Chinatown Neighborhood Plan Overview

PCDC will take the lead in implementing the Chinatown Neighborhood Plan in the coming years. The Plan sets out specific goals and actions in improving the built environment, expanding economic opportunity, and enhancing community life. Broad engagement and involvement throughout the community and a shared ownership in the implementation process of the Plan will strengthen Chinatown as a vital residential neighborhood, a destination commercial district, and a home away from home for immigrants across the city and region.

We are

An authentic cultural hub with a strong entrepreneurial spirit
An inclusive and engaged community that supports working class immigrants
A connected, cohesive, healthy place that bridges the divide

Built Environment

01 Housing
1.1: Preserve and upgrade existing affordable housing
1.2: Develop new affordable housing opportunities

02 Connectivity
2.1 Bridge the community across Vine Street and the Expressway
2.2 Make it safer and easier to walk and bike
2.3 Improve connections to transit
2.4 Create an inviting and beautiful public realm
2.5 Manage parking in the commercial core to support businesses and activity

03 Open Space
3.1 Create more public space and programming for community use
3.2 Improve access to existing and new spaces

Economic Opportunity

04 Small Business and Manufacturing
4.1 Strengthen Chinatown’s commercial core
4.2 Expand commercial district north of Vine Street
4.3 Support job-providing small businesses and manufacturing

Community Life

05 Community Wellness
5.1 Promote community wellness and health
5.2 Strengthen institutions that provide critical services and serve as a hub of community

06 Coalition Building
6.1 Build civic engagement and community stewardship
6.2 Grow and amplify community voice
Unlock Indego Bike Share, Unlock Philadelphia!

Have you seen those blue bikes on the street lately? Wonder what they are?

They’re part of the City of Philadelphia’s bike share program, Indego. Launched in 2015, Indego is a way for people who don’t own a bicycle to easily pick up and drop off a bike to where they need to go. It’s a great alternative to driving in traffic or waiting for public transit. There are over 100 docks around Center City and University City where you can find bicycles and return them.

Here’s how it works:

First, buy a pass from the Indego website rideindego.com or use the Indego app on your smartphone. You can choose from Indego30 ($17 per month), or Indego365 ($156 per year).

If you have a low-income ACCESS card, the prices are only $4 for Indego30 and $48 for Indego365, and you can pay with cash.

Next, find a bike dock. The nearest ones in Chinatown are located at 9th and Arch, 8th and Market, and 12th and Filbert. Use your phone number or credit card number to access a bike, and start riding!

You can ride free for one hour, and for $4 per hour after that. When you’ve arrived at your destination dock, simply park it back in a dock space, and you’re done! You can ride an unlimited number of times.

Indego also offers a number of classes throughout the year to help new and unfamiliar cyclists navigate city streets confidently. Find upcoming dates at rideindego.com/classes.

The 2018 YeShi Chinatown Night Market: Vendors and Performers Wanted

PCDC will be holding our 8th annual YeShi Chinatown Night Market on Thursday, October 11th, and we are looking for vendors and performers to join us! With an estimated attendee count of over 20,000, the YeShi is one of the largest community events in Chinatown, and is the best time to highlight your talents. Local performers, and Asian food and craft vendors are encouraged to apply.

See below for instructions on how to apply:

Food Vendors: www.bit.ly/YeShi2018Food
Performers: Please email Lamei Zhang at lzhang@chinatown-pcdc.org

Vendor Deadline is Friday, August 24th, 2018.

Social Justice Students Learn About Chinatown Struggles

Dr. Scott Hanson’s University of Pennsylvania Social Justice Academy came to Chinatown to learn about its struggle for social justice. PCDC staff and interns led a history tour for 50 students – some were international students – who are taking an intensive three week program. For many this visit was their first to Chinatown. The tour offered a taste of what life is like here and an overview of the challenges that this community faces. Stops included the China Friendship Gate, Trocadero, On Lok Senior House, and Asia Supermarket. PCDC staff and interns explained the historical significance and social meanings of these sites.

The Chinatown tour has been a part of the Social Justice Academy’s curriculum. The tour highlights Chinatown’s urban development challenges for the neighborhood including the lack of space, affordable housing, and the small business economy. The class enjoyed bubble tea and a delicious lunch at Ocean City Restaurant.
July Teen Events and Opportunities:

Important Announcements:

The August practice SAT will be on August 25th, 2018 from 9:00 AM to 1:30 PM at 901 Wood Street. Please contact Rosaline to reserve a seat.

Teen Club Visits Temple University
Teens must have completed their intake forms to be able to go. Permission slips are available during SAT classes and at PCDC office.

**Date:** August 3rd
**Time:** 1:00-3:00 PM (Temple)

PCDC Presents: College Workshops/Teen Development Series
During the summer these classes will be held bi-weekly on Fridays from 1:00 PM - 3:00 PM. The schedule will change in the fall to account for school starting. Workshops on college applications, essay help, FAFSA, how to choose your major, etc. Discussions on college advice, how to make the most of your undergrad career, internships/volunteering (how to make your resume stand out), etc.

**Dates:** August 10th, August 24th, September 7th

Free Museums with the Philly Stamp Pass
Get ready for a summer of art! Philly teens 14 -19 can sign up for a stamp pass to get free admission to Philadelphia museums

**Apply Online:** [http://phillystamppass.org/paper-pass/](http://phillystamppass.org/paper-pass/)

Hit the Books Scholarship
This scholarship is offered by Coffee for Less and opened those aged 18-25 who are enrolled in an accredited college or university. Requires an essay (no more than 500 words) on the importance of education in their lives and how the scholarship money will assist the students' goals. Bonus points will be awarded to those students who find a creative way to include their passion for coffee within their essay without losing sight of the primary topic. Winners will be selected based upon two criteria: successful accomplishment of essay subject matter and individual student needs. Hit The Books scholars are expected to illustrate integrity and drive with their use of the scholarship funds but will also be required to submit receipts for the educational materials acquired as a result of the scholarship award.

**Deadline:** August 25, 2018
**Award amount:** $500 (towards books and materials)

**To apply:** [https://www.coffeeforless.com/pages/scholarship](https://www.coffeeforless.com/pages/scholarship)

Weekly Teen Club Schedule:
All classes and materials are free of charge. Walk-ins welcome!

