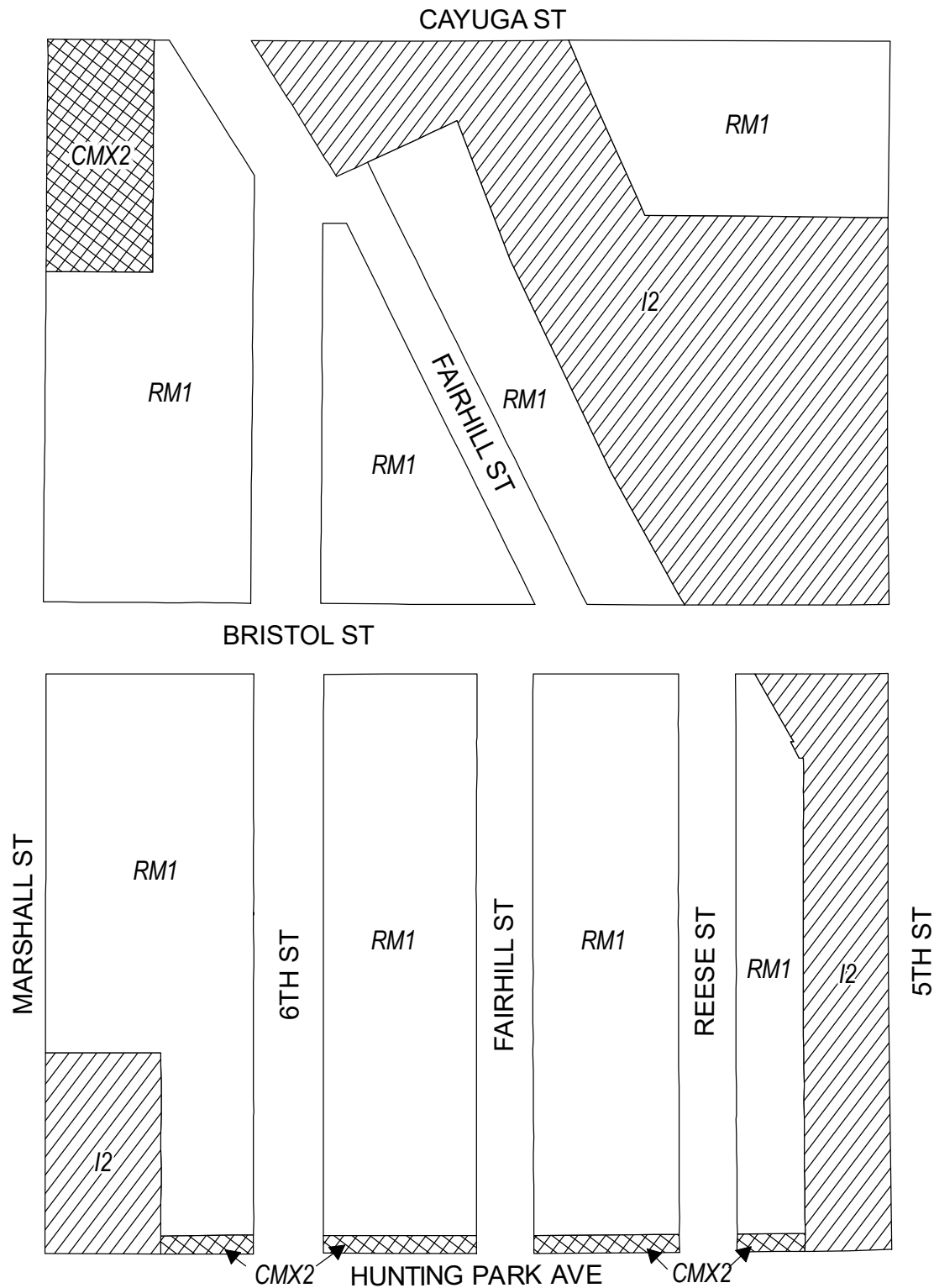


Zoning Districts




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



Map A10 Existing Zoning

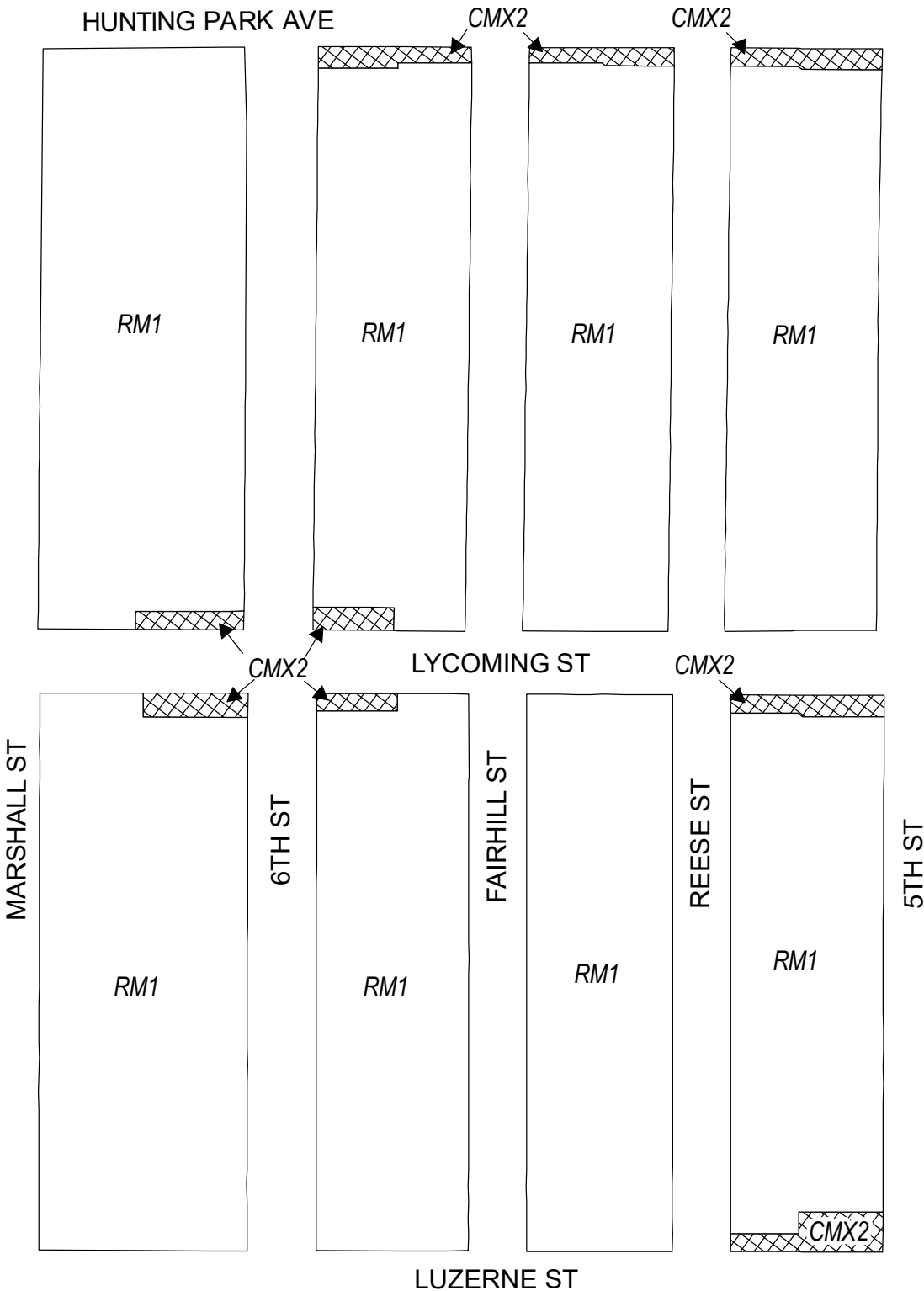


Zoning Districts



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



Map A11 Existing Zoning

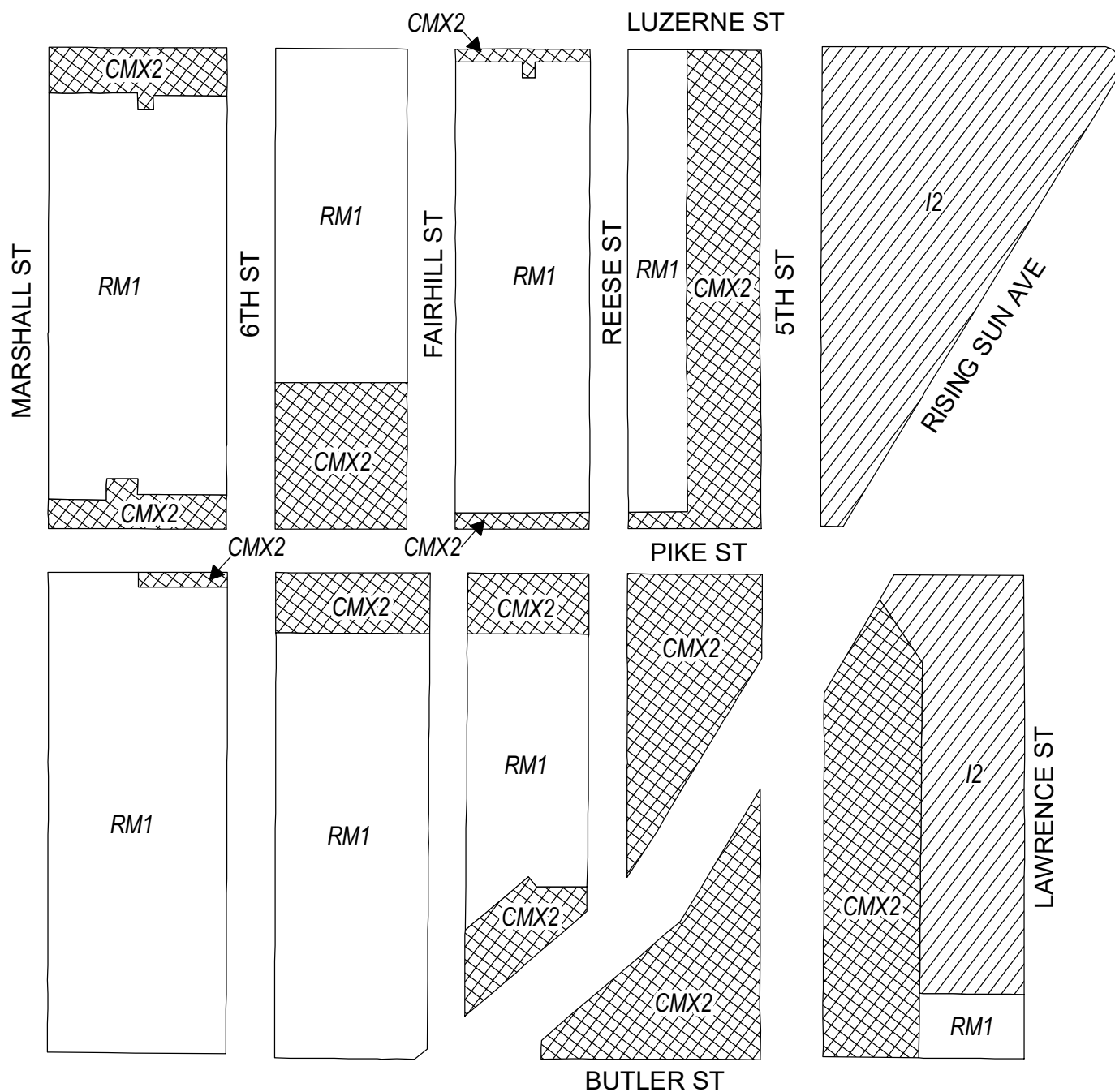


Zoning Districts




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



Map A12 Existing Zoning

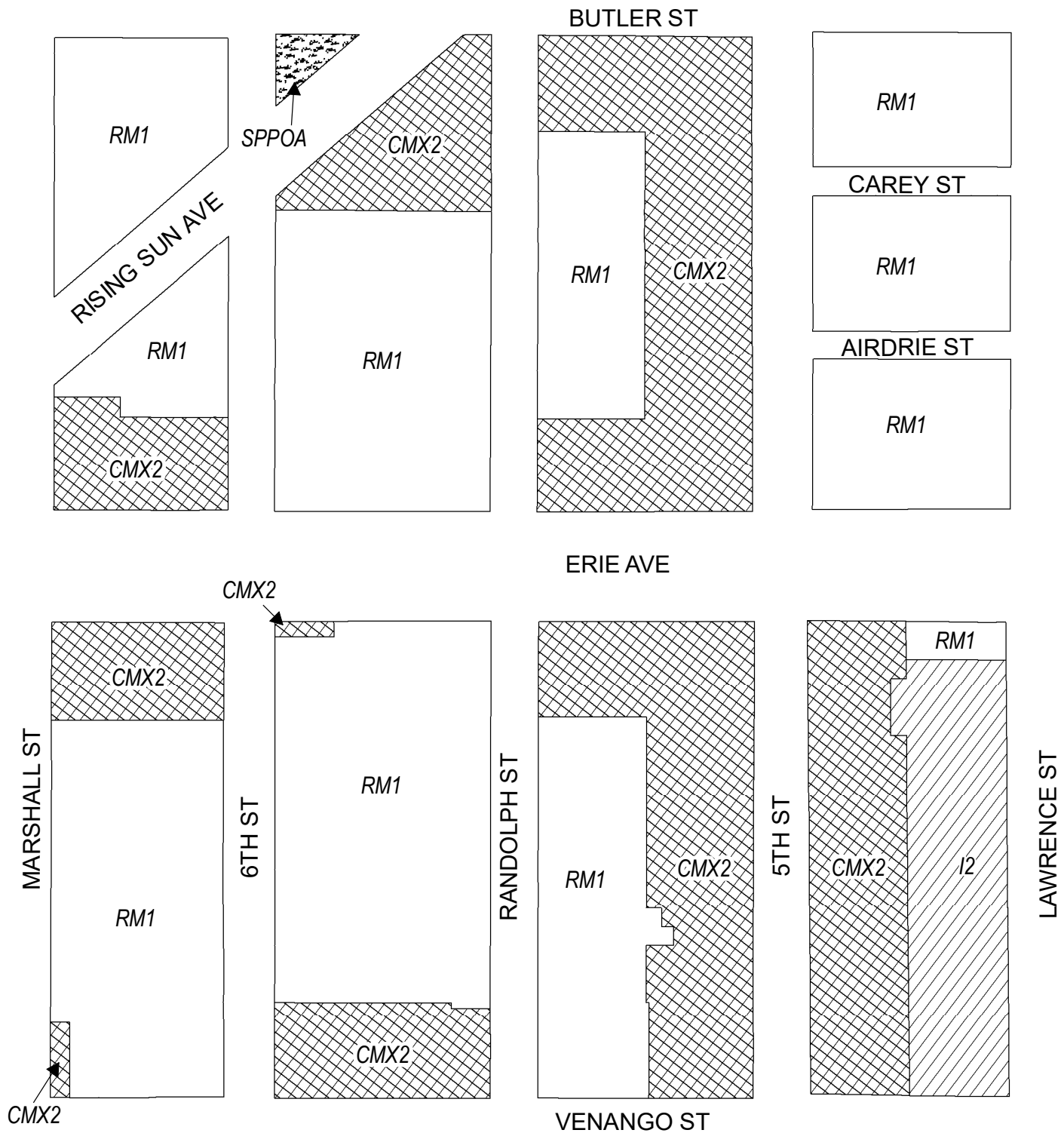


Zoning Districts





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



Map A13 Existing Zoning

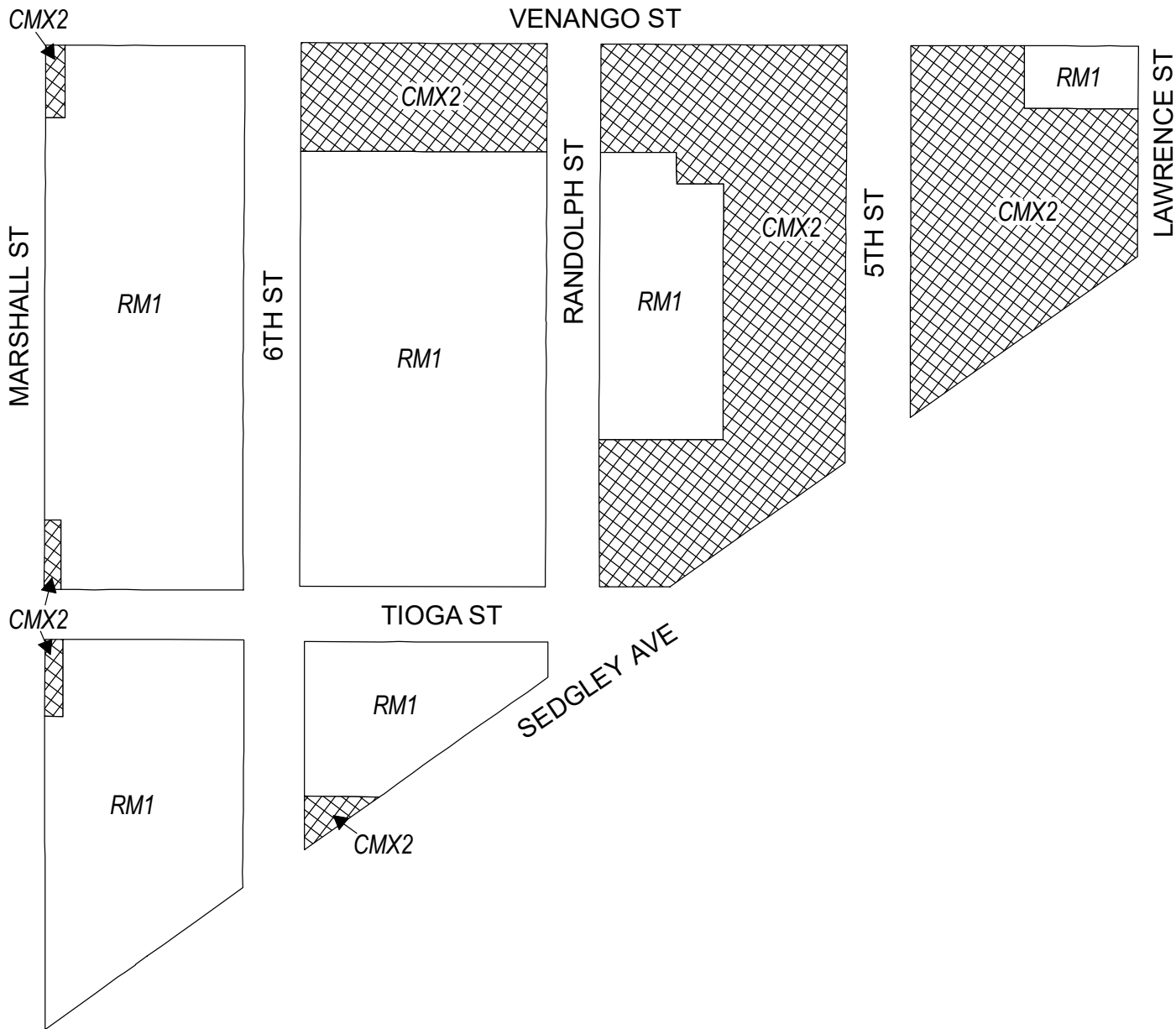


Zoning Districts



-  CMX-2, Commercial Mixed-Use
-  I-2, Medium Industrial
-  RM-1, Residential Multi-Family
-  SP-PO-A, Parks and Open Space



