

THE PHILADELPHIA CODE

Table 14-702-1: Floor Area Bonus Summary⁶⁰⁴

Bonus Category	Additional Gross Floor Area, as Percent of Lot Area (see § 14-701(2) (Residential District Dimensional Tables) and § 14-701(3) (Commercial Districts Dimensional Table) for the maximum allowed base floor area ratios for each district.)									
	RM-2	RM-3, RMX-1	RM-4	RMX-2	IRMX	RMX-3	CMX-3 as provided in § 14-702(2)(c) (except in /TOD)	CMX-3 (within /TOD only)	CMX-4	CMX-5
Public Art (§ 14-702(5))	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	50%	100%
Public Space (§ 14-702(6))	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Up to 50%	Up to 200%	Up to 400%
Mixed Income Housing (§ 14-702(7))	Moderate Income	25%	50%	100%	75%	150%	150%	150%	200%	300%
	Low Income	50%	75%	175%	125%	250%	250%	250%	300%	400%
Transit Improvements (§ 14-702(8))	N/A	N/A	N/A	N/A	N/A	N/A	N/A	Up to 100%	Up to 200%	Up to 400%
Underground Accessory Parking and Loading (§ 14-702(9))	N/A	N/A	N/A	N/A	N/A	100%	N/A	50%	200%	200%
Green Building (§ 14-702(10))	N/A	N/A	N/A	N/A	N/A	N/A	Up to 100%	Up to 100%	Up to 200%	Up to 400%

⁶⁰⁴ Amended, Bill No. 120774-A (approved January 14, 2013); amended, Bill No. 140519-AAA (approved October 27, 2015); amended, Bill No. 170162 (approved July 11, 2017); amended, Bill No. 170498 (approved August 1, 2017); amended, Bill No. 170678-AAA (approved October 17, 2018).