

# City of Philadelphia



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

(Resolution No. 120619)

## RESOLUTION

Approving the redevelopment contract and disposition supplement of the Philadelphia Redevelopment Authority for the redevelopment and urban renewal of a portion of the Model Cities Urban Renewal Area, identified by house numbers and street addresses as 1800 North Sixteenth street, 1804-1808 North Sixteenth street, 1812 North Sixteenth street and 1820 North Sixteenth street; authorizing the Redevelopment Authority to execute the redevelopment contract with 1800 16<sup>th</sup> Street, LLC and to take such action as may be necessary to effectuate the redevelopment contract and disposition supplement.

WHEREAS, The Philadelphia Redevelopment Authority (hereinafter "Redevelopment Authority") has prepared and submitted an urban renewal plan and a redevelopment proposal for the redevelopment of the Model Cities Urban Renewal Area (hereinafter "Model Cities"), which said plan and proposal were approved by Ordinance of the Council on December 15, 1969, as amended; 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 Model Cities, identified by house numbers and street addresses as 1800 North Sixteenth street, 1804-1808 North Sixteenth street, 1812 North Sixteenth

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street and 1820 North Sixteenth street (the “Properties”). The areas of the said Properties are bounded as follows:

1800 North Sixteenth street.

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-second Ward of the City of Philadelphia beginning on the northwest corner at the intersection of North Sixteenth street (fifty feet wide) and West Montgomery avenue (fifty feet wide); Containing in front or breadth along the west side of said Sixteenth street eighteen feet six inches and extending of that width in length or depth westward between parallel lines at right angles to said Sixteenth street along the north side of the said Montgomery avenue ninety feet to the east side of a certain four feet wide alley; which extends southward into the said Montgomery avenue and northward to an angle point which extends westward communicating with a certain three feet ten inches wide alley.

1804-1808 North Sixteenth street.

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-second Ward of the City of Philadelphia beginning at a point on the west side of North Sixteenth street (fifty feet wide) at the distance of thirty-five feet

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northward from the north side of West Montgomery avenue (fifty feet wide); Containing in front or breadth along the west side of said Sixteenth street forty-nine feet six inches and extending of that width in length or depth westward between parallel lines at right angles to said Sixteenth street ninety feet to the east side of a certain four feet wide alley; which extends southward into the said Montgomery avenue and northward to an angle point which extends westward communicating with a certain three feet ten inches wide alley.

1812 North Sixteenth street.

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-second Ward of the City of Philadelphia beginning at a point on the west side of North Sixteenth street (fifty feet wide) at the distance of one hundred one feet northward from the north side of West Montgomery avenue (fifty feet wide); Containing in front or breadth along the west side of said Sixteenth street sixteen feet six inches and extending of that width in length or depth westward between parallel lines at right angles to said Sixteenth street ninety feet to the east side of a certain four feet wide alley; which extends southward into the said

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Montgomery avenue and northward to an angle point which extends westward communicating with a certain three feet ten inches wide alley.

1820 North Sixteenth street.

ALL THAT CERTAIN lot or piece of ground situated in the Thirty-second Ward of the City of Philadelphia beginning at a point on the west side of North Sixteenth street (fifty feet wide) at the distance of one hundred sixty-seven feet northward from the northerly side of West Montgomery avenue (fifty feet wide); Containing in front or breadth on the west side of said Sixteenth street sixteen feet six inches and extending of that width in length or depth westward between parallel lines at right angles to the said Sixteenth street one hundred feet to the east side of a certain three feet ten inches wide alley extending southward to an angle point which extends eastward communicating with a certain four feet wide alley extending further southward into the said Montgomery avenue.

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

WHEREAS, 1800 16<sup>th</sup> Street, LLC desires to enter into the said redevelopment contract for the Properties.

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RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA, That the redevelopment contract and disposition supplement submitted by the Philadelphia Redevelopment Authority (hereinafter "Redevelopment Authority") for the redevelopment of that portion of the Model Cities 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 and disposition supplement. The Redevelopment Authority is authorized to execute the hereby approved redevelopment contract with 1800 16<sup>th</sup> Street, LLC (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 disposition supplement 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 and disposition supplement.

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CERTIFICATION: This is a true and correct copy of the original Resolution, Adopted by the Council of the City of Philadelphia on the twenty-eighth of June, 2012.

Darrell L. Clarke  
PRESIDENT OF THE COUNCIL

Michael A. Decker  
CHIEF CLERK OF THE COUNCIL

Introduced by: Councilmember Greenlee for Council President Clarke

Sponsored by: Council President Clarke