Map A14 Existing Zoning

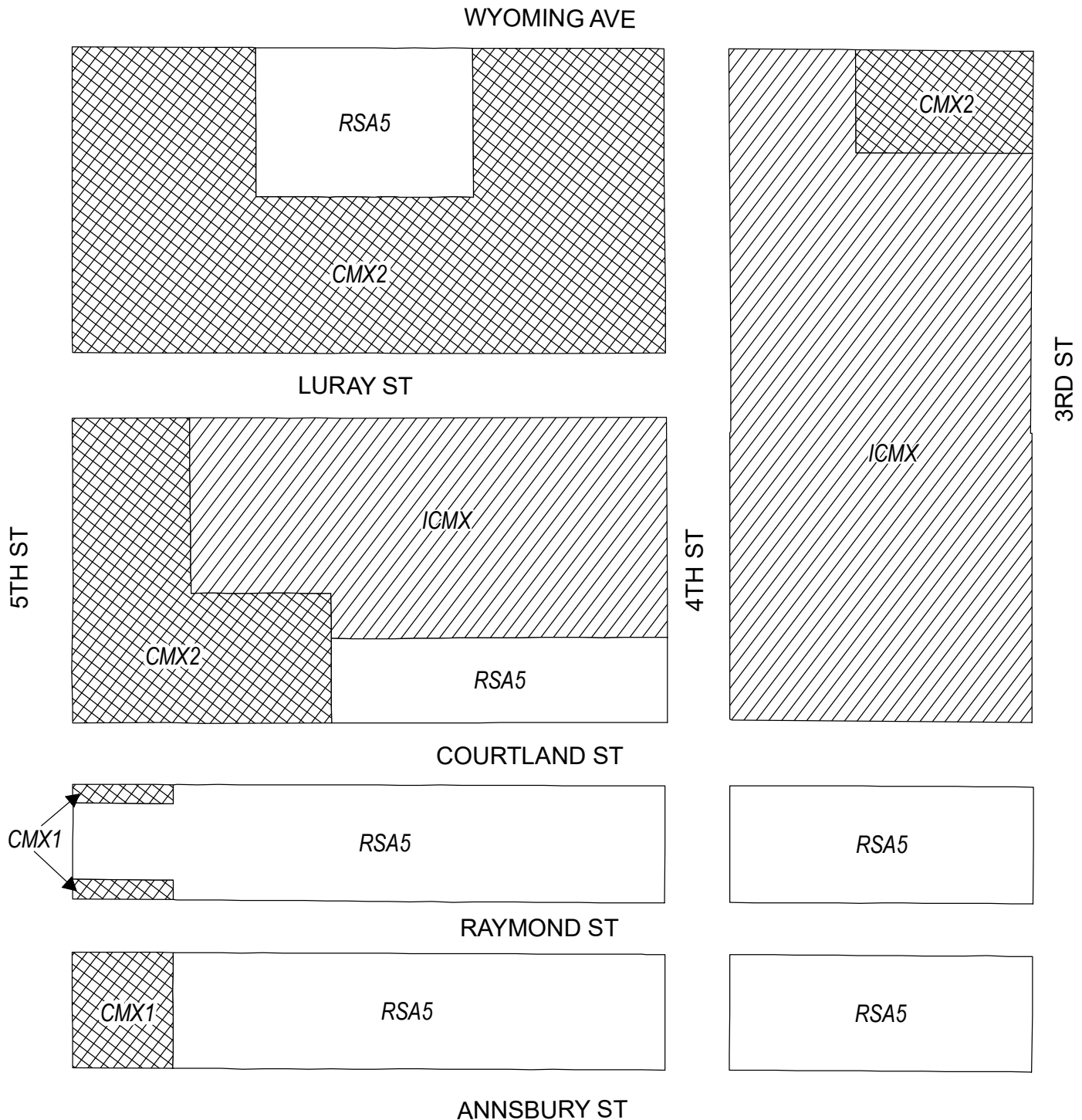


Zoning Districts




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



Map A15 Existing Zoning

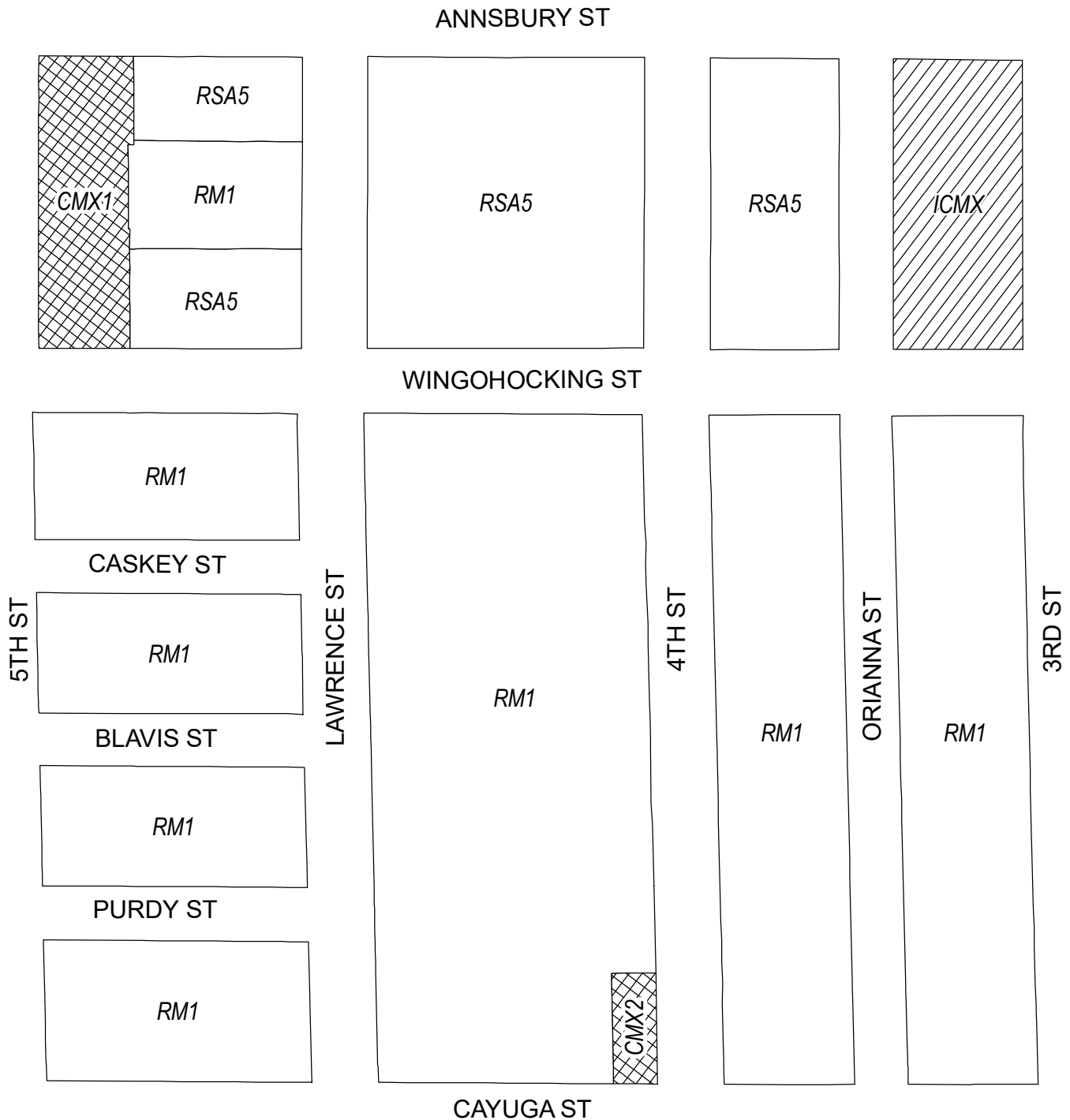


Zoning Districts

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



Map A16 Existing Zoning



Zoning Districts



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



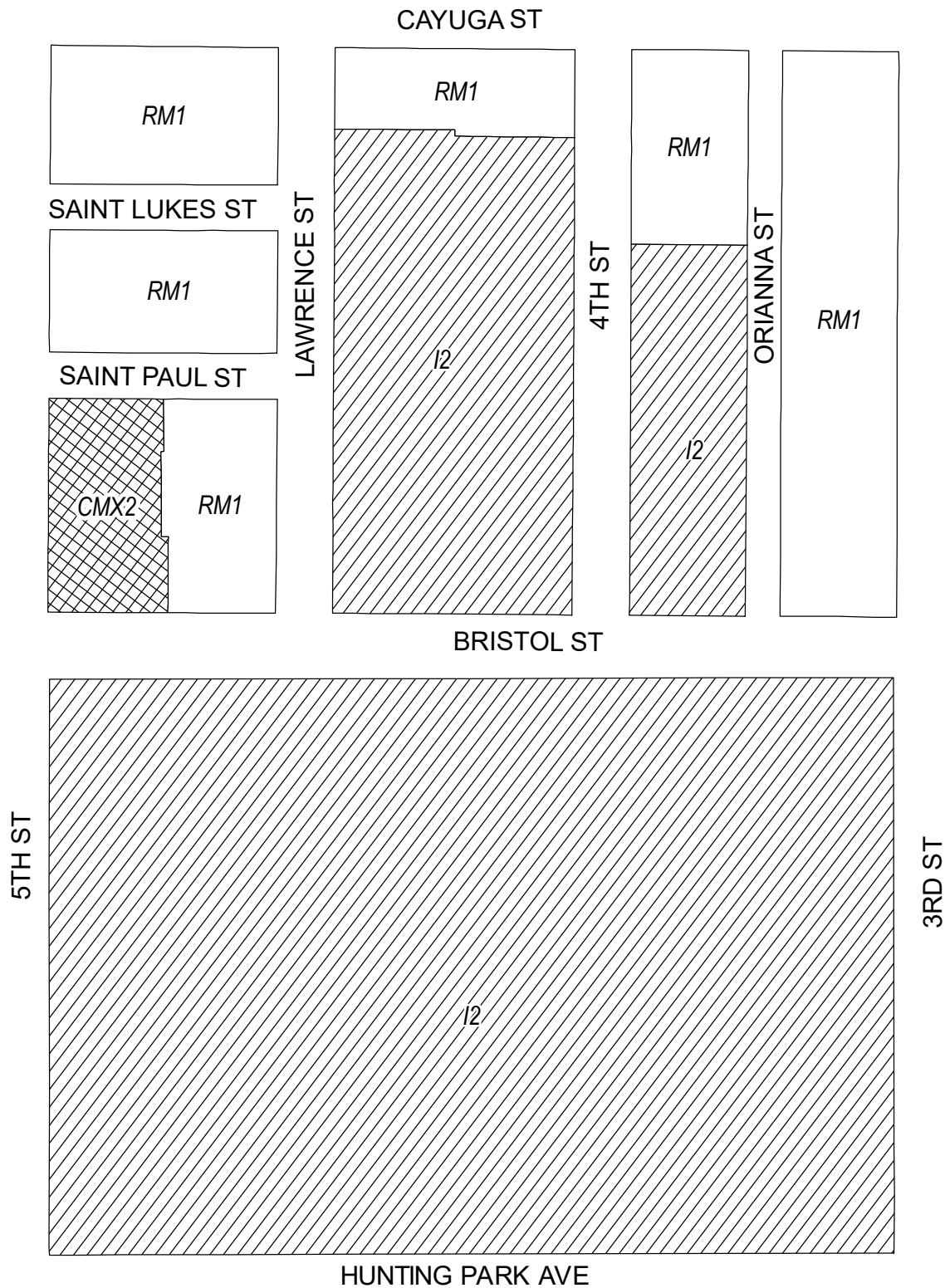
ICMX, Industrial Commercial Mixed-Use






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



Map A17 Existing Zoning

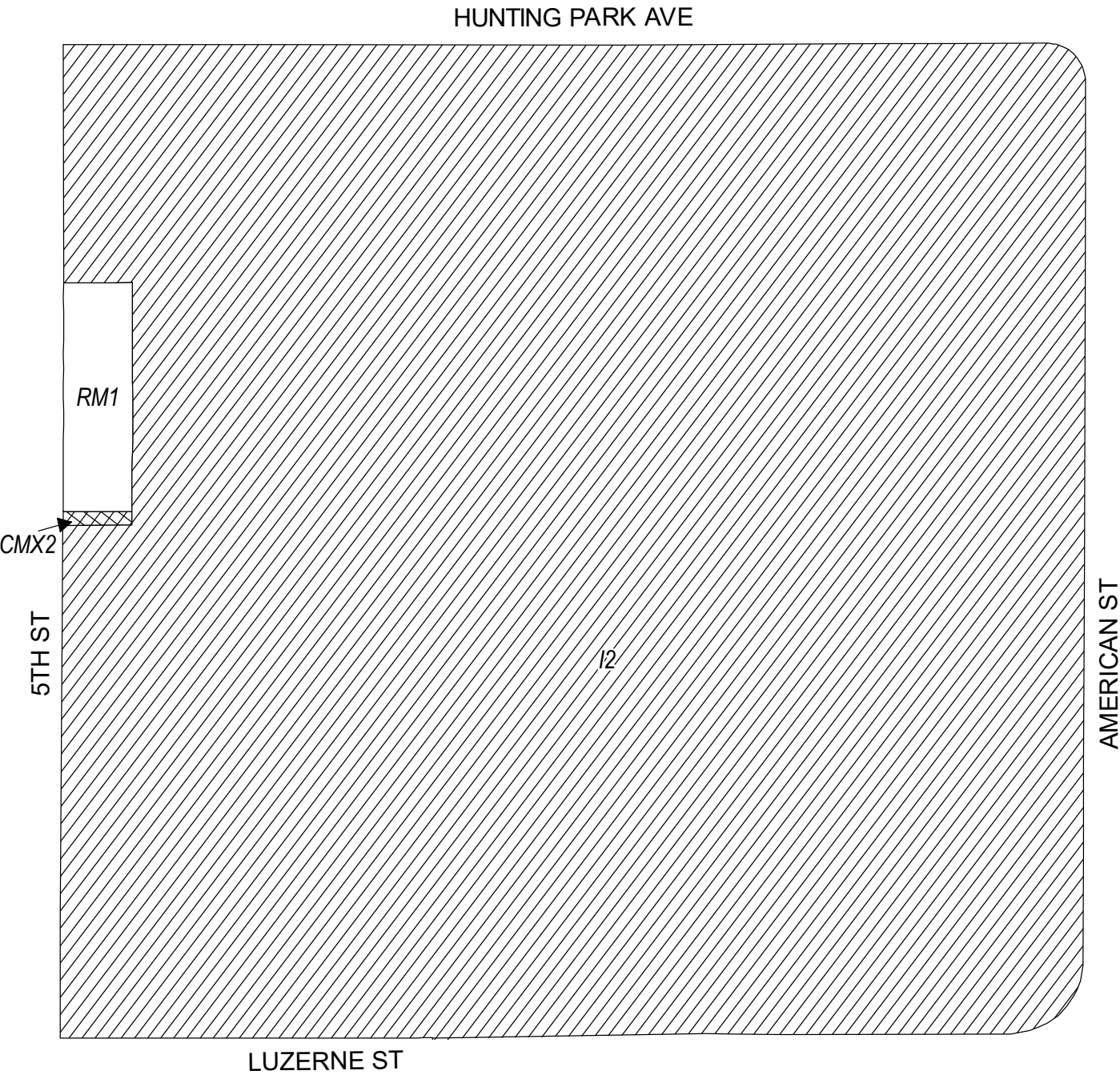


Zoning Districts




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



