

City of Philadelphia



Council of the City of Philadelphia
Office of the Chief Clerk
Room 402, City Hall
Philadelphia

(Resolution No. 030531)

RESOLUTION

Approving the redevelopment contract and disposition supplement of the Redevelopment Authority of the City of Philadelphia for the redevelopment and urban renewal of a portion of the Cecil B. Moore Avenue Urban Renewal Area, designated as Parcel Nos. 65 through 70, also sometimes identified by respective house numbers and street addresses for Parcel No. 65 as 1522-1526 North Fifteenth street; for Parcel No. 66 as 1532-1538 North Fifteenth street; for Parcel No. 67 as 1608 North Fifteenth street; for Parcel No. 68 as 1612-1614 North Fifteenth street; for Parcel No. 69 as 1618-1626 North Fifteenth street and for Parcel No. 70 as 1632-1634 North Fifteenth street; authorizing the Redevelopment Authority to execute the redevelopment contract with Beech Interplex, Inc. and to take such action as may be necessary to effectuate the redevelopment contract and disposition supplement and rescinding Resolution No. 010456 approved by Council on June 7, 2001.

WHEREAS, The Redevelopment Authority of the City of Philadelphia (hereinafter "Redevelopment Authority") has prepared and submitted an urban renewal plan and a redevelopment proposal for the redevelopment of the Cecil B. Moore Avenue Urban Renewal Area, (hereinafter "Cecil B. Moore"), which said plan and proposal were approved by Ordinance of the Council on December 22, 1987; and

WHEREAS, the Redevelopment Authority has prepared a disposition supplement providing, *inter alia*, for development controls and regulations imposed upon the redeveloper; and

WHEREAS, The Redevelopment Authority has prepared a redevelopment contract for a portion of the Cecil B. Moore Avenue Urban Renewal Area, designated as Parcel Nos. 65 through 70, also sometimes identified by respective house numbers and street addresses for Parcel No. 65 as 1522-1526 North Fifteenth street; for Parcel No. 66 as 1532-1538 North Fifteenth street; for Parcel No. 67 as 1608 North Fifteenth street; for Parcel No. 68 as 1612-1614 North Fifteenth street; for Parcel No. 69 as 1618-1626 North Fifteenth street and for Parcel No. 70 as 1632-1634 North Fifteenth street (the "Properties"). The areas of the Properties are bounded as follows:

City of Philadelphia

RESOLUTION NO. 030531 continued

Parcel No. 65 (1522-1526 North Fifteenth street).

ALL THAT CERTAIN lot or piece of ground situated in the Forty-seventh Ward of the City of Philadelphia beginning on the west side of Fifteenth street (fifty feet wide) at the distance of one hundred sixty six feet ten inches from the south side of Oxford street (fifty feet wide); Containing in front or breadth on the said Fifteenth street sixty two feet six inches and extending of that width in length or depth between parallel lines at right angles to said Fifteenth street one hundred seventy two feet ten inches to a point on the east side of Sydenham street (fifty feet wide).

Parcel No. 66 (1532-1538 North Fifteenth street).

ALL THAT CERTAIN lot or piece of ground situated in the Forty-seventh Ward of the City of Philadelphia beginning on the west side of Fifteenth street (fifty feet wide) at the distance of forty one feet ten inches from the south side of Oxford street (fifty feet wide); Containing in front or breadth on the said Fifteenth street eighty three feet four inches and extending of that width in length or depth between parallel lines at right angles to said Fifteenth street one hundred seventy two feet ten inches to a point on the east side of Sydenham street (fifty feet wide).

Parcel No. 67 (1608 North Fifteenth street).

ALL THAT CERTAIN lot or piece of ground situated in the Forty-seventh Ward of the City of Philadelphia beginning on the west side of Fifteenth street (fifty feet wide) at the distance of ninety one feet from the north side of Oxford street (fifty feet wide); Containing in front or breadth on the said Fifteenth street twenty three feet six inches and extending of that width in length or depth between parallel lines at right angles to said Fifteenth street one hundred feet to a point.

