

# City of Philadelphia



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

(Resolution No. 060554)

## 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 Tioga Urban Renewal Area, designated as Parcel Nos. 41, 42 and 43 also sometimes identified by house number and street address for Parcel No. 41 as 1927 West Lehigh avenue, for Parcel No. 42 as 1931-1935 West Lehigh avenue and for Parcel No. 43 as 2710 North Opal street; and authorizing the Redevelopment Authority to execute the amended redevelopment contract with The Allegheny West Foundation and to take such action as may be necessary to effectuate the amended redevelopment contract.

**WHEREAS,** The Redevelopment Authority of the City of Philadelphia as hereinafter "Redevelopment Authority", has prepared and submitted an urban renewal plan and a redevelopment proposal for the redevelopment of the Tioga Urban Renewal Area, as hereinafter "Tioga", for which said plan and proposal were approved by Ordinance of the Council on July 7, 2003; and

**WHEREAS,** The Redevelopment Authority has prepared a redevelopment contract for a portion of Tioga, designated as Parcel Nos. 41, 42 & 43 also sometimes identified by respective house numbers and street addresses for Parcel No. 41 as 1927 West Lehigh avenue, for Parcel No. 42 as 1931-1935 West Lehigh avenue and for Parcel No. 43 as 2710 North Opal street (hereinafter "Properties"). The areas of the Properties are bounded as follows:

# City of Philadelphia

RESOLUTION NO. 060554 continued

**Parcel No. 41 (1927 West Lehigh avenue).**

ALL THAT CERTAIN lot or piece of ground situated in the Eleventh Ward of the City of Philadelphia beginning at the point of intersection of the north side of West Lehigh avenue (eighty feet wide) and the northeast side of Opal street (thirty feet wide); Containing in front or breadth on the said side of Lehigh avenue sixteen feet and extending of that width in length or depth northward between parallel lines at right angles to the said Lehigh avenue eighty three feet to a point on the south side of a certain three feet wide alley that extends eastward into the said Opal street and westward into Twentieth street (fifty feet wide), communicating with a certain other three feet wide alley that extends northward.

**Parcel No. 42 (1931-1935 West Lehigh avenue).**

ALL THAT CERTAIN lot or piece of ground situated in the Eleventh Ward of the City of Philadelphia beginning at a point of the north side of West Lehigh avenue (eighty feet wide) at the distance of thirty four feet east from the east side of Twentieth street (fifty feet wide); Containing in front or breadth on the said side of Lehigh avenue forty eight feet and extending of that width in length or depth

# City of Philadelphia

*RESOLUTION NO. 060554 continued*

northward between parallel lines at right angles to the said Lehigh avenue eighty three feet to a point on the south side of a certain three feet wide alley that extends eastward into the said Opal street (thirty feet wide) and westward into the said Twentieth street, communicating with a certain other three feet wide alley that extends northward.

**Parcel No. 43 (2710 North Opal street).**

ALL THAT CERTAIN lot or piece of ground situated in the Eleventh Ward of the City of Philadelphia beginning at a point on the northwest side of North Opal street (thirty feet wide) at the distance of eighty six feet north from the northerly side of Lehigh avenue (eighty feet wide); Containing in front or breadth on the said side of Opal street fifteen feet and extending of that width in length or depth westward between parallel lines at right angles to the said Opal street forty five feet to a point on the east side of a certain three feet wide alley that extends northward and southward, communicating with another certain three feet wide alley that extends eastward into the said Opal street and westward into Twentieth street (fifty feet wide).

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

# City of Philadelphia

*RESOLUTION NO. 060554 continued*

**WHEREAS,** Allegheny West Foundation desires to enter into the said redevelopment contract for the Properties; and

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

**RESOLVED, BY THE COUNCIL OF THE CITY OF PHILADELPHIA,** That the redevelopment contract and disposition supplement submitted by the Redevelopment Authority of the City of Philadelphia (hereinafter "Redevelopment Authority") for the redevelopment of that portion of Tioga, 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 Allegheny West Foundation (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

# City of Philadelphia

*RESOLUTION NO. 060554 continued*

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.

# City of Philadelphia

*RESOLUTION NO. 060554 continued*

CERTIFICATION: This is a true and correct copy of the original Resolution, Adopted by the Council of the City of Philadelphia on the eighth of June, 2006.

Anna C. Verna  
PRESIDENT OF THE COUNCIL

Patricia Rafferty  
CHIEF CLERK OF THE COUNCIL

Introduced by: Councilmember Miller

Sponsored by: Councilmember Miller