



## Historic Review Commission of Pittsburgh

200 Ross Street, First Floor Hearing Room  
July 2, 2014

### AGENDA

(Vacant), *Chairman*  
Ernie Hogan, *Acting Chairman*  
Ray Gastil, *Acting Director of Planning*  
Maura Kennedy, *Secretary, Acting Chief BBI*  
Linda McClellan  
Joe Serrao  
(Vacant)

➤ **12:30 PM CALL TO ORDER**

➤ **12:30 PM INTERNAL BUSINESS**

*Old Business*

*New Business*

- Approval of the minutes from the June 2014 hearings
- Certificates of Appropriateness Report – June
- Applications for a Certificate of Economic Hardship – None

*Upcoming Demolitions, no action at this time*

- None

➤ **1:00 PM HEARING & ACTION**

**1. Allegheny West Historic District**  
856 Western Avenue  
Steven Esherick, owner  
David Brunner, applicant  
**Roofing of rear patio, replacement of front door**

**2. Deutschtown Historic District**  
1010 Cedar Avenue  
Paul Bissell, owner  
Anthony G. Poli, applicant  
**After-the-fact construction of enclosure for roof access, HVAC screening**

**3. Deutschtown Historic District**  
607 Middle Street  
Ray Sefscik & Nate Morgan, owners  
Rob Magnone, applicant  
**After-the-fact demolition and reconstruction of rear of building**

**4. East Carson Street Historic District**  
1514 East Carson Street  
Mario's Group, owner  
Americo Construction, applicant  
**Replacement of windows with operable system**

**5. East Carson Street Historic District**  
1805 East Carson Street  
Glen Benigni, owner and applicant  
**Enclosure for deck**

**6. East Carson Street Historic District**  
2025 E. Carson Street  
S&S Candy, owner  
Morgan Architecture + Design, applicant  
**Installation of awnings**

- 
7. **Individual Landmark—  
Arsenal Middle School**  
215 39<sup>th</sup> Street  
Pittsburgh Public Schools, owner  
Robert R. Daniels, applicant  
**Construction of new concrete ramp and stairs**
  8. **Manchester Historic District**  
1435 Adams Street  
Sharon Spooner, owner and applicant  
**Façade restoration, window replacement**

9. **Mexican War Streets Historic District**  
426 N. Taylor Avenue  
Adin Hamilton, owner and applicant  
**Installation of railing for rooftop deck**
10. **Mexican War Streets Historic District**  
1200 Resaca Place  
Glenn Olcerst, owner and applicant  
**Installation of 3-part stone panel artwork on alley wall**

➤ **DEMOLITIONS**

1. **Manchester Historic District**  
1609 Manhattan Street  
James & Lola Saunders, owners  
Bureau of Building Inspection, applicant  
**Demolition to grade**
2. **Mexican War Streets Historic District**  
1244 Buena Vista Street  
Grant & Sylvia Latimore, owners  
Bureau of Building Inspection, applicant  
**Demolition to grade**

➤ **NOMINATIONS**

**Immanuel Church**  
1000 Madison Avenue  
Community Alliance of Spring Garden – East  
Deushtown, owner and nominator  
**Historic Designation**

➤ **DIRECTOR'S REPORT**

➤ **ADJOURNMENT**

*The John Robin Civic Building, located at 200 Ross St. downtown, is wheelchair accessible. This meeting is open to all members of the public.*

INTERPRETERS FOR THE HEARING IMPAIRED WILL BE PROVIDED WITH FOUR DAYS NOTIFICATION BY CONTACTING RICHARD MERITZER AT 412-255-2102.

**Please contact Sarah Quinn with questions and comments: 412-255-2243**

[sarah.quinn@city.pittsburgh.pa.us](mailto:sarah.quinn@city.pittsburgh.pa.us)

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

DEADLINE:

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

FEE SCHEDULE:

See attached. Please make check payable to:  
Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

856 Western Ave.  
Pittsburgh, PA 15233

**OWNER:**

NAME: Steven Esherrick  
ADDRESS: 426 Glenn Ave  
Carnegie, PA 15106-3422  
PHONE: 412 335-6375  
EMAIL: sesherrick@verizon.net

STAFF USE ONLY:

DATE RECEIVED: 6/11/14  
LOT AND BLOCK NUMBER: 7-D-157  
WARD: 22nd  
FEE PAID: yes  
DISTRICT:

Allegheny West

**APPLICANT:**

NAME: David Brunner  
ADDRESS: 856 Western Ave.  
Pittsburgh, PA 15233  
PHONE: 412 889-8228  
EMAIL: nickysthaikitchen@gmail.com

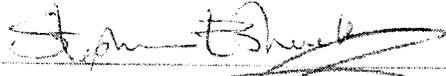
**REQUIRED ATTACHMENTS:**

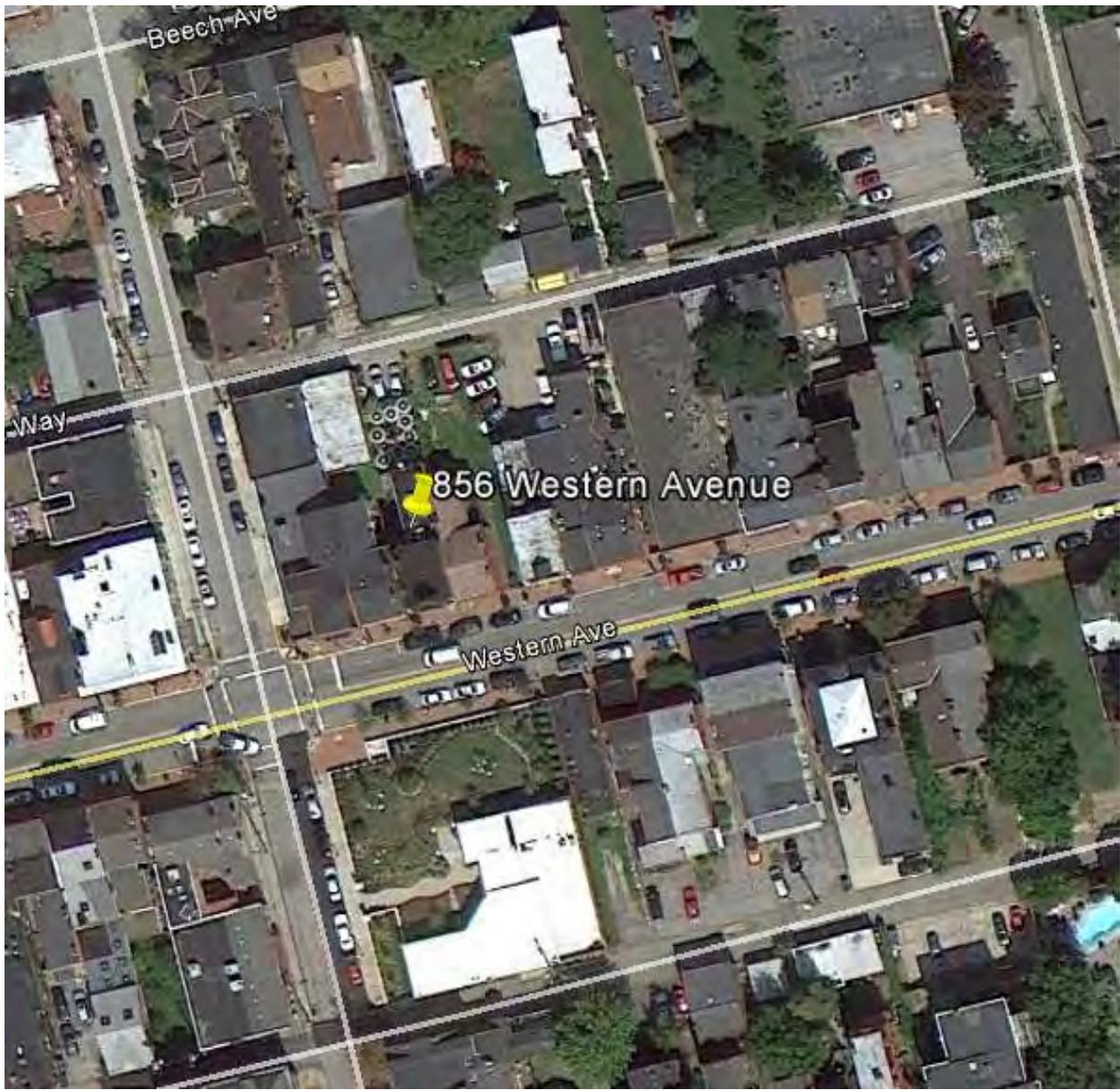
Drawings     Photographs     Renderings     Site Plan     Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

1. Wooden Trellis covering the back patio with corrugated roof.
2. Replacing front door with new door matching existing historic style.

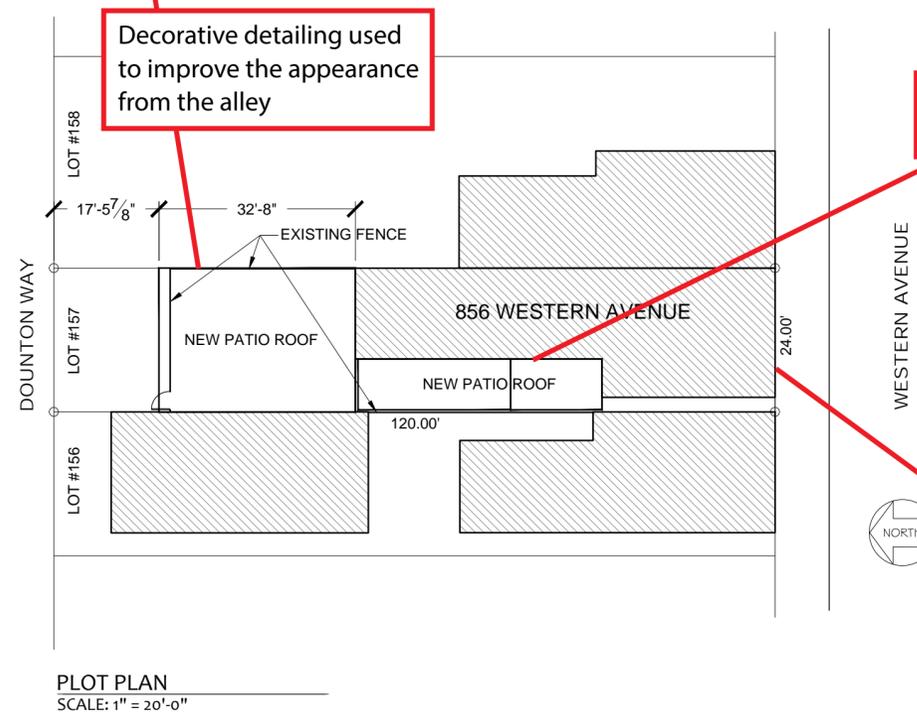
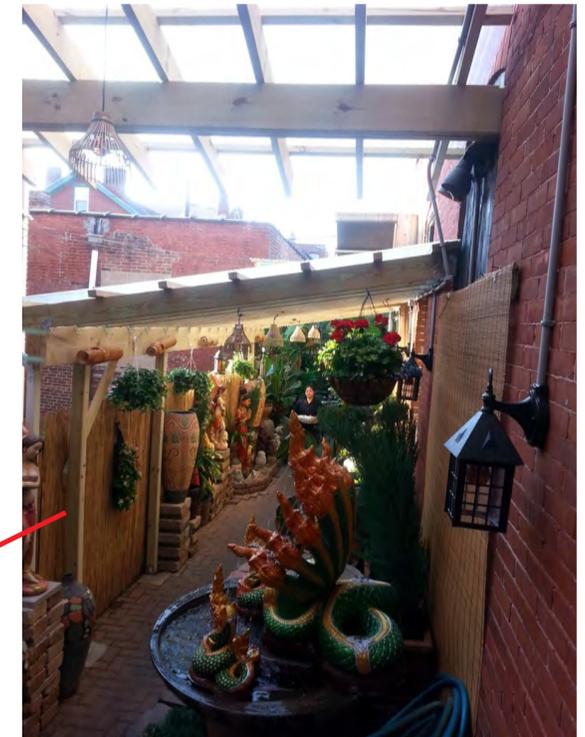
**SIGNATURES:**

OWNER:  DATE: 6/11/2014  
APPLICANT:  DATE: 6/11/2014





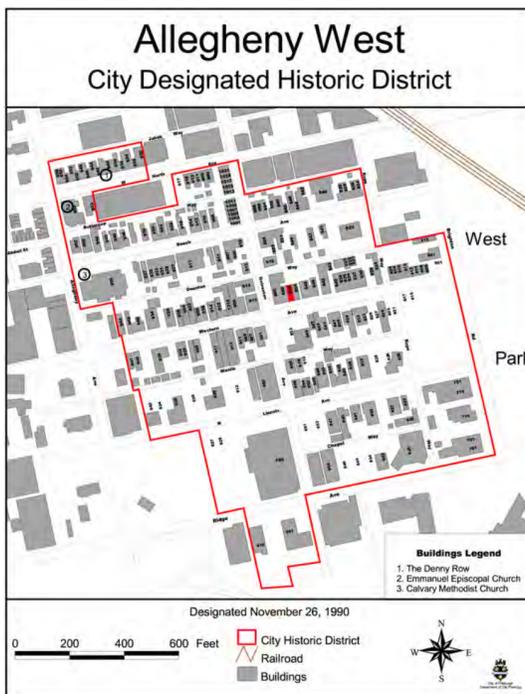
Nicky's Thai Kitchen, located in the Allegheny West City Designated Historic District, has added a 1130 sf, roof over their existing outdoor seating patio to optimize use of this space.



