

# City of Philadelphia



(Bill No. 210446)

## AN ORDINANCE

Amending Title 14 of The Philadelphia Code, entitled “Zoning and Planning,” to revise certain provisions of Chapter 14-600, entitled “Use Regulations,” by amending use standards for historically designated properties and making related changes; all under certain terms and conditions.

*THE COUNCIL OF THE CITY OF PHILADELPHIA HEREBY ORDAINS:*

SECTION 1. Title 14 of The Philadelphia Code is hereby amended to read as follows:

### TITLE 14. ZONING AND PLANNING.

\* \* \*

### CHAPTER 14-600. USE REGULATION

\* \* \*

§ 14-602. Use Tables.

\* \* \*

(7) Exception to Use Tables for certain Historic Structures

\* \* \*

(c) Limitations.

\* \* \*

*(.6) Notwithstanding any exception under subsection (b), for any structure located within a Residential Single-Family Detached (RSD) zoning district, the minimum lot area required per dwelling unit is 50% of the minimum lot area for that zoning district, provided that, whenever the calculation of permitted number of dwelling units results in a fraction of a dwelling unit, then the number of permitted dwelling units shall be rounded down to the nearest whole number.*

\* \* \*

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*BILL NO. 210446 continued*

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SECTION 2. Effective date. This Ordinance shall take effect immediately.

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*BILL NO. 210446 continued*

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CERTIFICATION: This is a true and correct copy of the original Bill, Passed by the City Council on June 24, 2021. The Bill was Signed by the Mayor on July 1, 2021.



Michael A. Decker  
Chief Clerk of the City Council