

ART COMMISSION

Minutes of the meeting of January 23, 2013
Beginning at 2:00 p.m.

PRESENT OF THE COMMISSION: Briggs, Indovina, Slavick, Lockett,
Astorino, Director Ismail, Director
Kaczorowski

PRESENT OF THE STAFF: Morton Brown, Noor Ismail

AGENDA ITEMS COVERED IN THESE MINUTES

ITEM	PAGE
1. South Side Market House	1
2. Shadyside Bike Corral	3

NOTE:

There was a technical difficulty with the sound equipment and meeting minutes were not captured. The following are excerpts from notes taken at the meeting and past correspondences. Texts in italics are directly from applications.

A. Approval of Meeting Minutes

November minutes were presented for approval. Mr. Astorino moved for approval; Ms. Slavick seconded.

B. Correspondence

Mr. Brown presented a letter of support from Councilman Peduto in favor of the Shadyside bike corral project.

C. Items for Review

1. South Side Market House
 - o *Rick Avon, Lami Grubb Architects*
 - o *Casimir Pelligrini, DPW*

The South Side Market House is located on the South Side of Pittsburgh. The second story houses a gymnasium. This is in need of proper ventilation and air conditioning. The City would like to add a new HVAC system to the building. This building has a historic designation and is located on a very small site. The new system would require condensing units. The historic designation would make it difficult to place these on the roof and the fact that they would not be attractive to the building on the roof, hence make the site a better choice. In order for the condensing units to fit on the current site the street would need to be narrowed and the sidewalk enlarged. We are proposing a screen wall to hide the units and keep them safe. This wall would be constructed by a general contractor and maintained by the City of Pittsburgh. The wall would be built out of brick and stone that matched the existing building material as shown in the drawing we have provided. The metal doors would match the existing door in size and color. There would be a screen for the top of this enclosure to keep people out but would not be visible. The design team's goal was not to impact the building or its surroundings in a

negative manner. We believe that the solution we are presenting is aesthetically pleasing while meeting the needs of the new system.

Mr. Avon introduced himself and the project. He explained the need for a new HVAC system and the issue of where to put the condensing units. He also stated the decision process for where to put the louvers and the building materials for the screen around the condensing units.

Ms. Briggs asked how the gym is used. Mr. Brown responded that it is a city-owned community center. Ms. Briggs went on to ask if they had considered natural ventilation options. Mr. Avon responded that they had and that heat continues to be an issue with the windows open. Director Kaczorowski also testified to the heat problem in the gym and expressed concern over possible safety risks.

Ms. Slavick asked if the condensing unit structure would impede traffic flow. Mr. Avon responded that it would eliminate a couple of parking spots, but would have no influence on street lanes.

Mr. Indovina asked if they had looked into using a combined system. Mr. Avon said that they had, but that the internal machinery and costs necessary for such a system had ruled out that option.

Mr. Indovina expressed concern about the loss of parking spaces on the South Side.

Ms. Briggs expressed that she felt that this was an uninspiring addition to the building and expressed concern about the City paying for cooling the building.

Ms. Slavick stated that she agreed with Ms. Briggs in principal, but that she felt that this kind of recreation space is important.

Ms. Briggs asked if every other ventilation option had been explored, or if this was a last resort. Director Kaczorowski stated that they had explored every other option and that the City would not spend the money unless it was absolutely necessary.

Ms. Briggs expressed concern again about the negative impact of this addition on a historic building. She also expressed concern about losing parking spaces in that area.

Mr. Avon stated that they would not be taking any sidewalk space away and that they felt this addition actually looked better than the existing stone section, which lacked continuity with the red brick of the rest of the building.

Ms. Slavick agreed that it enhanced the continuity of the building.

Mr. Indovina asked for other comments.

Ms. Lockett commented that it would have been helpful to see images of the building in context of the surrounding buildings and traffic flow.