Decorative detailing used to improve the appearance from the alley

Minimal penetration of existing structure

Cannot be seen from the primary street facade



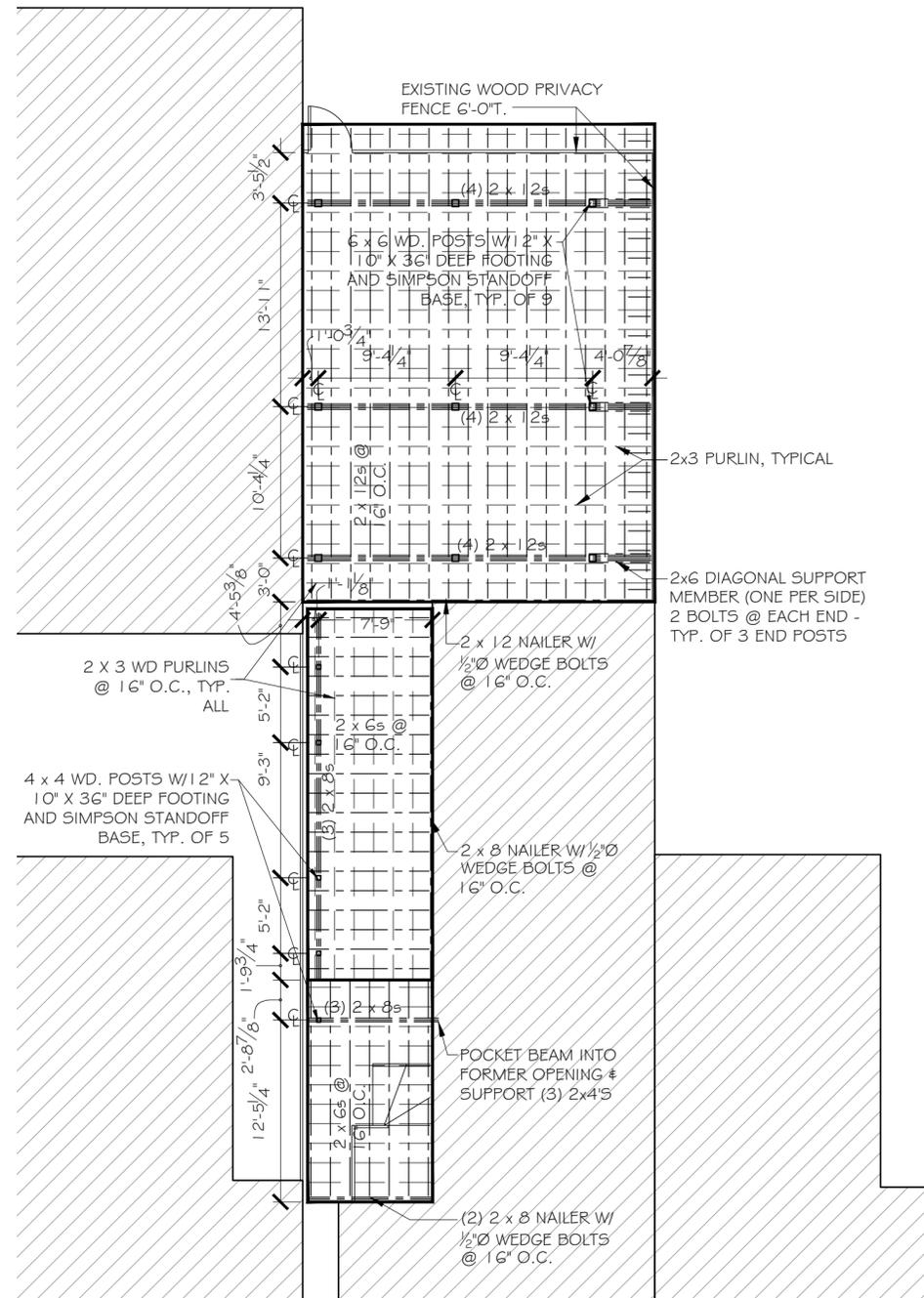
eos arc  
studio LLC

1930 columbia avenue  
pittsburgh, pa 15218  
412-849-8515  
lmwhitney@eos-studioarc.com

NICKY'S THAI KITCHEN  
PATIO ROOF ADDITION  
856 Western Avenue, Pittsburgh 15233

MAY 31, 2014

REISSUE DATES:



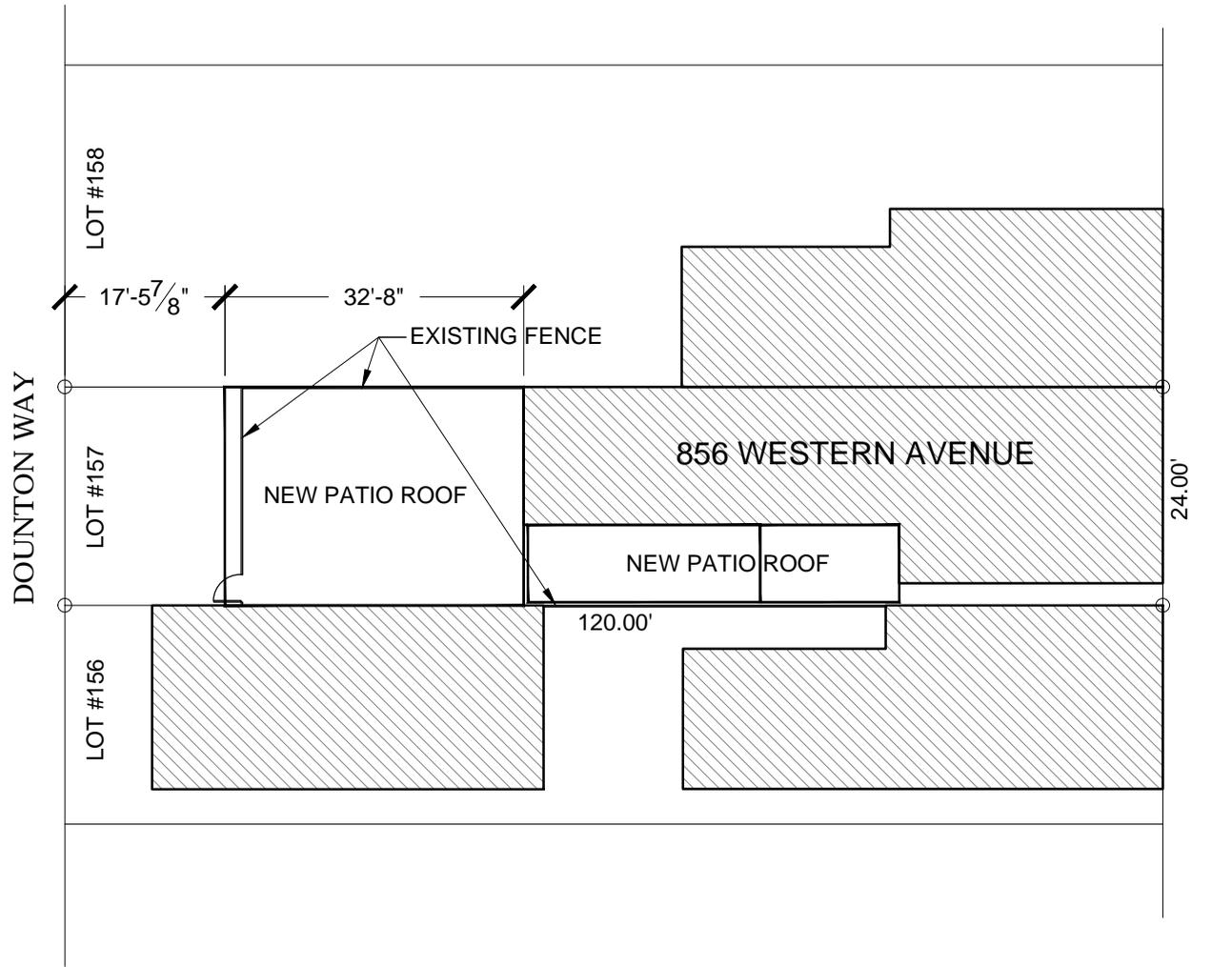
- GENERAL NOTES:
1. ALL FRAMING MEMBERS ARE TO BE WOMANIZED WOOD MEMBERS.
  2. ALL WOOD CONNECTORS TO BE HOT DIPPED GALVANIZED COMPONENTS.
  3. ROOF IS CORRUGATED CLEAR OR GREEN POLYCARBONATE PANELS
  4. CONNECTORS ARE AS FOLLOWS, 'SIMPSON' OR EQUAL:
    - JOIST TO BEAM - #H1Z TIE
    - POST TO FOOTER - #ABA BASE
    - BEAM TO POST - NOTCH MEMBERS # BOLT W/ (2) 1/2" Ø CARRIAGE BOLTS
    - JOIST TO NAILER - #HUZ HANGER

1 STRUCTURAL PLAN  
A1 SCALE: 1/8" = 1'-0"

NICKY'S THAI KITCHEN  
PATIO ROOF ADDITION  
856 WESTERN AVENUE, PITTSBURGH, PA 15233

STRUCTURAL  
PLAN

A1



**PLOT PLAN**  
SCALE: 1" = 20'-0"



WESTERN AVENUE

**eosarc**  
studio

1930 columbia avenue  
pittsburgh, pa 15218

412-849-8515  
lmwhitney@eos-studioarc

MAY 31, 2014



NICKY'S THAI KITCHEN  
PATIO ROOF ADDITION  
856 WESTERN AVENUE  
PITTSBURGH, PA 15233

PLOT PLAN

**PLT**

SHIP-TO - 200388  
**ALSIDE SUPPLY**  
292 CORLISS ST  
PITTSBURGH, PA 15220

412-771-1904  
412-771-2260 FAX  
<http://www.alside.com/>

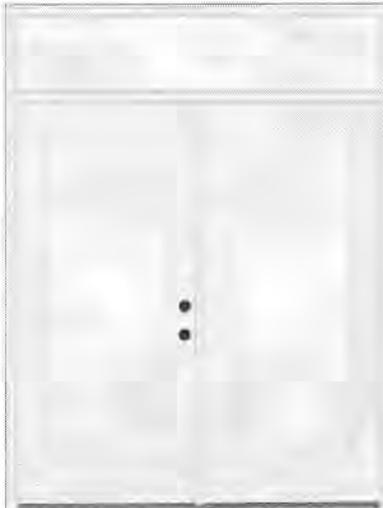
**PO Number:**  
\_\_\_\_\_

SOLD-TO:  
**ASSOCIATED MATERIALS INC**  
ATTN: ACCTS PAYABLE  
PO BOX 2010  
AKRON, OH 44309

330-922-2143  
330-922-2297 FAX

**Job Name:**  
HANK/ESHERSE

**Order #: 2856420**  
**User 1:** ASC139  
**Enter Date:** 5/1/2014  
**Order Type:** Ship & Invoice  
**Ship Via:** TRUCK  
**Status:** Unsubmitted Order



Outside Looking In

**Note:** Due to variances in trim size, color, and manufacturing process, image shown may vary from final product.

Line	Product and Price Details	Qty	List Price
1	<b>COMBINATION UNIT</b> Warning - This line is out of date, in an error state, or not saved correctly. In order to continue, you must edit and save the line, correcting any configuration issues.	1	0.00
	- 84" Patio Door [Price Adjustment]		0.00
	- <b>Product Options -</b>		
	- Double Patio Door in Full Wood Frame		
	- 55 1/4" Custom Unit Width		
	- 84" Nominal Height		
	- Downsized (Standard)		
	- Unit Size: 55 1/4" x 116 1/2"		
	- Frame Depth: 11"		
	- Inside Mullions: Match Outer Frame Depth		
	- Mullion Height Adjustment: 17 11/16"		
	- 2" Standard Brickmold		
	- Left Hand Inswing - Right Door Active (ISLO)		
	- Frame		
	- Prime Only Inside Frame		
	- Prime Only Inside Mull Cover		
	- Mill Finish Sahara Threshold		
	- Zinc Chromate Ball Bearing Hinges (Complements Bright and Antique Brass)		
	- No Screen		
	- <b>Configuration Warnings -</b>		
	Patio doors with a unit height greater than 81 5/8" must be approved by ProVia.		
	- Special Engineering Reason - 84" patio door		
2	<b>SWINGING PATIO DOOR</b>	1	2,508.00
	- Standard Package		2,596.00
	- Custom Width		398.00
	- Full Wood Frame Jamb Extension		273.00
	- No Inside Frame Paint		-60.00
	- Prime Both Sides		-308.00
	- Lockset Prep Only		-130.00
	- Thumbturn Deadbolt Prep Only		-64.00
	- No Screen		-197.00
	- <b>Product Options -</b>		
	- Patio Doors		
	- 460 Style 20-Gauge Smooth Steel Door		
	- ComforTech DLA		
	- Prime Only Inside and Outside		
	- Hardware		
	- Flair Lockset - Prep Only		
	- Thumbturn Deadbolt - Prep Only		
	- <b>Configuration Warnings -</b>		
	No screen selected on patio door.		
3	<b>NC TRANSOM</b>	1	1,078.00
	- Standard Package		767.00
	- No Inside Frame Paint		-32.00
	- Full Wood Frame Jamb Extension		183.00
	- Mullion Build-up		160.00
	- <b>Product Options -</b>		
	- Rectangular Transom		
	- Custom Width: 55 1/4"		
	- Height: 15 7/16"		



**Division of Development Administration and Review**  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

DEADLINE:

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

FEE SCHEDULE:

See attached. Please make check payable to:  
 Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

1010 Cedar Avenue  
Pittsburgh, PA 15212

**OWNER:**

NAME: Paul Bissell  
 ADDRESS: \_\_\_\_\_  
 \_\_\_\_\_

PHONE: 330 892-0218  
 EMAIL: paul-bissell@hotmail.com

STAFF USE ONLY:

DATE RECEIVED: 6/13/14  
 LOT AND BLOCK NUMBER: 23-M-209  
 WARD: 23rd.  
 FEE PAID: 400  
 DISTRICT: East Allegheny

**APPLICANT:**

NAME: Anthony G. Poli, AIA  
 ADDRESS: 322 Cobblestone Circle  
McKees Rocks, PA 15136

PHONE: 412 779-9125  
 EMAIL: tonypoli@me.com

**REQUIRED ATTACHMENTS:**

- Drawings     Photographs     Renderings     Site Plan     Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

See Attached Sheets - Screen HVAC Units, Provide  
Stair to roof deck.