Map A18 Existing Zoning

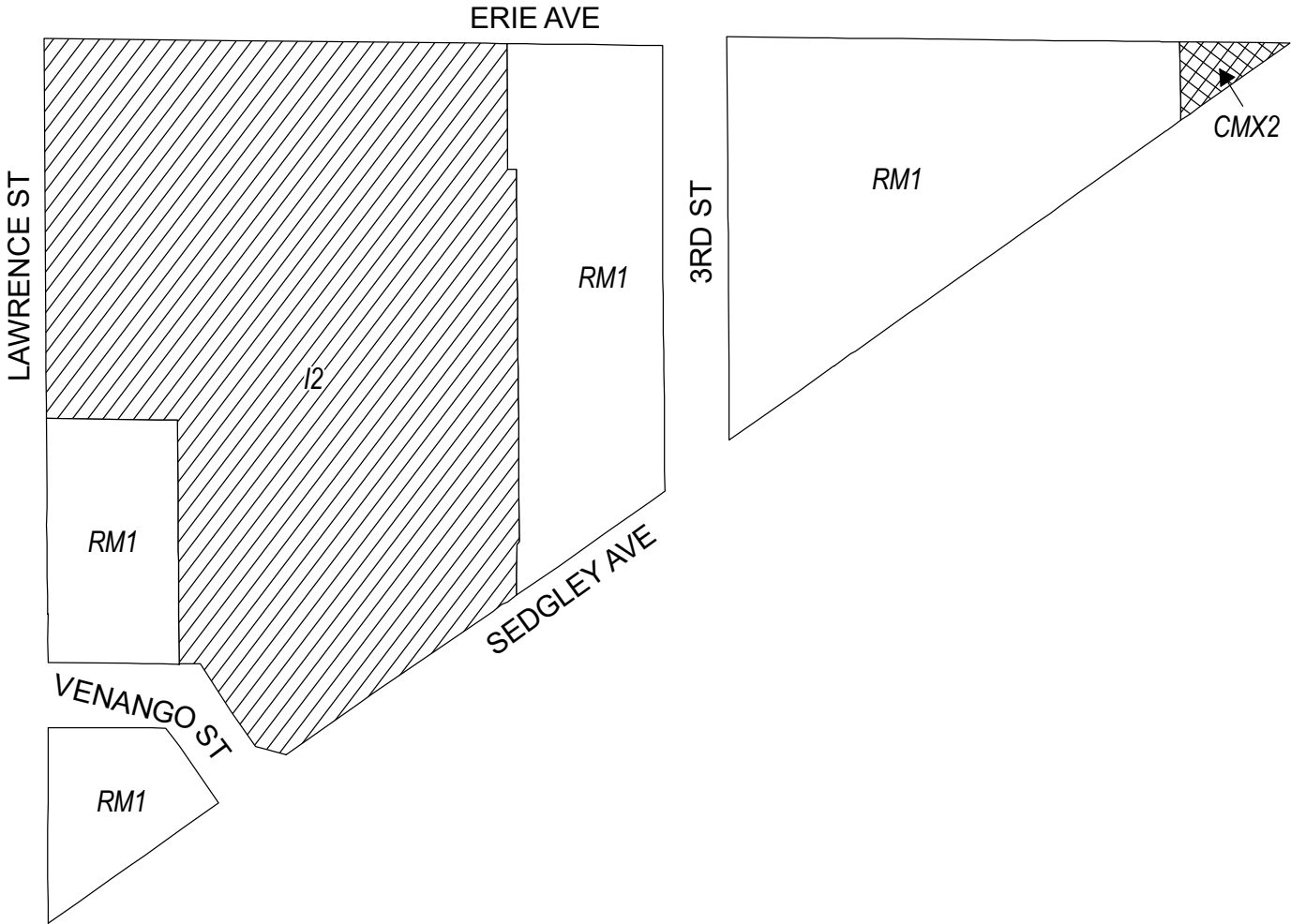


Zoning Districts




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



Map A19 Existing Zoning

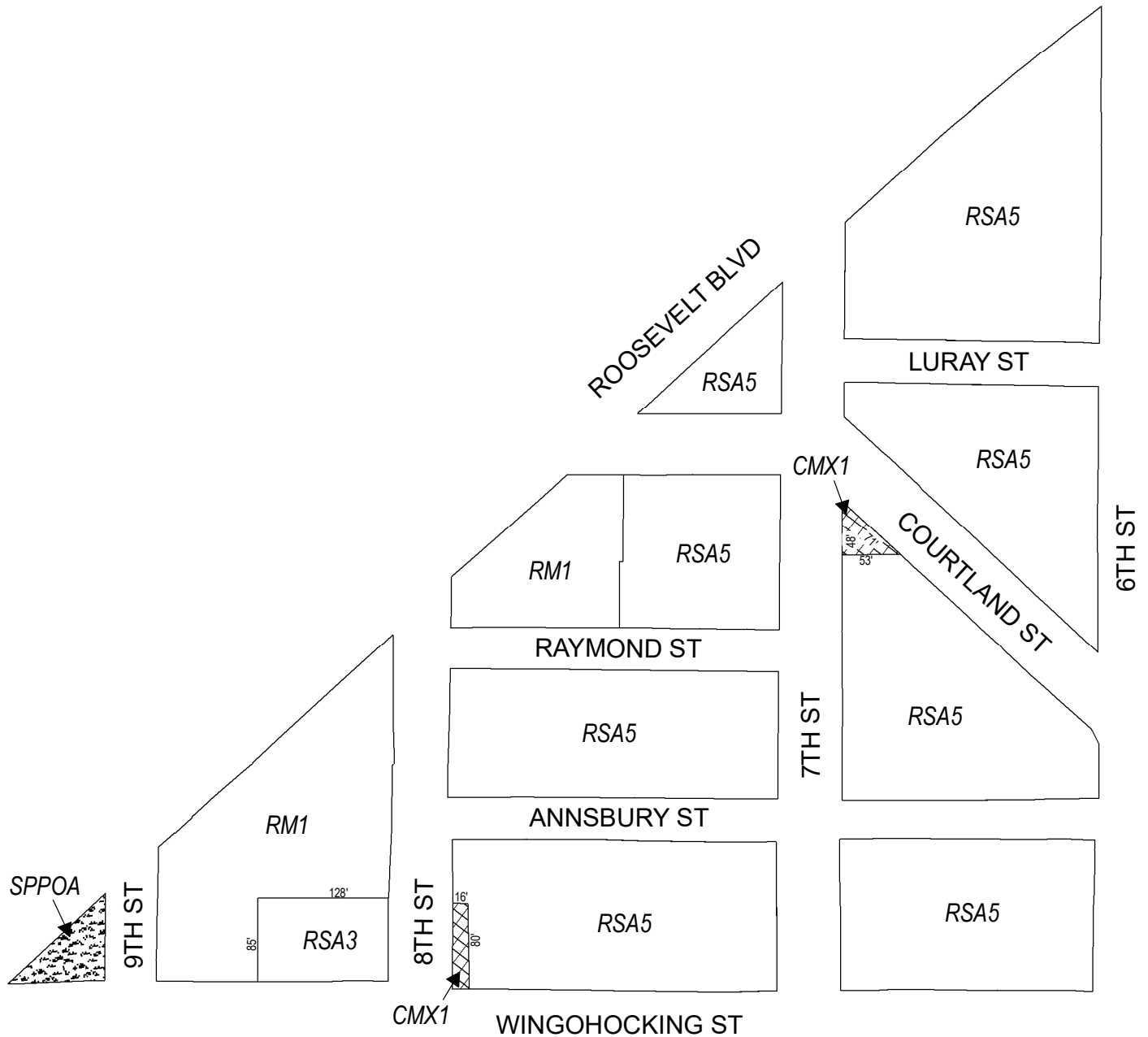


Zoning Districts

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



Map B1 Proposed Zoning



Zoning Districts



CMX-1, Commercial Mixed-Use



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





SP-PO-A, Parks and Open Space



Map B2 Proposed Zoning

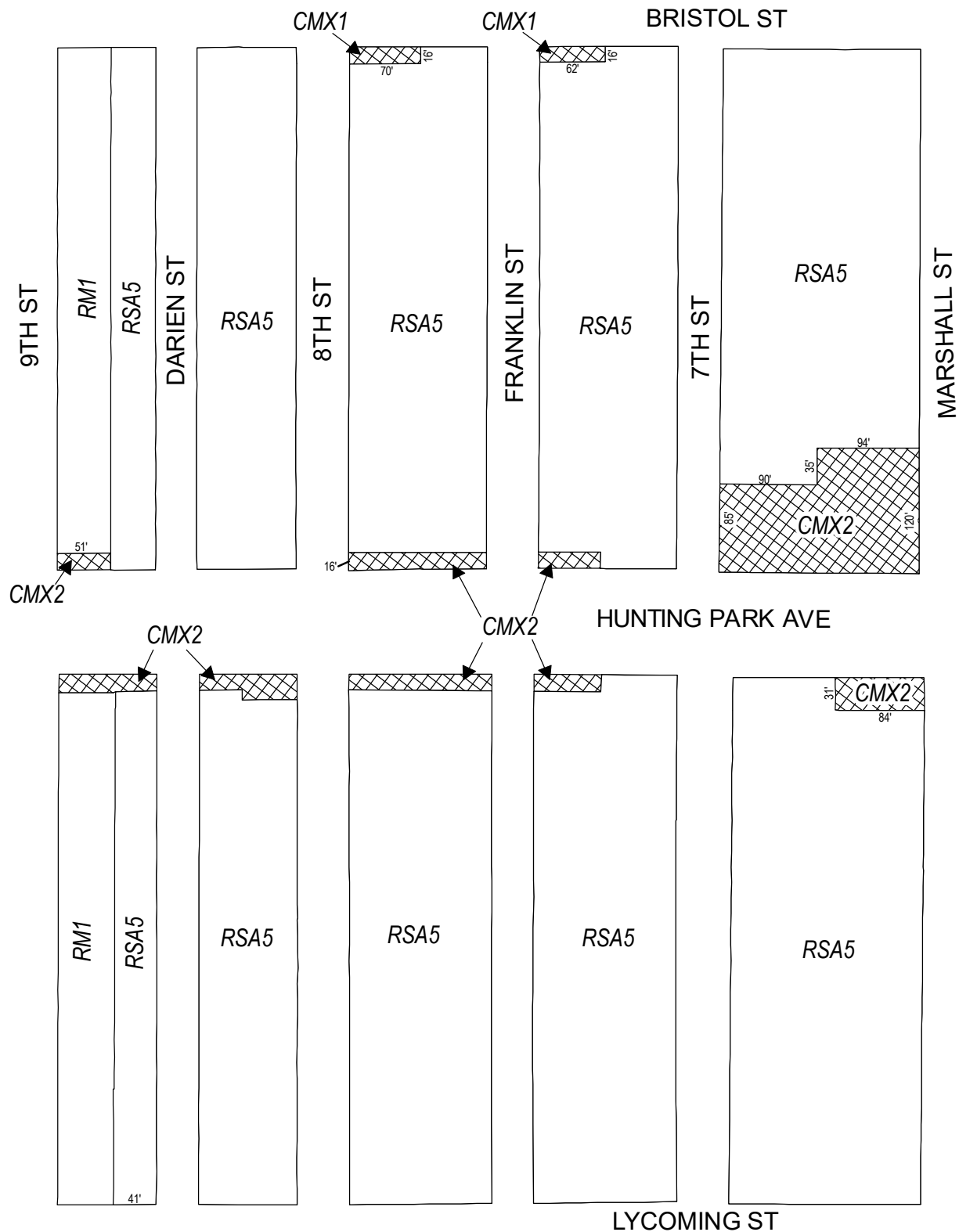


Zoning Districts

-  CMX-1/CMX-2, Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-3/RSA-5, Residential Single-Family Attached