**SAT Reading & Writing**
Mondays 4:15 PM – 6:15 PM, 901 Wood Street, Philadelphia
Teacher: Phoebe Ho

**SAT Math**
Thursdays 4:15 PM – 6:00 PM, 901 Wood Street, Philadelphia
Teacher: Benjamin She

**Free Practice SAT**
Last Saturday each month, 9:00 AM – 1:10 PM
901 Wood Street, Philadelphia
Space is limited. Please email Rosaline Yang at ryang@chinatown-pcdc.org to reserve a spot.

Teen Support Group
The Teen Support Group is a safe space for teens to talk about stress in their lives and learn good mental health habits.
5:00 PM to 6:30 PM, August 7th.
901 Wood Street, Philadelphia
Teachers: UPenn Psychiatrist Jenny Yu, MD, Ph.D. and Philadelphia Asian mental health pioneer, Helen Luu, LCSW
Dinner is provided!
Zoning and Planning

Zoning Matters

Below are the current and upcoming zoning matters within the Chinatown district. Zoning matters are presented to the community first, through public RCO meetings, before they are heard by the Zoning Board of Adjustment (ZBA). Please feel free to attend an RCO meeting or ZBA hearing regarding any matter of interest. All ZBA hearings are held at One Parkway Building, 1515 Arch Street, 18th Floor.

PCDC’s Planning Committee meets at 6pm on the second Tuesday of each month as the Registered Community Organization (RCO) for the boundaries of 7th to 13th Street, Filbert to Spring Garden Street.

The next meeting is on August 14th. The next three meetings are:
- August 14th
- September 11th
- October 9th

Previous Cases:
Address: 1025 Spring Street
Appeal #: 34021
Permit #: 870262
Scheduled Hearing Time: Wednesday, August 8, 2018 3:30 PM
Proposal: Permit for three (3) dwelling units (multi-family household living) throughout an existing attached structure.
RCO Opinion: Non-Opinion with provisos

Address: 210 N. 12th Street
Appeal #: 33766
Permit #: 859405
Scheduled Hearing Time: Wednesday, August 8, 2018 9:30 AM
Proposal: Permit for the erection of an attached structure with a roof deck above for residential use only, for use as vacant commercial space on the first/second floors, for twenty six (26) dwelling units on third thru tenth floors., with nine (9) class 1 A bicycle spaces on an accessible route, with no parking spaces.. (size and location as shown on the application)
RCO Opinion: Decision pending

Upcoming Cases:
Address: 212-48 N 8th Street
Appeal #: 34312
Permit #: 878339
Vine Street building: For the erection of one (1) detached structure (max .height 129 ft) with green roof and with penthouse for a multi-family household living (190 dwelling units) from first floor through 12th floors with fourty (40) accessory parking garage with two (2) accessible spaces including with one (1) van accessible space, nine(9) electric van parking spaces, two (2) loading spaces, and with twelve (12) bicycle spaces in an accessible route at ground floor

EJC building: For the erection of a detached structure (maximum ht. 190 ft) with green roof and terrace at 3rd floors with penthouse and elevator, for a for a business and professional office and multi-family household living (eight (8) dwelling units) from first floor through eleventh (11th) floors with, one (1) loading space and fifth-two (52) bicycle spaces at first floor in an accessible route and sixteen(16) bicycle spaces in an open space for the creation of hundred and eighty-one (181) accessory surface parking spaces including with six (6) accessible spaces including with one (1) van accessible space (total 221 accessory parking spaces proposed).
PCDC will take the lead in implementing the Chinatown Neighborhood Plan in the coming years. With 1,300 community members and stakeholders engaged in the planning process, the Plan sets out specific goals and actions in improving the built environment, expanding economic opportunity, and enhancing community life. Broad engagement and involvement throughout the community in the implementation process of the Plan will strengthen Chinatown as a vital residential neighborhood, a destination commercial district, and a home away from home for immigrants across the city and region.

Thank you Interface Studio, Steering Committee, and Community Partners for supporting this plan.

**Goal No.1 - Housing**

**How we came up with the goal**
An authentic Chinatown cannot be sustained without affordable housing. Chinatown has historically been an immigrant gateway and remains to be the “home away from home” for Chinese immigrants in the region. However, the populations that have long called Chinatown home are vulnerable to displacement while the housing prices have surged in the neighborhood since 2000. New housing development in Chinatown is overwhelmingly targeted to a high-income market. When lower-income and working class residents leave for more affordable parts of the city, the businesses that serve them and employ them will eventually leave as well. Therefore, we aim to ensure that the neighborhood can continue to be a home for low-income households, immigrants, and older adults through equitable development.

**What we are going to do to achieve the goal**
- Preserve and upgrade existing affordable housing
Existing affordable housing will be aging out of affordability programs, allowing owners to convert their buildings to market-rate housing. PCDC will reach out to residents through informational mailings, community meetings, and interviews, and establish Resident Committee to work towards retention of affordability for existing affordable housing, such as Dynasty Court.

- Develop new affordable housing opportunities
PCDC will continue seeking opportunities to develop new affordable housing and facilitate inclusion of affordable units in new development. Upon completion of new affordable housing, PCDC will market it through digital outreach, direct contacts, and informational community meetings. The new unit residents will participate in rental counseling service. PCDC will also conduct meetings to engage community members regarding major projects and underutilized parcels, and share community input with City officials and developers.

**How you can be involved**
- Join the community meeting regarding major projects and underutilized parcels.
- Join PCDC’s Planning Committee to develop measurable goals for housing affordability.
- Join community meetings and the resident leadership committee around Dynasty Court project.
PCDC Programs and Services

PCDC Welcomes Summer Interns

Luyun Chen

Luyun is a rising junior at University of Pennsylvania majoring in Psychology and pursuing a pre-medicine track. She is volunteering at PCDC this summer and assists housing counselors to prepare the First Time Homebuyer Education Classes.

Yingmiao Rao (饒穎苗)

Yingmiao is a rising sophomore at Fox School of Business at Temple University, studying Marketing.

She joined PCDC, as part of Temple’s Work Study starting this summer. During her free time, she enjoys baking cakes, strumming her guitars and sketching still-life.

She has been assisting PCDC with the Chinatown Community Press, a youth-led bilingual magazine about Chinatown and the immigrant experience. She has also had a hand in helping organize the homeownership workshops and in the planning for the 2018 EXPO event.

Her favorite place to eat is anywhere that sells egg tarts.

Kaitlin Lee (李凱琳)

Kaitlin is a rising Junior from Pennsby High-School. Her favorite subjects are English and Science. She started her internship on June 19th. She helped organize PCDC’s annual EXPO and worked on the $1-a-Day project, PCDC’s street cleaning program.

She is responsible for tracking data for the Family Services program.