**SIGNATURES:**

OWNER: \_\_\_\_\_ DATE: \_\_\_\_\_  
 APPLICANT: Anthony G. Poli DATE: 6/13/14

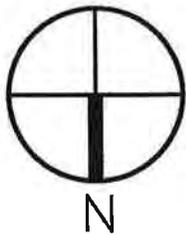
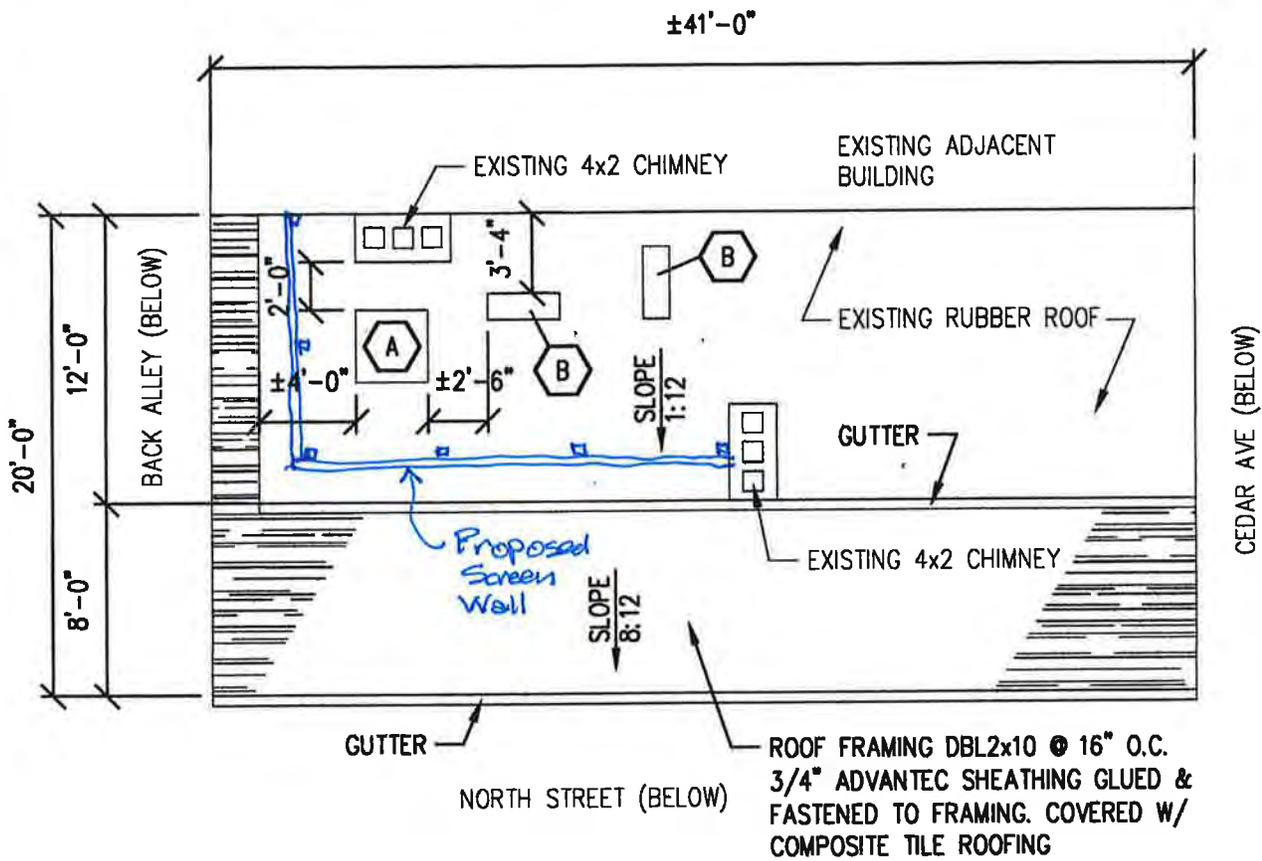


Proposed Screen Wall

Add exterior finishes to stair enclosure

Deck rail





## PARTIAL ROOF PLAN

SCALE: 1/8"=1'-0"

MECHANICAL SCHEDULE	
TAG	DESCRIPTION
A	CONDENSING UNIT: 140LBS 36x36
B	MINI-SPLIT CONDENSOR UNIT: 80LBS 36x13

0 4' 8' 12' 16' 20' 24'



SCALE: 1/8"=1'-0"



**Entasis Inc.**

Architecture • Planning • Interior Design

## 1010 Cedar Ave • Partial Roof Plan



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 City of Pittsburgh, Department of City Planning  
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FEE SCHEDULE:

See attached. Please make check payable to:  
 Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

607 Middle ST  
 Pgh PA 15212

**OWNER:**

NAME: RAY SEFSCIK / NATE MORGAN  
 ADDRESS: 6 PARKLOA DR  
 MONROEVILLE PA  
 PHONE: 412 496 0365  
 EMAIL: RSEFSCIKJR@HOTMAIL.COM

**STAFF USE ONLY:**

DATE RECEIVED: 6/13/14  
 LOT AND BLOCK NUMBER: 24-N-224  
 WARD: 23rd.  
 FEE PAID: 460  
 DISTRICT: Deutschtown

**APPLICANT:**

NAME: Rob Magnone  
 ADDRESS: 1706 Morrell ST  
 Pgh PA 15212  
 PHONE: 412-716-6350  
 EMAIL: MagnoneContracting@gmail.com

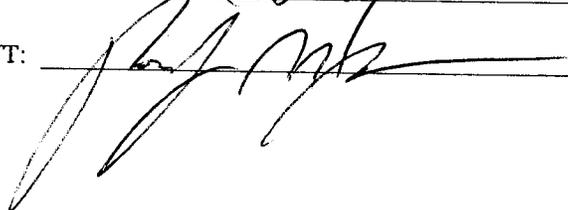
**REQUIRED ATTACHMENTS:**

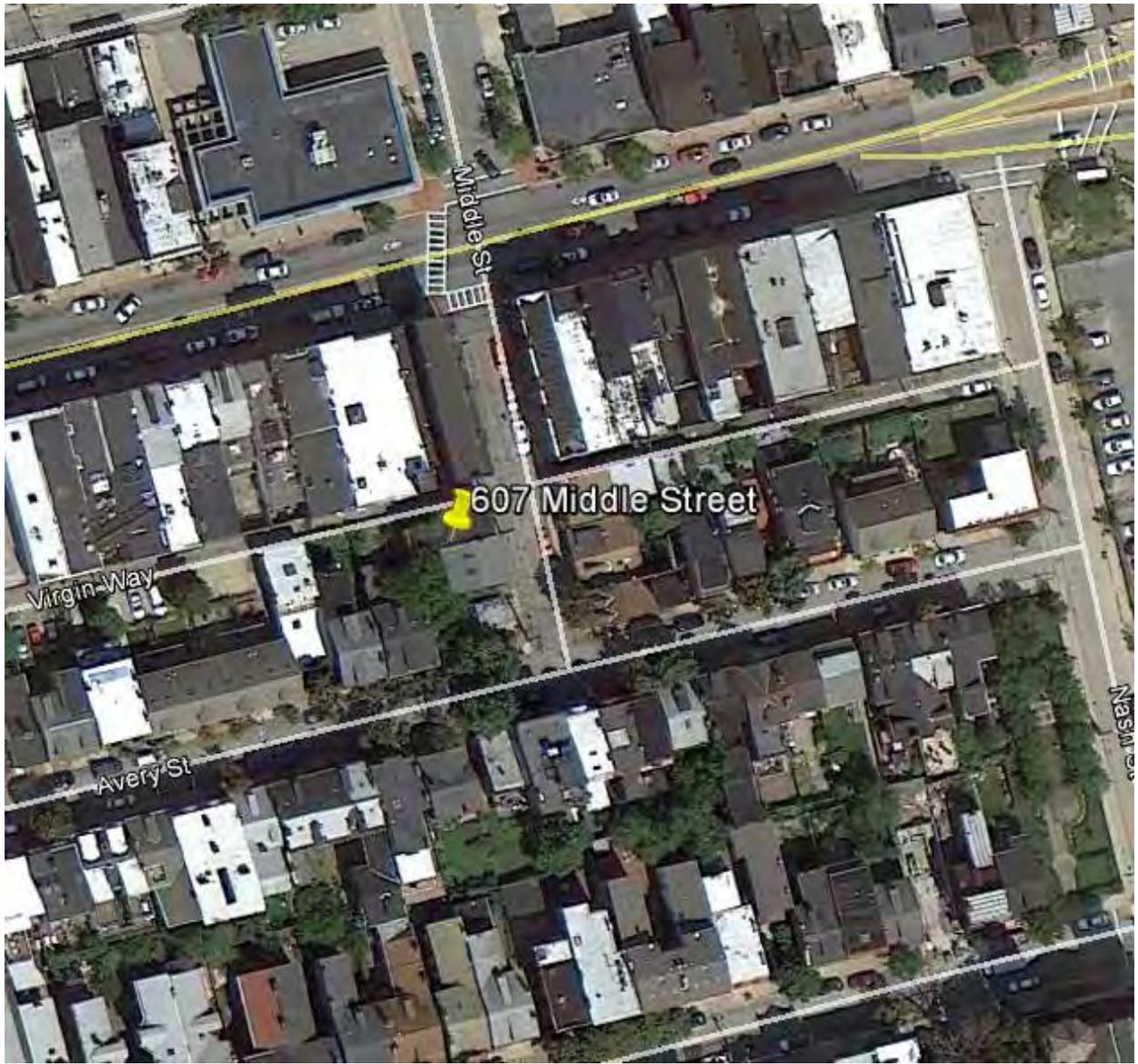
- Drawings    Photographs    Renderings    Site Plan    Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

See Attached

**SIGNATURES:**

OWNER:  DATE: 6/10/14  
 APPLICANT:  DATE: 6-10-2014

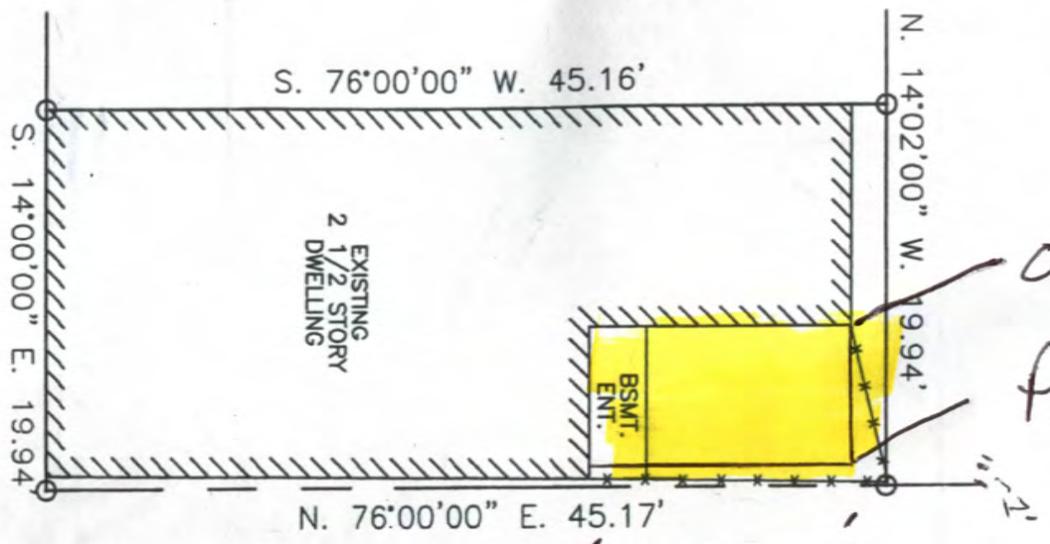


NOTE:  
THERE WERE NO BEARINGS IN THE DEED OF RECORD. BEARINGS TAKEN FROM A MAGNETIC READING ON THE CURB.

