

DEPARTMENT OF LICENSES AND INSPECTIONS CODE BULLETIN OF INFORMATION No. Z-0802 R1		CODE OF GENERAL ORDINANCES OF THE CITY OF PHILADELPHIA TITLE 14 — Zoning Code
SUBJECT OF BULLETIN: <p style="text-align: center;">PEDESTRIAN BRIDGES UNIVERSITY CAMPUSES NOT IN AN IDD</p>		REFERENCE CODE SECTION(S): <p style="text-align: center;">14-101, 14-102 and 14-1100</p>
ISSUED BY		
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TITLE: Deputy Commissioner		PAGE 1 OF 2

BACKGROUND:

The Zoning Unit has been presented with applications that propose the erection of a pedestrian bridge for the safety and facility of the student foot traffic on their university campuses. The university has obtained the necessary ordinance for the erection/construction of a structure in the public footway.

ISSUE:

How will we treat the erection of a pedestrian bridge that will be anchored in the ground in an area defined as the required set-back?

DISCUSSION:

Urban university campuses are scattered throughout the Philadelphia region and as such may not be located in an Institutional Development District. Many examples of such include Thomas Jefferson University, LaSalle University and Temple University. Over the years as the universities expanded, they have acquired ownership of contiguous lots and adjacent parcels but have failed, for whatever reason to relocate lot lines to make all of the parcels one lot. The result is that we have a series of parcels, owned by the university and operated by the university as a college/university campus.

The setback requirements of the zoning classifications are established to ensure the orderly development of residential structures within the particular classification – see §14-101 – Purpose and Scope and §14-102(120) – definition of “setback”.

POLICY STATEMENT:

Based on the above, the following shall be the governing policy for applications that propose pedestrian bridges on university campuses not located in IDD. Campuses located in the IDD will be governed, as it relates to this issue of the erection of a pedestrian bridge by §14-1100 of the Philadelphia Code. This policy statement is not intended to supersede any applicable section of the code but is intended to facilitate the treatment of this application type for the subject listed above and provide consistency of treatment. Accordingly, applications that propose the erection of a pedestrian bridge will not be refused for setback nor require the relocation of lot lines to create one lot and the subsequent recording of deeds if the following conditions are met:

- The proposed pedestrian bridge is anchored at each end and surrounded by contiguous parcels of ground owned by the university
- Proof of ownership of the parcels included in the application can and will be provided at the time of application
- The applicant for the proposed pedestrian bridge has received the appropriate City Council ordinance for the erection of a structure in or on the public footway
- It can be demonstrated through plan review and any supplemental documents as may be requested that no other property owner will be negatively impacted by failure to meet the setback requirement