She grew up in Chinatown because she spent her time with her mother, who owns Olympik Tots Childcare in Chinatown. This allowed her to experience and learn more about her Chinese culture. She adores going out to different restaurants such as Bubble Fish and Pho20 during the summer and loves to just walk around the Chinatown community with her friends.

Hui Shi (石惠)

Hui is a graduate student at the University of Pennsylvania majoring in Education. She joined PCDC in May 2018 to help the Youth Program. She holds College Workshops for the high school students and has been a big help translating documents and providing office support. When not at work, she likes to paint in oils and read books. Her favorite food in Chinatown is Dim Sum.

Benjamin She (佘傑明)

Benjamin She is a recent graduate of Vanderbilt University, holding a B.A. in Neuroscience.

Growing up in the Philadelphia area, he frequently visited and volunteered in Chinatown. This led to his interest in working with PCDC.

He is gaining grassroots community development experience at PCDC, while he prepares to enroll in a master’s program in urban planning. When not at work, Ben likes to ride his bicycle and play the violin (and sometimes the erhu). His favorite food in Chinatown is roujiamo (Chinese Hamburger).
Amy Dong (董文馨)

Amy is a rising junior at Central High School. She is interning at PCDC as part of the WorkReady program. She has been working on communications and direct services - translating and passing out flyers and newsletters in Chinatown. She also helped senior citizens redeem their “Farmer’s Market Nutrition” vouchers for fresh vegetables. Amy is looking forward to continue working for PCDC and helping the Chinatown community.

Growing up outside of Chinatown, Amy visits very often. The Asian food and restaurants in Chinatown gives her a sense of her hometown. The Chinese people here make her feel as though everyone is a family. Chinatown is one of her favorite places to visit and she is eager to help the Chinatown community. You can find Amy at her favorite place to eat in Chinatown, Ocean Harbor.

Lidya Ang (洪莉達)

Lidya is a rising senior at Central High School. Her main interests are in the arts, partaking in things such as graphic design, traditional art, photography, and music. She enjoys helping the community in any way possible, whether it is being the president of Art with Heart (a club that does arts and crafts to fundraise and donate to nonprofits), participating in city cleanups, or distributing donated goods.

Being Indonesian-Chinese American Lidya has always been surrounded by Asian culture. Her dad exclusively eats Asian food, so it is fitting that Chinatown is the food mecca for her and her family. It is the place to spend quality time with family and friends. Her favorite food place in Chinatown is Terakawa, which to her knowledge is the best ramen place in Philly. She started interning at PCDC July 2018 and is applying her interests in art and community support at PCDC.

Tahirah McCleary

Tahirah is an upcoming junior at Charter High school for Architecture and Design (CHAD). She is interning at PCDC this summer under the WorkReady Program. She wants to major in business and finance with a minor in communications after graduating high school. Her top choices for college are Morgan State University and Clark Atlanta University. She will align her interests with the work at PCDC.

Born and raised in Philadelphia, she has explored the city. She has attended school in North Philadelphia, Olney, and now center city. While she is interning here at PCDC she can explore Chinatown, its culture, its food, as well as its traditions.
Homebuying FAQ:

What is the difference between Pre-qualification vs Pre-approval?

Mortgage pre-qualification and pre-approval are very different, despite sounding quite similar.

A pre-qualification tells you the amount of mortgage that you may qualify for and is based on unverified information that you provide. Some mortgage professionals believe pre-qualification is virtually useless.

A pre-approval letter from a lender shows that you qualify for a specific mortgage amount based on an underwriter’s review of your actual financial information, such as your outstanding debt, credit history, income and assets.

Do I have to pay a commission to my real estate agent?

Homebuyers NEVER pay a fee to the real estate agent. The compensation comes from the seller when the transaction is complete. PCDC recommends that buyers use a good experienced real estate agent. This agent is legally obligated to represent your interest.

Should you pay upfront fees for a mortgage?

The only upfront fees that you should expect to pay a lender are: 1) application fee; and 2) credit report fee. Other fees are paid later if you decide to obtain the mortgage.

What if I have a low credit score?

Homeownership is possible with a lower-than-prime credit history; however, you will face a higher interest rates and fees. PCDC’s counselors can show you how to increase your credit score.

Warnings, tips and resources

- Shop for a mortgage. Go to three lenders: 1) ask for a pre-qualification; 2) obtain a breakdown of interest rates, fees and points; 3) decide if you like the lender. (See the CFPB article “What do I have to do to apply for a mortgage loan?": http://1.usa.gov/1PanOan.)
- Check your credit report. Before you start shopping around, request free copies of your credit reports at www.AnnualCreditReport.com or 877-322-8228. Check the reports for errors and follow the directions to dispute inaccurate information.
- When you are ready to apply, know your score. Ask lenders to provide you with your “mortgage credit score,” a specialized number used by lenders in the loan application process.
- Seek help from a HUD-approved housing counselor. Learn the size of the mortgage you qualify for and how to obtain a home loan without risky features that might result in delinquency or foreclosure. To find a local counselor, visit www.consumerfinance.gov/find-a-housing-counselor/. PCDC is HUD-certified Housing Counseling agency. For appointment, please call 215-922-2156.
- Be aware that mortgages with conditions that expose borrowers to risk of default are still legal. Avoid mortgages with high-risk features, such as interest-only payments, high debt-to-income allowances and balloon payments.
- Beware of scams. The only upfront cost for mortgage application are application fee and credit report fee. If you decide to obtain a mortgage and are ready to settle on the purchase of your house, you will receive a loan estimate, closing cost disclosure form and all other documents required by law. (See the CFPB’s “What documents should I receive before closing on a mortgage loan?”: http://1.usa.gov/22hQfQL)
- Report problems with mortgage lenders or servicers to the CFPB. The Bureau accepts complaints at www.consumerfinance.gov/complaint or at 855-411-2372.

Get tips for the entire home buying-process:

- Visit the CFPB at www.consumerfinance.gov/owning-a-home/ for access to tools and resources to help you make the best choices throughout the mortgage application process.
- Attend PCDC’s monthly Homebuying Education class
PCDC's HUD certified Housing Counseling Program offers Homebuyer Education classes monthly to assist and support homeownership now or in the future. PCDC is the only agency to offer Chinese Homebuyer education within Philadelphia. You will get a head start to homeownership, which can lead you to more favorable options when you decide to become homeowner. Classes are scheduled on the third Thursday of each month. The morning class is from 9am to 1pm or the afternoon class is from 3pm to 7pm!