N/F  
HARTER

N/F  
HARTER

Middle Street



Original wall

Proposed new wall

13'8"

Drawing view

Virgin Way

SCALE: 1" = 10'



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Classic™ Collection  
**VALUE PLUS SERIES**

- Woodgrain embossed insulated steel base door painted front and back for a virtually maintenance-free door.
- 2-layer construction (Steel + Insulation)
- Quality 24 or 25 gauge steel and 2" thick frame construction for durability and longevity.
- Polystyrene insulation: R-values range from 4.4 to 6.3 depending on the model.
- Vinyl backed insulation for a clean interior appearance.
- Woodgrain textured raised panel design can be painted to complement home's exterior.



24 GAUGE LIMITED <b>LIFE</b> WARRANTY	25 GAUGE LIMITED <b>25 YR</b> WARRANTY	24 GAUGE LIMITED <b>10 YR</b> WARRANTY	25 GAUGE LIMITED <b>3 YR</b> WARRANTY
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  - ▶ Canyon Ridge Collection - Limited Edition Series
  - ▶ Canyon Ridge Collection Ultra Grain Series
  - ▶ Coachman Collection
  - ▶ Grand Harbor Collection
  - ▶ Gallery Collection
  - ▶ Cypress Collection
  - ▶ **Classic Collection**
    - ▶ Premium Series
    - ▶ **Value Plus Series**
      - ▶ **Construction**
      - ▶ Design Options
      - ▶ Image Gallery
  - ▶ Value Series
- ▶ Avante Collection
- ▶ Reserve Collection - Limited Edition Series
- ▶ Reserve Collection - Semi-Custom Series
- ▶ Classic Wood Collection
- ▶ WindCode Information
- ▶ Eco Friendly Garage Doors

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9x7 in white



**TrimLine**  
WINDOWS INCORPORATED



Energy-tight Windows for comfortable living and fuel efficiency

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### Liberty All Wood Windows

Please click [here](#) for Brick Mold options.  
Please click [here](#) for window options.

*New windows will go in new framing*



Liberty Series all wood "Lexington" model with 5/4 x 3 1/2" flat exterior casing shown with authentic 1 1/8" true divided lites.



*NO Muntin's*

*Replacement windows will go in existing framing*

Liberty Series "Lexington" model with 1 1/8" true divided lite muntin detail.



Authentic true divided lite (TDL) with "putty glaze" look 1 1/8" muntin detail shown in western pine with insulating glass and warm edge super spacer glazing (exterior view).



Interior view authentic 1 1/8" True Divided Lite



Liberty Series all wood double hung interior view in western pine with 7/8" simulated divided lite muntin system.



Liberty series all wood double hung shown with 7/8" simulated divided lite muntin system.



The Block and Tackle balances used in all Trimline double hung windows never need adjusting and have been AAMA tested for over 28,000 cycles without failure to ensure an equivalent of 104 years worth of smooth and effortless operation.

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Windows

Trim line windows are  
all wood new to match  
Existing

14"

Garage Door

Trim

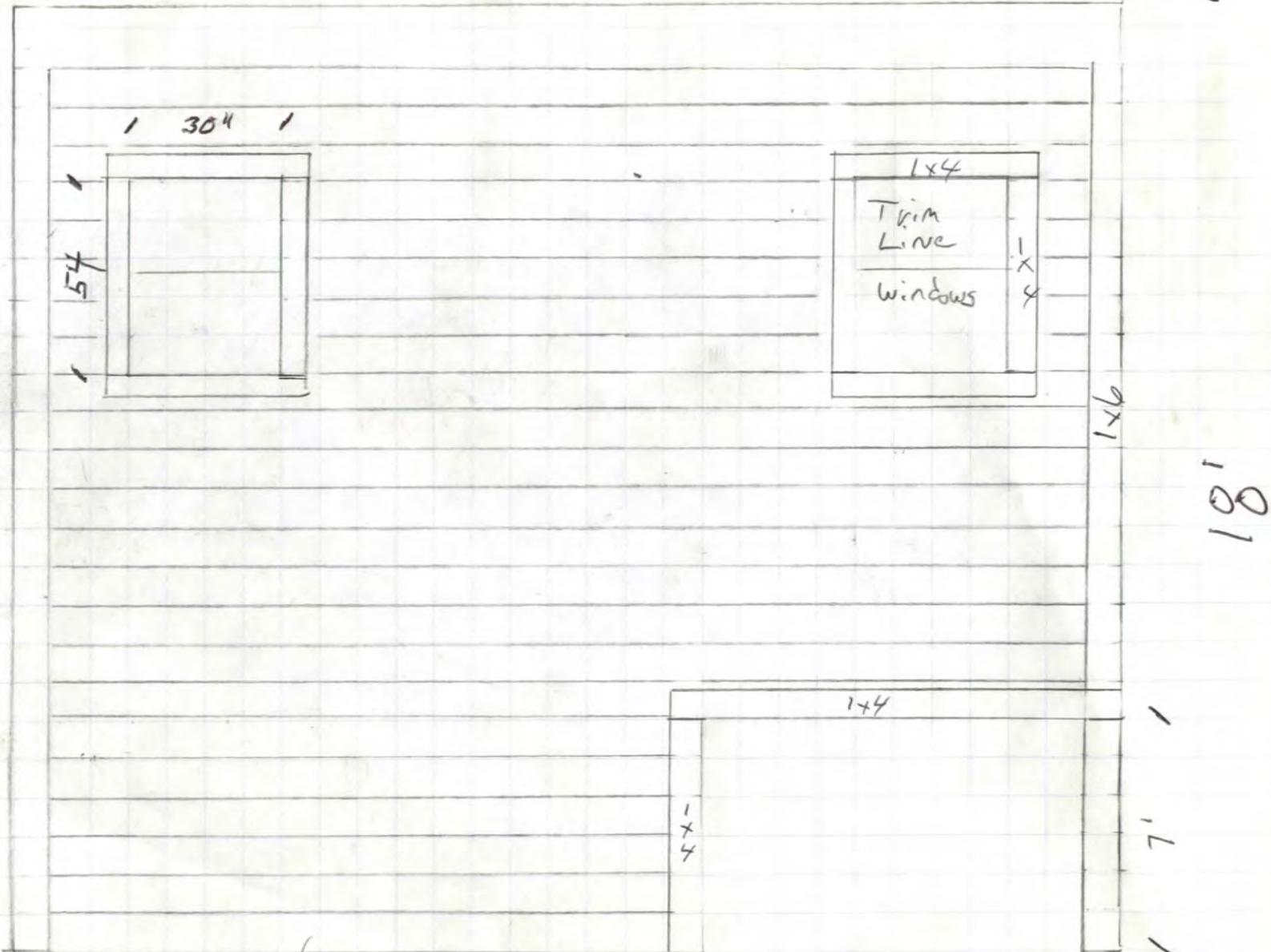
Will match rest of  
structure

Siding

Removing existing  
insulbrick to expose  
wood siding. New  
siding to match  
existing

Roof

Roof line will match  
original along with  
eave, soffit, and fascia



Wood Siding painted to match  
existing

9'

Virgin Way





601

98228

98228













**Division of Development Administration and Review**  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

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FEE SCHEDULE:

See attached. Please make check payable to: Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

1514 East Carson Street.  
Pgh. PA. 15203

**OWNER:**

NAME: Mario's Group 90 Corey  
 ADDRESS: 1514 East Carson St.  
Pgh. PA. 15203  
 PHONE: 412-418-3039  
 EMAIL: mariosgroup@icloud.com

STAFF USE ONLY:

DATE RECEIVED: 5/14/14  
 LOT AND BLOCK NUMBER: 3-H-76  
 WARD: 17th  
 FEE PAID: yo  
 DISTRICT: E Carson St

**APPLICANT:**

NAME: Americo Construction  
 ADDRESS: 225 Butler Street  
Pgh. PA. 15223  
 PHONE: 412-781-2900  
 EMAIL: amerconst@earthlink.net

**REQUIRED ATTACHMENTS:**

- Drawings     Photographs     Renderings     Site Plan     Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

Replacement of windows with Abno style windows.

**SIGNATURES:**

OWNER: [Signature] DATE: 5/14/14  
 APPLICANT: [Signature] DATE: 5/14/2014



E Carson St

1514 E. Carson Street

Roland St

S 17th St

837

Carey W



LOUIS  
IRON CITY BEER

amazi yoga

LESPOS GYM  
GYM GYM



Riverfront Park  
Trail Access  
↑

LESVOS GYROS

GREEK CUISINE

Click to see historical imagery from 1995.

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RENOVATIONS TO EXISTING STOREFRONT  
**1514 EAST CARSON STREET**

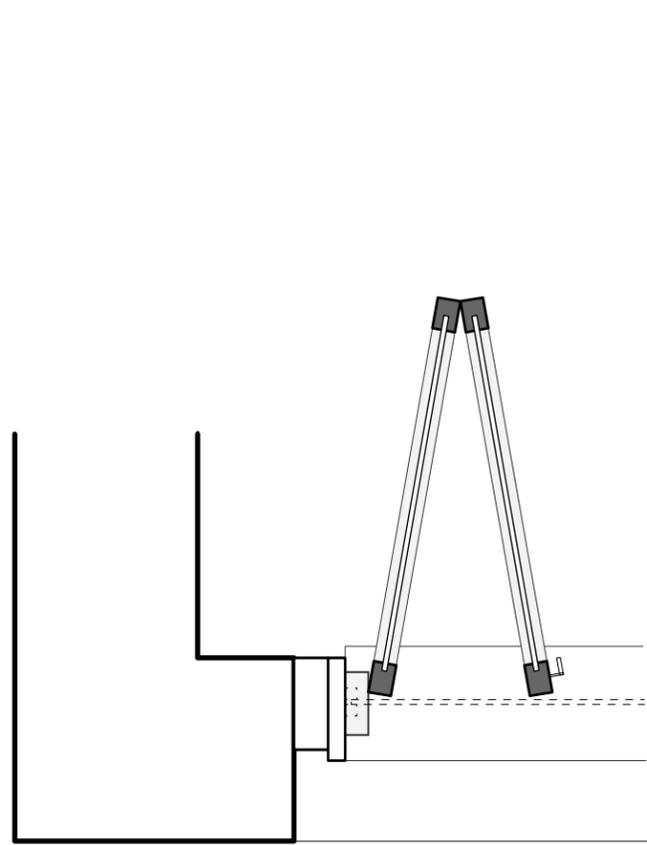
SCHEMATIC DESIGN PHASE

DAVID J MORGAN ARCHITECTURE+DESIGN

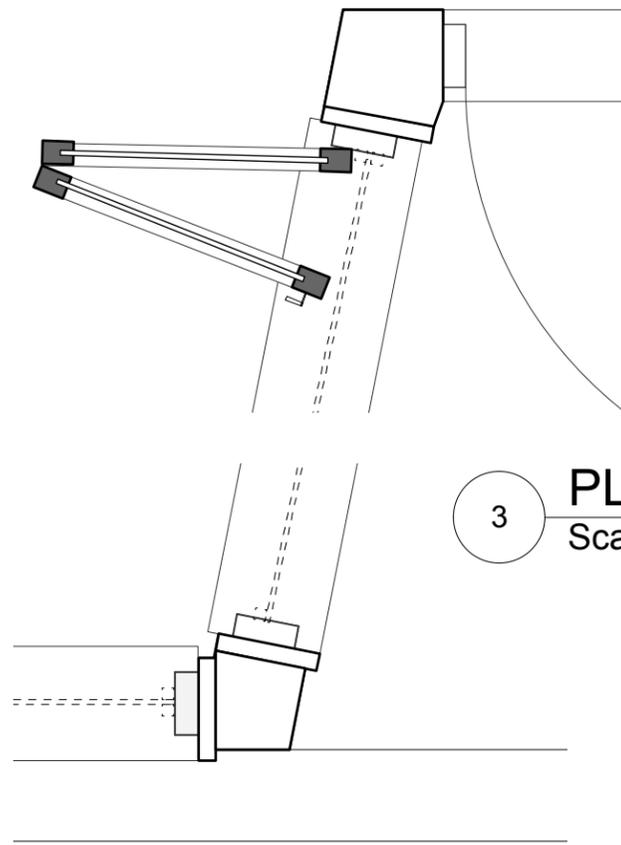
4/15/13

**CARSON STREET ELEVATION**

**SC-1.1**

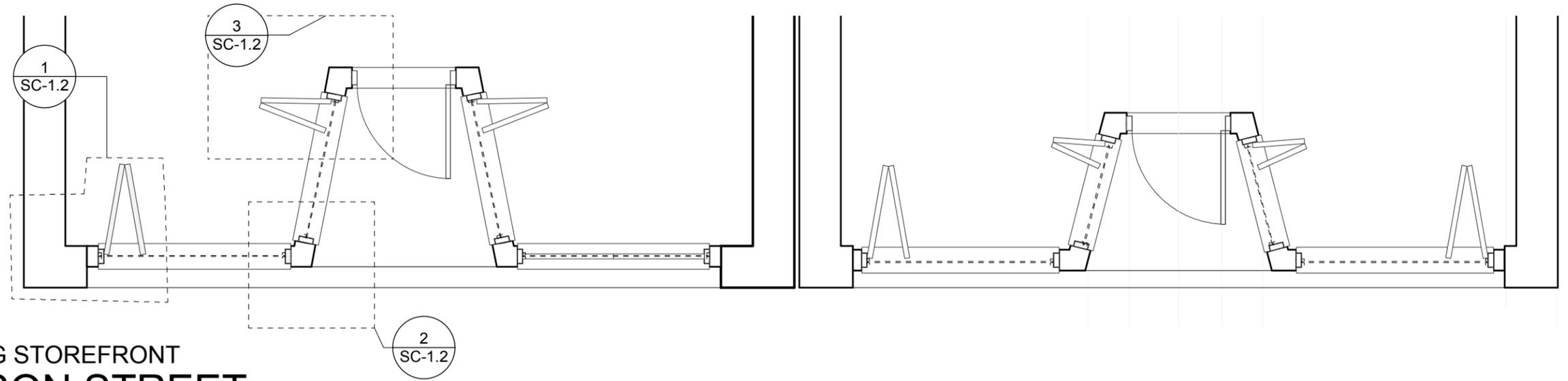


1 PLAN DETAIL  
Scale: 3/4" = 1'-0"



2 PLAN DETAIL  
Scale: 3/4" = 1'-0"

3 PLAN DETAIL  
Scale: 3/4" = 1'-0"



RENOVATIONS TO EXISTING STOREFRONT  
**1514 EAST CARSON STREET**

SCHEMATIC DESIGN PHASE

DAVID J MORGAN ARCHITECTURE+DESIGN

4/15/13

**FLOOR PLANS**

**SC-1.2**

NOTE:

ALL WORK SHALL BE LIMITED TO EXISTING GLASS STOREFRONT OPENINGS UN.  
PRIME AND PAINT ALL EXISTING WOOD AT FIRST FLOOR STOREFRONT TO MATCH  
COLOR OF NEW ALUMINUM BIFOLD WINDOWS.



