

April 15, 2019

The Honorable Darrell Clarke
City Council President
City Hall, Room 490
Philadelphia, PA 19107

Dear Council President Clarke,

This letter is in response to questions raised at the March 26, 2019 hearing before the Committee of the Whole on the Fiscal Year 2020 proposed Capital Budget. At this hearing, the following questions were asked:

Council President Clarke: *Provide a memo summarizing the Commercial Corridor project statuses.*

A listing of recently completed and upcoming projects is attached.

Please note that there are numerous factors that can affect the timeliness of commercial corridor streetscape projects. These factors include public engagement, applications for matching funds, coordination with entities outside of city government, utility coordination, public works construction capacity, and City staff project management capacity. That said, improvements to the process are being made. For example, OTIS coordinates with all departments to prioritize and fundraise for projects, the Streets Department maintains on-call contracts with qualified engineers, and Commerce directs dollars to initiate projects with conceptual designs so that they will be more competitive in applying for outside funding.

Councilwoman Gym: *Please provide detail on the sales of properties over the last 5 years, along with any job creation, median salary, and local hiring data that PIDC has for those sales/projects financed.*

A listing of all recent sales (2014-2018) for which hiring data is available is attached.

The following are some background points on the Industrial and Commercial Revolving Fund:

- The Industrial and Commercial Revolving Fund was established by the City Ordinance in 1974.
- Pursuant to the ordinance that created the Industrial and Commercial Revolving Fund, PIDC has managed the fund since its creation on behalf of the Commerce Department.
- The purpose of the fund is to acquire, improve, manage and sell industrial and commercial property on the City's behalf.
- PIDC reports quarterly to the Commerce Department on the financial and operational management of the Fund.
- Since it was established, the Industrial and Commercial Revolving Fund has completed nearly 300 transactions and acquired and sold more than 1,500 acres of industrial land all throughout Philadelphia.

If you have any additional questions, please feel free to contact my office.

Thank you,


Harold T. Epps

Commerce Department: Neighborhood Commercial Centers Capital Program

CURRENT PROGRAM SUMMARY

We completed 6 projects over the last year:

CD	Name	Summary	Total Cost	NCC Capital Funding
5	Germantown Ave & Old York Road Traffic Triangle	New fencing, landscaping and Tree Pruning in blighted traffic triangle across from McCleod-Bethune School	\$ 46,206	\$ 46,206
4	Parkside Edge Pedestrian Improvements	Construction by Fairmount Park Conservancy of crosswalks and bumpout at 41st & Parkside to improve pedestrian safety	\$5,000,000	\$250,547
multiple	Big Belly Deployment	New foot pedal Big Belly units for Nicetown, 5th & Olney, 60th St, Germantown & Cheltenham, N Broad St, N 22nd St	\$ 177,000	\$177,000
multiple	LED Lighting Upgrades	LED upgrades within 5th & Lehigh, 5th & Olney, Front & Allegheny, Mayfair, and South 7th St Vernon Road commercial corridors	\$ 99,739	\$ 99,739
4	5200 Parkside Ave-Community Ventures	Traffic Calming & GSI constructed in as part of Centennial Village affordable housing	\$ 100,000	\$100,000
5	N Broad St Light-masts -LED Lighting Retrofit	Retrofit N Broad light-masts with LED to increase brightness and enable lighting in different colors	\$ 350,000	\$350,000

We have 4 projects under construction:

CD	Project name	Summary	Total Project Cost	NCC Capital Funding
5,7	American Street Streetscape	Roadway improvements, streetlighting, pedestrian enhancements including bike, green stormwater infrastructure	\$26,000,000	\$225,000
1,5,7	Market Frankford El - Lighting Improvements	LED Lighting Under El from Girard to Bridge and adjacent blocks.	\$2,500,000	\$1,500,000
multiple	Public Safety Cameras - Commercial Corridors	Public security cameras in commercial corridors based on police priority. Corridors finished include-S 7th St, 43rd & Lancaster, South St West, 5th & Lehigh, Front & Gurney, Castor & Magee, Rising Sun Lawncrest, Haverford Ave, Broad, Germantown & Erie, Wadsworth Ave, Washington Ln	\$250,000	\$250,000
7	PHS -Civic Landscapes, Feltonville Veteran's Triangle	PHS to construct landscaping, seating and other improvements to Vet's triangle at Wyoming at Mascher Streets. Partner is Esperanza.	\$245,000	\$129,500

We have 13 projects being designed, and 6 should break ground in the next year:

CD	Project name	Summary	Total Project Cost	NCC Capital Funding
8	Chelten & Greene Transit Plaza Construction Fall 2019	Improvements to City-owned Plaza on NE corner of Greene & Chelten, adjacent to Vernon Park.	\$708,067	\$ 338,067
8	Maplewood Mall Reconstruction Construction Fall 2019	Renovate hardscape & landscaping at Maplewood Mall: mixed use ped-oriented street in the Germantown & Chelten commercial district including two public plazas.	\$4,700,000	\$4,700,000
1	PHS -Civic Landscapes, 10th & Vine Plaza Construction Fall 2019	PHS to fabricate & install 2 "planter-benches" near curblineline to enhance plaza & shield plaza from traffic. PCDC is maintenance partner.	\$75,000	\$75,000
7	Frankford Pause Park Construction Fall 2019	Additional site improvements and GSI at Frankford Pause Park	\$300,000	\$25,000
1,7	Kensington & Allegheny Beautification Construction Spring 2020	Trash receptacles, signage and possible lighting improvements. 3000-3400 Kensington, Allegheny blocks adjacent to Kensington.	\$300,000	\$ 300,000
4	City Ave Pedestrian & Traffic Improvements	City Ave Pedestrian & Traffic Improvements at 54th & Old Lancaster	\$4,328,846	\$500,000
8	Main St Manayunk Pedestrian Lighting & Crossing Improvements Construction Spring 2020	Replace streetlighting w/pedestrian lights. Improve ped crossings, upgrade signal equipment and install flashing beacons at 5 unsignalized crossings	\$3,800,000	\$2,600,000
4	North 52nd St Gateway	Design & Construction: Merion Ave to Parkside: Improvements to the railway bridge and streetscape found underneath.	\$450,000	\$450,000
3	53rd & Baltimore Traffic Calming	Close slip lane at 53rd, Baltimore & Thomas where high speed traffic makes frequent rights conflicting with school children crossing street	\$450,000	\$150,000
1	South St Headhouse - 2nd St Plaza Improvements	Design, engineering, construction of streetscape & parking improvements to S. 2nd St between Lombard & South, with focus on improving the pedestrian island south of Headhouse Shambles. Construction Spring 2020	\$2,300,000	\$2,300,000
3	Mantua Greenway Design	Design & Engineering of bike/walking path and greenway	\$253,020	\$20,000
6, 10	Cottman & the Blvd: Streetscape Improvements	Beautification, safety, transit improvements and green stormwater infrastructure along the major roads/rights of way next to Cottman Regional Shopping Center.	\$6,500,000	\$4,694,099

CD	Project name	Summary	Total Project Cost	NCC Capital Funding
5, 8	Broad, Germantown & Erie Streetscape	Comprehensive intersection & streetscape improvements at Broad, Germantown & Erie	\$6,500,000	\$2,961,817