

## 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 West Parkside Urban Renewal Area, designated as Parcel Nos. 14, 15, 16, 17, 18, 19, 20, 21, 22, 23 & 24 also sometimes identified by house numbers and street addresses for Parcel No. 14 as 5164 Columbia avenue, for Parcel No. 15 as 5164 Heston street, for Parcel No. 16 as 5165 Heston street, for Parcel No. 17 as 5173 Heston street, for Parcel No. 18 as 5174 Heston street, for Parcel No. 19 as 5171-5173 Jefferson street, for Parcel No. 20 as 5177 Jefferson street, for Parcel No. 21 as 5181 Jefferson street, for Parcel No. 22 as 1603 North Fifty-second street, for Parcel No. 23 as 1613-1615 North Fifty-second street and for Parcel No. 24 as 1637-1639 North Fifty-second street; and authorizing the Redevelopment Authority to execute the redevelopment contract with Goldenberg Development Corporation and to take such action as may be necessary to effectuate the redevelopment contract and disposition supplement.

**WHEREAS**, The Redevelopment Authority of the City of Philadelphia as hereinafter "Redevelopment Authority", for has prepared and submitted an urban renewal plan and a redevelopment proposal for the redevelopment of the West Parkside Urban Renewal Area, (hereinafter "West Parkside"), for which said plan and proposal were approved by Ordinance of the Council on June 13, 2002, as amended; and

**WHEREAS**, The Redevelopment Authority has prepared a redevelopment contract for a portion of West Parkside, designated as Parcel Nos. 14, 15, 16, 17, 18, 19, 20, 21, 22, 23 & 24 also sometimes identified by house numbers and street addresses for Parcel No. 14 as 5164 Columbia avenue, for Parcel No. 15 as 5164 Heston street, for Parcel No. 16 as 5165 Heston street, for Parcel No. 17 as 5173 Heston street, for Parcel No. 18 as 5174 Heston street, for Parcel No. 19 as 5171-5173 Jefferson street, for Parcel No. 20 as 5177 Jefferson street, for Parcel No. 21 as 5181 Jefferson street, for Parcel No. 22 as 1603 North Fifty-second street, for Parcel No. 23 as 1613-1615 North Fifty-second street and for Parcel No. 24 as 1637-1639 North Fifty-second street; street (hereinafter "Properties"). The areas of the Properties are bounded as follows:

**Parcel No. 14 (5164 Columbia avenue).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward

of the City of Philadelphia beginning at the point of intersection of the south side of Columbia avenue (seventy feet wide) and the west side of Paxon street (thirty feet wide); Containing in front or breadth on the said Columbia avenue fifteen feet and extending of that width in length or depth southward between parallel lines at right angles to the said Columbia avenue eighty three feet to a point on the north side of a certain four feet wide alley that extends eastward into the said Paxon street and westward communicating with a certain other four feet wide alley that extends northward into the said Columbia avenue and southward into Heston street (thirty feet wide).

**Parcel No. 15 (5164 Heston street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at the point of intersection of the south side of Heston street (thirty feet wide) and the west side of Paxon street (thirty feet wide); Containing in front or breadth on the said Heston street fifteen feet and extending of that width in length or depth southward between parallel lines at right angles to the said Heston street seventy three feet to a point on the north side of a certain four feet wide alley that extends eastward into the said Paxon street and westward communicating with a certain other four feet wide alley that extends northward into the said Heston street. and southward into Jefferson street (fifty feet wide).

**Parcel No. 16 (5165 Heston street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at the point of intersection of the north side of Heston street (thirty feet wide) and the west side of Paxon street (thirty feet

wide); Containing in front or breadth on the said Heston street fifteen feet and extending of that width in length or depth northward between parallel lines at right angles to the said Heston street seventy three feet to a point on the south side of a certain four feet wide alley that extends eastward into the said Paxon street and westward communicating with a certain other four feet wide alley that extends northward into Columbia avenue (seventy feet wide) and southward into the said Heston street.

**Parcel No. 17 (5173 Heston street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at the point on the north side of Heston street (thirty feet wide) at the distance of sixty west from the west side of Paxon street (thirty feet wide); Containing in front or breadth on the said Heston street fifteen feet and extending of that width in length or depth northward between parallel lines at right angles to the said Heston street seventy three feet to a point on the south side of a certain four feet wide alley that extends eastward into the said Paxon street and westward communicating with a certain other four feet wide alley that extends northward into Columbia avenue (seventy feet wide) and southward into the said Heston street.