RENOVATIONS TO EXISTING STOREFRONT  
**1514 EAST CARSON STREET**

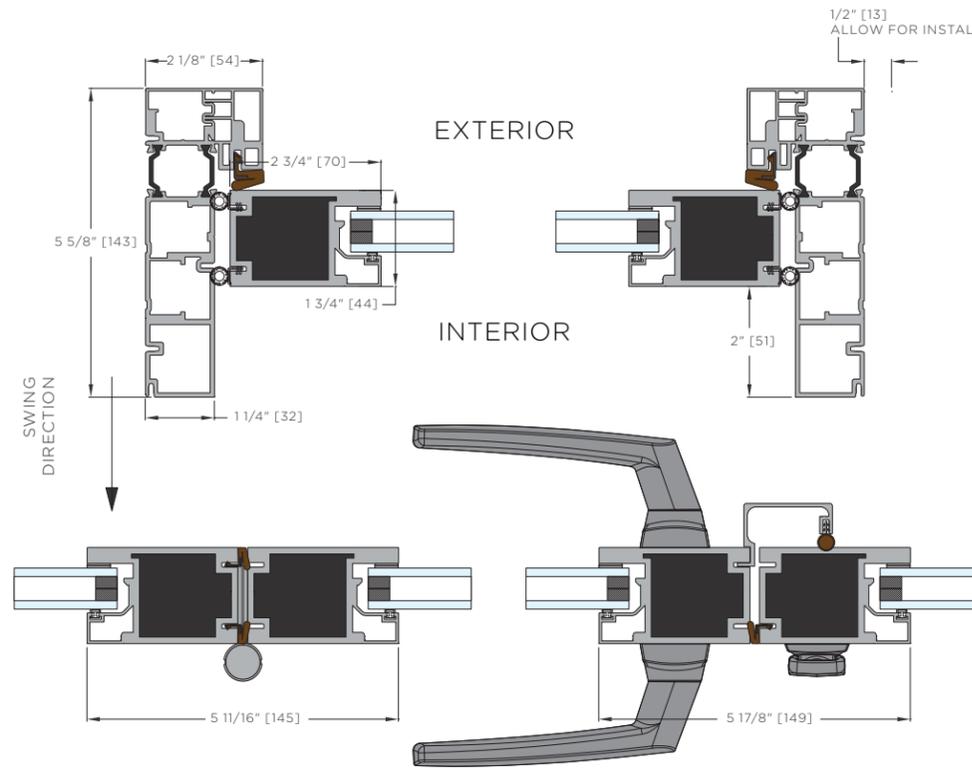
SCHEMATIC DESIGN PHASE

DAVID J MORGAN ARCHITECTURE+DESIGN

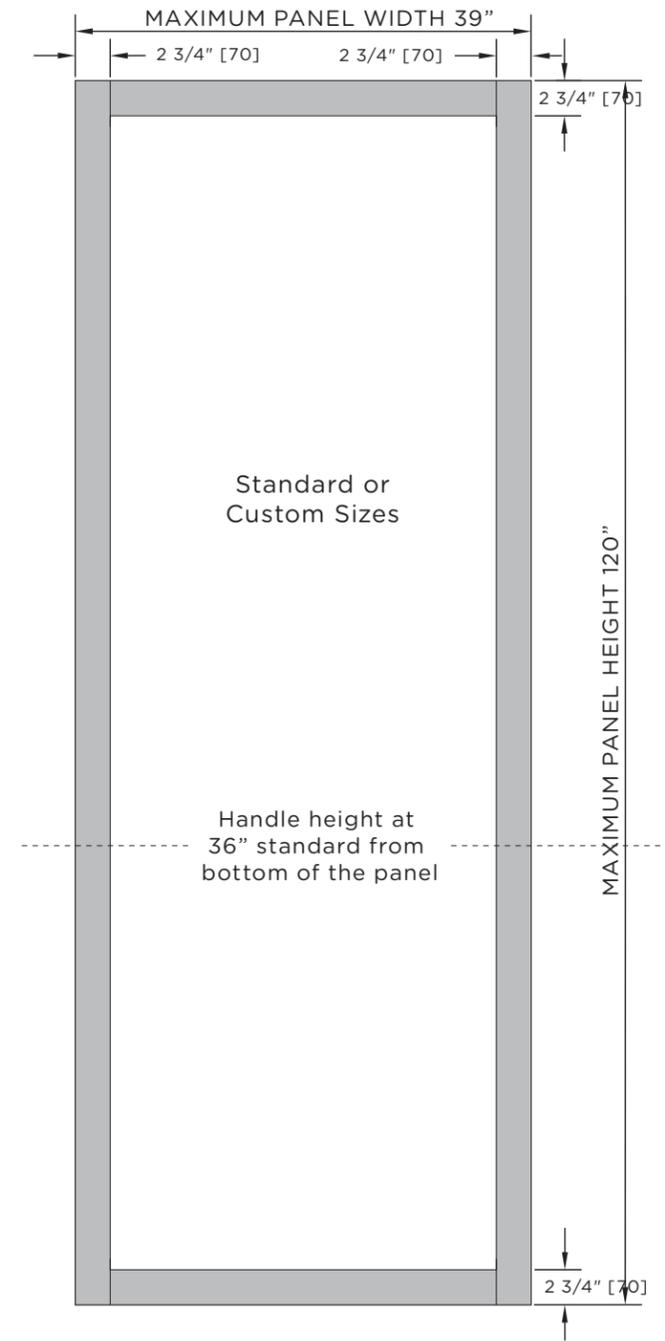
4/15/13

ENLARGED STOREFRONT ELEVATION

SC-1.3



**BIFOLD WINDOW PLAN DETAILS**  
NOT TO SCALE



**VIEW FROM EXTERIOR**  
NOT TO SCALE

RENOVATIONS TO EXISTING STOREFRONT  
**1514 EAST CARSON STREET**  
 SCHEMATIC DESIGN PHASE  
 DAVID J MORGAN ARCHITECTURE+DESIGN  
 4/15/13

**BIFOLD WINDOW INFORMATION**

**SC-1.4**



**Division of Development Administration and Review**  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

DEADLINE:

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

FEE SCHEDULE:

See attached. Please make check payable to:  
 Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

1805 EAST CARSON ST  
PCLH PA 15203

**OWNER:**

NAME: GLENN BENIGNI  
 ADDRESS: 543 BURKES DRIVE  
CORADOLIS, PA 15108  
 PHONE: \_\_\_\_\_  
 EMAIL: GLENN@FATHERS.COM

STAFF USE ONLY:

DATE RECEIVED: 2-10-14  
 LOT AND BLOCK NUMBER: 12-E-323,24,25  
 WARD: 17th  
 FEE PAID: 420

**DISTRICT:**

EAST CARSON STREET

**APPLICANT:**

NAME: GLENN BENIGNI  
 ADDRESS: 543 BURKES DRIVE  
CORADOLIS PA 15108  
 PHONE: \_\_\_\_\_  
 EMAIL: GLENN@FATHERS.COM

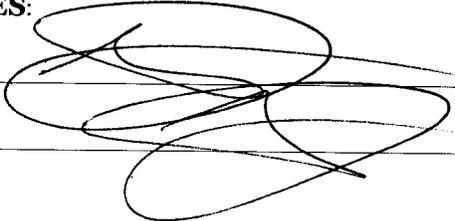
**REQUIRED ATTACHMENTS:**

- Drawings     Photographs     Renderings     Site Plan     Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

CLOSING OUR EXISTING PATIO IN WITH GLASS & ALUMINUM  
Garage Doors.

**SIGNATURES:**

OWNER:  DATE: 2/10/14  
 APPLICANT: \_\_\_\_\_ DATE: 2/10/14

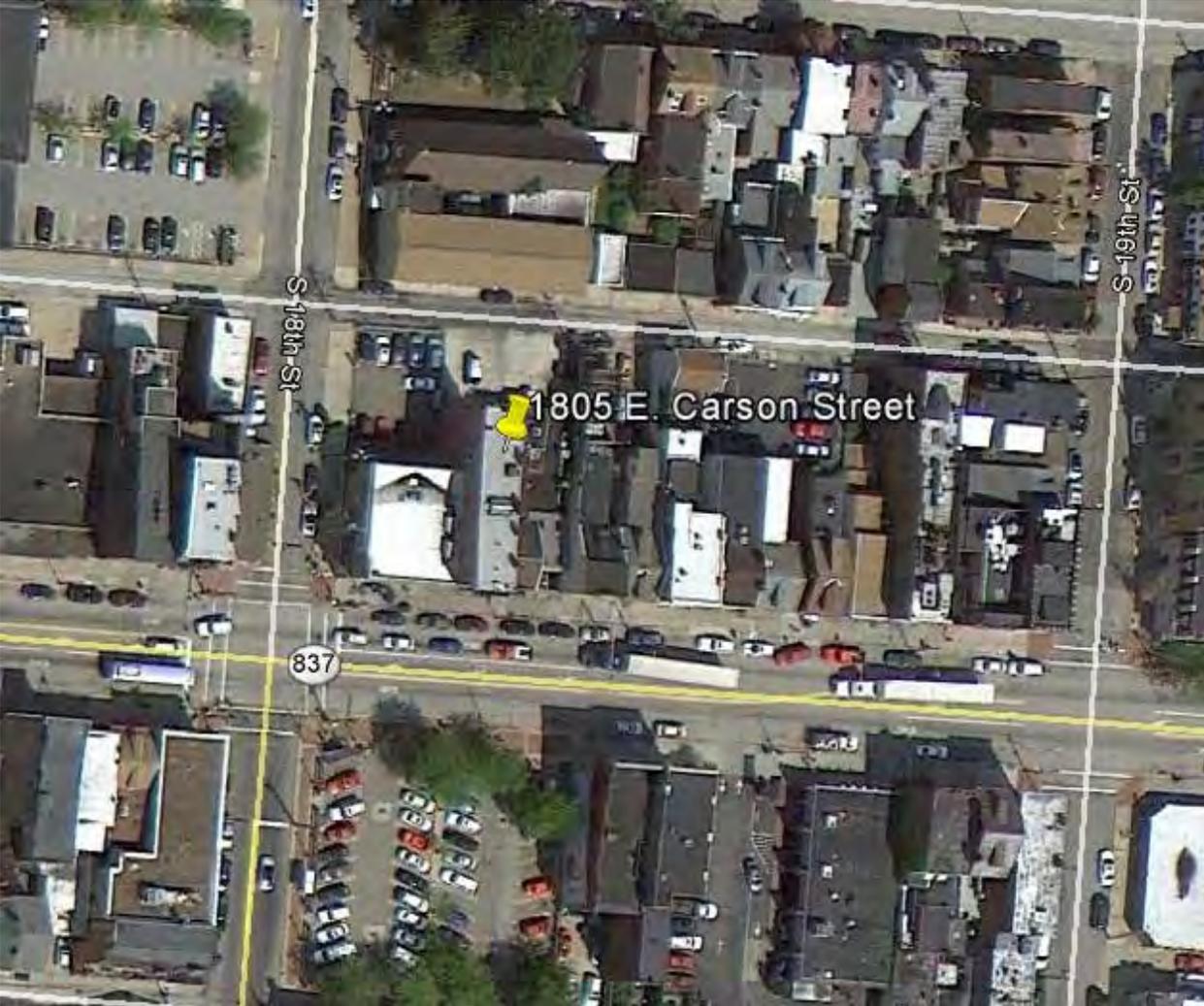
## DESCRIPTION OF WORK

1807-1809 East Carson Street

Pittsburgh, PA 15203

Lot and Block No: 0012-E-00323

1. Demolition of the non-contributing, circa 1950, 2-story, painted brick façade at 1807 East Carson Street – building to remain
2. Demolition of the non-contributing brick piers, steel railings and structural steel superstructure inclusive of the roof at 1809 East Carson Street.
3. Construction of a new two story brick masonry and GFRC/GFRP façade across both lots as depicted in the façade elevation rendering prepared by Gerald Lee Morosco Architects, PC and dated 13 June 2014, approximately 40' wide by 35' high so as to include:
  - I. Natural or synthetic stone plinth blocks at the bases and mid-point of the brick piers.
  - II. Brick masonry with inset portions as indicated on the façade elevation rendering.
  - III. Dimensional sign board cornice to simulate cast terra cotta and fabricated from GFRC (Glass Fiber Reinforced Concrete) or GFRP (Glass Fiber Reinforced Polymer).
  - IV. Storefront system to be factory finished aluminum w/ operable sash – full lite clear glazing as indicated. Entry doors to be factory finished aluminum.
  - V. Sign board cornice to be painted MDF or polymer. Sign letters in conformance with the district guidelines – laser cut acrylic back plate w/ dimensional letters as indicated. Linear LED lighting concealed within soffit portion of sign board cornice.
  - VI. Metal framed menu board set within the center brick pier as indicated.
  - VII. Upper windows to be factory finished aluminum with historic profiles and operable sash.
  - VIII. Dimensional building cornice to simulate cast terra cotta and fabricated from GFRC (Glass Fiber Reinforced Concrete) or GFRP (Glass Fiber Reinforced Polymer) monochromatic color throughout w/ aluminum flagpole above center parapet medallion element. End cornice bracket elements with stylized urns as indicated.



