

Agenda Philadelphia City Planning Commission

Thursday, September 19, 2024 at 1:00 p.m.

On Zoom

John Mondlak, Chair

Instructions for participating in the meeting online are included at the bottom of this agenda

1. Action Item: Approval of the Meeting Minutes for May 16, June 6, and June 13, 2024.
2. Executive Director's Update.

Item in Accord with Previous Policy

- i. Zoning [Bill 240656](#): Amending Section 14-303 of The Philadelphia Code, entitled "Common Procedures and Requirements," to clarify provisions related to public hearings of the Zoning Board of Adjustment and make technical changes, all under certain terms and conditions. Introduced by Councilmember Gilmore Richardson for Council President Johnson on September 5, 2024.

Item for Administrative Approval

- i. Streets [Bill 240578](#): Authorizing 5217 Whitby Mt. Moriah, LLC or a subsequent owner to install, own, and maintain an encroachment at 5217-5219 Whitby Avenue, under certain terms and conditions. Introduced by Councilmember Gauthier on June 6, 2024.
 - ii. Streets [Bill 240654](#): Authorizing encroachments in the nature of a sidewalk café in the vicinity of 1320 Cottman Ave, Philadelphia, PA 19111, under certain terms and conditions. Introduced by Councilmember Phillips on September 5, 2024.
 - iii. Streets [Bill 240658](#): Authorizing encroachments in the nature of a sidewalk café in the vicinity of 3527-31 Lancaster Avenue, Philadelphia, PA 19104, under certain terms and conditions. Introduced by Councilmember Gauthier on September 5, 2024.
 - iv. Streets [Bill 240659](#): Authorizing encroachments in the nature of a sidewalk café in the vicinity of 3200 Chestnut St, Philadelphia, PA 19104, under certain terms and conditions. Introduced by Councilmember Gauthier on September 5, 2024.
3. Action Item: Amend the PCPC Regulations dealing with Commission quorum, delegation of authority to the Executive Director for Capital Budget amendments, measurement of multi-

stemmed trees, arborist reports, and Civic Design Review submission requirements, (Presented by Madison Matera)

4. Action Item: Subdivision Plat for 308 W Queen Lane. (Presented by Ian Hegarty)
5. Action Item (*Held for 45 days at the June 6 PCPC meeting*): Zoning [Bill 240427](#): Amending Section 14-305 of the Philadelphia Code entitled "Nonconformities," by providing further provisions on changes from non-conforming uses; all under certain terms and conditions. Introduced by Councilmember Young on May 9, 2024. (Presented by Michael Gall)
6. Action Item: Shared Use Path Application for the 59th Street Bridge. (Presented by Dan Powers)
7. Action Item: Streets [Bill 240668](#): Authorizing encroachments in the nature of a sidewalk café in the vicinity of 1601 South 10th Street, Philadelphia, PA 19148, under certain terms and conditions. Introduced by Councilmember Squilla on September 5, 2024. (Presented by Daniel Ferrell)
8. Action Item: Zoning [Bill 240661](#): Amending Section 14-524 of The Philadelphia Code, entitled "/FDO, Fourth District Overlay District," to include certain areas of land within the Morris Park neighborhood, under certain terms and conditions. Introduced by Councilmember Jones on September 5, 2024. (Presented by Brian Wenrich)

INSTRUCTIONS FOR PARTICIPATING IN THE REMOTE MEETING

Applicants and the public may participate in the meeting in three ways: live with a computer, tablet, or smartphone; live with a telephone; and in advance by email.

To join with a device, please visit this link.

- <https://us02web.zoom.us/j/84629842291?pwd=YXRaTmdleE04YXAvelVxcVZCVVhkZz09>
- Passcode: 146958

To join with a telephone, call this number.

- One tap mobile :
 - US: +12678310333,,84629842291#,,,,*146958#
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- Webinar ID: 846 2984 2291
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To email comments, send them to planning@phila.gov by noon on the day of the meeting.

Please note that the remote public meeting will be recorded. By participating in the meeting, you are consenting to be recorded. Please also note that the email address and/or telephone number you use to join in the remote meeting will be logged by the remote meeting software and may become part of the official record of the meeting. A link to the recording of the meeting will be placed on the [website](#) after the meeting.