The upcoming classes are August 16th.

Registration required, please call or email Ping Lee to reserve your seat: 215-922-6156 or plee@chinatown-pcdc.org. ***A Homeownership Certificate will be issued upon completion of a class and a 2 hour one-on-one counseling. This is required for down payment/closing cost assistance.

Home Buyer Down Payment / Closing Cost Assistance Available:

<table>
<thead>
<tr>
<th>Program</th>
<th>Amount</th>
<th>Banks</th>
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</thead>
<tbody>
<tr>
<td>CommunityWorks® program</td>
<td>Up To $7000</td>
<td>HSBC Bank</td>
</tr>
<tr>
<td>Home Grant Program</td>
<td>Up To $2500</td>
<td>Bank of America</td>
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Banks might offer different assistance programs. Please consult with your bank loan officers for details. You can also call PCDC Ping Lee 215-922-6156 for more information.

EXPO Helps Families

On June 30th, PCDC held 2018 10th Anniversary EXPO at the Chinese Christian Church & Center. Forty exhibitors presented to the Chinatown community on topics like early childhood education, senior care services, immigrant and refugee social services, and public health. Several exhibitors also prepared a variety of activities for EXPO attendees, including primary health screenings (Drexel Family Medicine), dental screenings (Penn Dental), Osteopathic Manipulative Treatment (Asian Pacific American Medical Student Association at the Philadelphia College of Osteopathic Medicine), a fire truck exhibit (Philadelphia Fire Department House of Dragons), and bike testing (Indego Bike Share).

PCDC also held a recycling bin distribution, giving one recycling bin to each household free of charge. In addition, exhibitors presented workshops on “Benefits for You and Your Family” (Community Legal Services), “Preventive Care” (Hahnemann Primary Care), “Tenant Rights & Responsibilities” (Community Legal Services), “Common Income Tax Issues” (Philadelphia Legal Assistance) “Healthy Homes” (Energy Coordinating Agency) and “Homebuyers & Renters Assistance” (PCDC’s very own Wendy Lee), enriching and empowering the attendees with vital information for being effective self-advocates.

Once again, PCDC distributed ‘passports’ to all attendees, on which they collected stickers by visiting exhibitors’ tables, participating in workshops and activities, and completing cleaning surveys. They then redeemed their stickers for raffle tickets, which they could use to test their luck on prizes such as tickets to see the Phillies, Bluetooth speakers, gift baskets, and a pair of eyeglasses with a complimentary eye exam.

With 265 participants, this year’s turnout was the largest to date for PCDC EXPO. Such a large scale event would not have been possible without the hard work and support of our 55 volunteers and staff, who handled setup and clean-up as well as language assistance and activity management. PCDC would like to thank its volunteers along with the Chinese Christian Church & Center, the exhibitors, the door prize donors, and all attendees for making EXPO 2018 such a great success!
AmazonSmile

AmazonSmile is an easy and automatic way for you to support PCDC's mission to protect, preserve, and promote Chinatown every time you shop, at no cost to you. When you shop at smile.amazon.com, you'll find the exact same low prices, vast selection and convenient shopping experience as Amazon.com, with the added bonus that Amazon will donate a portion of the purchase price to PCDC. AmazonSmile is a website operated by Amazon.

https://smile.amazon.com/ch/23-7439723

Citizen Leads Police to Apprehension of Suspect

On a recent morning in July a concerned citizen reported to John Chin, executive director of PCDC, that she saw a fleeing suspect run into Hing Wah Yuen. Mr. Chin immediately called 911. Police officers arrived in less than one minute. The police found the suspect hiding and arrested him without any harm to residents. The police did their job, but they need your help.

PCDC urges you to take the following actions:
1. Call 911 if you see suspicious persons or activity.
2. Look out for your neighbors;
3. Fill out the Police language form to register your home address, telephone number, and declare your preferred language and mail the form to the Police. When the police receive a call from your house or telephone number the police will know what language you speak.

Eastern Tower Construction Enters Next Phase

Construction of the tower structure is complete and interior fitout has begun. This month Hunter Roberts Construction will disassemble the tower crane and begin construction of the community center and retail along Vine Street.

Calligraphy Exhibition: All are welcomed

The Calligraphy Class is heading into its final stretch. Art students of various ages and ethnicities are working hard to complete their art projects for the exhibition on August 7th. The artwork will be displayed at select Chinatown businesses and PCDC after the completion of the exhibition.

These past few months, members of the community have learned the joy of calligraphy under the tutelage of Artist Josephine Tsai. Ms. Tsai is one of the founders of the Chinese Brush Painters and Calligraphers Society, as well as owner of her own studio called Dancing Brush Studio. Ms. Tsai devotes much of her time to studying, sharing and practicing Chinese art. Besides participating in shows and holding individual art exhibits, she brings Chinese culture and art to many schools in the community and teaches Chinese brush painting at Darlington Fine Arts Center, Community Arts Center, On Lok Senior Center in Philadelphia, and her own studio.

Date: August 7, 2018
Time: 1:00 PM - 3:00 PM
Location: On Lok Senior Center
Address: 219 N 10th St, Philadelphia, PA 19107

If you would still like to join in on the fun, there is one last class scheduled, on August 3rd.
PCDC 青少年俱樂部之賓大與德雷塞爾大學之旅

在七月六日與七月十八日，青少年俱樂部分別參觀了賓夕法尼亞大學與德雷塞爾大學。帶領這兩個團的分別是 PCDC 的兩個實習生 - Jamie Song，就讀於賓大，及 Jacky Wong，就讀於德雷塞爾大學。他們從自己實習中抽出時間來帶領我們的參觀團，並且很熱情的跟我們展示他們的學校。

這對我們的青少年來說是一個令人興奮的機會，讓他們重點關注華裔美國人和亞裔美國人的學生體驗，了解並接觸每所大學背後的學術和社交生活。他們通過問傑米和傑克問題（如課堂文化與課外活動），從現有學生那裡獲得了寶貴的建議。

市民引導警察逮捕了犯罪嫌疑人

在七月的某個早晨，一位焦慮的市民聯繫陳國賢先生（PCDC 的執行主席）她見到一個在躲避警察的犯罪嫌疑人跑進了興華園（Hing Wah Yuen）。陳先生立刻撥打了911報警，警方也在一分鐘之內到達了。