WRIGHTS WAY 24'

EX. CROSS

N 85 24' W 60.00'

20.00' 20.00' 20.00'

44.00'

CONCRETE PARKING AREA

SEE NOTES

### BENIGN CONSOLIDATION PLAN

#### PARCEL "A"

CONTAINS 7200 S.F.  
OR 0.165 ACRES

ASPHALT  
PARKING  
AREA

N 04 36' E  
120.00'

N 04 36' E  
120.00'

BLDG. COR.  
0.07' WEST

12 - E - 321  
N/F 1801 ASSOCIATES, INC.  
D.B.V. 9723 PG 610

CONCRETE

DECK

12 - E - 323

12 - E - 324  
APPROX.  
LOCATION

1 STORY  
CONC.  
BLOCK  
#1809

12-E-325

N 04 36' E  
120.00'

2 STORY  
BRICK  
BLDG.

#1801 - #1803

d.b.a.  
Bruegger's Bagels

4 STORY  
BRICK  
BLDG.

#1805

2 STORY  
BRICK  
BLDG.

#1807

COVERED  
PATIO

CONC.  
PATIO

44.00'

OVER-  
HANG

BASE  
ENTRY

BASE  
ENTRY

CONC. RAMP

STEP

BLDG. COR.  
0.14' WEST  
0.30' SOUTH

N 85 24' W 60.00'

# SOUTH 18TH STREET 60'

(FORMERLY MEADOW STREET)  
(FORMERLY 18TH STREET)

# CARSON STREET 80'

(A.K.A. EAST CARSON STREET)



New Storefront at:  
**1807-1809 EAST CARSON STREET**  
Pittsburgh, PA 15203

PROJECT NO. 01411.00

13 JUNE 2014



GERALD LEE MOROSCO ARCHITECTS, P.C.  
1016 EAST CARSON STREET PITTSBURGH, PA 15203  
T: [412] 431-4347 F: [412] 431-2667 WWW.GLM-ARCHITECTS.COM

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New Storefront at:  
**1807-1809 EAST CARSON STREET**  
 Pittsburgh, PA 15203

PROJECT NO. 01411.00

13 JUNE 2014

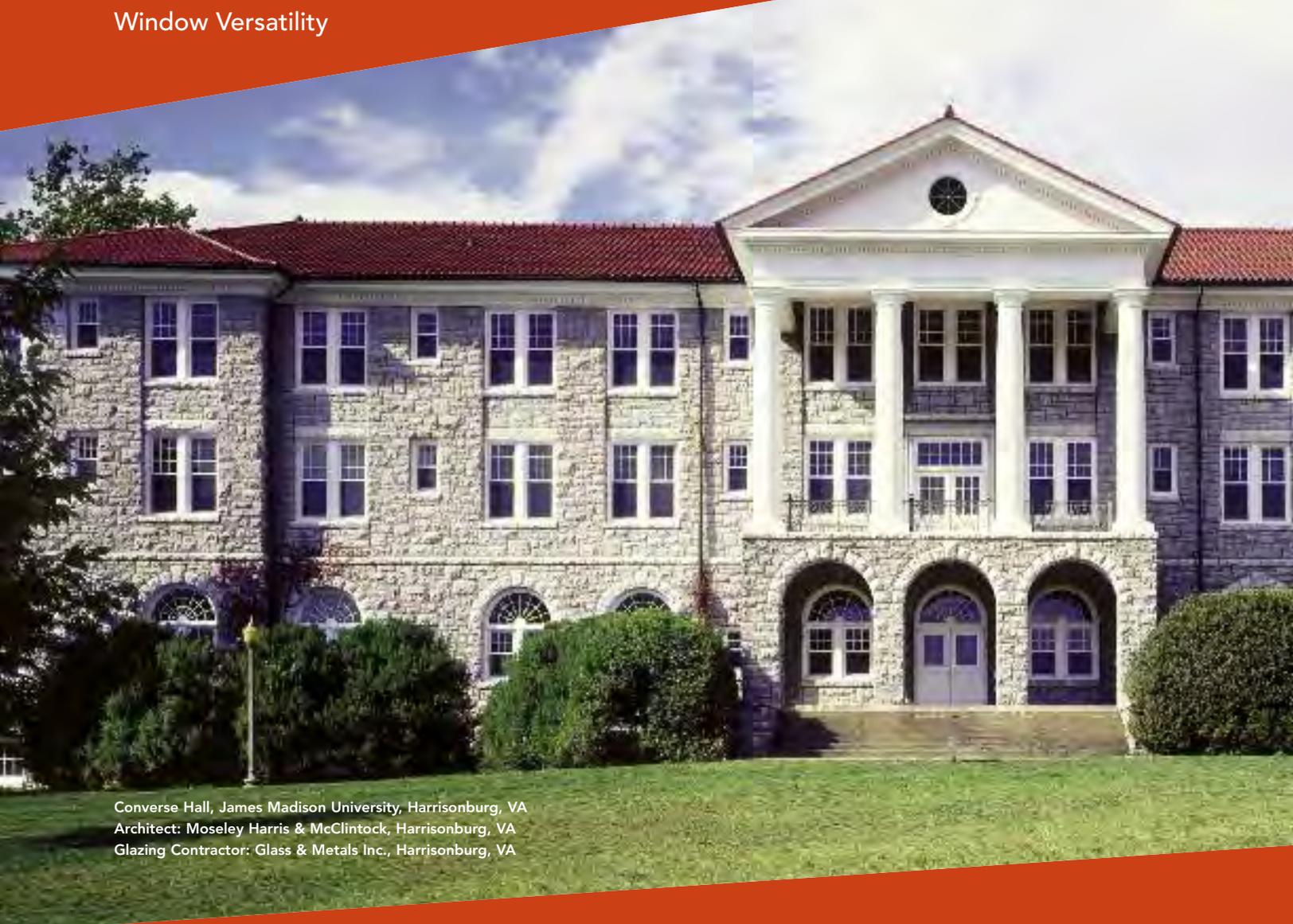


GERALD LEE MOROSCO ARCHITECTS, P.C.  
 1016 EAST CARSON STREET PITTSBURGH, PA 15203  
 T: [412] 431-4347 F: [412] 431-2667 WWW.GLM-ARCHITECTS.COM

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 without prior expressed written consent of Gerald Lee Morosco Architects, P.C.

# Series 8400TL Architectural Windows

An Opening to the  
World that Redefines  
Window Versatility



Converse Hall, James Madison University, Harrisonburg, VA  
Architect: Moseley Harris & McClintock, Harrisonburg, VA  
Glazing Contractor: Glass & Metals Inc., Harrisonburg, VA

Today, energy concerns are critical and the 8400TL series provides the flexible balance between energy efficiency, aesthetics and performance. As LEED certifications gain popularity, consider the 8400TL as the window of choice to achieve potential points in the Indoor Environmental Quality category. Whether your project is new construction, building renovation, or adaptive reuse of a historic gem, the Kawneer 8400TL series fits the opening.

Here is a thermal window you can have your way, be it fixed, offset fixed, single hung, double hung, or horizontal sliding. You may choose a frame option with or without true, applied or between-the-glass muntins as well as optional insect screens. All are available with tested and proven tough finishes and heavy duty hardware.

## Aesthetics

Gone are the days of compromise. The Kawneer Series 8400TL window returns design versatility to the architect, whether it's for new or remodel construction, while still efficiently satisfying the needs of building owners. A variety of exterior pannings and interior trims are available. And with a four-inch frame depth, the window takes on a whole new dimension. The 8400TL series window easily accommodates a glass infill thickness of 1/4", 9/16" impact, or 1". In fixed windows, an infill thickness of up to 1-1/2" is available.

To maintain historic authenticity, sash profiles on the 8400TL windows are available with a beveled face using a muntin grid system that replicates exterior putty glazing, making them ideal for remodel or new construction. The hardware used in the operation of the 8400TL series meets the challenge of any task required. For its appearance and durability, high quality cast white bronze sweep locks are standard. Optional automatic sash locks are also available.



## Performance

Performance is not an option in the 8400TL series, it's the standard.

Kawneer thermal breaks deliver. So, we made them standard in every frame and sash of the 8400TL series. Using a combination of the Kawneer IsoLock® Pour and Debridge process, each break or separation is mechanically attached by lancing or preconditioning the thermal pockets. The 8400TL series has superior reduction of thermal transmittance and increased condensation resistance. The IsoLock® thermal break virtually eliminates shrinkage and prevents loss of adhesion. To uphold expected performance levels, the standard recommendation on 8400TL windows is factory glazed.

To ensure a strong, weather-tight joint, the sashes are assembled with stainless steel screws in coped and butt type construction. The top and bottom sash stiles run through with interlocking meeting rails which are double weather-stripped. For easy opening, continuous sash lifts are standard along with block and tackle balances for simple operation. The 8400TL series is ideal for extra heavy duty applications when added strength and security are critical.

## Class & Grades

Fixed	F-HC100 / F-AW100
Single Hung	H-HC70 / H-AW70
Double Hung	H-HC70 / H-AW70
Horizontal Slider	HS-HC70 / HS-AW70

Kawneer Company, Inc.  
Technology Park / Atlanta  
555 Guthridge Court  
Norcross, GA 30092

[kawneer.com](http://kawneer.com)  
[kawneergreen.com](http://kawneergreen.com)  
770 . 449 . 5555

 **KAWNEER**  
AN ALCOA COMPANY





STROMBERG GFRC: DESIGN-CAST-BUILD

STROMBERG  
ARCHITECTURAL PRODUCTS

---

4400 Oneal Street  
Greenville, TX  
903.454.0904  
[info@4stromberg.com](mailto:info@4stromberg.com)  
[www.4stromberg.com](http://www.4stromberg.com)



## BENEFITS OF GFRC DESIGN-CAST-BUILD PANELS AND SHAPES

### Quality Architectural GFRC

We can partner with you on complex and fast track projects to get them done on time, on budget and exceed client expectations. With our preconstruction services, we work with architects, developers, and contractors to design the most effective methods of GFRC construction. We provide panelization planning, architectural details, connection details and details related to the interface of GFRC and other materials. We can help develop preliminary budgets, finishes, mock ups and schedules.



*Installation of GFRC panel*

- Assistance with architectural details, custom finishes and shapes
- GFRC panelization techniques for efficient and effective construction
- Over 25 years of GFRC experience
- Proven work-flow system that delivers quality GFRC on time and on budget
- Seamless work flow from design, to production to installation
- Engineer-certified Quality Control in plant and during GFRC installation
- Multiple plant and field inspections by in-house engineering and quality control
- Design assistance for critical path panels and GFRC elements
- Exploration of alternate cladding systems options
- Design of GFRC connection details
- Preliminary and final “load to structure” calculations
- Details to handle creep and drift
- Early location of embeds and block-outs in concrete slabs
- Individual project manager and team assigned to your project

### Schedule and Costs Savings

Early coordination on your GFRC project can save your project time, money and produce better quality.

- Time savings. Early coordination can cut weeks or even months off the project critical path. Pre-approval of GFRC panels, elements and connections can start production while foundation work is being done.
- Money. Project pricing is accurate with initial and updated budget pricing.
- Teamwork. Coordination with Designers, Owners, General Contractor and the various subcontractors can save time, shorten the schedule and produce a better quality building.



Division of Development Administration and Review

City of Pittsburgh, Department of City Planning

200 Ross Street, Third Floor

Pittsburgh, Pennsylvania 15219

HISTORIC REVIEW COMMISSION OF PITTSBURGH

Application for a Certificate of Appropriateness

DEADLINE:

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

FEE SCHEDULE:

See attached. Please make check payable to: Treasurer, City of Pittsburgh.

ADDRESS OF PROPERTY:

2025 EAST CARSON ST
PITTSBURGH, PA. 15203

STAFF USE ONLY:

DATE RECEIVED:

LOT AND BLOCK NUMBER:

WARD:

FEE PAID:

DISTRICT:

EAST CARSON ST.