<u>MOTION:</u>	Conceptual and Final Approval		
MOVED BY	Astorino	SECONDED BY	Slavick
IN FAVOR	Indovina, Slavick, Lockett, Astorino		
OPPOSED	Briggs		

CARRIED

2. Shadyside Bike Corral

- o *Kevin Kunak c/o Shadyside Action Coalition (SAC)*
- o *Dan Gilman, Chief of Staff to Councilman Peduto*

The Shadyside Action Coalition (SAC), in collaboration with Councilman Peduto's office, issued a call for design proposals for a permanent on-street bike corral design to be located within the neighborhood's business districts. The proposed locations are in the vicinity of the 5400 block on Walnut Street, the 5700 block of Ellsworth Street, and the 200 block of South Highland Avenue (to replace the current on-street corral).

The selected design proposal was chosen by a group composed of representatives of SAC, Bike Pittsburgh, the Shadyside Chamber of Commerce and Stephen Patchan. Councilman Peduto's office was represented but did not vote in the selection.

Mr. Kunak introduced himself and the project, stating that he was seeking conceptual approval for the proposed bike corral. He stated that Councilman Peduto and the Shadyside Action Coalition (SAC) sought proposals for designs, received a number of proposals, and selected the proposed bike corral based on its design and its consideration for the the Shadyside neighborhood.

Mr. Kunak stated that the second design was being presented for the pavement treatment only, which they were considering using in conjunction with the selected design.

Mr. Kunak presented the proposed locations.

Ms. Briggs expressed thanks to Mr. Kunak for taking the time to do an RFP and for their consideration for design. She asked if the bike corrals would be the same design in each location. Mr. Kunak responded that yes they would be.

Mr. Brown addressed the concerns stated in the staff report, including the need for break-away bollards, that the actual locations must be vetted and approved by DPW, and that the maintenance plan must be completed.

Ms. Briggs inquired about their plans for maintenance. Morton clarified that maintenance will be worked out between Public Works and the SAC after Art Commission conceptual approval.

Ms. Slavick asked who would fabricate the corrals. Mr. Kunak responded that this would be worked out with the designer.

Ms. Lockett expressed concern that this might be perceived as the City standard. Mr. Kunak stated that Mr. Patchan was involved on the selection committee as well as BikePGH.

Mr. Indovina and Ms. Lockett also stated their appreciation of the design. Mr. Indovina expressed confidence that the designer would be able to come up with a creative solution to the bollard issue.

When Mr. Indovina asked for further comments, Dan Gilman from Councilman Peduto's office stated that these bike corrals would incur no additional costs to the City and that the Councilman would pull needed funds from Neighborhood Needs money.

Director Kaczorowski asked if they had explored on-street versus off-street locations. Mr. Gilman responded that they had not, but that they had considered the perpetual use of illegal street parking spots in their plans so that proposed locations could solve a public safety issue. He also stated that there are off-street options.

From staff report:

The proposed locations are specifically in the vicinity of the 5400 block on Walnut Street, the 5700 block of Ellsworth Street, and the 200 block of South Highland Avenue (to replace the current on-street corral). These locations will need to be clarified and approved by DPW.

The applicant expressed that the City will maintain. This is most likely not going to be true (see DPW's comments above). All aspects of ownership, maintenance, and installation will need to be finalized for this project. Art Commission can and should proceed with design review, knowing that staff and DPW will finalize all of the above in written agreement before bike corral is installed.

The applicant has been notified that most likely, SAC or other third party would need to be required to maintain, as this piece is custom and not standard.

Staff would suggest that the following items must be addressed when the project returns for Final Approval, OR as a condition of Conceptual:

1. The bollards should incorporate reflectivity
2. The bollards must be forgiving. The bollards must be changed to a plastic, or other forgiving and pliable material that mimics the proposed design.
3. Actual location(s) must be provided that are prior approved by DPW
4. Maintenance plan must be completed that is prior approved by DPW

On the above, the Art Commission should not delay the project until such time as an actual legal agreement is reached (staff will and does track these anyway). However, to the extent that the applicant can develop a plan that DPW is reasonable comfortable that will reach a written agreement, we can accept that.

Condition: Approval is contingent on the project following up on staff recommendations.

MOTION: Conceptual

MOVED BY
IN FAVOR
OPPOSED

Briggs
All
None

SECONDED BY

Slavick

CARRIED