Parcel No. 68 (1612-1614 North Fifteenth street).

ALL THAT CERTAIN lot or piece of ground situated in the Forty-seventh Ward of the City of Philadelphia beginning on the west side of Fifteenth street (fifty feet

City of Philadelphia

RESOLUTION NO. 030531 continued

wide) at the distance of one hundred thirty eight feet from the north side of Oxford street (fifty feet wide); Thence extending west at right angles to the said Fifteenth street one hundred nine feet to a point; Thence extending north on a line parallel to the said Fifteenth street twenty three feet six inches to a point; Thence extending east on a line at right angles to the said Fifteenth street seventeen feet nine inches to a point; Thence extending north on a line parallel to the said Fifteenth street twenty three feet six inches to a point; Thence extending east on a line at right angles to the said Fifteenth street ninety one feet three inches to a point on the said side of Fifteenth street; Thence extending south along the said Fifteenth street forty seven feet to the first mentioned point and place of beginning.

Parcel No. 69 (1618-1626 North Fifteenth street).

ALL THAT CERTAIN lot or piece of ground situated in the Forty-seventh Ward of the City of Philadelphia beginning on the west side of Fifteenth street (fifty feet wide) at the distance of two hundred eight feet six inches from the north side of Oxford street (fifty feet wide); Thence extending west on a line at right angles to the said Fifteenth street one hundred twelve feet to a point; Thence extending north on a line parallel with the said Fifteenth street twenty three feet six inches to a point; Thence extending east on a line at right angles to the said Fifteenth street twelve feet to a point; Thence extending north on a line parallel with the said Fifteenth street twenty three feet six inches to a point; Thence extending west on a line at right angles to the said Fifteenth street seventy two feet ten inches to a point on the south side of Sydenham street (fifty feet wide); Thence extending north along the said side of Sydenham street seventy feet six inches to a point; Thence extending east on a line at right angles to the said Sydenham street one hundred seventy two feet ten inches to a point on the said side of Fifteenth street; Thence extending south along the said side of Fifteenth street one hundred seventeen feet six inches to the first mentioned point and place of beginning.

City of Philadelphia

RESOLUTION NO. 030531 continued

Parcel No. 70 (1632-1634 North Fifteenth street).

ALL THAT CERTAIN lot or piece of ground situated in the Forty-seventh Ward of the City of Philadelphia beginning on the west side of Fifteenth street (fifty feet wide) at the distance of forty four feet from the south side of Cecil B. Moore avenue (sixty feet wide); Containing in front or breadth on the said Fifteenth street forty seven feet and extending of that width in length or depth between parallel lines at right angles to said Fifteenth street ninety one feet ten inches to a point on the east side of Sydenham street (fifty feet wide).

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

WHEREAS, Beech Interplex, Inc. desires to enter into the said redevelopment contract for the Properties; and

RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA, That the redevelopment contract submitted by the Redevelopment Authority of the City of Philadelphia (hereinafter "Redevelopment Authority") for the redevelopment of that portion of the Cecil B. Moore Avenue 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 Beech Interplex, Inc. (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 and disposition supplement 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.

City of Philadelphia

RESOLUTION NO. 030531 continued

FURTHER RESOLVED, That Resolution No. 010456 adopted by the Council of the City of Philadelphia on June 7, 2001 is hereby rescinded and shall be of no further force and effect.

City of Philadelphia

RESOLUTION NO. 030531 continued

CERTIFICATION: This is a true and correct copy of the original Resolution,
Adopted by the Council of the City of Philadelphia on the twelfth of June, 2003.

Anna C. Verna
PRESIDENT OF THE COUNCIL

Patricia Rafferty
CHIEF CLERK OF THE COUNCIL

Introduced by: Councilmember Clarke

Sponsored by: Councilmember Clarke