OWNER:

NAME: S&S CANDY

ADDRESS: 2025 E. CARSON ST
PITTSBURGH, PA. 15203

PHONE:

EMAIL: KIMBERLYTANNSTEPHEN@GMAIL.COM

APPLICANT:

NAME: MORGAN ARCHITECTURE + DESIGN

ADDRESS: 3308 PERRYVILLE AVE
PITTSBURGH, PA. 15214

PHONE: 412-901-7765

EMAIL: DAVID@MORGANARCHITECTS.COM

REQUIRED ATTACHMENTS:

- Drawings, Photographs, Renderings, Site Plan, Other

DETAILED DESCRIPTION OF PROPOSED PROJECT:

INSTALL NEW FABRIC AWNINGS OVER EXISTING FIRST FLOOR WINDOWS (ON E. CARSON ST.)

SIGNATURES:

OWNER: DATE:

APPLICANT: [Signature] DATE: 6/6/14



2025 E. Carson Street



Tongue's Chinese Massage  
**GRAND OPENING**  
Largest Office  
Business Relief  
Naturopath Practitioner  
Therapeutic Massage

FUMA \$2915	NJOY \$6132	E-CIG \$873	IN TOCK \$748
BLU \$6441	FUMA \$919	BLU \$873	NJOY \$748

GREAT PRICES	WAVE SELECTION	NJOY \$1630	FUMA \$1080
RIO \$449	SOUTHERN STEEL \$449	CRISS-CROSS \$449	BLU \$1295

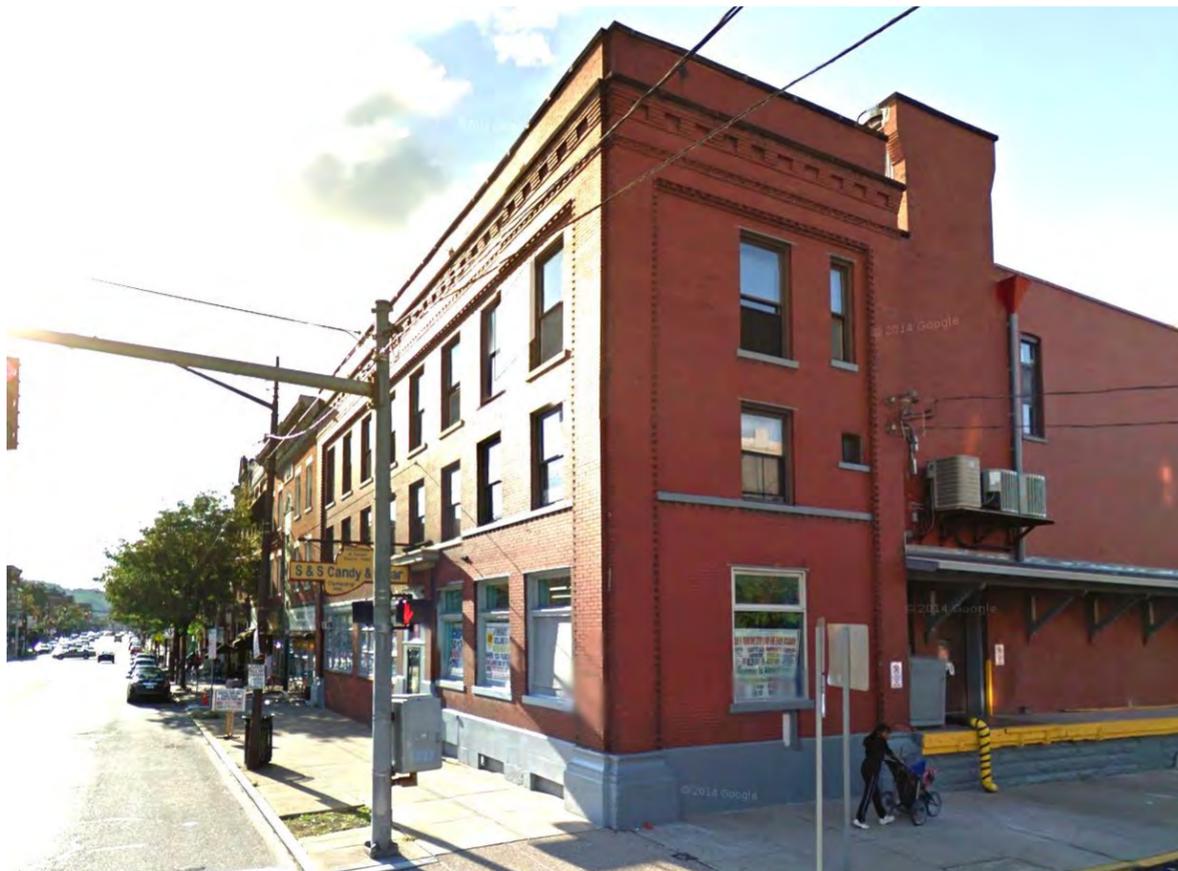
99¢ ANY 16 OUNCE  
COFFEE OR  
FOUNTAIN DRINK  
DELIVERED DAILY

9¢ LIGHTER  
When you buy any tobacco product see \$1  
Limit 1 lighter per day

GANDY  
NOW OPEN AT 800 AM

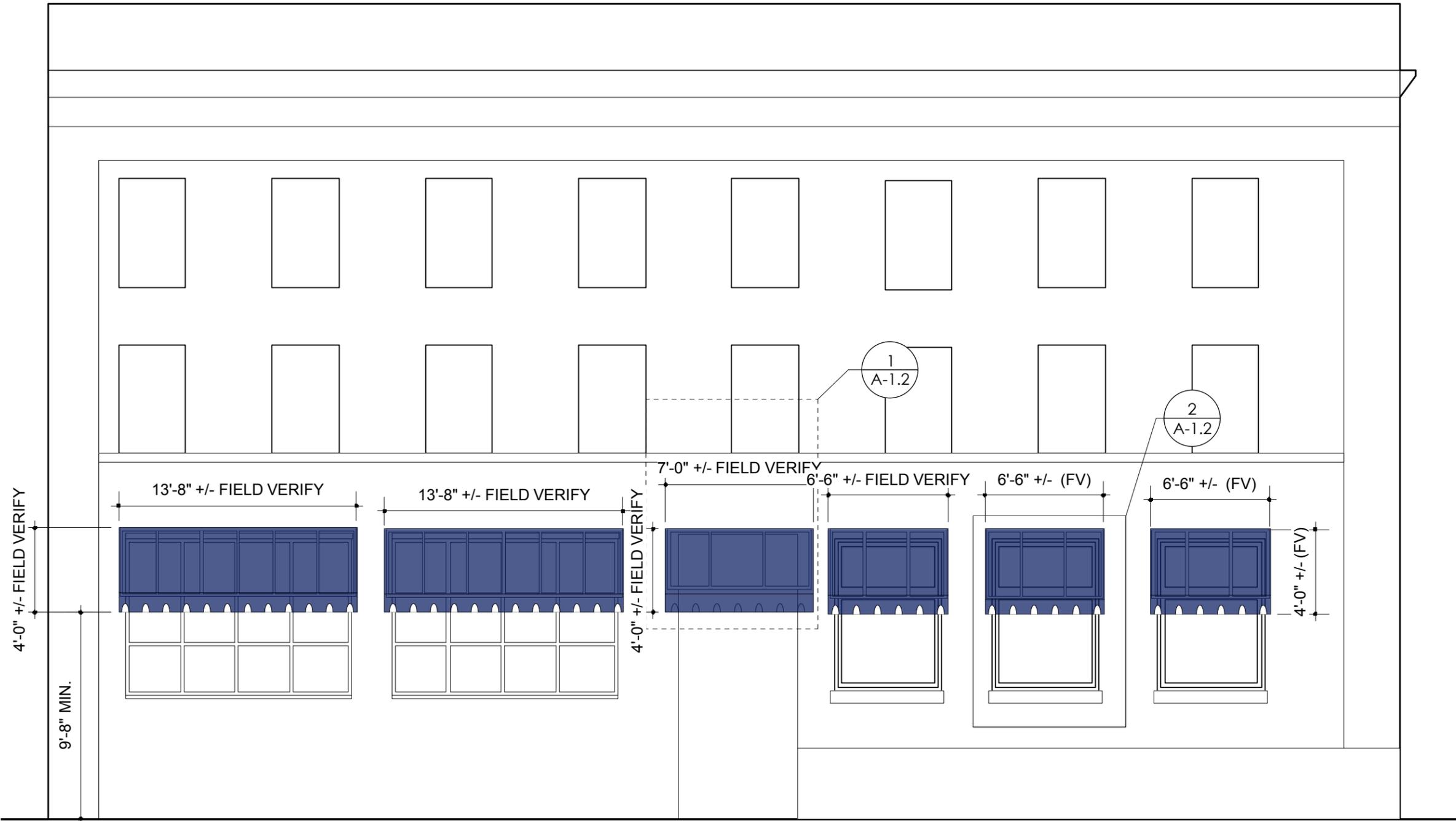
[Redacted sign]

**NOTE:**  
NEW AWNINGS REPLACE PREVIOUSLY  
REMOVED AWNINGS.



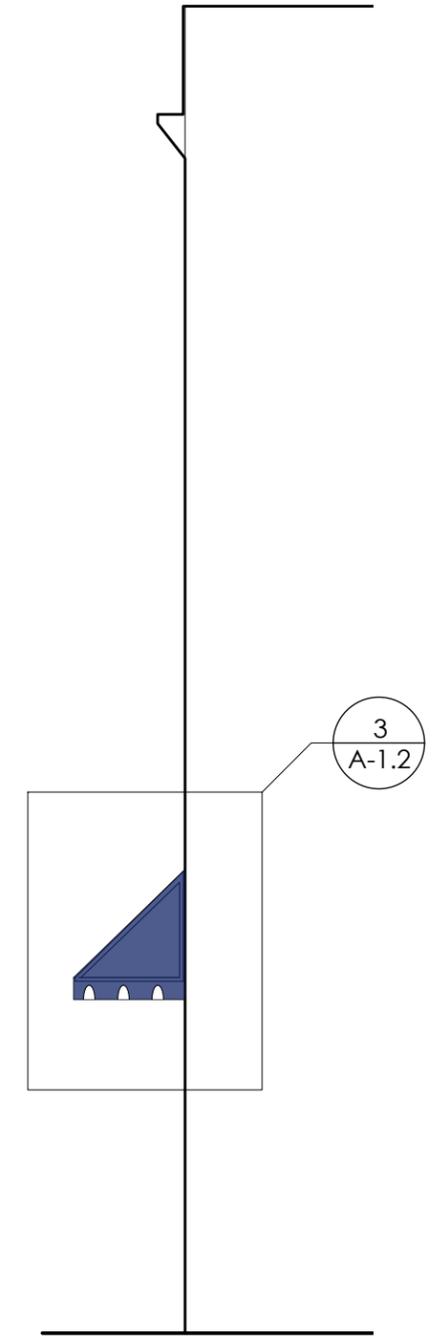
EXISTING CONDITION PHOTOS

**NOTE:**  
NEW AWNINGS REPLACE PREVIOUSLY  
REMOVED AWNINGS.



**FRONT (CARSON STREET) ELEVATION**

Scale: 3/16" = 1'-0"



**SIDE ELEVATION**

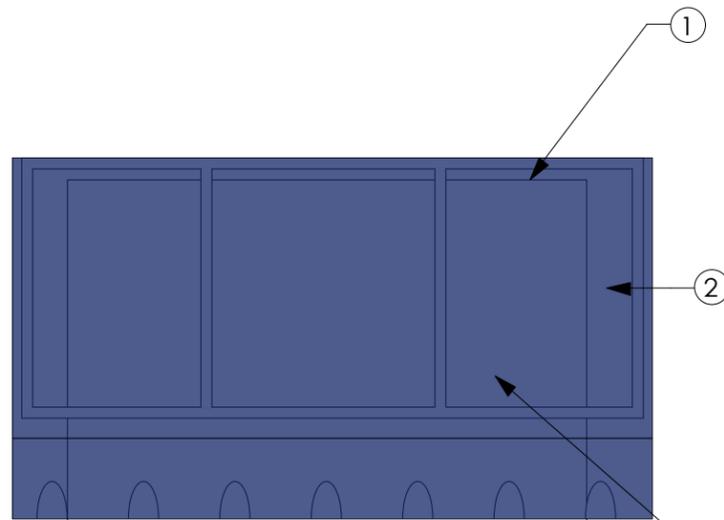
Scale: 3/16" = 1'-0"

