

Legislation Text

File #: 210667, Version: 1

Amending Section 14-529 of The Philadelphia Code, entitled “/VDO, Fifth District Overlay District,” to prohibit certain bonuses, 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.

* * *

§ 14-529. /VDO, Fifth District Overlay District.

* * *

(4) Bonuses

Lots shall not be eligible for any floor area, height, or dwelling unit density bonuses pursuant to §14-702(7) (“Mixed Income Housing”) or to §14-702(16) (“Green Roof”), except as follows:

(a) Lots located south of Spring Garden Street where less than fifty percent of gross floor area will be in residential use shall be eligible for bonuses pursuant to §14-702(7) (“Mixed Income Housing”); and

(b) Lots located south of Spring Garden Street where at least fifty percent of gross floor area will be in residential use shall be eligible for bonuses pursuant to §14-702(7) (“Mixed Income Housing”), provided that bonuses may not be earned by entering into a payment in-lieu agreement, as otherwise provided in § 14-702(7)(b)(.6).

* * *

SECTION 2. This Ordinance shall become effective immediately.