

JOURNAL OF THE CITY COUNCIL OF PHILADELPHIA



**Thursday, December 12, 2024**

PRESENT: 16 - Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson

ABSENT: 1 - Councilmember Brooks

Council met, a quorum being present.

Pastor Nick Christian of Phillpian Baptist Church, was introduced and offered an appropriate prayer.

COUNCILMEMBER BASS MOVED TO APPROVE THE JOURNAL

THE MOTION WAS DULY SECONDED AND AGREED TO.

**COMMUNICATIONS**

The Sergeant-at-Arms presented messages from the Mayor as follows:

Transmitting a message advising you that pursuant to Sections 4-604 and 2-307 of the Home Rule Charter, I am today transmitting to the Council the recommendation of the City Planning Commission on the following bills:

Bill No. 240966

Bill No. 240968

Bill No. 240969

Bill No. 240970

Bill No. 240971

Bill No. 240972

Bill No. 241054 - approval with amendments

Bill No. 241061

Bill No. 241062

Bill No. 241081

Bill No. 241083

(File No. 241143)

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THE COMMUNICATION WAS READ AND FILED.

**INTRODUCTION OF BILLS AND RESOLUTIONS**

Councilmember Jones Introduced and Referred the following Bill, Sponsored by Councilmember Jones:

**Bill No. 241131:** An Ordinance Amending Chapter 10-400 of The Philadelphia Code, entitled “Noise and Excessive Vibration,” by prohibiting the use of gasoline-powered leaf blowers, under certain terms and conditions.

THE BILL WAS REFERRED TO THE COMMITTEE ON PUBLIC SAFETY.

Councilmember Ahmad Introduced the following Bill, Sponsored by Councilmember Ahmad:

**Bill No. 241132:** An Ordinance Amending Title 21 of The Philadelphia Code, to add a new Chapter entitled “Empowering Communities for Cultural Preservation and Community Controlled Development” and thereby defining the boundaries of the Chinatown Growth Initiative area; providing for and establishing the procedure for a Right of First Refusal for a land trust managed and operated by the Philadelphia Chinatown Development Corporation with regard to certain publicly owned properties within the Chinatown Growth Initiative area; identifying certain properties subject to the Right of First Refusal; establishing use and stewardship requirements for properties the land trust acquires; and authorizing the City to implement and enforce the requirements of the Chapter, all under certain terms and conditions.

Councilmember Phillips Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Phillips:

**Resolution No. 241133:** Resolution Recognizing January 2025 as National Mentoring Month and honoring the contributions of Philadelphia’s mentoring organizations.

Councilmember Gilmore Richardson Introduced and Ordered Placed On Next Week's Final Passage Calendar the following Resolution for Council President Johnson, Sponsored by Councilmembers Gilmore Richardson, Phillips, Gauthier, Thomas, Jones, Landau, Lozada, Young, Harrity, O'Rourke, Driscoll, O'Neill, Squilla, Bass and Ahmad:

**Resolution No. 241134:** Resolution Renaming the 1500 block of South 17th Street “Carl Vann Wilson Way” in honor of Deacon Carl Vann Wilson Sr. for his extraordinary leadership, entrepreneurship, and unwavering commitment to his Church and community.

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Councilmember Gilmore Richardson Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Gilmore Richardson:

**Resolution No. 241135:** Resolution Recognizing, honoring, and congratulating Phi Beta Sigma Fraternity, Incorporated on its 111th Founders' Day.

Councilmember Gilmore Richardson Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Gilmore Richardson:

**Resolution No. 241136:** Resolution Recognizing, honoring and congratulating Zeta Phi Beta Sorority, Incorporated on its 105th Founders' Day.

Councilmember Gauthier Introduced and Ordered Placed On Next Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Gauthier:

**Resolution No. 241137:** Resolution Also naming the 3900 block of Haverford Avenue between Lancaster Avenue and 40th Street, "Rev. Dr. Martin Luther King, Jr. Triangle" to commemorate the location of his 1965 Freedom Now Rally.

Councilmember Thomas Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Thomas:

**Resolution No. 241138:** Resolution Honoring the life and legacy of Isabella "Izzy" Fitzgerald, a lifelong advocate and former State Representative in the 203rd House District of Pennsylvania

Councilmember Jones Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Jones:

**Resolution No. 241139:** Resolution Honoring and Recognizing Officer Bernard "Bernie" Turner, Badge #4544, for his exemplary service in light of his retirement from the Philadelphia Police Department.