Map B3 Proposed Zoning



Zoning Districts



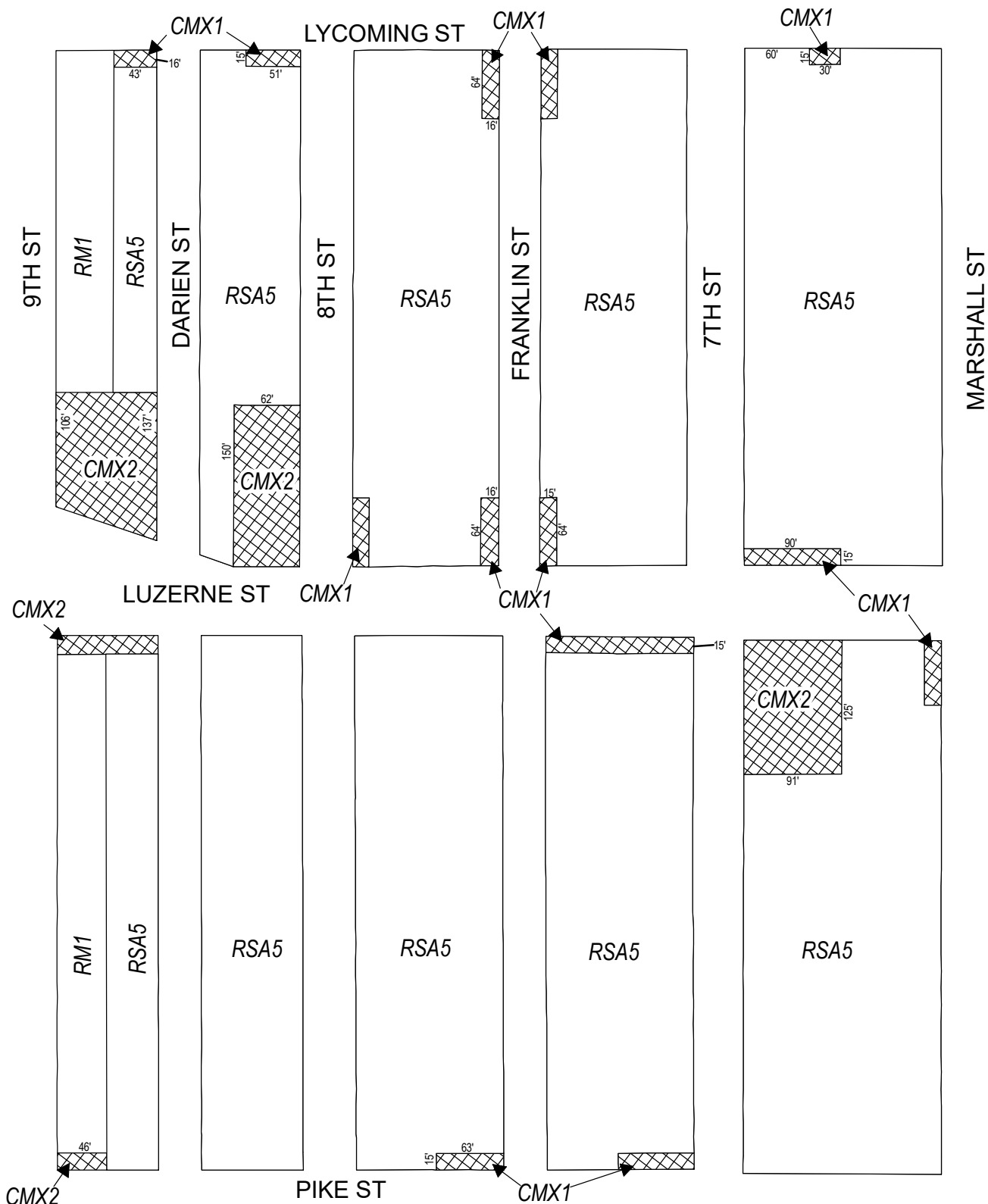
CMX-1/CMX-2, Commercial Mixed-Use



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



Map B4 Proposed Zoning



Zoning Districts



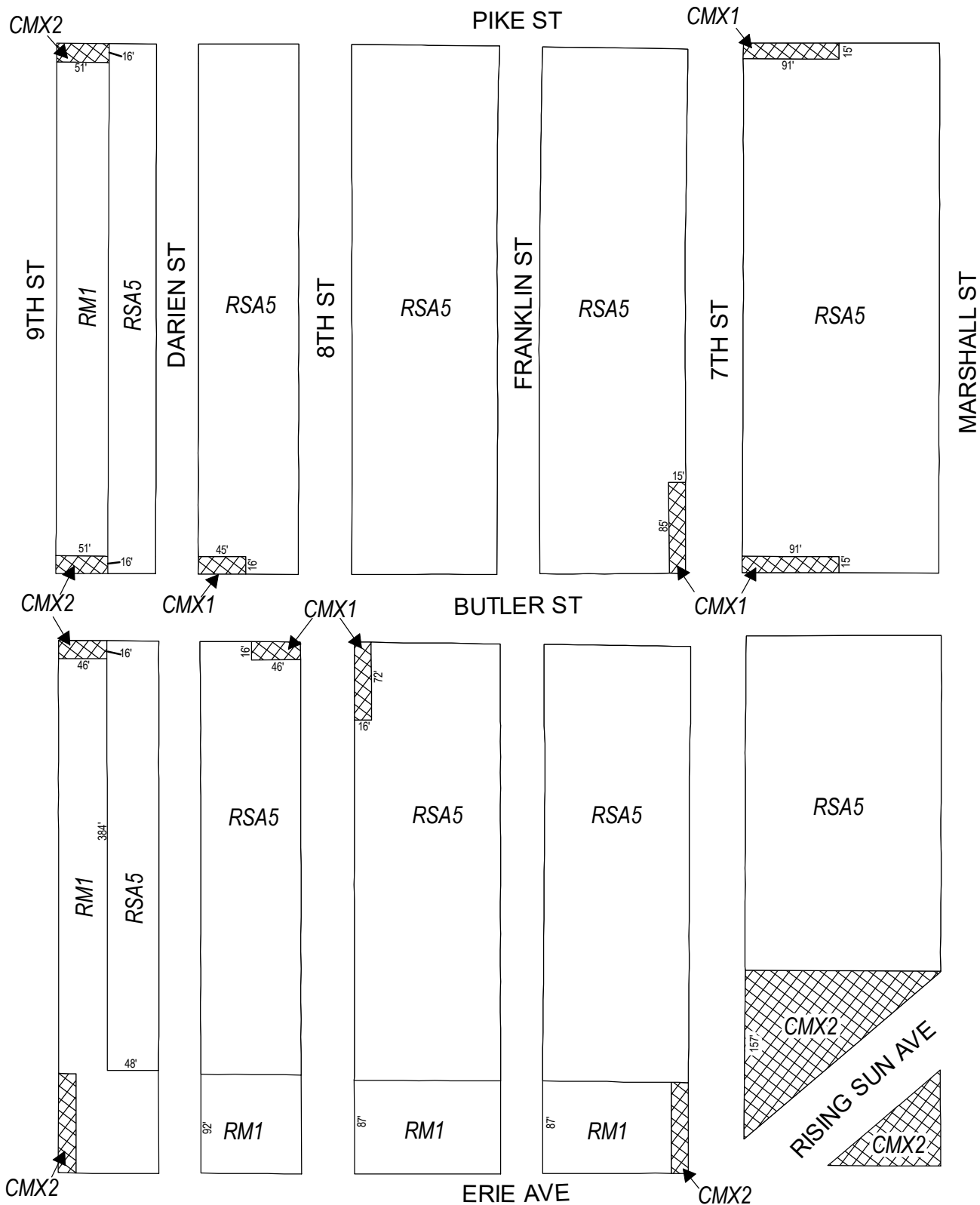
CMX-1/CMX-2, Commercial Mixed-Use



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



Map B5 Proposed Zoning



Zoning Districts



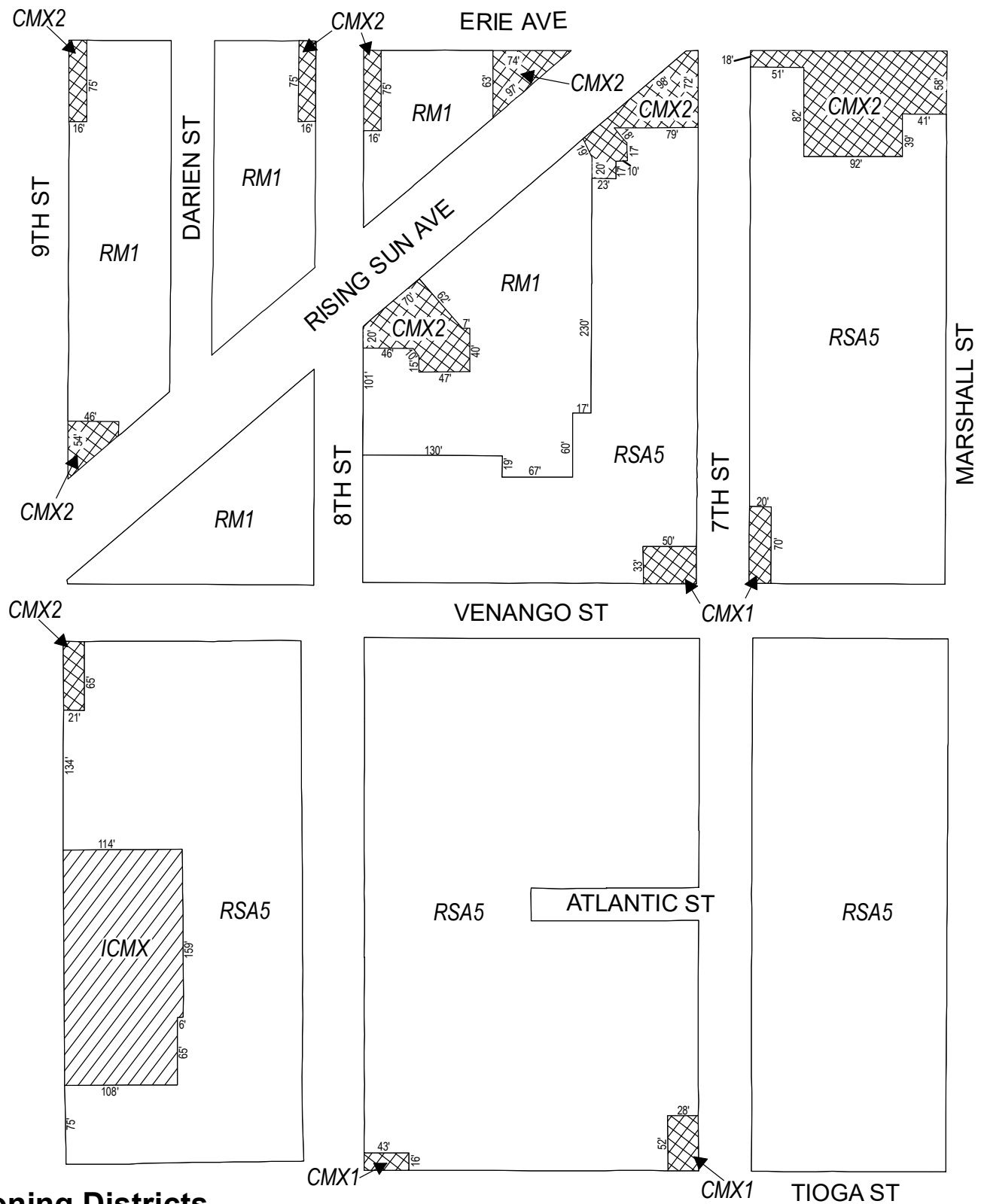
CMX-1/CMX-2, Commercial Mixed-Use



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



Map B6 Proposed Zoning



Zoning Districts