警察找到了正在躲藏的犯罪嫌疑人，並在沒有對居民造成任何傷害的情況下逮捕了他。警方做了他們的工作，但現在他們需要你們的幫助。

PCDC 建議您採取以下行動：
1.如果您在興華園發現可疑人士或目睹可疑活動，請致電911;
2.照料您的鄰居;
3.填寫警察語言表格，註冊您的家庭住址，電話號碼，說明您的首選交流語言，並將表格郵寄給警方。這樣，當警署接到您的時候，他們就能更有效的幫助您。

東方大夏正在步入下一個階段

大夏的外部基本結構已完成，內部裝修即將開始。這個月開始，Hunter Roberts建築公司將會拆除天秤並且開始建社區中心與Vine街附近的零售店。

書法課的展覽秀：我們歡迎所有人

書法課正在進入最後階段。不同年齡和種族的藝術學生正在為8月7日的展覽藝術項目而努力。展覽結束後，藝術品將在選定的唐人街企業和 PCDC展出。蔡女士是中國畫筆和書法家協會的創始人之一，也是她自己的工作室名為老闆。蔡女士將大部分時間用於學習，分享和練習中國藝術。除了參加表演和舉辦個人藝術展覽外，她還為社區的許多學校帶來了中國文化和藝術，並在達靈頓美術中心，社區藝術中心，費城安樂樓中心和她自己的工作室教授中國畫筆。

日期：2018年8月7日
時間：下午1:00至下午3:00
位置：安樂老年中心
地址：219 N 10th St, Philadelphia, PA 19107

如果你還想參加這個有趣的活動，我們最後一節課將會在八月三日舉行。

AmazonSmile

AmazonSmile 是一個由亞馬遜運營的網站，在上面購物，您可以享受到和 Amazon.com 一樣的多選擇，低價格和便利的購物體驗。每次在 AmazonSmile 上購物時，您都是在支持 PCDC，而且不需要支付多餘的費用。具體來說，當你在 smile.amazon.com 上購物時，亞馬遜會自動將您購買額的一部分享給 PCDC。
PCDC 的 HUD 認證房屋諮詢計劃每月提供雙語的購房者教育課程, 以協助和支持潛在的房主, 無論你是在本月或在幾年內才進行購買。PCDC 是費城唯一一家使用中文進行購房教育講座的機構。你將會得到一個好的開始，當你決定成為房主的時候，這可以給你帶來更多的選擇並節省更多資金。課程安排在每個月的第三個星期四。上午班是上午 9 點至下午 1 點，下午班是下午 3 點至 7 點！

下一個課程是 8 月 16 日。
需要註冊，請致電或發送電子郵件給李萍好以預留您的座位：215-922-2156 或 plee@chinatew-pcdu.org。***完成本課程後，再加上兩小時的 PCDC 一對一輔導，你將獲得一個購房教育證書; 這將有權申請首付和/或成交費用援助計劃。

### 買家首期過戶費補助計劃正在進行中:

<table>
<thead>
<tr>
<th>項目</th>
<th>金額上限</th>
<th>銀行</th>
</tr>
</thead>
<tbody>
<tr>
<td>CommunityWorks® program</td>
<td>高達 $7000</td>
<td>HSBC Bank</td>
</tr>
<tr>
<td>Home Grant Program</td>
<td>高達 $2500</td>
<td>Bank of America</td>
</tr>
</tbody>
</table>

銀行提供不同的的協助項目，請與您銀行的貸款部門人員協商以獲得準確信息，你也可以撥打 PCDC 熱線電話 Ping Lee 215-922-2156獲取更多詳情。

### EXPO幫助家庭

6月30日，PCDC在中華基督教會暨服務中心舉辦了2018年10週年博覽會,40家參展商向華埠社區介紹了兒童早期教育,高級護理服務,移民和難民社會服務以及公共衛生等主題。一些參展商還為EXPO參與者準備了各種活動，包括初級健康檢查（Drexel家庭醫學）,牙科檢查（Penn Dental）,骨科手法治療（費城骨科醫學院亞太裔美國醫學生協會）,火災卡車展（費城）消防局House of Dragons）和自行車測試（Indego Bike Share）。PCDC還為寫完清潔問卷的參與者發放了免費的回收桶。此外，參展商還舉辦了“為您和您的家人帶來的福利”（社區法律服務）,“預防保健”（哈內曼初級保健）,“租戶權利和責任”（社區法律服務）,“共同所得稅問題”（費城法律援助）”健康家園“（能源協調機構）和”購房者和租房者援助“（PCDC的老員工Wendy Lee），豐富並賦予與會者有效倡導者的重要信息。

和去年一樣，PCDC再一次向所有與會者分發了“護照”，他們通過訪問參展商的桌子，參加研討會和活動以及完成清潔調查來收集貼紙。然後，他們用貼紙兌換了抽獎券，用這個他們可以抽取獎品，如得到「費城人」（費城）棒球比賽的比賽，藍牙音箱，禮品籃，以及一幅眼鏡（附配套的視力檢查）。

在有265名參與者的情況下，今年的EXPO創下了PCDC迄今為止最高的出席率。如果沒有55名志願者和工作人員的辛勤工作和承認，沒有他們在場地設置，清潔，語言協助及活動管理上的幫助，這樣的大型活動是不可能舉辦的。PCDC感謝所有的志願者，中華基督教會和中心，所有參展商，抽獎獎品捐贈者以及所有與會者為2018年世博會的成功！
關於住所購買的常見問題:

按揭預審合格與按揭預先批准有什麼區別?

儘管聽起來非常相似，但按揭預審合格和預先批准是非常不同的。資格預審合格意味著您可能符合的一定的抵押金額。由於它是基於您提供的未經驗證的信息，一些抵押貸款專業人士認為資格預審實際上是無用的。來自貸方的預先批准信表明，您有資格獲得特定抵押貸款金額，具體取決於包銷商對您的實際財務信息（例如您未償還的債務，信用記錄，收入和資產）的審查。

我是否需要支付佣金給我的房地產經紀人?

購房者永遠不需要向房地產經紀人支付費用。交易完成後，房產經紀人的佣金將由賣方支付。PCDC建議買家與經驗豐富的房地產經紀人合作。該房產經紀人有法律義務代表您的利益。

你應該支付抵押貸款的預付費用嗎?

您應該向貸方支付的唯一預付費用是：1）申請費; 2）信用報告費。其他費用可以以後支付，在您決定想要房屋抵押的前提下。

我的信用評分低時該怎麼辦?