Councilmember Harrity Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution for Council President Johnson, Sponsored by Councilmembers Harrity, Phillips, Gilmore Richardson, Gauthier, Thomas, Jones, Landau, Lozada, Young, Brooks, O'Rourke, Driscoll, O'Neill, Squilla, Bass and Ahmad:

**Resolution No. 241140:** Resolution Honoring the extraordinary legacy and groundbreaking achievements of Richard Anthony "Dick" Allen, a Philadelphia Phillies legend and trailblazing African American baseball player, as he receives his long-overdue induction into the National Baseball Hall of Fame, Class of 2025.

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Councilmember O'Rourke Introduced and Ordered Placed on This Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember O'Rourke:

**Resolution No. 241141:** Resolution Recognizing November 2024 as “American Diabetes Month” in support of those battling the disease and acknowledging the structural conditions that lead to disparities in affected populations and available care.

Councilmember Driscoll Introduced and Ordered Placed On Next Week's Final Passage Calendar the following Resolution, Sponsored by Councilmember Driscoll:

**Resolution No. 241142:** Resolution Urging the Federal Aviation Administration to investigate and further regulate the use of unmanned aircraft systems, known as drones, over private property after an increase of unidentified drone use in the greater Philadelphia area.

## REPORTS FROM COMMITTEES

### COMMITTEE OF THE WHOLE

**Bill No. 240966:** An Ordinance To grant the necessary authorizations for the City to help facilitate development, construction, and operation of a new arena for the Philadelphia 76ers professional basketball team and for other uses, including authorizing the Commissioner of Public Property and such other City officials as may be appropriate, on behalf of the City, to enter into the following agreements and take the following actions: (1) acquire fee simple title to all or portions of 1001-1025 Filbert Street, 1001-1019 Market Street, and 1025 Market Street (together, the “Market and Filbert Street Properties”); (2) acquire fee simple title to other parcels of land, aerial areas and subsurface areas in the vicinity of the Market and Filbert Street Properties including, without limitation, those areas reverting to the City or other parties in connection with the striking of certain aerial portions of Tenth Street between Market Street and Filbert Street (the “Additional Properties”) and certain other nearby parcels and areas; (3) enter into a ground lease agreement (the “Lease”) with the Philadelphia Authority for Industrial Development (“PAID”) under which the City would lease to PAID all or a portion of the Market and Filbert Street Properties and the Additional Properties, if any, and other parcels and subsurface areas the City now owns in the vicinity of those properties, all of which collectively would constitute the “Arena Site”; (4) join in or consent to a sublease and development agreement (the “Sublease”) between PAID and either CBL Arena LLC (“ArenaCo”), an entity affiliated with the Philadelphia 76ers, L.P. (the “76ers”), or another entity affiliated with the 76ers, under which ArenaCo or other 76ers related entity would sublease the

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Arena Site and cause an arena to be constructed on it, including a multi-purpose sports and entertainment facility and ancillary, accessory, and related amenities, improvements, and infrastructure (the “Arena”) and agree to other related conditions; (5) upon the expiration or termination of the Sublease or other circumstances set forth in the Sublease, convey fee simple title to the Arena Site to PAID for disposition to ArenaCo; (6) grant, accept, amend, relocate and extinguish easements, agreements, conditions, covenants and restrictions encumbering or benefitting the Arena Site and any City owned property adjacent to the Arena Site for the benefit of the Arena Site to facilitate construction and operation of the Arena; (7) enter into a direct operating covenants agreement among the 76ers, PAID and the City, under which the 76ers agree to play substantially all of their regular season and playoff home games in the Arena; and (8) take all actions necessary and appropriate to accomplish the intent and purpose of this Ordinance; all under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240966.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY’S FIRST READING CALENDAR.

**Bill No. 240967:** An Ordinance Authorizing and approving the execution and delivery of a Service Agreement between The City of Philadelphia and the Philadelphia Authority for Industrial Development relating to the provision by the Philadelphia Authority for Industrial Development of certain project-related services to promote, among other things, the growth and expansion of business, commerce and tourism within The City of Philadelphia in connection with the development of a multipurpose sports and entertainment facility, including an arena to accommodate National Basketball Association games, and family entertainment, community, retail and other uses; authorizing and approving the obligation of The City of Philadelphia to pay in full when due the Service Fee and other amounts payable under the Service Agreement and covenanting to make necessary appropriations for such purposes; and authorizing City officials to take necessary or appropriate actions to accomplish the intent and purpose of the ordinance, all under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240967.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY’S FIRST READING CALENDAR.