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



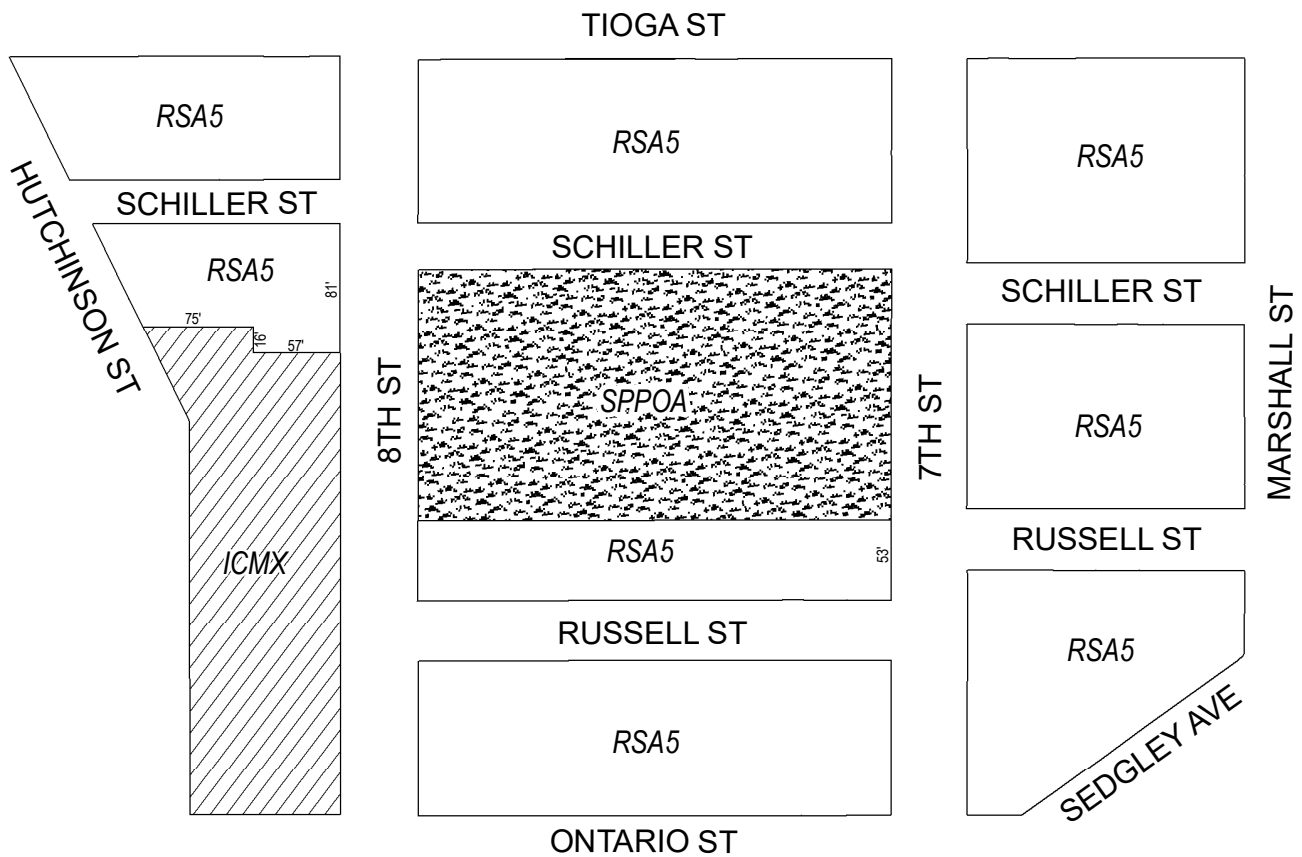
ICMX, Industrial Commercial Mixed-Use






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



Map B7 Proposed Zoning

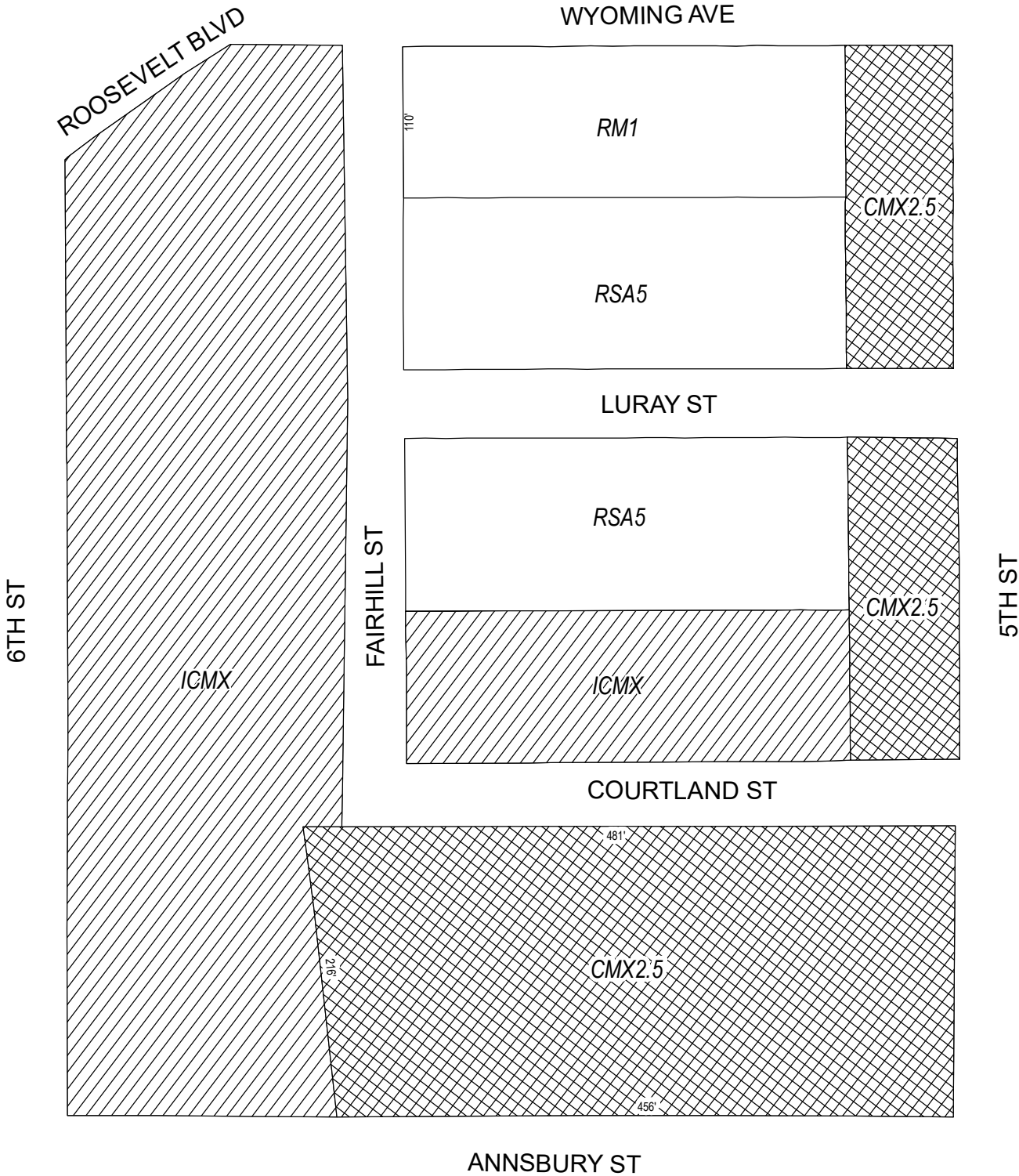


Zoning Districts




-  ICMX, Industrial Commercial Mixed-Use
-  RSA-5, Residential Single-Family Attached
-  SP-PO-A, Parks and Open Space



Map B8 Proposed Zoning

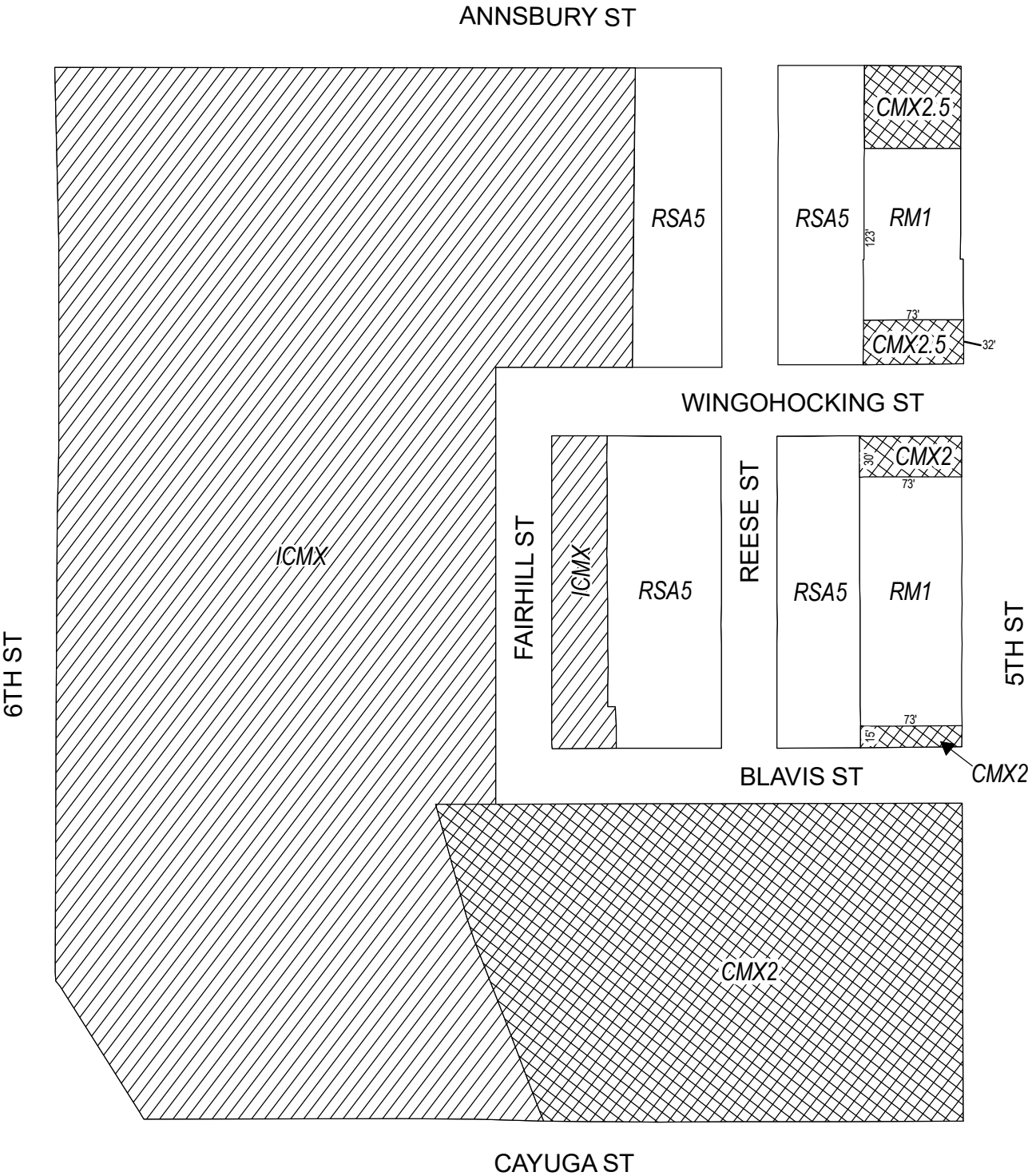


Zoning Districts




-  CMX-2.5, Commercial Mixed-Use
-  ICMX, Industrial Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map B9 Proposed Zoning