信用評分低的買家也是有可能獲取房屋所有權的; 但是，您將面臨更高的利率。PCDC的輔導員可以向您展示如何提高您的信用評分。

警告，提示和資源

• 比較成本。從幾個不同的抵押貸款機構獲得“貸款估計”，看看您有多少資格，包括費率，費用和積分的細分。 （請參閱 CFPB文章“我需要做什麼才能申請抵押貸款？”： http://1.usa.gov/1PanOan）
• 檢查您的信用報告。在您開始購房手續之前，請在 www.AnnualCreditReport.com 或致電877-322-8228索取免費的信用報告副本。檢查報告是否有錯誤，並按照指示糾正不準確的信息。
• 掌握你的信用評分。當您申請抵押貸款時，可要求貸方為您提供“抵押貸款信用評分”，這是貸款申請過程中貸款人使用的一個非常重要的數字。
• 尋求HUD批准的住房顧問的幫助。了解您有資格申請的抵押貸款的數額以及如何獲得住房貸款，確保您不存在可能導致違約或止貸風險的特徵。要找到附近的顧問，請訪問 www.consumerfinance.gov/find-a-housing-counselor/。 PCDC是HUD認證的住房諮詢機構。預約請致電215-922-2156。
• 請注意，具有使借款人面臨違約風險的條件的抵押貸款仍然合法。避免具有高風險特徵的抵押貸款，例如純利息支付，高債務收入補貼和大額尾付貸款。
• 小心詐騙。不要在沒有收到實際貸款文件的情況下申請抵押貸款。抵押貸款申請的唯一前期費用是申請費和信用報告費。在實際申請前務必確認您已收到貸款估算，結算費用披露表和法律要求的所有其他文件。 （請參閱CFPB的“在抵押貸款成立之前應收到什麼文件？”： http://1.usa.gov/22hQfQk。）
• 抵押貸款人或服務人員出現問題時，向CFPB報告。 CFPB接受投訴的網址或電話如下： www.consumerfinance.gov/complaint 855-411-2372。
• 通知州政府有關您的抵押貸款投訴。在 www.naag.org 找到你所在州的總檢察長, 在 www.nasaa.org 找到你所在州的金融監管機構。

獲取整個購房過程的提示。

• 通過 www.consumerfinance.gov/owning-a-home/ 訪問CFPB，獲取工具和資源，幫助您在整個抵押貸款申請流程中做出最佳選擇。
• 參加PCDC每月家庭教育課程。
PCDC 项目和服务

PCDC 勤工實習生

Amy Dong (董文馨)
董文馨是Central High School 的高中三年级学生。作为WorkReady计划的一部分，她正在PCDC实习。她在华埠帮助翻译，分发传单和报纸，并帮助老年人领取他们的优惠券。Amy期待继续为PCDC工作并帮助华埠社区。华埠是她经常光顾的地方。华埠的亚洲美食和餐馆让她感受到了她的家乡。那里的中国人都让她感觉到好像每个人都是家人。华埠是她最喜欢的地方。

Lidya Ang (洪莉達)
Lidya是中央高中即将毕业的学生。她的主要兴趣是与艺术有关的活动，例如平面设计，传统艺术，摄影，以及音乐。作为Art with Heart的主席，她非常愿意帮助她的社区。心臟是一個製作美術與工藝品的社團，以義賣的方式賺錢，並將賺到的錢捐給非營利組織。她還參加過清潔街道，派發捐贈物品等活動。

作为一個出生於美國的印尼華裔，她從小就被亞洲的文化熏陶著。自幼開始，華埠就成為了她與她的家人吃飯的首選，特別是當她有一個只喜歡吃亞洲食物的爸爸的時候，華埠一直是與家人和朋友共度美好時光的好地方。她在華埠裡最喜歡的餐廳是寺川，這是她認知裡費城最好吃的拉麵店。她從2018年的七月開始

Tommy Lu (盧家偉)
作為與United Affairs Coalition合作的WorkReady項目中的一部分，家偉開始在PCDC实习。在此之前，他在夜市，新年等各種活動中當過志願者。現在，他在財政部門李鎮廷的指導下學習如何記錄支票信息並保存財政記錄。他在羅馬天主教高中是一名即將升高三的學生。他喜歡玩電動遊戲並對跟電腦技術有關的東西感興趣，他將來想就讀於計算機科學工程專業。

家偉出生於費城，但隨後搬家去了馬里蘭州，在那裡住了四年，直到在五歲的時候回到費城華埠定居。從小他就轉過無數次學，他在麥考上幼兒班，然後在 Holy Redeemer 上了五年的課，最後在FACTS度過了他的初中生涯。華埠在他心裡佔著一個非常重要的位置，他很榮幸在PCDC工作並用他的能力幫助和支持這個社區。他在華埠最喜歡的餐廳是 BonChon chicken，因為他很喜歡韓國炸雞。

Hannah Dong (董文卿)
董文卿是Central High School即將畢業的學生。她第一次被介紹到費城華埠發展會是在2017年的十一月。她在青少年俱樂部，開始上預備SAT考試的補習班。她現在參加了青少年WorkReady的項目，是費城華埠發展會 (PCDC) 裡的一名實習生。

Hannah 除了回過中國幾趟看親戚以外，一生都住在費城。因為她住在華埠附近，她喜歡步行三十分鐘去那裡。她曾經在培德學校上學，後來轉學到民藝特許學校。Hannah 已經在華埠上了五年中文課。她很開心能在這個通過語言，食物和文化讓她回想起她的家鄉的社區裡。Hannah很高興能夠在PCDC

Tahirah McCleary
Tahirah是一名就讀於Charter High school for Architecture and Design (CHAD)並且即將升高三的學生。她是WorkReady 2018的暑期實習生。她希望在她高中畢業後能夠順利的被Morgan State University與Clark Atlanta University接受並主修商業和理財專業，輔修傳播學。她希望在PCDC當實習能夠幫助到她實現這些夢想。從小在費城長大的她去過這個城市很多地方，包括在三個不同的地方上學：北費城，Olney，與市中心。她希望在PCDC實習的同時能夠感受一下華埠的文化與它的食物和其他傳統。
PCDC 項目和服務

PCDC夏季實習生

Luyun Chen

律蘊是賓夕法尼亞大學心理學專業的大三學生，她也同時在進行醫學預科課程的學習。她於2018年6月開始在PCDC做志願者。她主要協助準備首次購房者教育課程。

她出生在中國浙江並在浙江成長到12歲，然後來到美國讀中學。她在唐人街最喜歡的地方是新開的甜點店，Mango-Mango。她第一次吃Mango-Mango是在紐約法拉盛，從那刻起就愛上了它。當4月份Mango-Mango來到費城時，她非常開心。