**Bill No. 240968:** An Ordinance Authorizing the revision of lines and grades on a portion of City Plan No. 307 by striking from the City Plan and vacating Filbert Street

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from 10th Street to 11th Street, under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240968.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**Bill No. 240969:** An Ordinance Authorizing the revision of lines and grades on a portion of City Plan No. 307 by striking from the City Plan and vacating certain aerial portions of Tenth Street between Market Street and Filbert Street, under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240969.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**Bill No. 240970:** An Ordinance Authorizing CBL Arena, LLC. and its successor(s) in interest to construct, own, and maintain various right of way encroachments in the vicinity of 1001-19 Market Street, 1025 Market Street and 1001-25 Filbert Street, Philadelphia, PA 19107, under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240970.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**Bill No. 240971:** An Ordinance Amending Title 14 of the Philadelphia Code, entitled Zoning and Planning, by amending certain definitions relating to signs; creating an "Arena Area" within the "/CTR, Center City Overlay District" overlay; and making related changes, including a master plan requirement and changes to accessory sign controls; all in connection with zoning rules for a proposed arena in Center City; and approving a master plan for the Arena Area; all under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240971.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**Bill No. 240972:** An Ordinance Amending Title 14 of the Philadelphia Code, entitled "Zoning and Planning," by revising certain provisions of section 14-906, entitled "Market Street East Sign Regulations," all under certain terms and conditions.

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COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240972.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**Bill No. 240973:** An Ordinance Approving the amendment of a neighborhood improvement district in the area generally bounded by, and including, 11th Street to the West, Filbert Street to the North, 8th Street to the East and Market Street to the South, with the exception of certain condominium units at 801 Market Street Condominium not included in the District, known as the Gallery Neighborhood Improvement District, to remove certain portions of such property generally bounded by Filbert Street on the north, 10th Street on the east, 11th Street on the west, and Market Street on the south from such District in accordance with the provisions of the Community and Economic Improvement Act, and under certain terms and conditions.

COUNCILMEMBER GILMORE RICHARDSON MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 240973.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**Resolution No. 240888:** Resolution Appointing Rick Carrion to the Board of Directors of the City Avenue Special Services District.

THE RESOLUTION WAS FAVORABLY RECOMMENDED - RULES SUSPENDED; ORDERED PLACED ON THIS DAY'S FINAL PASSAGE CALENDAR.

**Resolution No. 240889:** Resolution Reappointing Howard Wurzak to the Board of Directors of the City Avenue Special Services District.

THE RESOLUTION WAS FAVORABLY RECOMMENDED - RULES SUSPENDED; ORDERED PLACED ON THIS DAY'S FINAL PASSAGE CALENDAR.

**Resolution No. 240986:** Resolution Appointing Gary Brandeis to the Board of Directors of the City Avenue Special Services District of Philadelphia and Lower Merion.

THE RESOLUTION WAS FAVORABLY RECOMMENDED - RULES SUSPENDED; ORDERED PLACED ON THIS DAY'S FINAL PASSAGE CALENDAR.

**COMMITTEE ON APPROPRIATIONS**

**Bill No. 241084:** An Ordinance Authorizing transfers in appropriations for Fiscal Year 2024 from the General Fund from certain or all City offices, departments, boards and commissions, the Water Fund from certain or all City offices, departments, boards and

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commissions, the Grants Revenue Fund from certain or all City offices, departments, boards and commissions, and the Transportation Fund from certain or all City offices, departments, boards and commissions, to the General Fund to certain or all City offices, departments, boards and commissions, to the Water Fund to certain or all City offices, departments, boards and commissions and to the Transportation Fund to certain or all City offices, departments, boards and commissions.

COUNCILMEMBER SQUILLA MOVED TO SUSPEND THE RULES OF THE COUNCIL SO AS TO PERMIT CONSIDERATION THIS DAY OF BILL NO. 241084.

THE MOTION WAS DULY SECONDED AND AGREED TO.

THE BILL WAS ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR.