**Parcel No. 18 (5174 Heston street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at a point on the south side of Heston street (thirty feet wide) at the distance of one hundred thirty feet east from the east side of Fifty-second street (one hundred feet wide); Containing in front or breadth on the said Heston street fifteen feet and extending of that width in length or depth

southward between parallel lines at right angles to the said Heston street seventy three feet to a point on the north side of a certain four feet wide alley that extends eastward into Paxon street (thirty feet wide) and westward communicating with a certain other four feet wide alley that extends northward into the said Heston street. and southward into Jefferson street (fifty feet wide).

**Parcel No. 19 (5171-5173 Jefferson street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at a point on the north side of Jefferson street (fifty feet wide) at the distance of one hundred sixty feet east from the east side of Fifty-second street (one hundred feet wide); Containing in front or breadth on the said Jefferson street thirty feet and extending of that width in length or depth northward between parallel lines at right angles to the said Jefferson street ninety three feet to a point on the south side of a certain four feet wide alley that extends eastward into Paxon street (thirty feet wide) and westward communicating with a certain other four feet wide alley that extends northward into Heston street (thirty feet wide) and southward into the said Jefferson street.

**Parcel No. 20 (5177 Jefferson street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at a point on the north side of Jefferson street (fifty feet wide) at the distance of one hundred fifteen feet east from the east side of Fifty-second street (one hundred feet wide); Containing in front or breadth on the said Jefferson street fifteen feet and extending of that width in length or depth northward between parallel lines at right angles to the said Jefferson street ninety three feet to a point on the south side of a certain four feet wide alley that extends

eastward into Paxon street (thirty feet wide) and westward communicating with a certain other four feet wide alley that extends northward into Heston street (thirty feet wide) and southward into the said Jefferson street.

**Parcel No. 21 (5181 Jefferson street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at a point on the north side of Jefferson street (fifty feet wide) at the distance of eighty five feet east from the east side of Fifty-second street (one hundred feet wide); Containing in front or breadth on the said Jefferson street fifteen feet and extending of that width in length or depth northward between parallel lines at right angles to the said Jefferson street ninety three feet to a point on the south side of a certain four feet wide alley that extends eastward into Paxon street (thirty feet wide) and westward communicating with a certain other four feet wide alley that extends along the west line of property, northward into Heston street (thirty feet wide) and southward into the said Jefferson street.

**Parcel No. 22 (1603 North Fifty-second street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at a point on the south side of North Fifty-second street (one hundred feet wide) at the distance of twenty six feet north from the north side of Jefferson street (fifty feet wide); Containing in front or breadth on the said Fifty-second street sixteen feet and extending of that width in length or depth eastward between parallel lines at right angles to the said Fifty-second street eighty one feet to a point on the north side of a certain four feet wide alley that extends northward into Heston street (thirty feet wide), southward into the

said Jefferson street and communicating with a certain other four feet wide alley that extends eastward into Paxon street (thirty feet wide).

**Parcel No. 23 (1613-1615 North Fifty-second street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at a point on the south side of North Fifty-second street (one hundred feet wide) at the distance of thirty two feet south from the south side of Heston street (thirty feet wide); Containing in front or breadth on the said Fifty-second street thirty two feet and extending of that width in length or depth eastward between parallel lines at right angles to the said Fifty-second street eighty one feet to a point on the north side of a certain four feet wide alley that extends northward into the said Heston street (thirty feet wide), southward into Jefferson street (fifty feet wide), communicating with a certain other four feet wide alley that extends eastward into Paxon street (thirty feet wide).

**Parcel No. 24 (1637-1639 North Fifty-second street).**

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-fourth Ward of the City of Philadelphia beginning at the point of intersection of the east side of North Fifty-second street (one hundred feet wide) and the south side of Columbia avenue (seventy feet wide); Containing in front or breadth on the said Fifty-second street thirty two feet and extending of that width in length or depth eastward between parallel lines at right angles to the said Fifty-second street eighty one feet to a point on the west side of a certain four feet wide alley that extends northward into the said Columbia avenue, southward into Heston street (thirty feet wide). Said alley communicates with a certain other four feet wide

alley that extends eastward into Paxon street (thirty feet wide).

The said redevelopment contract is in substantial conformity with the amended urban renewal plan and the amended redevelopment proposal approved by the Council.

**WHEREAS**, Goldenberg 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 Properties.

**RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA**, That the redevelopment contract and disposition supplement submitted by the Redevelopment Authority of the City of Philadelphia (hereinafter "Redevelopment Authority") for the redevelopment of that portion of West Parkside, 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 and disposition supplement. The Redevelopment Authority is authorized to execute the hereby approved redevelopment contract with Goldenberg 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 disposition supplement 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 and

disposition supplement.