Yingmiao Rao（饒穎苗）

穎苗是一個來自天普大學的大二學生，她現在正在福克斯商學院讀營銷專業。她於今年六月27日在PCDC開始了她半工半讀的旅程。在她的空閒時間，她喜歡烤蛋糕，彈吉他，與素描靜物。她在這裡協助PCDC的華埠社區報刊，這是一個關於華埠與移民經驗內容有關的雙語雜誌。其餘時候，她也在幫房產所有權的研討會與2018年的世博會做準備。她的一生最愛莫過於蛋撻啦！

Benjamin She（佘傑明）

佘傑明最近畢業於Vanderbilt University，並持有神經科學學士學位。一直在費城地區長大的他經常拜訪唐人街並從事志願活動，這使他產生了在PCDC工作的興趣。在PCDC工作期間，他對城市規劃和社區發展產生興趣，計劃加入當地的大學並進行城市規劃專業碩士項目的學習。不工作時，Ben喜歡騎自行車和拉小提琴（有時是二胡）。肉夾饃是他在唐人街最喜歡的食物！

Hui Shi（石惠）

惠是賓夕法尼亞大學教育學專業的研究生。她在2018年5月加入PCDC的青少年項目，主要負責舉辦大學申請講座，協助文件歸檔和翻譯等行政工作。不工作時，惠喜歡畫油畫和讀書。她最喜歡品嚐中國城的早茶！
分區和規劃

社區計劃 - 第一個目標

PCDC將在未來幾年率先實施唐人街社區計劃。有1300名社區成員和利益相關者參與規劃過程該計劃的目標規定了改善建築環境，擴大經濟機會和改善社區生活的具體目標和行動。整個社區廣泛參與和參與該計劃的實施過程將加強唐人街作為一個重要的居住區，目的地商業區，以及整個城市和地區移民的家外之家。

感謝 Interface Studio, 指導委員會, 與社區合作夥伴們的支持。

第一個目標: 房子

我們是怎麼想出這個計劃？

沒有經濟適用房，真正的唐人街是無法維持的。唐人街在歷史上一直是移民的門戶，並且仍然是該地區華人移民的“家外之家”。然而，長期以來被稱為唐人街的人口很容易流離失所，自2000年以來，住房價格在附近飆升。唐人街的新住房開發絕大部分是針對高收入市場的。當低收入和工薪階層的居民離開城市更便宜的地方時，為他們提供服務並僱用他們的企業最終也會離開。因此，我們的目標是通過公平的發展，確保社區能夠繼續成為低收入家庭，移民和老年人的家。

我們將如何實現這個目標

- 保留併升級現有的經濟適用房
  現有的經濟適用住房將在可負擔性計劃中老化，允許業主將其建築物轉換為市場住房。PCDC將通過信息郵件，社區會議和訪談與居民聯繫，並建立居民委員會，以努力保留現有經濟適用房的可負擔性，例如榮華園。

- 制定新的經濟適用房的機會
  PCDC將繼續尋找機會開發新的經濟適用房，並促進將負擔得起的單位納入新開發項目。完成新的經濟適用房後，PCDC將通過網絡推廣，直接聯繫和信息社區會議進行營銷。新單位居民將參加租賃諮詢服務。PCDC還將舉辦會議，讓社區成員參與重大項目討論未充分利用的包裹，最後與市政官員和開發商分享社區意見。

您可以這樣參與

- 參加有關重大項目和未充分利用的地塊的社區會議。
- 加入PCDC的規劃委員會，制定可衡量的住房負擔能力目標。
- 參加榮華園項目的社區會議和常駐領導委員會。
以下是華埠區目前和即將開展的區劃事宜。在分區調整委員會 (ZBA) 聆聽之前，區域事務首先通過公共 RCO 會議向社區提出。如有任何有意義的事，請隨時參加 RCO 會議或 ZBA 聆聽會。所有 ZBA 聆聽會都在 1 Arch 街 1515 號 One Parkway Building 的第 18 層樓內舉行。

PCDC 的計劃委員會在每個月的第二個星期二下午 6 點舉行會議，作為註冊社區組織 (RCO) 的第 7 至第 13 街，Filbert 至 Spring Garden 街的邊界。

下次會議將於 8 月 14 日舉行。接下來的三次會議是：
8 月 14 日
9 月 11 日
10 月 9 日

之前的訴訟內容：
地址：Spring 街 1025 號
上訴 #：34021
許可證號碼：870262
預定聽證時間：2018 年 8 月 8 日星期三下午 3:30
建議：現有的附屬結構中允許三個住宅單位 ( 多戶家庭生活 ) 。

RCO 意見 : 待決定
地址：第 12 街 210 號
上訴 #：33766
許可證號碼：859405
預定聽證時間：2018 年 8 月 8 日星期三上午 9:30
建議：建造一個附有屋頂甲板的附屬結構的許可證，僅用於住宅用途，用作第一層/第二層的空置商業空間，用於第三層至第十層的二十六（26）個住宅單元。（9）1 級自行車道位於無障礙通道上，沒有停車位。（申請表有尺寸和位置）

RCO 意見 : 未作出任何決定

下一個訴訟內容：
地址：第 8 街 212-48 號
上訴 #：34312
許可證號碼：878339
Vine 街建築：用於建造一個獨立結構 ( 最大高度 129 英尺 )，帶有綠色屋頂和頂層公寓，可供多戶家庭居住 (190 個住宅單位)，從一樓到十二層，四十一 (41) 個附屬停車場，有兩（2）個無障礙空間，包括一（1）個麵包車可通行空間，九（9）個電動車停車位，兩（2）個裝載空間，以及十二（12）個自行車位，地面可通達地板。

EJC 建築：用於建造一個獨立結構 ( 最大高度 190 英尺 )，綠色屋頂和露台位於三樓，設有頂層公寓和電梯，用於商務和專業辦公室以及多戶家庭生活 ( 八（8）個住宅單位 )，從一樓到第十一層 (11 層)，一層（1）裝載空間和第五層二（52）個自行車空間位於一層可通行的路線上，十六（16）個自行車空間位於開放空間內，用於創建一百八十一（181）個附屬地面停車位，包括六（6）個可進入的空間，包括一（1）個麵包車可進入的空間。（建議共有...）
PCDC Project and Services

July Youth Activity and Opportunities:

Important Notice:

SAT Practice Sessions will be held on August 25th from 9 am to 1 pm at 901 Wood Street. Participants must contact Rosaline to reserve a spot.