**CONSIDERATION OF THE CALENDAR**

**BILLS ON FIRST READING**

**Bill No. 240966, as amended:** An Ordinance To grant the necessary authorizations for the City to help facilitate development, construction, and operation of a new arena for the Philadelphia 76ers professional basketball team and for other uses, including authorizing the Commissioner of Public Property and such other City officials as may be appropriate, on behalf of the City, to enter into the following agreements and take the following actions: (1) acquire fee simple title to all or portions of 1001-1025 Filbert Street, 1001-1019 Market Street, and 1025 Market Street (together, the "Market and Filbert Street Properties"); (2) acquire fee simple title to other parcels of land, aerial areas and subsurface areas in the vicinity of the Market and Filbert Street Properties including, without limitation, those areas reverting to the City or other parties in connection with the striking of certain aerial portions of Tenth Street between Market Street and Filbert Street (the "Additional Properties") and certain other nearby parcels and areas; (3) enter into a ground lease agreement (the "Lease") with the Philadelphia Authority for Industrial Development ("PAID") under which the City would lease to PAID all or a portion of the Market and Filbert Street Properties and the Additional Properties, if any, and other parcels and subsurface areas the City now owns in the vicinity of those properties, all of which collectively would constitute the "Arena Site"; (4) join in or consent to a sublease and development agreement (the "Sublease") between PAID and either CBL Arena LLC ("ArenaCo"), an entity affiliated with the Philadelphia 76ers, L.P. (the "76ers"), or another entity affiliated with the 76ers, under which ArenaCo or other 76ers related entity would sublease the Arena Site and cause an arena to be constructed on it, including a multi-purpose sports and entertainment facility and ancillary, accessory, and related amenities, improvements, and infrastructure (the "Arena") and agree to other related conditions;



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(5) upon the expiration or termination of the Sublease or other circumstances set forth in the Sublease, convey fee simple title to the Arena Site to PAID for disposition to ArenaCo; (6) grant, accept, amend, relocate and extinguish easements, agreements, conditions, covenants and restrictions encumbering or benefitting the Arena Site and any City owned property adjacent to the Arena Site for the benefit of the Arena Site to facilitate construction and operation of the Arena; (7) enter into a direct operating covenants agreement among the 76ers, PAID and the City, under which the 76ers agree to play substantially all of their regular season and playoff home games in the Arena; and (8) take all actions necessary and appropriate to accomplish the intent and purpose of this Ordinance; all under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 240967:** An Ordinance Authorizing and approving the execution and delivery of a Service Agreement between The City of Philadelphia and the Philadelphia Authority for Industrial Development relating to the provision by the Philadelphia Authority for Industrial Development of certain project-related services to promote, among other things, the growth and expansion of business, commerce and tourism within The City of Philadelphia in connection with the development of a multipurpose sports and entertainment facility, including an arena to accommodate National Basketball Association games, and family entertainment, community, retail and other uses; authorizing and approving the obligation of The City of Philadelphia to pay in full when due the Service Fee and other amounts payable under the Service Agreement and covenanting to make necessary appropriations for such purposes; and authorizing City officials to take necessary or appropriate actions to accomplish the intent and purpose of the ordinance, all under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 240968:** An Ordinance Authorizing the revision of lines and grades on a portion of City Plan No. 307 by striking from the City Plan and vacating Filbert Street from 10th Street to 11th Street, under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 240969:** An Ordinance Authorizing the revision of lines and grades on a portion of City Plan No. 307 by striking from the City Plan and vacating certain aerial portions of Tenth Street between Market Street and Filbert Street, under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

