



Legislation Details (With Text)

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**File created:** 11/17/2022      **In control:** Committee on Rules

**On agenda:**      **Final action:** 12/15/2022

**Title:** Amending Chapter 14-400 of The Philadelphia Code, entitled "Base Zoning Districts," and Chapter 14-600 of The Philadelphia Code, entitled "Use Regulations," by revising provisions related to Utilities and Services and Water Treatment Facilities, all under certain terms and conditions.

**Sponsors:** Councilmember Jones

**Indexes:** ZONING

**Code sections:** Title 14 - ZONING AND PLANNING

**Attachments:** 1. Bill No. 22091500.pdf, 2. CertifiedCopy22091500

Date	Ver.	Action By	Action	Result	Tally
1/10/2023	0	MAYOR	SIGNED		
12/15/2022	0	CITY COUNCIL	READ AND PASSED	Pass	16:0
12/8/2022	0	CITY COUNCIL	SUSPEND THE RULES OF THE COUNCIL		
12/8/2022	0	CITY COUNCIL	READ AND ORDERED PLACED ON NEXT WEEK'S SECOND READING CALENDAR		
12/8/2022	0	CITY COUNCIL	ORDERED PLACED ON THIS DAY'S FIRST READING CALENDAR		
12/6/2022	0	Committee on Rules			
12/6/2022	0	Committee on Rules			
12/6/2022	0	Committee on Rules			
11/17/2022	0	CITY COUNCIL	Introduced and Referred		

Amending Chapter 14-400 of The Philadelphia Code, entitled "Base Zoning Districts," and Chapter 14-600 of The Philadelphia Code, entitled "Use Regulations," by revising provisions related to Utilities and Services and Water Treatment Facilities, 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 14-400. BASE ZONING DISTRICTS

\* \* \*

§ 14-409. SP-CIV, Civic, Educational, and Medical (Special Purpose) District

\* \* \*

(7) Fences.

Fences shall be permitted in the SP-CIV district, provided that any fences must be in accordance with the regulations of § 14-706 (Fencing and Walls), as though they were located within a Commercial District, except that fences surrounding *Water Treatment Facilities*, athletics fields, athletics courts, or other active recreational uses may be up to 15 ft. in height.

\* \* \*

CHAPTER 14-600. USE REGULATIONS

\* \* \*

§ 14-601. Use Categories.

\* \* \*

(4) Public, Civic, and Institutional Use Category.

\* \* \*

(n) Utilities and Services, Major.

Infrastructure services that *support a broad area, with the potential for* ~~have~~ substantial land use impacts on surrounding areas. Typical uses include but are not limited to water and wastewater treatment facilities, major water storage facilities and electric generation plants. *The following are Major Utilities and Services specific use types:*

*(.1) Water Treatment Facilities.  
Structures, buildings, and impoundments related to the treatment or conditioning of a water supply, affecting the physical, chemical, or bacteriological quality of water distributed or otherwise offered to the public for domestic use by a public water system.*

§ 14-602. Use Tables.

\* \* \*

(5) Industrial Districts.

\* \* \*

Table 14-602-3: Uses Allowed in Industrial Districts

Previous District Name	New	L4/L5	L1/L2/L3	G1/G2	LR	PI	
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District Name	IRMX [3]	ICMX	I-1	I-2	I-3	I-P	Use-Specific Standards
Y = Yes permitted as of right   S = Special exception approval required N = Not allowed (expressly prohibited)   Uses not listed in this table are prohibited							
* * *							
<b>Public, Civic, and Institutional Use Category</b>							
* * *							
Utilities and Services, Major	N	N	N	Y	Y	Y	§ 14-603(1)
* * *							

- (4) Special Purpose Districts.
- \* \* \*
- \* \* \*

Table 14-602-4: Uses Allowed in Special Purpose Districts

Previous District Name	IDD	CED	SSD	REC-P	REC	New	New	
District Name	SP-INS	SP-ENT	SP-STA	SP-PO-P	SP-PO-A	SP-AIR	SP-CIV	Use-Specific Standards
Y = Yes permitted as of right   S = Special exception approval required N = Not allowed (expressly prohibited)   Uses not listed in this table are prohibited								
* * *								
<b>Public, Civic, and Institutional Use Category</b>								
* * *								
Transit Station	Y	N	Y	N	N	Y	Y	
Utilities and Services, Major (except as noted below)	N	N	N	N	N	N	N	
Water Treatment Facilities	N	N	N	N	N	N	Y	§ 14-603(1)
* * *								

\* \* \*

§ 14-603. Use-Specific Standards.

- (1) ~~Reserved.~~ *Water Treatment Facilities.*
- (a) *Storage of chemicals used for treatment of drinking water, whether outside or in tanks, buildings, or other structures, is prohibited within 200 ft. of any residential district.*

SECTION 2. This Ordinance shall become effective immediately.

Explanation:

*Italics* indicate new matter added.

~~Strikethrough~~ indicate matter deleted.