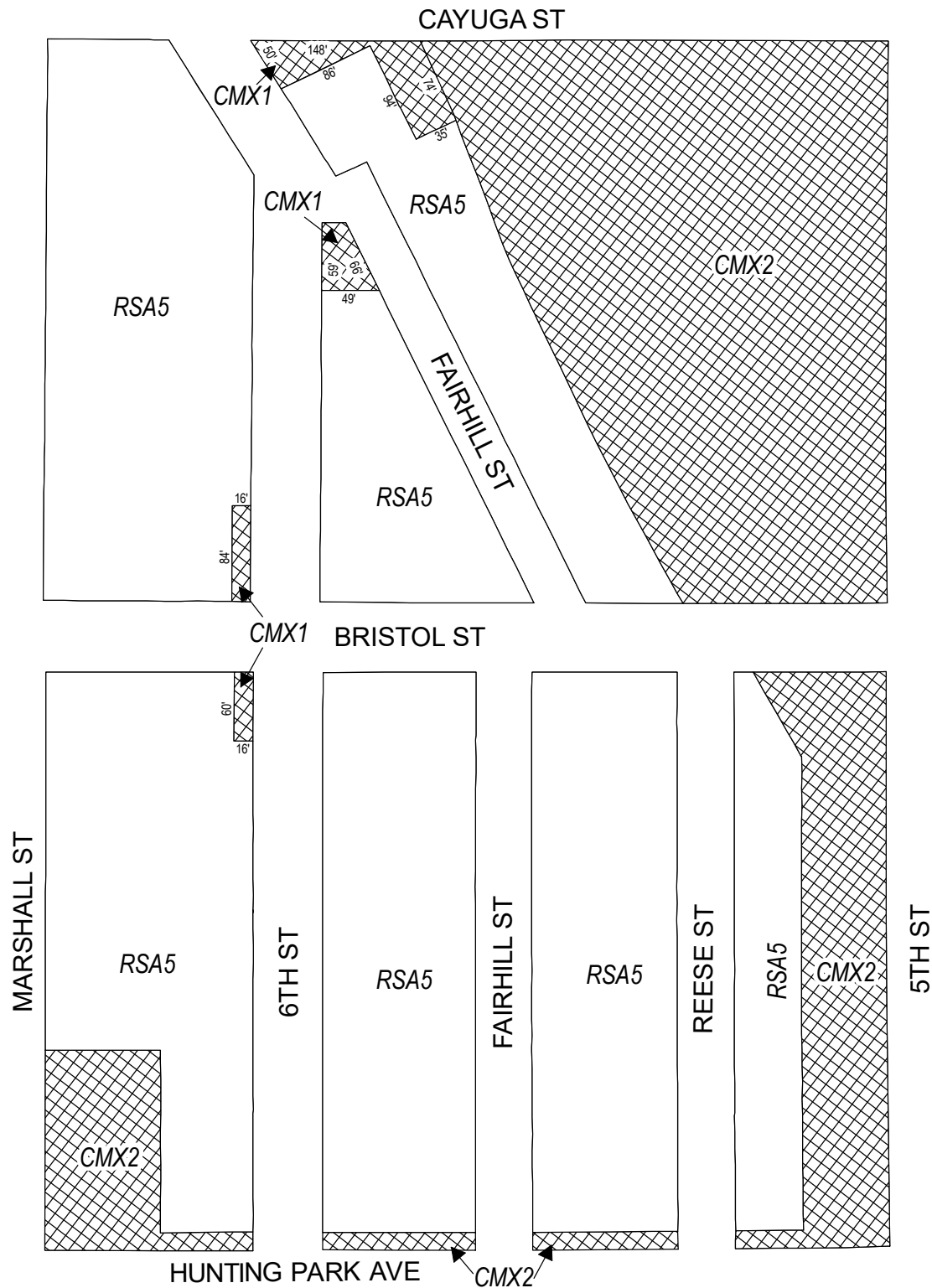


Zoning Districts



-  CMX-2/CMX-2.5, Commercial Mixed-Use
-  ICMX, Industrial Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map B10 Proposed Zoning

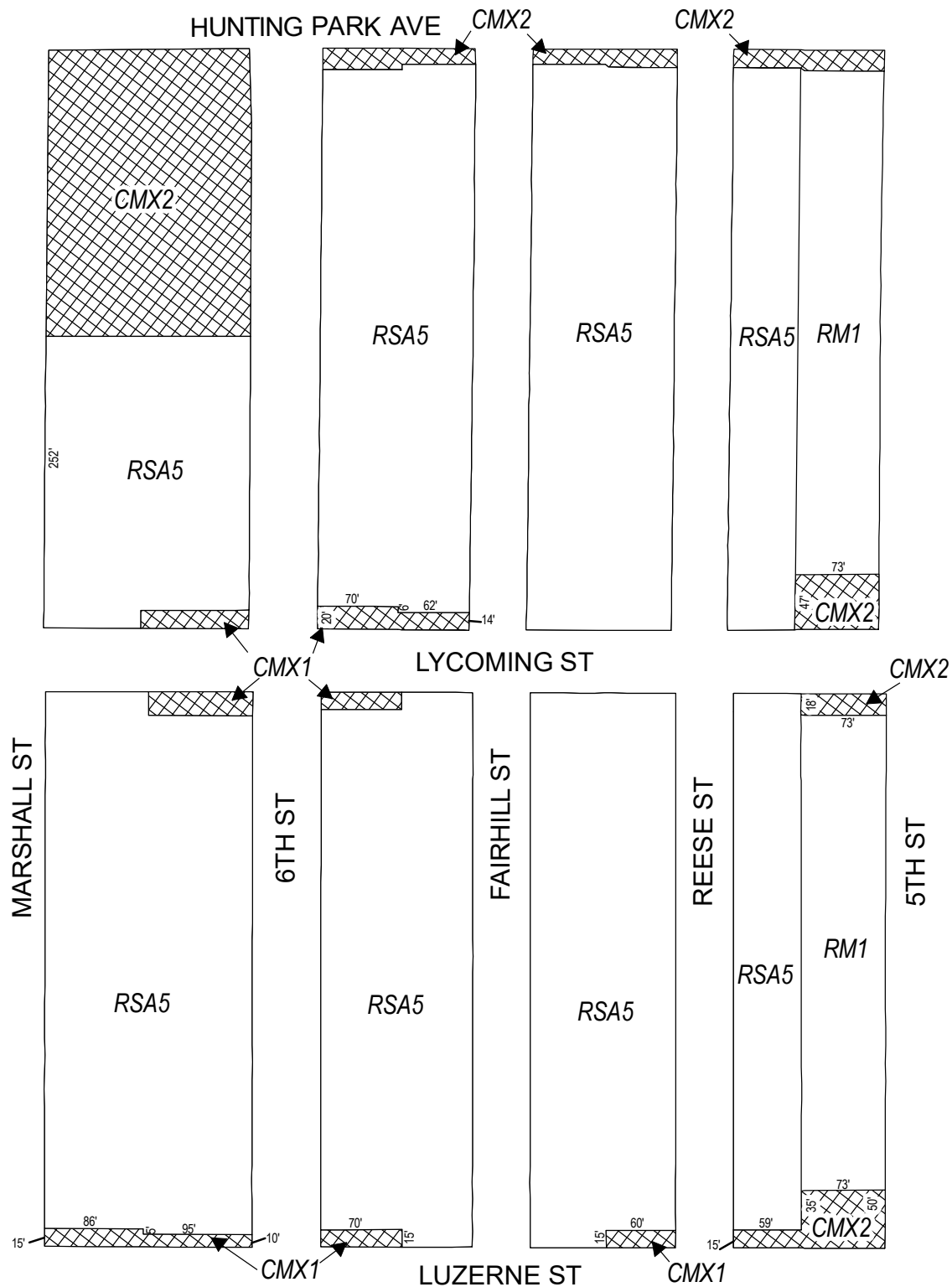


Zoning Districts



-  CMX-1/CMX-2, Commercial Mixed-Use
-  RSA-5, Residential Single-Family Attached