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**Bill No. 240970:** An Ordinance Authorizing CBL Arena, LLC. and its successor(s) in interest to construct, own, and maintain various right of way encroachments in the vicinity of 1001-19 Market Street, 1025 Market Street and 1001-25 Filbert Street, Philadelphia, PA 19107, under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 240971:** An Ordinance Amending Title 14 of the Philadelphia Code, entitled Zoning and Planning, by amending certain definitions relating to signs; creating an "Arena Area" within the "/CTR, Center City Overlay District" overlay; and making related changes, including a master plan requirement and changes to accessory sign controls; all in connection with zoning rules for a proposed arena in Center City; and approving a master plan for the Arena Area; all under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 240972:** An Ordinance Amending Title 14 of the Philadelphia Code, entitled "Zoning and Planning," by revising certain provisions of section 14-906, entitled "Market Street East Sign Regulations," all under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 240973:** An Ordinance Approving the amendment of a neighborhood improvement district in the area generally bounded by, and including, 11th Street to the West, Filbert Street to the North, 8th Street to the East and Market Street to the South, with the exception of certain condominium units at 801 Market Street Condominium not included in the District, known as the Gallery Neighborhood Improvement District, to remove certain portions of such property generally bounded by Filbert Street on the north, 10th Street on the east, 11th Street on the west, and Market Street on the south from such District in accordance with the provisions of the Community and Economic Improvement Act, and under certain terms and conditions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**Bill No. 241084:** An Ordinance Authorizing transfers in appropriations for Fiscal Year 2024 from the General Fund from certain or all City offices, departments, boards and commissions, the Water Fund from certain or all City offices, departments, boards and commissions, the Grants Revenue Fund from certain or all City offices, departments, boards and commissions, and the Transportation Fund from certain or all City offices, departments, boards and commissions, to the General Fund to certain or all City offices, departments, boards and commissions, to the Water Fund to certain or all City

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offices, departments, boards and commissions and to the Transportation Fund to certain or all City offices, departments, boards and commissions.

THE BILL WAS READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR.

**PUBLIC COMMENT**

Eleanor Turi 240665  
Gabrielle Gibson 241121  
Brittini Frisby 241121  
Tamyra Thomas 241121  
Jeremy Blatstein 241059  
Queen Judith Robinson 241097  
Kate Perez 240427  
Augusta DiRosato 240963  
Paul Birdsong 240966  
David Jenkins 240963  
Jonathan Geeting 241125  
Salvatore Sandone 241121  
Phillip Lockett 240834  
Sakae Kikichi 240963  
Amanda Bossard 240612  
Jenny Zhang 240963  
Emily Goddard 240963  
Sergio Sea 240963  
Jake Rouse 240963  
Ogbonna Hagins 240427  
Peri Law 240963  
John Chin 240963  
Wick Savage 240963  
Matt Schuck 240963  
Sultan Smalley 240963  
Madalyn Smith 240963  
Michael Paio Ximil 240963

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Cooper Kidd 240963

Vivian Chang 240963

Rahmeen Fleet 240963

Nadeerah Griffin 240963

Grisel Garante 240963

SEE NOTES OF TESTIMONY FOR FULL COMMENT FROM STATED MEETING OF THURSDAY,  
DECEMBER 12, 2024.

**Please note that this is an in-person meeting, and it is open to the public. This meeting may also be viewed on Xfinity Channel 64, Fios Channel 40 or <http://phlcouncil.com/watch-city-council/>**

**Public comment will be received in-person regarding those matters printed on the agenda on the following pages. Speakers interested in participating in public comment at this meeting may call 215-686-3406 by no later than 3 p.m. the day before the meeting and they must submit the following information:**

- **Full name (including proper pronunciation and spelling)**
- **Identify the bill number or resolution number that will be addressed**
- **State whether you support or oppose that particular bill or resolution**
  - **Telephone number where you can be reached**

**Speakers may also sign-up to participate in public comment on the day of the meeting in Room 400, City Hall. Speakers who submitted the above information within the required time frame will be added to the list. Speakers will have up to three minutes to speak; the Council President, however, reserves the right based on circumstances to establish a different time limit. The Council President may also limit testimony where repetitious comments are offered on an agenda item.**

**ORDER OF BUSINESS IN A COUNCIL SESSION**

**Note: Some items do not occur at every session:**

**Invocation.**

**Approval of the journal of the preceding meeting.**

**Requests by Councilmembers for permission to be absent from  
the session.**

**Reading of communications from the Mayor.**

**Introduction of bills and resolutions (to be referred to  
appropriate Committees of Council).**

**Reports from Committees of Council.**

**Special business.**

**Bills on first reading.**

**Public comment on bills and resolutions on the Second  
Reading and Final Passage Calendars - titles are printed below.**

**Bills that Council passed but that need to be returned by the  
Mayor for reconsideration.**

**Consideration of bills and resolutions on the Second Reading  
and Final Passage Calendars.**

**Bills and resolutions on the Suspension Calendar.**

**Speeches by Councilmembers.**

**BILLS AND RESOLUTIONS ON FINAL PASSAGE**

**Resolution No. 240834-A:** Resolution Proposing an amendment to the Philadelphia Home Rule Charter to provide for the creation of the Philadelphia Prison Community Oversight Board and the Office of Prison Oversight and providing for the submission of the amendment to the electors of Philadelphia.

