



City of Philadelphia

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

Legislation Text

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Approving the redevelopment contract and disposition supplement of the Redevelopment Authority of the City of Philadelphia for the redevelopment and urban renewal of a portion of the North Philadelphia Redevelopment Area, identified by respective house numbers and street addresses as 3636 North Percy street, 1235 Westmoreland street and 3654 and 3644 North Eleventh street; authorizing the Redevelopment Authority to execute the redevelopment contract with Philadelphia Housing Development Corporation and to take such action as may be necessary to effectuate the redevelopment contract and disposition supplement.

WHEREAS, In accordance with the provisions of the Urban Redevelopment Law, being the Act of May 24, 1945, P.L. 991, as amended and supplemented, the City Planning Commission of the City of Philadelphia (hereinafter "Commission") has on November 26, 1968, certified the North Philadelphia Redevelopment Area as a redevelopment area; and

WHEREAS, The Commission has completed a detailed redevelopment area plan for the North Philadelphia Redevelopment Area dated November 26, 1968, as amended; and

WHEREAS, The Redevelopment Authority has prepared a redevelopment contract for a portion of the North Philadelphia Redevelopment Area, identified by respective house numbers and street addresses as 3636 North Percy street, 1235 Westmoreland street and 3654 & 3644 North Eleventh street (the "Properties"). The areas of the Properties are bounded as follows:

3636 North Percy street.

ALL THAT CERTAIN lot or piece of ground with the messuage or tenement thereon erected situate on the west side of Percy street at the distance of two hundred sixty four feet seven and one half inches northward from the north side of Venango street in the Forty-third Ward of the City of Philadelphia; Containing in front or breadth on the said Percy street fourteen feet nine and one half inches and extending of that width in length or depth westward between lines parallel with said Venango street sixty feet to a certain three feet wide alley leading from Hutchinson street to Erie avenue.

1235 Westmoreland street.

ALL THAT CERTAIN lot or piece of ground with the buildings and improvements thereon erected, described according to a Survey and Plan thereof made by H.M. Fuller, Esq., Suvveyor and Regulator of the 13th Survey District of the City of Philadelphia on the 26th day of September A.D. 1903, situate on the north side of Westmoreland street at the distance of ninety four feet nine inches eastward from the east side of Thirteenth street in the Thirty-ninth Ward of the City of Philadelphia; Containing in front or breadth on the said Westmoreland street fifteen feet nine inches and extending of that width in length or depth northward between parallel lines at right angles to the said Westmoreland street

ninety four feet to a certain three feet wide alley which extends westward into the said Thirteenth street.

3644 North Eleventh street.

ALL THAT CERTAIN lot or piece of ground with the messuage and tenement thereon erected situate on the west side of Eleventh street the distance of one hundred fifty two feet six inches southward from the south side of Erie avenue in the Forty-third Ward of the City of Philadelphia; Containing in front or breadth on said Eleventh street fifteen feet two inches and extending of that width in length or depth westward between parallel lines at right angles to said Eleventh street eighty feet to a certain three feet six inches wide alley which extends northward into said Erie avenue and communicates at its southern most end with a certain other three feet wide alley which extends eastward and westward from the said Eleventh street to Marvine street.

3654 North Eleventh street.

ALL THAT CERTAIN lot or piece of ground with the messuage or tenement thereon erected situate on the west side of Eleventh street in the Forty-third Ward of the City of Philadelphia beginning at the distance of seventy six feet eight inches southward from the south side of Erie avenue; Containing in front or breadth on said Eleventh street fifteen feet two inches and extending of that width in length or depth westward between parallel lines at right angles with the said Eleventh street eighty feet to a certain three feet six inches wide alley which extends northward into said Erie avenue and communicates at its southernmost end with a certain three feet wide alley which extends eastward and westward from the said Eleventh street to Marvine street.

WHEREAS, The City Planning Commission, in conformity with the provisions of the Urban Redevelopment Law, has certified as a redevelopment area that portion of the City of Philadelphia described as the North Philadelphia Redevelopment Area; and

WHEREAS, With Philadelphia Housing Development Corporation desires to enter into the said redevelopment contract for the Properties; and

WHEREAS, The Redevelopment Authority has prepared a disposition supplement providing, *inter alia*, for development controls and regulations imposed upon the Redeveloper.

RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA, That the redevelopment contract submitted by the Redevelopment Authority of the City of Philadelphia (hereinafter "Redevelopment Authority") for the redevelopment of that portion of the North Philadelphia Redevelopment Area, as hereinabove more particularly described, is hereby approved. City Council authorizes the Redevelopment Authority to proceed with minor changes in substantial conformity with the hereby approved redevelopment contract. The Redevelopment Authority is authorized to execute the hereby approved redevelopment contract with Philadelphia Housing Development Corporation (hereinafter "Redeveloper"). The Redevelopment Authority and the Redeveloper are authorized to take such action in substantial conformity to the redevelopment contract as may be necessary to carry it out.

RESOLVED, The Redevelopment Authority and the Redeveloper are authorized to prepare or cause to be prepared for introduction into the Council such ordinances or resolutions as may be necessary for changes in zoning, streets, alleys, public ways, street patterns, location and relocation of public utilities, and related items which are required in order to facilitate and effectuate the redevelopment contract and disposition supplement hereby approved. Accordingly, the Council hereby declares that it will cooperate in helping to carry out the redevelopment contract and requests the various officials, departments, boards and agencies of the City having administrative responsibilities in the premises likewise to cooperate to such end and to exercise their respective functions and powers in a manner consistent with the redevelopment contract.