Map B11 Proposed Zoning

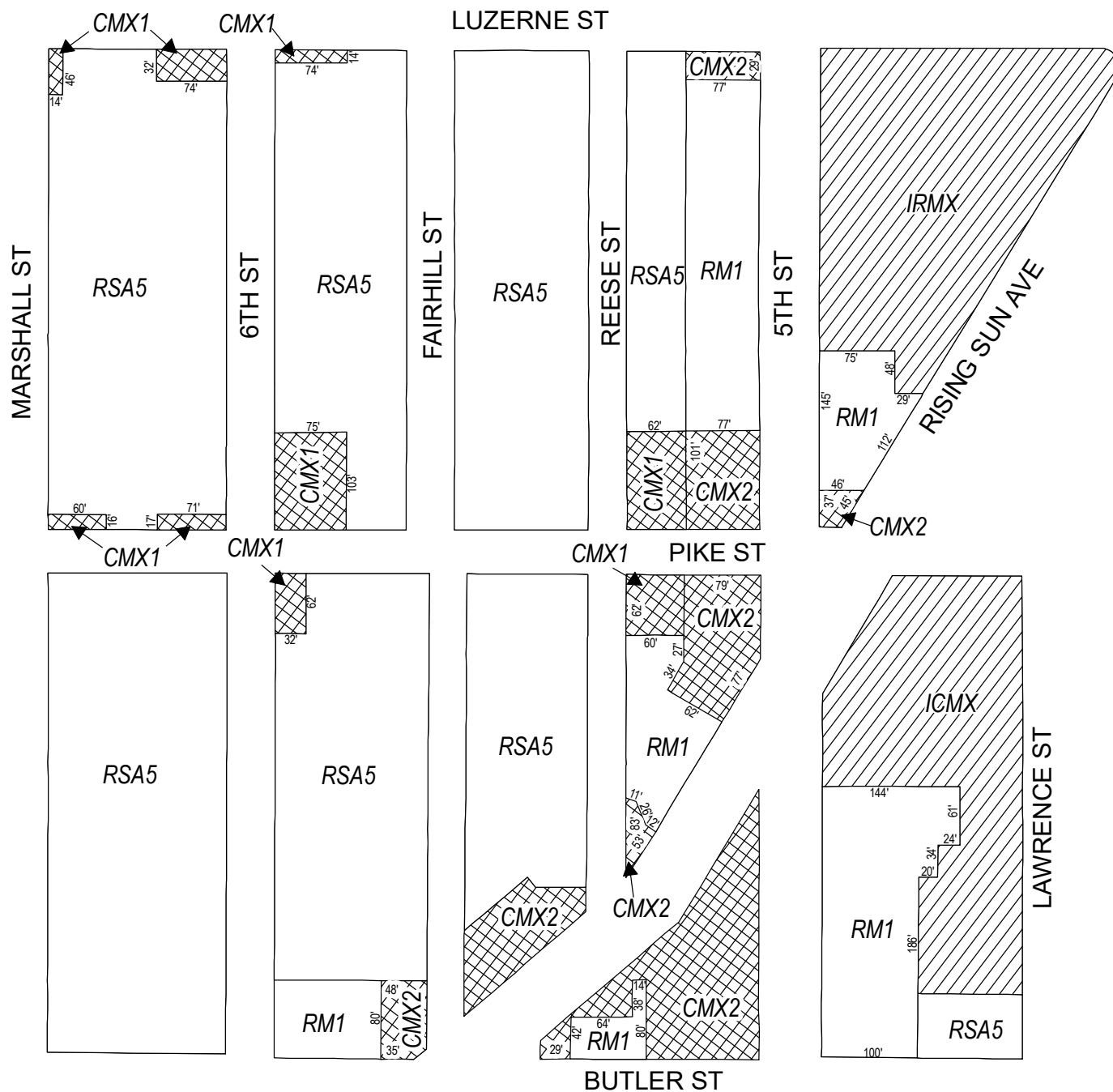


Zoning Districts




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



Map B12 Proposed Zoning

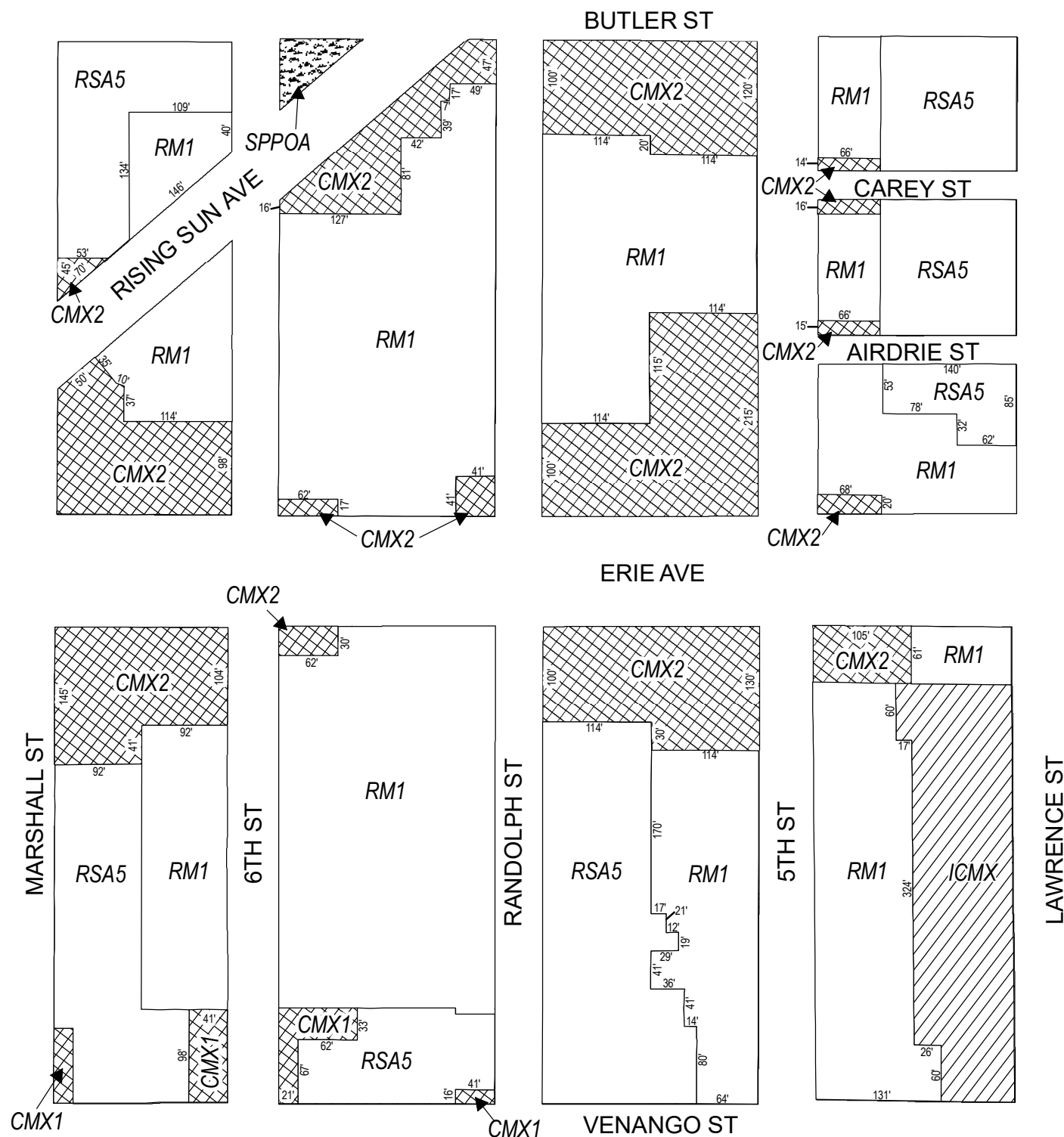


Zoning Districts





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



Map B13 Proposed Zoning

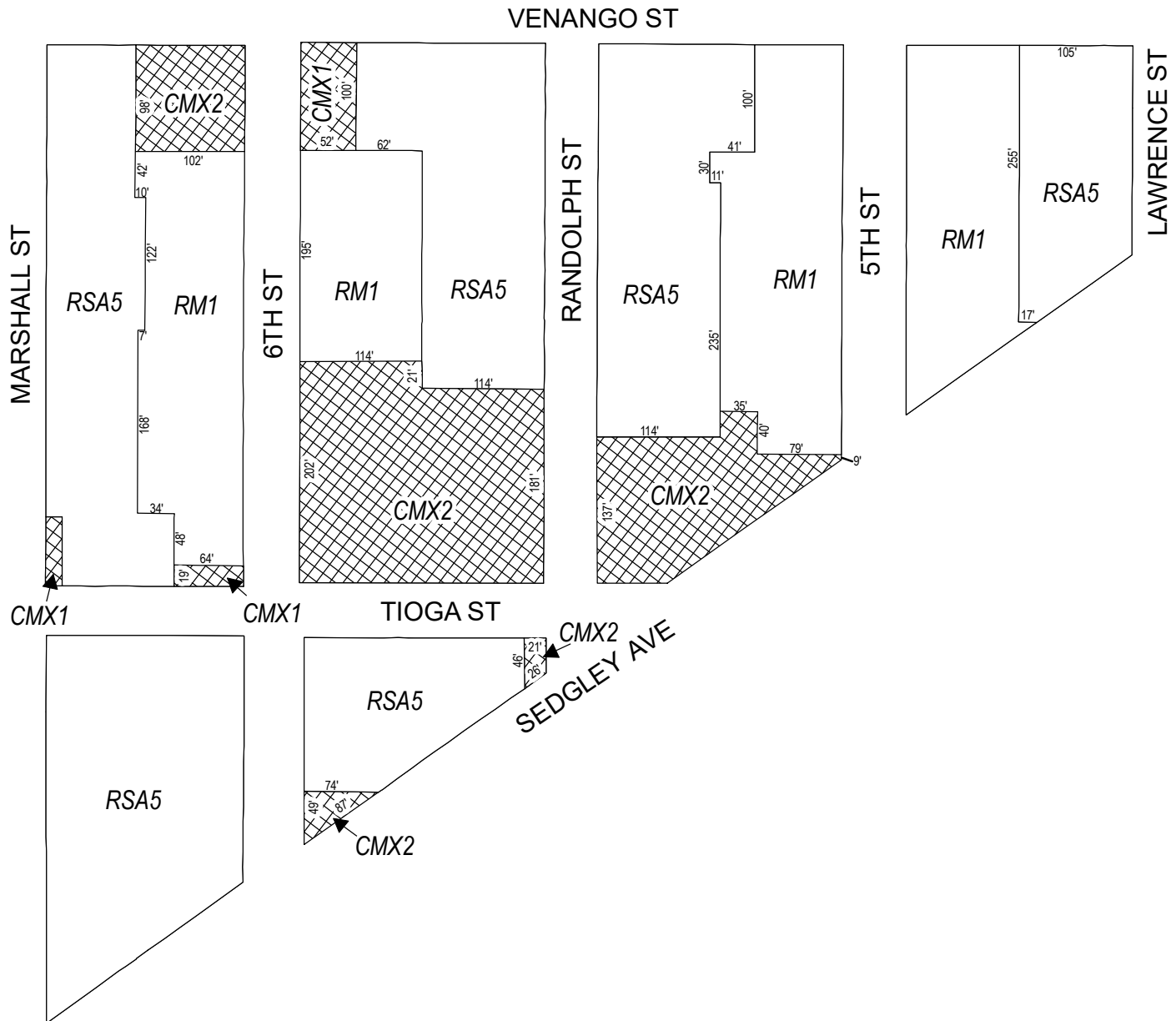


Zoning District

-  CMX-1/CMX-2, Commercial Mixed-Use
-  ICMX, Industrial Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached
-  SP-PO-A, Parks and Open Space