THE RESOLUTION WAS AMENDED.

Councilmember Jones called up:

**Resolution No. 240888:** Resolution Appointing Rick Carrion to the Board of Directors of the City Avenue Special Services District.

THE RESOLUTION WAS ADOPTED.

Councilmember Jones called up:

**Resolution No. 240889:** Resolution Reappointing Howard Wurzak to the Board of Directors of the City Avenue Special Services District.

THE RESOLUTION WAS ADOPTED.

Councilmember Jones called up:

**Resolution No. 240986:** Resolution Appointing Gary Brandeis to the Board of Directors of the City Avenue Special Services District of Philadelphia and Lower Merion.

THE RESOLUTION WAS ADOPTED.

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Councilmember Jones called up:

**Resolution No. 241117:** Resolution Honoring and congratulating Crystal Tann, a beloved colleague and employee, for her tenure as a valued staff member in the office of Councilmember Curtis Jones Jr., upon her retirement.

THE RESOLUTION WAS ADOPTED.

Councilmember Young called up:

**Resolution No. 241120:** Resolution Thanking Governor Josh Shapiro for flexing \$153 million in federal highway funds to SEPTA.

THE RESOLUTION WAS ADOPTED.

Councilmember Young called up:

**Resolution No. 241121:** Resolution Calling on the Department of Licenses and Inspections to halt any potential demolition plans to the iconic Joe Frazier's Gym on North Broad Street; and calling on the City of Philadelphia, the Commonwealth of Pennsylvania, the Preservation Alliance for Greater Philadelphia, and all other associated parties to identify alternative uses for Joe Frazier's Gym.

THE RESOLUTION WAS ADOPTED.

Councilmember Young called up:

**Resolution No. 241122:** Resolution Thanking SEPTA for expanding its high fare gate pilot program to combat fare evasion by installing 100 full length fare gates at nine SEPTA stations across the City of Philadelphia.

THE RESOLUTION WAS ADOPTED.

Councilmember O'Rourke called up:

**Resolution No. 241123:** Resolution Calling on the Pennsylvania Attorney General to investigate building code requirements affecting community-based housing and to provide strategies to ensure equitable, inclusive, and accessible housing for people with disabilities.

THE RESOLUTION WAS ADOPTED.

Councilmember O'Rourke called up:

**Resolution No. 241125:** Resolution Urging Pennsylvania State Senate Republicans

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and Senate Democrats to write and pass bipartisan legislation that will provide necessary funding for SEPTA.

THE RESOLUTION WAS ADOPTED.

Councilmember Driscoll called up:

**Resolution No. 241126:** Resolution Approving the re-appointment of Debra McCarty to the Philadelphia Water, Sewer and Storm Water Rate Board.

THE RESOLUTION WAS ADOPTED.

**BILLS AND RESOLUTIONS ON SECOND READING AND FINAL  
PASSAGE**

**Bill No. 240964-A, as amended:** An Ordinance Authorizing the City of Philadelphia to organize an authority to be known as The Arena Services District Authority, pursuant to the terms of the Pennsylvania Municipality Authorities Act, all under certain terms and conditions.

THE BILL WAS AMENDED.

**Bill No. 240612:** An Ordinance Continuing the Fishtown Kensington Area Business Improvement District (“District”), in the area that generally includes both sides of Frankford Avenue from the west side of Delaware Avenue to the southwest side of Lehigh Avenue, both sides of North Front Street from the north side of Poplar Street to the south side of Diamond Street, both sides of East Girard Avenue from Frankford Avenue continuing to the west side of East Berks Street, the north side of West Girard Avenue from Frankford Avenue to North 2nd Street, and the south side of West Girard Avenue from Frankford Avenue to Howard Street, and certain blocks of streets that intersect portions of these streets; approving an extension of the boundaries of the District to include North Front Street from Montgomery Street to Diamond Street, East Girard Avenue from East Fletcher Street to East Berks Street, and the north side of West Girard Avenue from Front Street to North 2nd Street; continuing the Fishtown Kensington Area Business Improvement District, Inc., a Pennsylvania non-profit corporation, as the neighborhood improvement district management association for the District; approving a plan for and report concerning the District; authorizing the Director of Commerce, on behalf of the City, to execute an agreement with the Fishtown Kensington Area Business Improvement District, Inc. relating to the District; and re-authorizing the Fishtown Kensington Area Business Improvement District, Inc. to assess property owners within the District a special property assessment fee to be used in accordance with the approved plan; all in accordance with the provisions of the Community and Economic Improvement Act, and under certain terms and conditions.



