

MEMORANDUM

City of Philadelphia

Date: July 30, 2019

To: MEMBERS OF THE VACANT PROPERTY REVIEW COMMITTEE

From: Susie D.  – Chairwoman – Vacant Property Review Committee

Subject: AGENDA FOR THE AUGUST 13, 2019 MEETING OF THE VACANT PROPERTY REVIEW COMMITTEE

TIME: 10:00 AM

**LOCATION: City Council
Caucus Room, 4th Floor
City Hall**

The properties being presented for the Committee Members' recommendations at the subject meeting are listed on the following pages by address, census tract, property "type" and suggested program/reuse. Where possible, applicants of record are likewise identified.

The Committee Members will be requested, after appropriate consideration, to recommend acquisition and/or disposition by the City of appropriate public agency, pursuant to the terms and conditions of Chapter 16-400 of the Philadelphia Code.

PROPOSED AGENDA SEQUENCE

- 1. Presentations by Attending Guests (requesting properties)**
- 2. Consideration of the Minutes of previous meetings (corrections received are included herewith)**
- 3. Property Disposition Recommendations**

- 1. Residential Lots**
- 2. Urban Garden**
- 3. Extension of Time**
- 4. Name Change**
- 5. Certificate of Completion**

1. Residential Lots For Transfer and Improvements as Side/Rear Yard Areas
(recommended for transfer at “no consideration”):

<u>Address</u>	<u>Name and Address of Applicant</u>	<u>City Acquired</u>
A. 815 W. Firth Street	Carmen Gomez 813 W. Firth Street Philadelphia, PA 19133	10/89
B. 1747 N. 27th Street	Larry Epps 1749 N. 27th Street Philadelphia, PA 19121	04/04

2. Vacant Lots for Improvements as Urban Gardens (no title transfer presently intended)

<u>Address</u>	<u>Name of Applicant</u>	<u>City Acquired</u>
A. 1715 W. Seybert Street	Kyle Rowland	10/86
B. 2722 W. Cabot Street	Beulah Lawson	03/83
C. 1351 E. Rittenhouse Street	Missann Williams	10/82
D. 1402 E. Lycoming Street	San Tran	02/02
E. 1826 Orthodox Street	Edward Burgess	06/99
F. 2429 N. Colorado Street	Jonnie Wallace	06/83
G. 2049 N. Lawrence	Ramp L. Pubill	02/84
H. 621 Diamond Street	David Sonne	11/84
623 Diamond Street	" "	11/84
625 Diamond Street	" "	
I. 5215 Beaumont	Mary Buffaloe	02/08
J. 5437 Addison Street	Shirley Pickens	09/11

3. Extension of Time

<u>Address</u>	<u>Applicant</u>	<u>Settled</u>
A. 1323 N. 17 th Street	Leon Bobby Realty, LLC	12/15
1325 N. 17 th Street	" " " "	12/15
1327 N. 17 th Street	" " " "	12/15
1329 N. 17 th Street	" " " "	12/15

This was approved for subordination agreement but not an extension.

Attachments-

B. 629 Porter Street	Dgunutraq Xhoxhi	05/18
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Attachments-

4. Name Change

<u>Address</u>	<u>Applicant</u>
A. 5107, 5109, 5111, 5113, 5121, 5123, 5125 Market Street	51 Market Owner, LLC

Name change from Kalidave, LP to this new entity.

Attachments-

5. Certificates of Completion

The Grantees for the properties identified hereafter have demonstrated Satisfactory Compliance with the Conditions of Title to which they had agreed at settlement, as evidenced by a physical inspection of the premises. Accordingly, it is recommended that the Committee authorize the issuance of Certificates of Completion in recordable form for the following:

<u>Address</u>	<u>Grantee</u>	<u>Settled</u>
A. 2515 N. Hope Street	Rita M. Rivera	06/89
2519 N. Hope Street	" " "	06/89
2521 N. Hope Street	" " "	06/89
2523 N. Hope Street	" " "	06/89
2517 N. Hope Street	" " "	11/90
Attachments-		
B. 3227 N. 17th Street	Alma Boddie	11/02
Attachments-		
C. 2414 S. 3rd Street	Michael J. Magee, Jr.	05/14
Was a side yard		
Attachments-		
D. 2547 E. Norris Street	PHDC	04/88
Attachments-		
E. 2124 N. Percy Street	Felix Clemente	02/91
Attachments-		
F. 1122 N. 39th Street	Calmease Knowles	09/87
Attachments-		
G. 1809 Wilder Street	Madeline Fernandez	05/98

This was transferred as a side yard

Attachments-

<i>H. 1208 N. Taylor Street</i>	<i>James Bristol Russ</i>	<i>08/04</i>
<i>Attachments-</i>		
<i>I. 2726 N. 12th Street</i>	<i>Clarence Collins</i>	<i>05/94</i>
<i>Attachments-</i>		
<i>J. 222 Hermitage Street</i>	<i>David & Deborah Forcer</i>	<i>03/02</i>
<i>Attachments-</i>		
<i>K. 243 W. George Street</i>	<i>Edward & Mary Osmolski</i>	<i>03/82</i>
<i>245 W. George Street</i>	<i>“ “ “ “</i>	<i>03/82</i>
<i>Attachments-</i>		
<i>L. 1806 E. Albert Street</i>	<i>Daniel & Nora McKay</i>	<i>02/84</i>
<i>Attachments-</i>		
<i>M. 2521 N. Front Street</i>	<i>Charles & Madeline Fisher</i>	<i>04/92</i>
<i>Attachments-</i>		
<i>N. 2530 N. Front Street</i>	<i>Armando & Elsie Migdalia Delgado</i>	<i>05/16</i>
<i>Attachments-</i>		
<i>O. 3609 Helen Street</i>	<i>Dominic & Margaret Maglione</i>	<i>05/97</i>
<i>3611 Helen Street</i>	<i>Dominic J. Maglione</i>	
<i>Attachments-</i>		
<i>P. 2039 W. Boston Street</i>	<i>PHDC</i>	<i>04/88</i>
<i>Attachments-</i>		

Q. 1912 N. Lawrence Street

Efrain Agosto

05/87

Attachments-

R. 4818 Parrish Street

Bernadette Parker

01/99

Attachments-