Temple University

Youth Club members must submit an application, and the application forms can be obtained at the SAT room or the PCDC office.

Date: August 3rd
Time: 1:00 PM - 3:00 PM

University Workshops/Youth Development Series

During the summer, these courses will be held on Tuesdays from 1 PM to 3 PM every two weeks. The schedule may change in the fall to accommodate the school year. Workshops will discuss college applications, essay writing, FAFSA, and choosing your major. We will also discuss college life, how to make the most of your undergraduate years, internships/volunteer work (how to stand out on your resume) and so on. Dates: July 13th, July 27th, August 10th, August 24th, September 7th.

Free Museum Visits

Are you ready for an art-filled summer! Teens aged 14 to 19 can apply for the Philadelphia Stamp Pass to visit Philadelphia museums for free.

Application website: http://phillystamppass.org/paper-pass/

Scholarship

This scholarship is sponsored by Coffee for Less and is open to students aged 14 to 19 enrolled in an accredited college or university. Applicants must write a short essay (no more than 500 words) on the importance of education in their lives and how the scholarship will help them achieve their goals. Additional consideration will be given to applicants who creatively express their passion for coffee while also maintaining the essay's focus. We will select winners based on the completion of the essay and the applicant's personal needs. Applicants are required to submit documentation of the courses they plan to use the scholarship for.

Youth Club Weekly Schedule.

All courses are free, no registration required!

SAT Reading and Writing

Every Monday from 4 PM to 6:15 PM
901 Wood Street, Philadelphia, PA 19107

Instructor: Phoebe Ho

SAT Math

Every Thursday from 4 PM to 6 PM
901 Wood Street, Philadelphia, PA 19107

Instructor: Benjamin She

Free SAT Mock Exam

On the last Saturday of each month, from 9 AM to 1:30 PM.
901 Wood Street, Philadelphia, PA 19107

Contact Rosaline Yang at ryang@chinatown-pcdc.org to reserve your spot.

Youth Support Group

The Youth Support Group is a safe place for youth to discuss their life pressures and learn to develop good mental health habits.

Date: August 7th
Time: 3 PM to 5:30 PM
901 Wood Street, Philadelphia, PA 19107

Instructor: UPenn psychiatrists Jenny Yu, MD, and Helen Law, LCSW
暑期學生體驗費城華埠文化

Dr. Scott Hanson教授帶著賓夕法尼亞大學社會公正暑校的學生來到華埠。這些來自世界各地的50名學生 - 少數留學生 - 來到費城參加賓夕法尼亞大學為期3週的課程。PCDC的員工和實習生帶這些學生遊覽華埠。對很多這些學生來說，這次旅程是他們第一次訪問到華埠。PCDC的員工給他們介紹華埠，體驗本地生活和這個社區所面臨的各種挑戰。旅程從中國友誼門開始,前往Trocadero,安樂樓和亞洲超市等不同地點。PCDC的員工向他們介紹這些地點在我們社區中的歷史和文化意義。

費城華埠之旅是賓夕法尼亞大學公正學院Dr. Hanson組織的年度課堂活動。此次旅行的重點是華埠面臨的城市發展挑戰,包括華埠發展在地理上的限制,華埠當地老年住宅的重要性以及華埠商區的多樣性。這些學生在亞洲超市購物，在不同奶茶店享受飲料,然後在東方明珠酒樓享用午餐。

遇見Indego自行車共享, 探索費城的最佳方式！

不知您有沒有注意到路邊的許多藍色單車？很好奇想要知道他們是什麼？他們就是費城的共享單車計畫, Indego的一部分。於二零一五年公開，Indego的開放極大程度上方便了沒有單車的市民。他們只需要解鎖任意單車，然後在到達目的地後就地停放即可。Indego是一個替代私家車，或者費時的公共交通的新式交通方式。市區和大學城內有超過100個站點。在這些站點，您可以隨時解鎖或者歸還單車。

以下是使用方法:

首先，您需要在Indego的官方網址 (rideindego.com) 購買通行證。或者使用Indego的手機APP進行購買。您可以選擇Indego30計畫 (每月$17) 或者Indego365計畫 (一次性支付一整年費用$156)。如果您是持有access card的低收入人群,那麼您享有更低的價格,您加入Indego30只需支付$4每月,或是Indego365將降低至$48每年,並且接受現金。接下來,您需要找到一個Indego站點。距離唐人街最近的站點在9街和Arch街的交叉路, 8街和Market街的交叉路, 和12街與Filbert街的交叉路。您只需要使用您的手機或信用卡卡號來獲取自行車,簡簡單單就可以上路了! 接下來的一小時內用戶可以享受免費服務，但是超出一小時的部分需收取另外$4 (每小時)。當你到達目的地的站點時,將自行車停在站點內,這樣就算服務結束。當然, Indego並沒有騎行次數的限制。

Indego也經常提供一些安全教育課程, 幫助新手有信心地暢遊城市街道。具體日期可以在Indego的網站上找到: rideindego.com/classes.
華埠社區計劃概述

未來幾年內，費城華埠發展會將會帶頭實施新的華埠社區計劃。此計劃提出了具體可行的目標及行動方案，以優化華埠的建成環境，創造經濟發展機會，以及改善社區生活。整個社區內廣泛的公民參與和在規劃實施過程中共同的努力將會強化華埠作為一個住宅區，商業區，各地移民鄉外之家的重要地位。

一個有濃厚創業精神的文化中心
一個支持工人階級移民群體的有包容力且廣泛參與的社區
一個能夠填補虧損的，相互連接的，團結的，健康的地方

建成環境

01 住房
1.1 保留和升級現有的經濟適用住房
1.2 開發新的經濟適用住房

02 連結
2.1 架起連接費安街南北兩端社區的橋樑
2.2 使步行和騎行更加安全和便捷
2.3 改善公共交通連接
2.4 打造一個美麗，吸引人的公共環境
2.5 管理商業業的停車區以促進商業活動

03 開放空間
3.1 為社區活動創造更多公共空間
3.2 促進現有和新建公共空間的利用

經濟機會

04 小型商戶與製造業
4.1 強化華埠的商業中心
4.2 扩展費安街以北的商業區
4.3 支持能提供就業機會的小型商戶與製造業

社區生活

05 社區健康
5.1 提升社區健康
5.2 鞏固提供關鍵服務的社區機構，致力於成為社區領軍

06 結成聯盟
6.1 建立公民參與及社區管理體系
6.2 發展及放大社區的聲音

PCDC 新聞

華埠社區計劃概述