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THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 240871, as amended:** An Ordinance To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Broad Street, Medary Avenue, Park Avenue and Godfrey Avenue.

THE BILL WAS READ AND PASSED.

**Bill No. 241054, as amended:** An Ordinance Amending Section 14-520 of The Philadelphia Code, entitled “/NDO, Ninth District Overlay District,” by reorganizing existing requirements and requiring Special Exceptions for certain uses in designated areas, all under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241055:** An Ordinance To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Packer Avenue, Seventh Street, Pattison Avenue, and Darien Street. To amend Title 14 of The Philadelphia Code by adding Section 14-541 entitled “/PAK, Packer Avenue Overlay District and making other related changes, all under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

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*Nays: 0*

**Bill No. 241058:** An Ordinance To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Oxford Street, Cadwallader Street, Jefferson Street, Germantown Avenue, and 4th Street.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241059:** An Ordinance To amend the Philadelphia Zoning Maps by changing the zoning designations of certain areas of land located within an area bounded by Erie Avenue, 9th Street, Hutchinson Street, Ontario Street, Sedgley Street, 6th Street, Glenwood Avenue, and Broad Street

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241062-A:** An Ordinance Amending Section 14-500 of The Philadelphia Code, entitled "Overlay Zoning Districts," by amending Section 14-502, entitled "CTR/Center City Overlay District and 14-702, Floor Area, Height, and Dwelling Unit Density Bonuses, and creating Section 14-542, entitled "PCH, Philadelphia Chinatown Overlay District," and making related changes all under certain terms and conditions.

THE BILL WAS AMENDED.

**Bill No. 241025:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to convey to the Philadelphia Housing Authority, all or part of a parcel or parcels of land containing approximately 23,595 square feet, located in and about the area bounded by Market Street, 39th Street, Ludlow Street and 40th Street, under certain terms and conditions.

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THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241029:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City, to acquire fee simple title or a lesser real estate interest by purchase, dedication, donation, condemnation, agreement in lieu of condemnation, or otherwise, in and to all or portions of certain parcels of land located along the west bank of the Schuylkill River in and around an area generally bounded by South 58th Street, as extended to the bulkhead line of the west bank of the Schuylkill River; South 61st Street; and West Passyunk Avenue for public park, recreation, and transportation purposes under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241031:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to enter into a sublease agreement with the Philadelphia Municipal Authority, for use by the City of a portion of the premises located at 1 S. Broad Street, Philadelphia, Pennsylvania, under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

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**Bill No. 241050:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to enter into various lease and sublease agreements with various landlords and tenants, for use by the City of all or a portion of various premises located at 1835 South Broad Street, 6000 Woodland Avenue, 4029 Market Street, 5610 Lancaster Avenue, 2301 North Broad Street, 6420 Frankford Avenue, 2739 North 5th Street, 5361-91 Chew Avenue, 6233 North Broad Street, and 1619 Grant Avenue, all under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241051:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to acquire fee simple title or a lesser real estate interest by purchase, dedication, donation, condemnation, agreement in lieu of condemnation, or otherwise, in and to all or portions of a certain parcel of land known as 923 W. Butler Street, under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241052:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to enter into a sublease agreement with the Philadelphia Municipal Authority, for use by the City of a portion of the premises located at 1600-26 John F. Kennedy Boulevard, Philadelphia, Pennsylvania, under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

