



# 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 of the Philadelphia Redevelopment Authority for the redevelopment and urban renewal of a portion of the Model Cities Urban Renewal Area, identified by house number and street address as 1227 North Leithgow street; and authorizing the Redevelopment Authority to execute the redevelopment contract with Home Solutions Group, LLC and to take such action as may be necessary to effectuate the redevelopment contract.

WHEREAS, The Philadelphia Redevelopment Authority (hereinafter "Redevelopment Authority") has prepared and submitted an urban renewal plan and a redevelopment proposal for the redevelopment of the Model Cities Urban Renewal Area (hereinafter "Model Cities"), 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 Model Cities, identified by house number and street address as 1227 North Leithgow street (the "Property"). The area of the Property is bounded as follows:

1227 Leithgow street.

ALL THAT CERTAIN lot or piece of ground located in the Seventeenth Ward of the City of Philadelphia with the buildings and appurtenances thereto, if any, being bounded and described as follows: beginning at a point on the easterly side of Leithgow street (thirty feet wide), at a distance of two hundred seventeen feet one and three-quarters inches, more or less northwardly from the northerly side of Girard avenue (one hundred feet wide); Thence extending in an eastwardly direction forty-one feet two inches, more or less, to a point; Thence extending in a northwardly direction sixteen feet zero inches, more or less to a point; Thence extending in a westwardly direction forty-one feet two inches, more or less, to a point on the said easterly side of Leithgow street; Thence extending in a southwardly direction along the said side of Leithgow street, sixteen feet zero inches, more or less to the first mentioned point and place of beginning.

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

WHEREAS, Home Solutions Group, LLC desires to enter into the said redevelopment contract for the Property.

RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA, That the redevelopment contract submitted by the Philadelphia Redevelopment Authority (hereinafter "Redevelopment Authority") for the redevelopment of that portion of the Model Cities Urban Renewal 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 Home Solutions Group, LLC (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 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.