Map B14 Proposed Zoning



Zoning Districts



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

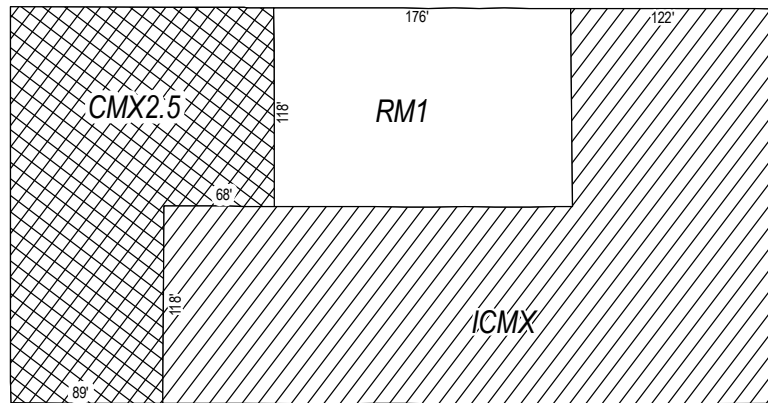


RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached

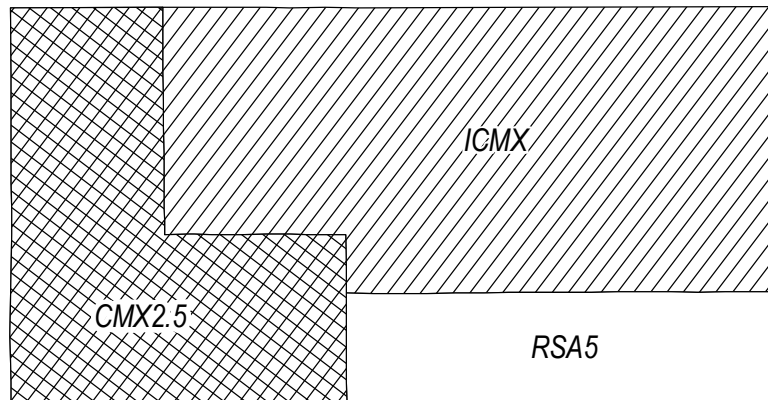


Map B15 Proposed Zoning

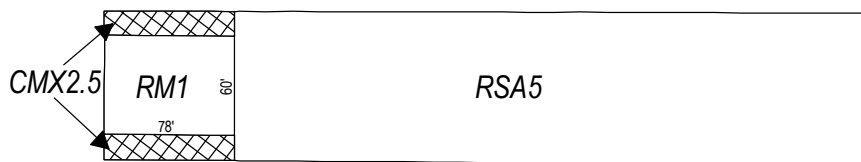
WYOMING AVE



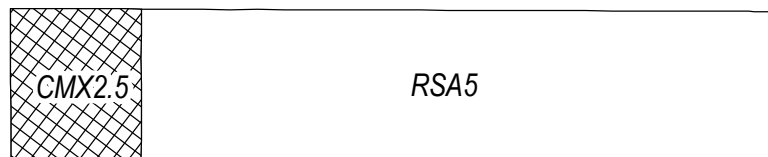
LURAY ST



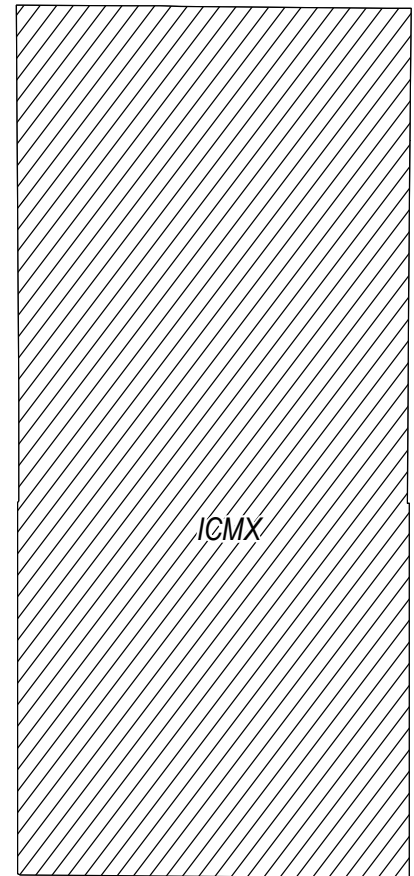
COURTLAND ST



RAYMOND ST



ANNSBURY ST



3RD ST



Zoning Districts



CMX-2.5, Commercial Mixed-Use



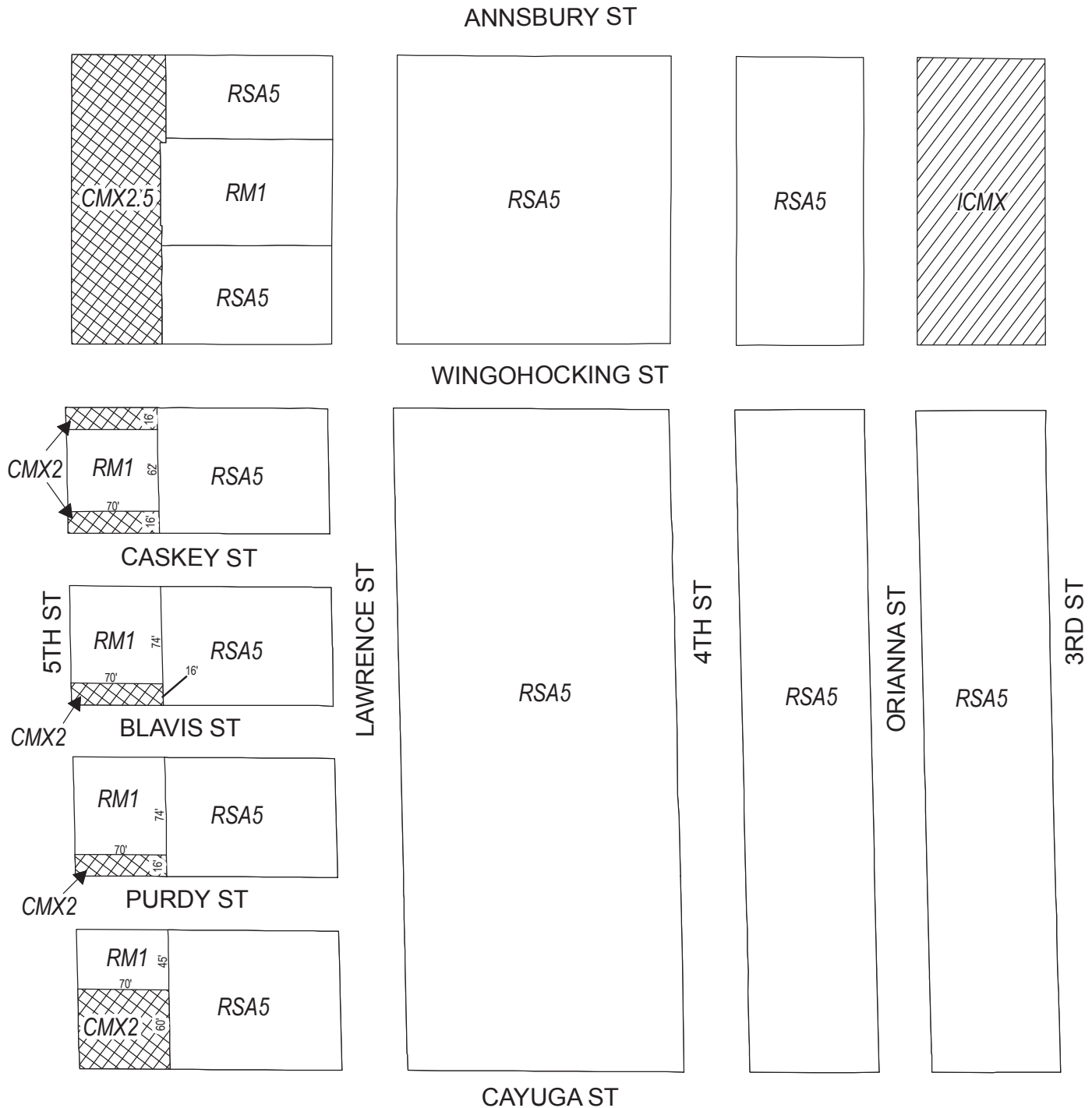
ICMX, Industrial Commercial Mixed-Use






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



Map B16 Proposed Zoning

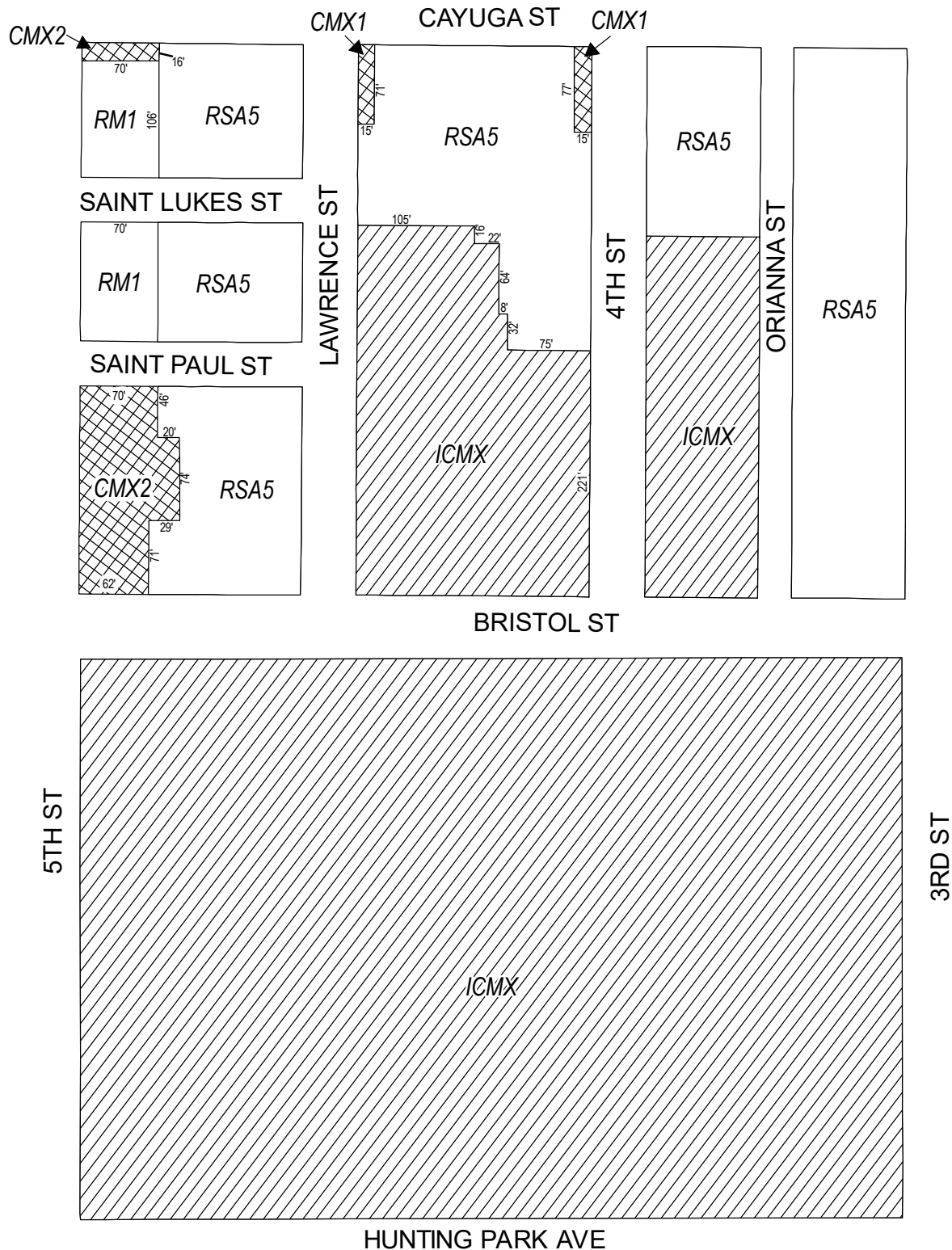


Zoning Districts

-  CMX-2/CMX-2.5, Commercial Mixed-Use
-  ICMX, Industrial Commercial Mixed-Use
-  RM-1, Residential Multi-Family; RSA-5, Residential Single-Family Attached



Map B17 Proposed Zoning



Zoning Districts



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



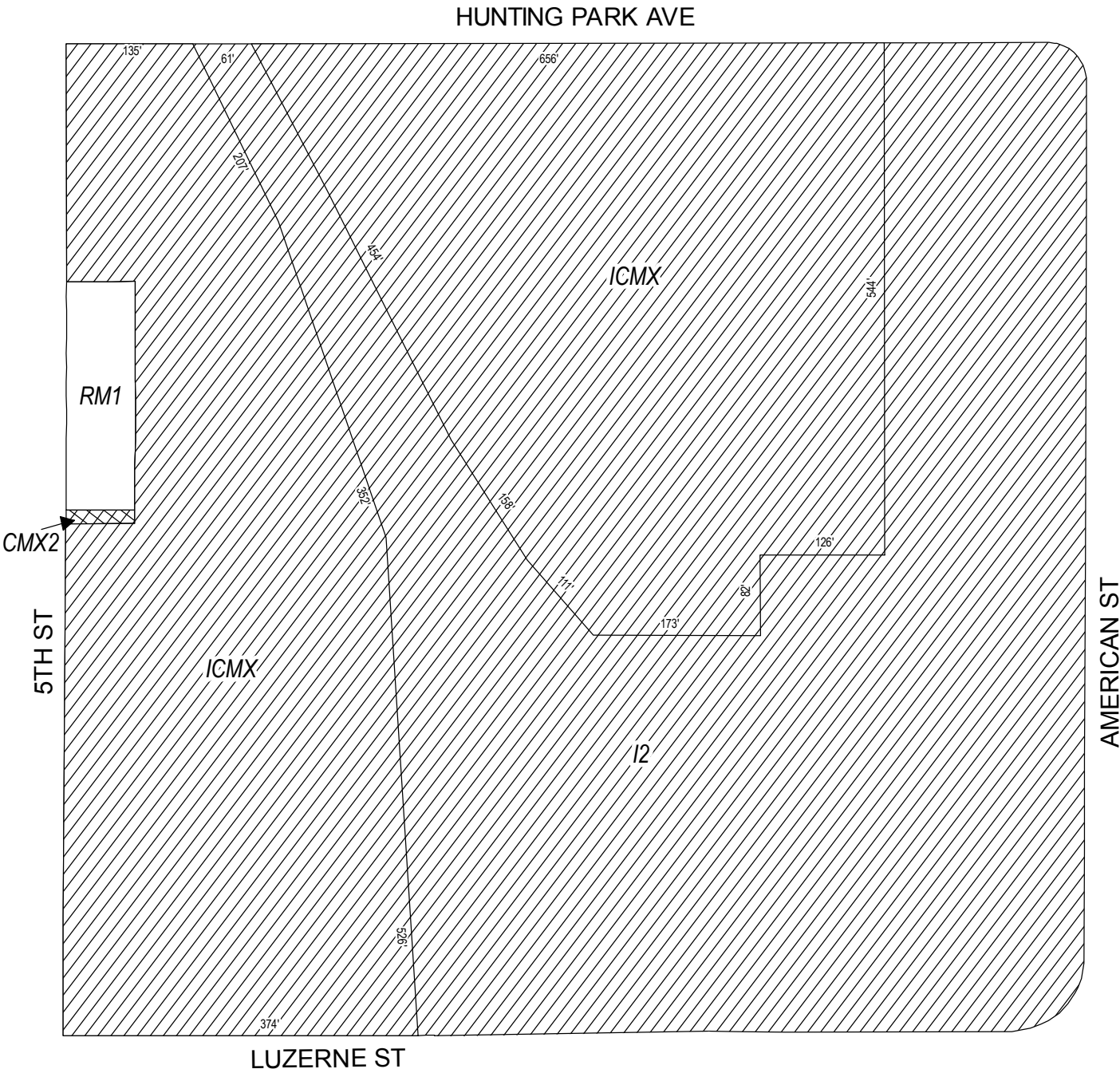
ICMX, Industrial Commercial Mixed-Use






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



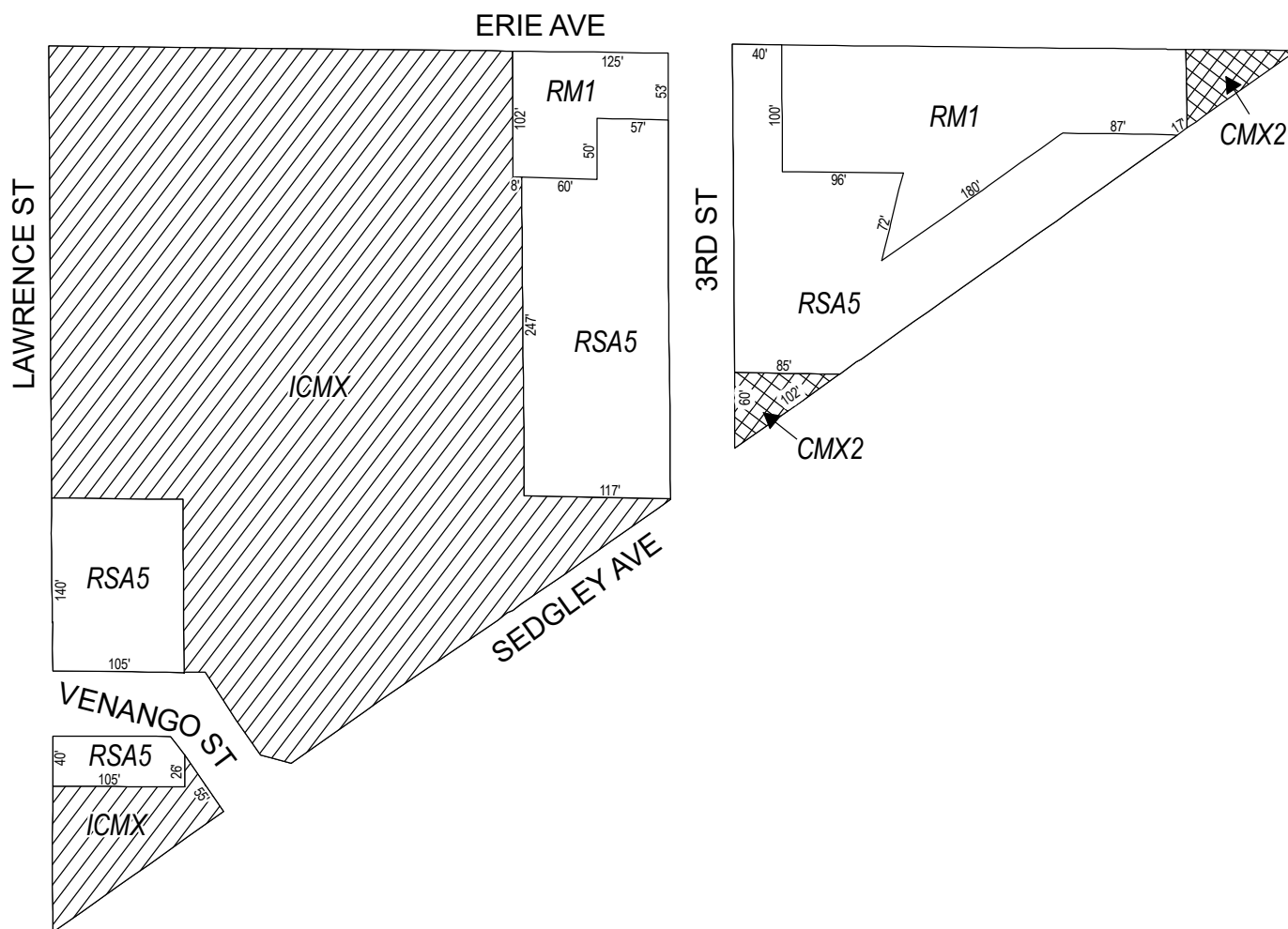
Map B18 Proposed Zoning



Zoning Districts

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

Map B19 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



City of Philadelphia

BILL NO. 181005-A, as amended continued