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*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241053:** An Ordinance Authorizing the Commissioner of Public Property, on behalf of the City of Philadelphia, to enter into a sublease agreement with the Philadelphia Municipal Authority, for use by the City of a portion of the premises located at 30 S. 15th Street, Philadelphia, Pennsylvania, under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241061:** An Ordinance Authorizing the revision of lines and grades on a portion of City Plan Nos. 383, 384, 385, and 386 by relocating portions of the houselines and curblines of Southampton Road from The Roosevelt Boulevard to points northwestwardly therefrom, relocating portions of the easterly houseline and the curblines of Southampton-Byberry Road from The Roosevelt Boulevard to points southeastwardly and southwardly therefrom, and relocating portions of the curblines of The Roosevelt Boulevard from Southampton and Southampton-Byberry Roads to the Philadelphia-Bucks County Line, all under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 241063, as amended:** An Ordinance Amending Title 12 of The Philadelphia Code, entitled "Traffic Code," to create smart loading zones and a camera-based enforcement systems for designated parking violations, revise the procedures for identifying and handling stolen vehicles prior to towing, amend the parking violations subject to towing, and make related technical changes, all under certain terms and

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conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 240430:** An Ordinance Amending various provisions of The Philadelphia Code to authorize revisions of various fees by regulation, including license and permit fees under Subcode "A" (The Philadelphia Administrative Code; license fees for food establishments under Title 6 (Health Code); license and permits under Title 9 (Regulation of Businesses, Trades and Professions); license under Section 10-722 (Use of Dumpsters); license under Section 11-610 (Construction Equipment); and license under Chapter 19-600 (Amusement Tax); all under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

**Bill No. 240932:** An Ordinance Amending Chapter 9-4100 of The Philadelphia Code, entitled "Promoting Healthy Families and Workplaces," to modify the manner in which certain leave benefits are administered during a pandemic or epidemic, and making technical changes, all under certain terms and conditions.

THE BILL WAS READ AND PASSED.

*The Ayes and Nays were as follows:*

*Absent: 1 Councilmember Brooks*

*Ayes: 16 Councilmembers Bass, Driscoll, Gauthier, Gilmore Richardson, Harrity, Jones, Lozada, O'Neill, Phillips, Squilla, Thomas, Ahmad, Landau, O'Rourke, Young and Council President Johnson*

*Nays: 0*

## RESOLUTIONS

Councilmember Phillips called up:

**Resolution No. 241133:** Resolution Recognizing January 2025 as National Mentoring Month and honoring the contributions of Philadelphia’s mentoring organizations.

THE RESOLUTION WAS ADOPTED.

Councilmember Gilmore Richardson called up:

**Resolution No. 241135:** Resolution Recognizing, honoring, and congratulating Phi Beta Sigma Fraternity, Incorporated on its 111th Founders’ Day.

THE RESOLUTION WAS ADOPTED.

Councilmember Gilmore Richardson called up:

**Resolution No. 241136:** Resolution Recognizing, honoring and congratulating Zeta Phi Beta Sorority, Incorporated on its 105th Founders’ Day.

THE RESOLUTION WAS ADOPTED.

Councilmember Thomas called up:

**Resolution No. 241138:** Resolution Honoring the life and legacy of Isabella “Izzy” Fitzgerald, a lifelong advocate and former State Representative in the 203rd House District of Pennsylvania

THE RESOLUTION WAS ADOPTED.

Councilmember Jones called up:

**Resolution No. 241139:** Resolution Honoring and Recognizing Officer Bernard “Bernie” Turner, Badge #4544, for his exemplary service in light of his retirement from the Philadelphia Police Department.

THE RESOLUTION WAS ADOPTED.

Councilmember Harrity called up:

**Resolution No. 241140:** Resolution Honoring the extraordinary legacy and groundbreaking achievements of Richard Anthony "Dick" Allen, a Philadelphia Phillies legend and trailblazing African American baseball player, as he receives his

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long-overdue induction into the National Baseball Hall of Fame, Class of 2025.

THE RESOLUTION WAS ADOPTED.

Councilmember O'Rourke called up:

**Resolution No. 241141:** Resolution Recognizing November 2024 as “American Diabetes Month” in support of those battling the disease and acknowledging the structural conditions that lead to disparities in affected populations and available care.

THE RESOLUTION WAS ADOPTED.

**SPEECHES**

Councilmember O'Rourke, Councilmember Phillips, Councilmember Ahmad, Councilmember Lozada, Councilmember Thomas, Gauthier, Councilmember Young, and Councilmember Gilmore Richardson.

SEE NOTES OF TESTIMONY FROM STATED MEETING OF THURSDAY, DECEMBER 12, 2024.

**ADJOURNMENT**

COUNCILMEMBER THOMAS MOVED TO ADJOURN

THE MOTION WAS DULY SECONDED AND AGREED TO.