

## 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 Mantua Urban Renewal Area, designated as Parcel Nos. 264, 265, 266, 267 & 268 and also sometimes identified by house numbers and street addresses for Parcel No. 264 as 3423-3425 Wallace street, for Parcel No. 265 as 3505-3523 Wallace street including 644, 648-654 North Thirty-fifth street, for Parcel No. 266 as 633 North Thirty-sixth street, Parcel No. 267 as 639-641 North Thirty-sixth street and for Parcel No. 268 as 3527-3531 Wallace street including 655 North Thirty-sixth street; and authorizing the Redevelopment Authority to execute the redevelopment contract with Philadelphia Housing Authority 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 (hereinafter "Redevelopment Authority") has prepared and submitted an urban renewal plan and a redevelopment proposal for the redevelopment of the Mantua Urban Renewal Area, (hereinafter "Mantua"), which said plan and proposal were approved by Ordinance of the Council on December 15, 1969, as amended; and

**WHEREAS,** The Redevelopment Authority has prepared a redevelopment contract for a portion of Mantua designated as Parcel Nos. 264, 265, 266, 267 & 268 and also sometimes identified by house numbers and street addresses for Parcel No. 264 as 3423-3425 Wallace street, for Parcel No. 265 as 3505-3523 Wallace street including 644, 648-654 North Thirty-fifth street, for Parcel No. 266 as 633 North Thirty-sixth street, Parcel No. 267 as 639-641 North Thirty-sixth street and for Parcel No. 268 as 3527-3531 Wallace street including 655 North Thirty-sixth street (the "Properties"). The areas of the said Properties are bounded as follows:

**Parcel No. 264 (3423-3425 Wallace street).**

ALL THAT CERTAIN lot or piece of ground situated in the Twenty-fourth Ward of the City of Philadelphia beginning at a point on the north side of Wallace street (fifty feet wide) at the distance of sixteen feet westward from the west side of North Shedwick street (thirty feet wide); Containing in front or breadth along the

north side of the said Wallace street thirty two feet and extending of that width in length or depth northward between parallel lines at right angles to the said Wallace street; seventy six feet, to the north side of a certain three feet wide alley extending eastward into the said Shedwick street and westward communicating with a certain other three feet wide alley extending northward communicating with a certain two feet wide alley extending eastward into the said Shedwick street.

**Parcel No. 265 (3505-3523 Wallace street including 644, 648-654 North Thirty-fifth street).**

ALL THAT CERTAIN lot or piece of ground situated in the Twenty-fourth Ward of the City of Philadelphia beginning on the northwest corner of the intersection at North Thirty-fifth street (sixty feet wide) and Wallace street (fifty feet wide); Thence extending westward along the northerly side of the said Wallace street; two hundred eighty feet, to a point; Thence extending northward at right angle with the said Wallace street; one hundred seven feet six inches, to a point; Thence extending eastward at right angle with the said Thirty-fifth street; thirty feet, to a point; Thence extending southward at right angle with the said Wallace street; twelve feet, to a point; Thence extending eastward at right angle with the said Thirty-fifth street; forty feet, to a point; Thence extending northward at right angle with the said Wallace street; four feet six inches, to a point; Thence extending eastward parallel with the said Wallace street; sixty feet, to a point; Thence extending southward at right angles to the said Wallace street; two feet, to a point; Thence extending eastward at right angles with the said Thirty-fifth street; twenty five feet, to a point; Thence extending northward at right angles

with the said Wallace street; eight inches, to a point; Thence extending eastward parallel with the said Wallace street; twenty five feet, to a point; Thence extending northward at right angles to the said Wallace street; seventy one feet four inches, to a point; Thence extending eastward, parallel with the said Wallace street; one hundred feet, to the southwest corner of the intersection at the said Thirty-fifth street and Melon street (thirty feet wide “stricken and vacated”); Thence extending southward along the west side of the said Thirty-fifth street; one hundred ten feet, to a point; Thence extending westward at right angles with the said Thirty-fifth street; one hundred feet, to a point; Thence extending southward at right angles with the said Wallace street; sixty eight feet, to a point; Thence extending eastward parallel with the said Wallace street; one hundred feet, to a point on the west side of the said Thirty-fifth street; Thence extending southward along the west side of the said of Thirty-fifth street; thirty feet, to first mentioned point and place of beginning.

**Parcel No. 266 (633 North Thirty-sixth street).**

ALL THAT CERTAIN lot or piece of ground situated in the Twenty-fourth Ward of the City of Philadelphia beginning at a point on the east side of Thirty-sixth street (fifty feet wide) at the distance of seventy eight feet southward from the south side of Wallace street (fifty feet wide); Containing in front or breadth along the east side of the said Thirty-sixth street fifteen feet and extending of that width in length or depth eastward between parallel lines at right angles to the said Thirty-sixth street; one hundred five feet, to a point; the north line thereof crossing the head of a certain three feet wide alley extending northward into the said Wallace street.

**Parcel No. 267 (639-641 North Thirty-sixth street).**

ALL THAT CERTAIN lot or piece of ground situated in the Twenty-fourth Ward of the City of Philadelphia beginning at a point on the east side of Thirty-sixth street (fifty feet wide) at the distance of seventeen feet southward from the south side of Wallace street (fifty feet wide); Containing in front or breadth along the east side of the said Thirty-sixth street thirty one feet and extending of that width in length or depth eastward between parallel lines at right angles to the said Thirty-sixth street; sixty feet, to the east side of a certain three feet wide alley; extending southward to a point and northward into the said Wallace street.

**Parcel No. 268 (3527-3531 Wallace street including 655 North Thirty-sixth street).**

ALL THAT CERTAIN lot or piece of ground situated in the Twenty-fourth Ward of the City of Philadelphia beginning on the northeast corner of the intersection at Thirty-sixth street (fifty feet wide) and Wallace street (fifty feet wide) at the distance of sixteen feet westward from the west side of north Shedwick street (thirty feet wide); Containing in front or breadth along the north side of the said Wallace street; fifty five feet and extending of that width in length or depth northward between parallel lines at right angles to the said Wallace street and along the east side of the said Thirty-sixth street; seventy five feet.

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

**WHEREAS,** Philadelphia Housing Authority (hereinafter "Redeveloper") 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 and disposition supplement submitted by the Redevelopment Authority for the redevelopment of that portion of Mantua, 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 the Philadelphia Housing Authority (the “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.