

## Legislation Details (With Text)

**File #:** 190628      **Version:** 0      **Name:**  
**Type:** Resolution      **Status:** ADOPTED  
**File created:** 6/20/2019      **In control:** CITY COUNCIL  
**On agenda:**      **Final action:** 6/20/2019

**Title:** Initiating action to establish a neighborhood improvement district to be known as the South Philly Market District ("District") in an area that generally includes all taxable commercial properties (properties used for any for-profit activity involving trade or commerce in general, including vacant commercial and industrial zoned parcels and residential properties comprised of at least one unit rented to tenants for profit) along both sides of South 9th Street from the south side of Fitzwater Street to the north side of Federal Street; along both sides of Christian Street from west side of South 7th Street to east side of South 10th Street; along both sides of Montrose Street from South 8th Street to South 10th Street; along both sides of Carpenter Street from South 8th Street to South 10th Street; along both sides of Washington Avenue from west side of South 8th Street to east side of South 11th Street; along both sides of Ellsworth Street from East Passyunk Avenue to South 10th Street; along both sides of East Passyunk Avenue from south side of Washington Avenue to north side of Federal Street; along both sides of South 10th Street from the south side of Christian Street to north side of Ellsworth Street; along both sides of South 8th Street between the south side of Fitzwater Street to north side of Ellsworth Street; the north side of Christian Street from the property located at 1031 Christian Street to the property located on the corner of Christian Street and South 10th Street; the south side of Christian Street from the property located at 1020 Christian Street to the property located on the corner of Christian Street and South 10th Street; the corner property located at 638 Christian Street which is adjacent to South 7th Street; the corner property located at 1101-09 South 11th Street which is adjacent to Washington Avenue; and the corner property located at 750 Fitzwater Street which is adjacent to South 8th Street; for which the South Philly Market District, Inc. ("SPMD, Inc."), which has organized itself as a Pennsylvania non-profit organization, serves as the Neighborhood Improvement District Management Association; approving a preliminary plan for and report concerning the District; and authorizing and directing the Committee on Rules and the Clerk of Council to take all actions that are required by the Community and Economic Improvement Act prior to enactment of an ordinance that would formally establish the District.

**Sponsors:** Councilmember Squilla, Councilmember Bass

**Indexes:** NEIGHBORHOOD IMPROVMENT DISTRICT, SOUTH PHILLY MARKET DISTRICT

**Code sections:**

**Attachments:** 1. 190628 - Exhibit Set, As Introduced.pdf, 2. Signature19062800

| Date      | Ver. | Action By    | Action | Result | Tally |
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| 6/20/2019 | 0    | CITY COUNCIL |        |        |       |
| 6/20/2019 | 0    | CITY COUNCIL |        |        |       |

Initiating action to establish a neighborhood improvement district to be known as the South Philly Market District ("District") in an area that generally includes all taxable commercial properties (properties used for any for-profit activity involving trade or commerce in general, including vacant commercial and industrial zoned parcels and residential properties comprised of at least one unit rented to tenants for profit) along both sides of South 9th Street from the south side of Fitzwater Street to the north side of Federal Street; along both sides of Christian Street from west side of South 7th Street to east side of South 10th Street; along both sides of Montrose Street from South 8th Street to South 10th Street; along both sides of Carpenter Street from South 8th Street to South 10th Street; along both sides of Washington Avenue from west side of South 8th Street to east side of South 11th Street; along both sides of Ellsworth Street from East Passyunk Avenue to South 10th Street;

along both sides of East Passyunk Avenue from south side of Washington Avenue to north side of Federal Street; along both sides of South 10th Street from the south side of Christian Street to north side of Ellsworth Street; along both sides of South 8th Street between the south side of Fitzwater Street to north side of Ellsworth Street; the north side of Christian Street from the property located at 1031 Christian Street to the property located on the corner of Christian Street and South 10th Street; the south side of Christian Street from the property located at 1020 Christian Street to the property located on the corner of Christian Street and South 10th Street; the corner property located at 638 Christian Street which is adjacent to South 7th Street; the corner property located at 1101-09 South 11th Street which is adjacent to Washington Avenue; and the corner property located at 750 Fitzwater Street which is adjacent to South 8th Street; for which the South Philly Market District, Inc. ("SPMD, Inc."), which has organized itself as a Pennsylvania non-profit organization, serves as the Neighborhood Improvement District Management Association; approving a preliminary plan for and report concerning the District; and authorizing and directing the Committee on Rules and the Clerk of Council to take all actions that are required by the Community and Economic Improvement Act prior to enactment of an ordinance that would formally establish the District.

WHEREAS, Council is authorized by the Community and Economic Improvement Act, Act of December 21, 1998, P.L. 1307, No. 174 (53 P.S. §18101 et. seq.) ("Act") to establish, by ordinance, neighborhood improvement districts and to designate certain entities to administer programs and services within such districts in order "to promote and enhance more attractive and safer commercial, industrial, residential and mixed-use neighborhoods; economic growth; increased employment opportunities; and improved commercial, industrial, business districts and business climates"; and

WHEREAS, Council wishes to initiate action to establish the District for a term to expire on December 31, 2024, approve the preliminary plan for the District, attached as Exhibit "1," adopt as the City's report concerning the District, the report included as part of that preliminary plan, and ensure that all actions required by the Act are taken prior to enactment of an ordinance formally establishing the district; now, therefore, be it

RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA, THAT Council hereby initiates action to establish a neighborhood improvement district to be known as the South Philly Market District ("District") in an area that generally includes all taxable commercial properties (properties used for any for-profit activity involving trade or commerce in general, including vacant commercial and industrial zoned parcels and residential properties comprised of at least one unit rented to tenants for profit) along both sides of South 9th Street from the south side of Fitzwater Street to the north side of Federal Street; along both sides of Christian Street from west side of South 7th Street to east side of South 10th Street; along both sides of Montrose Street from South 8th Street to South 10th Street; along both sides of Carpenter Street from South 8th Street to South 10th Street; along both sides of Washington Avenue from west side of South 8th Street to east side of South 11th Street; along both sides of Ellsworth Street from East Passyunk Avenue to South 10th Street; along both sides of East Passyunk Avenue from south side of Washington Avenue to north side of Federal Street; along both sides of South 10th Street from the south side of Christian Street to north side of Ellsworth Street; along both sides of South 8th Street between the south side of Fitzwater Street to north side of Ellsworth Street; the north side of Christian Street from the property located at 1031 Christian Street to the property located on the corner of Christian Street and South 10th Street; the south side of Christian Street from the property located at 1020 Christian Street to the property located on the corner of Christian Street and South 10th Street; the corner property located at 638 Christian Street which is adjacent to South 7th Street; the corner property located at 1101-09 South 11th Street which is adjacent to Washington Avenue; and the corner property located at 750 Fitzwater Street which is adjacent to South 8th Street; for which the South Philly Market District, Inc. ("SPMD, Inc."), which has organized itself as a Pennsylvania non-profit organization, serves as the Neighborhood Improvement District Management Association. Council hereby approves as the preliminary plan for the South

Philly Market District, the preliminary plan attached as Exhibit "1", and Council adopts as the City's report concerning the South Philly Market District, the report included as part of that preliminary plan.

RESOLVED FURTHER, That the Committee on Rules is hereby authorized and directed to take all actions required by the Community and Economic Improvement Act ("Act") prior to enactment of an ordinance formally establishing the South Philly Market District, including the holding of any and all public hearings required by the Act. The Clerk of Council shall arrange for all mailings and publication of all notices required by the Act, as directed by the Chair of the Committee on Rules.