

THE GENERAL ASSEMBLY OF PENNSYLVANIA

HOUSE BILL

No. 1375 Session of
2005

INTRODUCED BY W. KELLER, APRIL 14, 2005

REFERRED TO COMMITTEE ON STATE GOVERNMENT, APRIL 14, 2005

AN ACT

1 Authorizing and directing the Department of General Services,
2 with the approval of the Governor, to grant and convey to the
3 Philadelphia Regional Port Authority certain lands situate in
4 the 39th Ward of the City of Philadelphia.

5 The General Assembly of the Commonwealth of Pennsylvania
6 hereby enacts as follows:

7 Section 1. Land in the City of Philadelphia.

8 (a) Authorization.--The Department of General Services, with
9 the approval of the Governor, is hereby authorized and directed
10 on behalf of the Commonwealth of Pennsylvania to grant and
11 convey to the Philadelphia Regional Port Authority, for \$1,
12 certain lands situate in the 39th Ward of the City of
13 Philadelphia described in subsection (b).

14 (b) Description.--The lands to be conveyed pursuant to
15 subsection (a) consist of 305 acres more particularly described
16 as follows:

17 ALL THAT CERTAIN land located in the City of Philadelphia,
18 Commonwealth of Pennsylvania, that is river-bed that was made

1 fast land by having fill placed upon it, a general description
2 based upon paper survey as follows to wit:

3 Beginning at a point near the Bulkhead Line of the Delaware
4 River, as established by the Secretary of War, September 10,
5 1940, a common corner for lands now or formerly of Consolidated
6 Rail Corporation, and Parcel 9, the said point being measured
7 the nine (9) following courses and distances from the
8 intersection of the easterly side of Broad Street (at 300 feet
9 wide) with the southwesterly side of Pattison Avenue (at 120
10 feet wide):

- 11 1. Southwesterly along the easterly side of Broad Street,
12 2,527.57 feet to a point;
- 13 2. Southeasterly at right angles to said Broad Street, 37
14 feet to a drill hole set, a corner for the said lands
15 now or formerly of Consolidated Rail Corporation;
16 (courses 3 through 8 along the southerly side of lands
17 now or formerly of Consolidated Rail Corporation);
- 18 3. South 75 degrees 30 minutes 00 seconds East, 3.00 feet
19 to a drill hole set;
- 20 4. South 76 degrees 31 minutes 21 seconds East 229.54 feet
21 to an iron pin set;
- 22 5. South 68 degrees 33 minutes 21 seconds East, 284.65 feet
23 to an iron pin set;
- 24 6. South 63 degrees 50 minutes 26 seconds East, 341 feet to
25 an iron pin set;
- 26 7. Southeasterly by a curve to the left having a radius of
27 2,287.44 feet, and an arc length of 730.03 feet to an
28 iron pin set, said point being distant by a chord of
29 South 72 degrees 59 minutes 00 seconds East 726.93 feet
30 from the last described point;

1 8. South 82 degrees 07 minutes 34 seconds East 1,741.91
2 feet to a point; and

3 9. South 76 degrees 03 minutes 40 seconds East, 6093.91
4 feet to the said point of Beginning;

5 Thence from said point of Beginning, the twenty five (25)
6 following described courses and distances:

7 1. South 76 degrees 3 minutes 40 seconds East, 50 feet to
8 the point and place of Beginning;

9 2. South 40 degrees 23 minutes 05 seconds West, 1,627.95
10 feet along the Bulkhead line of the Delaware River;

11 3. South 58 degrees 07 minutes 17 seconds West, 1,737.34
12 feet along the Bulkhead line of the Delaware River;

13 4. South 78 degrees 26 minutes 04 seconds West, 1,099.52
14 feet along the Bulkhead line of the Delaware River;

15 5. South 78 degrees 27 minutes 42 seconds West, 2,645
16 feet along the Bulkhead line of the Delaware River;

17 6. North 86 degrees 01 minutes 55 seconds West, 300 feet
18 along the Bulkhead line of the Delaware River;

19 7. North 10 degrees 18 minutes 40 seconds West, 960 feet
20 to the Bulkhead Line of the Delaware River;

21 8. North 72 degrees 11 minutes 20 seconds East, 1,650 feet;

22 9. North 12 degrees 11 minutes 20 seconds East, 150 feet,

23 10. North 48 degrees 41 minutes 20 seconds East, 1,005 feet;

24 11. North 81 degrees 33 minutes 40 seconds West, 1,580 feet;

25 12. North 76 degrees 33 minutes 40 seconds West, 1,040 feet;

26 13. North 72 degrees 33 minutes 40 seconds West, 2,375 feet;

27 14. North 89 degrees 18 minutes 40 seconds West, 500 feet;

28 15. North 83 degrees 48 minutes 40 seconds West, 475 feet;

29 16. North 13 degrees 11 minutes 20 seconds East, 550 feet;

30 17. North 87 degrees 41 minutes 20 seconds East, 420 feet

1 18. South 65 degrees 18 minutes 40 seconds East, 2,170 feet;
2 19. South 66 degrees 48 minutes 40 seconds East, 2,120 feet;
3 20. South 82 degrees 18 minutes 40 seconds East, 910 feet;
4 21. South 75 degrees 03 minutes 40 seconds East, 920 feet;
5 22. South 84 degrees 33 minutes 40 seconds East, 1,470 feet;
6 23. South 66 degrees 33 minutes 40 seconds East, 340 feet;
7 24. North 73 degrees 56 minutes 20 seconds East, 470 feet;
8 25. North 60 degrees 56 minutes 20 seconds East, 1,240 feet;
9 Containing 305 acres of land.

10 (c) Easements.--The conveyance shall be made under and
11 subject to all lawful and enforceable easements, servitudes and
12 rights of others, including but not confined to streets,
13 roadways and rights of any telephone, telegraph, water,
14 electric, gas or pipeline companies, as well as under and
15 subject to any lawful and enforceable estates or tenancies
16 vested in third persons appearing of record, for any portion of
17 the land or improvements erected thereon.

18 (d) Deed.--

19 (1) The deed of conveyance shall contain a clause that
20 the lands conveyed herein shall be used only for maritime
21 purposes by the grantee, or its successor in interest. Should
22 the grantee, or its successor in interest, allow the lands
23 conveyed to be used for any other purpose or attempt to
24 convey or transfer the lands, the title shall immediately
25 revert to and revest in the grantor. The term "maritime
26 purposes" shall mean activities directly related to the
27 handling of cargo for import or export or the transport of
28 passengers through the Port of Philadelphia but the term
29 shall not mean activities related to gambling or gaming.

30 (2) The deed of conveyance shall contain a clause that

1 if the Philadelphia Regional Port Authority or its successor
2 in interest cease to exist, the lands conveyed herein shall
3 immediately revert to and revest in the grantor, unless a
4 successor authority has been formed to continue the
5 Commonwealth's governance of regional port activities along
6 the Delaware River.

7 (e) Deed execution.--The deed of conveyance authorized by
8 this section shall be approved as provided by law and shall be
9 executed by the Secretary of General Services in the name of the
10 Commonwealth of Pennsylvania.

11 (f) Costs and fees.--Costs and fees incidental to this
12 conveyance shall be borne by the grantee.

13 Section 2. Effective date.

14 This act shall take effect immediately.