

**CITY OF PHILADELPHIA
DEPARTMENT OF PLANNING AND DEVELOPMENT**

**EMERGENCY REGULATIONS ADDRESSING REVIEW OF
APPLICATION AND OTHER MATERIALS AND DEEMED APPROVALS
IN CONNECTION WITH THE COVID-19 EMERGENCY**

On March 16, 2020, as part of a series of emergency declarations and orders, the Mayor and Health Commissioner issued an Emergency Order Temporarily Prohibiting Operation of Non-essential Businesses to Prevent the Spread of COVID-19 (“Emergency Order”). As of March 18, 2020, the City has also shut down non-essential operations during this time of crisis.

The Philadelphia Department of Planning and Development (“Department”) recognizes that the COVID-19 Pandemic is unprecedented. The City’s top priority is maintaining public health and the safety of all Philadelphians and those who work and invest in the City; by taking proactive steps now we can help mitigate a potential community spread.

Consistent with the Emergency Order and the City’s general plan of operations during the emergency, general activities of the Philadelphia City Planning Commission (“PCPC”), the Philadelphia Historical Commission (“PHC”), the Philadelphia Art Commission, and all meetings of their various committees, including the Civic Design Review Committee of PCPC and the Sign Committee of the Philadelphia Art Commission, have been suspended, and their offices closed to all non-essential matters. Such closure has potentially affected review of new or pending applications and documents previously submitted or intended to be submitted to these agencies. Certain provisions of law provide for “deemed approvals” based on inaction of these

agencies after submission of certain applications and other documents for their review.

Therefore, the following emergency measures are required:

1. "Affected Review Period." Means the period from March 18, 2020 through sixty (60) days after the termination of the Emergency Order, as it may be extended.

2. The non-performance of review by the PCPC, the PHC and or the Art Commission, or their respective Committees or staff, in connection with any applications, plans, materials or other documents during the Affected Review Period will not constitute a deemed approval or deemed denial of any such applications, plans, materials or documents subject to review.

3. Based on the Mayor's March 11, 2020, Declaration of Extraordinary Circumstance that allows regulations related to addressing the pandemic to become effective immediately upon transmission to the Department of Records, this emergency regulation shall be effective immediately as of March 19, 2020.

**The City of Philadelphia, by and through its
Department of Planning and Development**

By: _____


Anne Fadullon
Director of Planning & Development
Department of Planning & Development
City of Philadelphia

Date Signed: MARCH 19, 2020