

Legislation Details (With Text)

File #: 220662-A **Version:** 2 **Name:**

Type: Bill **Status:** ENACTED

File created: 9/15/2022 **In control:** Committee on Rules

On agenda: **Final action:** 11/17/2022

Title: To amend Title 14 of The Philadelphia Code, entitled "Zoning and Planning," by revising certain provisions of Chapter 14-500, entitled "Overlay Zoning Districts," by creating the "/NHO, Nehemiah Homes Overlay District," all under certain terms and conditions.

Sponsors: Council President Clarke, Councilmember Jones

Indexes: OVERLAY ZONING DISTRICT, ZONING AND PLANNING

Code sections: 14-500 - Industrial Districts, Title 14 - ZONING AND PLANNING

Attachments: 1. Bill No. 22066201, As Amended.pdf, 2. Bill No. 220662-A02, As Amended on Floor, 3. CertifiedCopy220662-A02

Date	Ver.	Action By	Action	Result	Tally
11/30/2022	2	MAYOR	SIGNED		
11/17/2022	1	CITY COUNCIL	READ AND PASSED	Pass	10:0
11/3/2022	2	CITY COUNCIL	AMENDED		
11/3/2022	2	CITY COUNCIL	ORDERED PLACED ON FINAL PASSAGE CALENDAR FOR NEXT MEETING.		
11/3/2022	1	CITY COUNCIL	READ		
10/27/2022	1	CITY COUNCIL	SUSPEND THE RULES OF THE COUNCIL		
10/27/2022	1	CITY COUNCIL	READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR		
10/27/2022	1	CITY COUNCIL	ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR		
10/21/2022	0	Committee on Rules	HEARING NOTICES SENT		
10/21/2022	0	Committee on Rules	HEARING HELD		
10/21/2022	0	Committee on Rules	AMENDED		
10/21/2022	1	Committee on Rules	REPORTED FAVORABLY, RULE SUSPENSION REQUESTED		
10/20/2022	1	CITY COUNCIL	SUSPEND THE RULES OF THE COUNCIL		
10/20/2022	1	CITY COUNCIL	READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR		
10/20/2022	1	CITY COUNCIL	ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR		
9/15/2022	0	CITY COUNCIL	Introduced and Referred		

To amend Title 14 of The Philadelphia Code, entitled "Zoning and Planning," by revising certain provisions of Chapter 14-500, entitled "Overlay Zoning Districts," by creating the "/NHO, Nehemiah Homes Overlay

District,” all under certain terms and conditions.

THE COUNCIL OF THE CITY OF PHILADELPHIA HEREBY ORDAINS:

SECTION 1. Title 14 of The Philadelphia Code is hereby amended to read as follows:

TITLE 14. ZONING AND PLANNING

* * *

CHAPTER 14-500. OVERLAY ZONING DISTRICTS

* * *

§ 14-536. */NHO, Nehemiah Homes Overlay District*

(1) *Applicability.*

The Nehemiah Homes Overlay District shall consist of all residentially-zoned lots within the area bounded by Girard Avenue, Watts Street, Parrish Street, Broad Street, Brown Street, and 12th Street.

(2) *Height Regulation.*

- (a.) The maximum height shall be equal to the height of the tallest building located on any abutting lot.*
- (b.) If there is no abutting lot, no building on any abutting lot, or the tallest building located on any abutting lot has a height greater than 35 feet, the maximum height shall be 35 feet.*
- (c.) Any building that is 25 feet or less in height shall contain no more than two stories.*

(3) *Roof Decks*

Roof decks and roof deck access structures shall be prohibited.

(4) *Balconies*

Balconies shall be prohibited except at the second floor rear of residential structures.

SECTION 2. This Ordinance shall become effective immediately.

Explanation:

Italics indicate new matter added.