**KEYNOTES:**

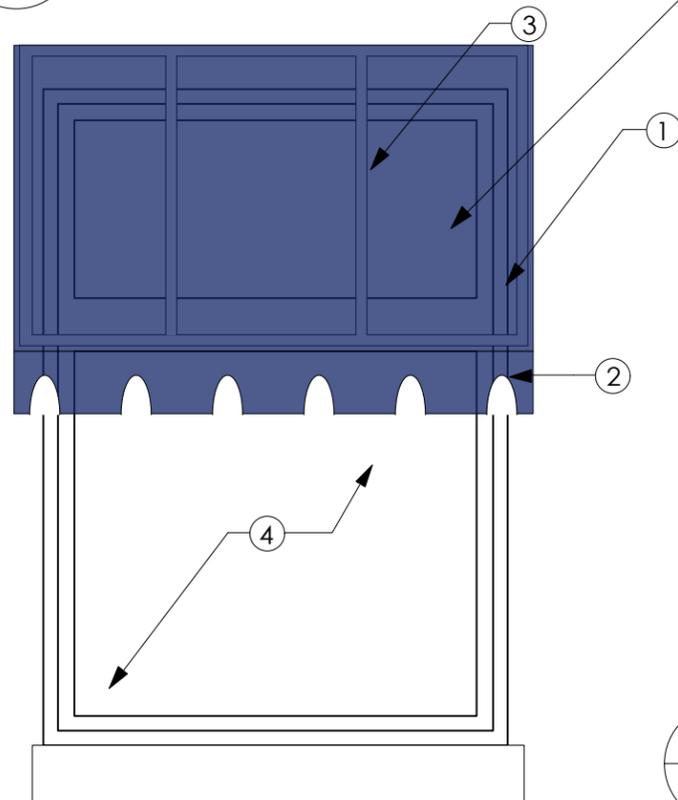
- ① SUNBRELLA CANVAS AWNING OVER ALUMINUM FRAME. FRAME DETAILS TO BE DESIGNED BY AWNING MANUFACTURER / INSTALLER. SET TOP OF AWNING STRUCTURE TO CLEAR EXISTING STONE OPENING SURROUND
- ② ALL AWNINGS TO HAVE SCALLOPPED FREE VALANCE - NO ALUMINUM FRAME AT BOTTOM OF LOWER PANEL
- ③ CUSTOM ANGLED ALUMINUM FRAME ATTACHED TO EXISTING BUILDING.
- ④ EXISTING WINDOW REMAINS
- ⑤ SUNBRELLA CANVAS SIDE PANEL AT ALL ANGLED FRAMES. PROVIDE FREE VALANCE AT FRONT AND SIDES
- ⑥ NOTE: AWNING INSTALLER SHALL SUBMIT INSTALLATION SHOP DRAWINGS FOR OWNER/ARCHITECT'S APPROVAL BEFORE BEGINNING ANY WORK

**NOTE:**

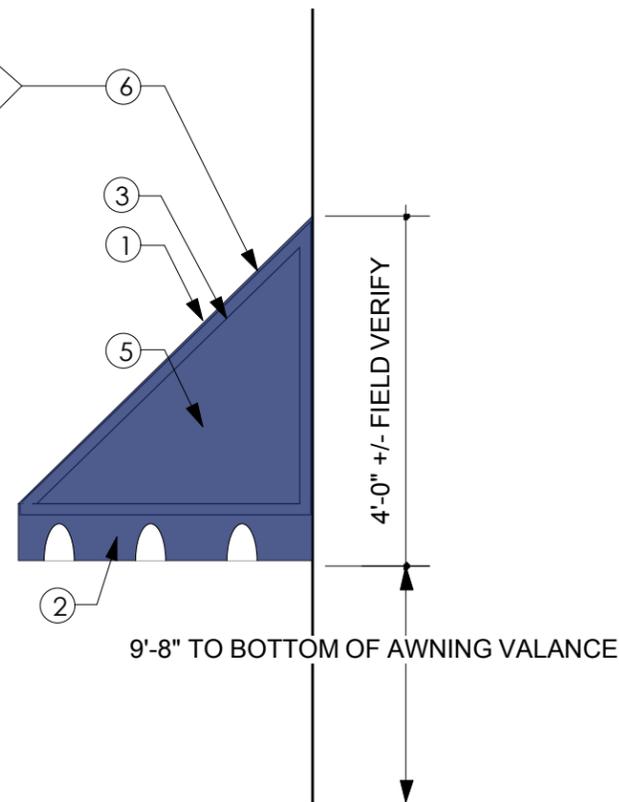
NEW AWNINGS REPLACE PREVIOUSLY REMOVED AWNINGS.



1 ELEVATION  
A-1.2 Scale: 1/2" = 1'-0"



2 ELEVATION  
A-1.2 Scale: 1/2" = 1'-0"



3 ELEVATION  
A-1.2 Scale: 1/2" = 1'-0"



WIDTH: 46" / 116.84 cm  
REPEAT: 3.75"  
CONTENT: 100% Sunbrella® acrylic

SELVEDGE POSITION: Left / Right

RECOMMENDED USES:  
Awning

SWATCH SIZE SHOWN ~ 13.5" x 13.5"

CARE AND CLEANING:  
Brush off loose dirt. Wash with a mild soap and lukewarm water solution. Rinse thoroughly. Allow to air dry. For more information visit [www.sunbrella.com/cleaning](http://www.sunbrella.com/cleaning)

WARRANTY: 10-year  
For more information visit [www.sunbrella.com/warranty](http://www.sunbrella.com/warranty)

46" Captain Navy Regimental  
4962-0000



**Division of Development Administration and Review**  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

## HISTORIC REVIEW COMMISSION OF PITTSBURGH

### Application for a Certificate of Appropriateness

**DEADLINE:**

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

**FEE SCHEDULE:**

See attached. Please make check payable to:  
*Treasurer, City of Pittsburgh.*

**ADDRESS OF PROPERTY:**

215 39th Street, Pittsburgh PA 15201

**OWNER:**

NAME: Pittsburgh Public Schools

ADDRESS: 1305 Muriel Street, Pittsburgh, PA 15203

PHONE: 412-488-4300

EMAIL: vpatil1@pghboe.net

**REQUIRED ATTACHMENTS:**

Drawings     Photographs     Renderings     Site Plan     Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

Remove existing wooden ramp and stairs. Construct new concrete ramp and stairs with ornamental picket railings to match adjacent construction

**STAFF USE ONLY:**

DATE RECEIVED: \_\_\_\_\_

LOT AND BLOCK NUMBER: \_\_\_\_\_

WARD: \_\_\_\_\_

FEE PAID: \_\_\_\_\_

**DISTRICT:**

Lawrenceville

412-338-1976

**APPLICANT:**

NAME: Robert R. Daniels

ADDRESS: 223 4th Ave, Pittsburgh PA

PHONE: \_\_\_\_\_

EMAIL: rdaniels@gravesdesigngroup.com

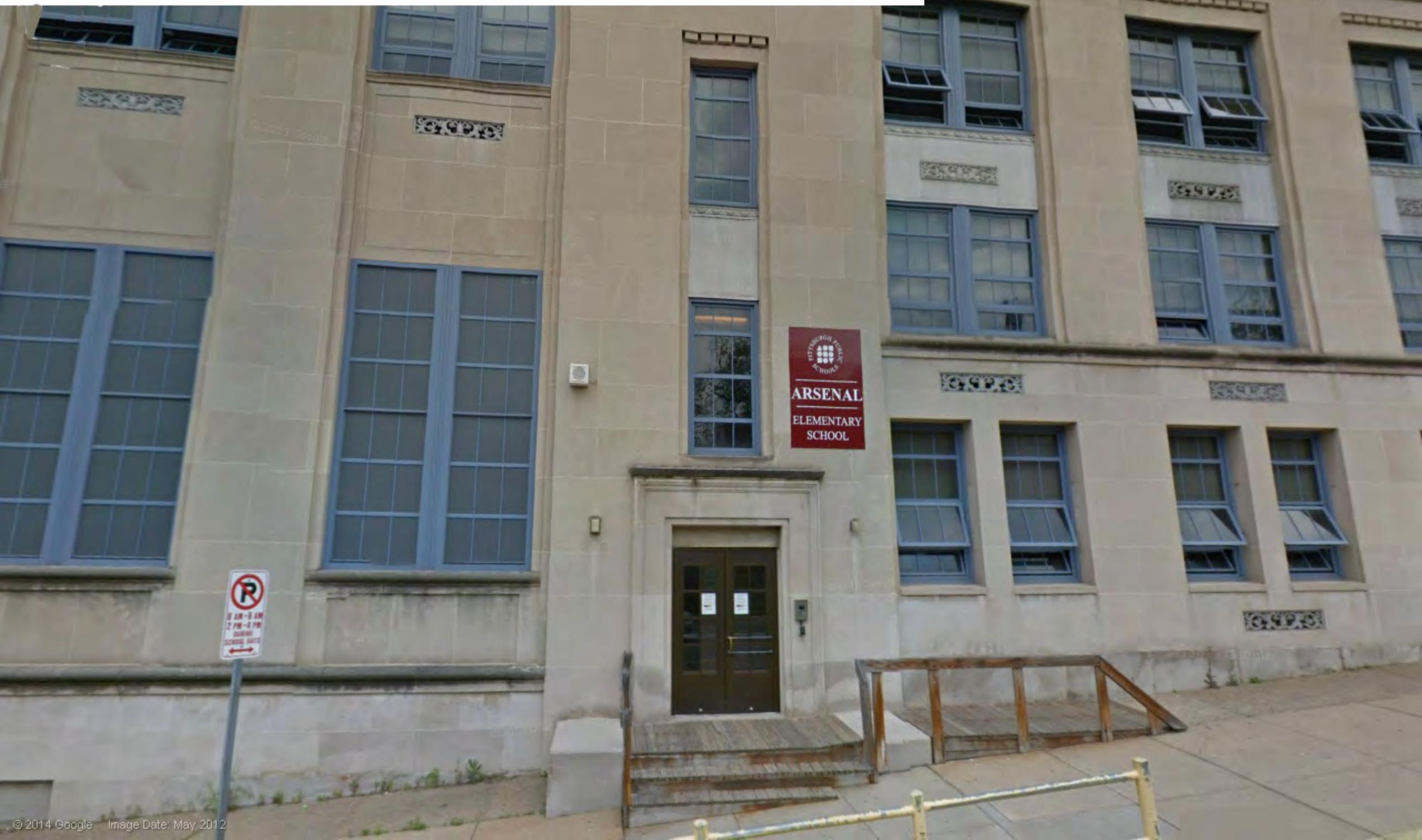
**SIGNATURES:**

OWNER: \_\_\_\_\_  Vidya Patil, AIA, Director of Plant Operations    DATE: 6/11/2014

APPLICANT: \_\_\_\_\_  Robert R. Daniels, Project Architect    DATE: 6/11/2014



# 39th. St. LOOKING TOWARDS PROPOSED RAMP





Arsenal...

© 2014 Google

1901-1902  
WALTER B. WATSON  
ARCHITECT  
1901-1902  
WALTER B. WATSON  
ARCHITECT  
1901-1902  
WALTER B. WATSON  
ARCHITECT

39th. St. LOOKING TOWARDS BUTLER St.

Report a problem



Arsenal...

39th. St. LOOKING TOWARDS ARSENAL PARK



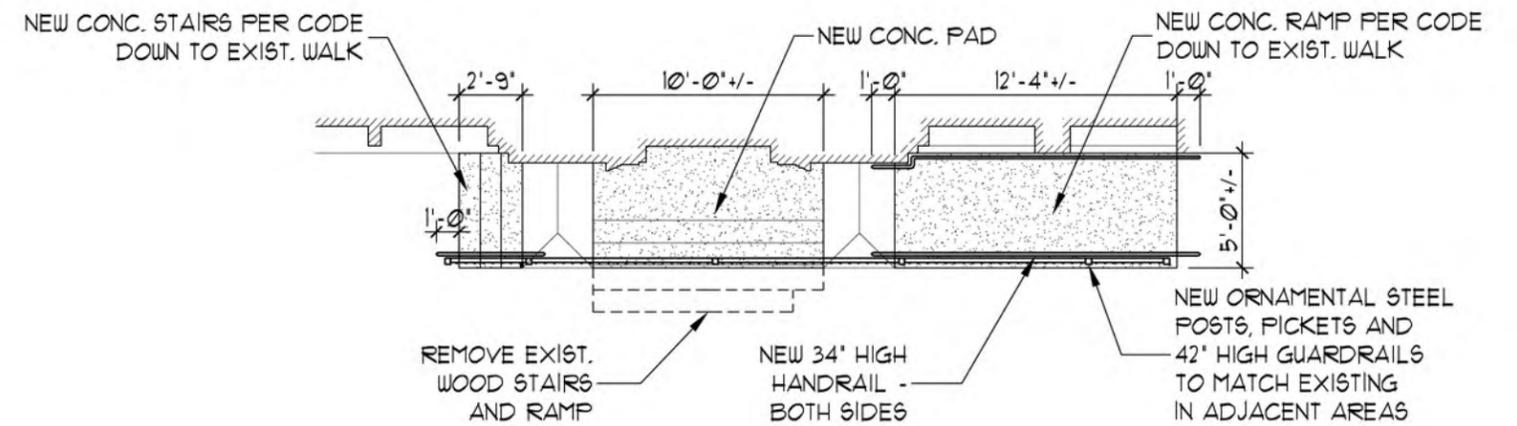
CURRENT VIEW



AFTER VIEW



RAMP ON 39th St. SIDE



PLAN OF PROPOSED ACCESS

SCALE: 1/8"=1'-0"

# Pittsburgh Arsenal

Pittsburgh, PA 15201

PITTSBURGH PUBLIC SCHOOLS  
PITTSBURGH, PENNSYLVANIA

OFFICE OF THE SECRETARY  
ADMINISTRATION BUILDING  
341 S. BELLEFIELD AVENUE

OFFICE OF THE DIRECTOR  
FACILITIES DIVISION  
1305 MURIEL STREET

**GRAVES DESIGN GROUP, LLC.**

Architecture • Interior • Design/Build • Graphics



Benedum-Trees Building 221-223 4th Avenue  
Pittsburgh, Pennsylvania 15222 Suite 600  
Phone: (412) 338-1976 Fax: (412) 338-1982  
www.gravesdesigngroup.com

June 11, 2014







1435





1635







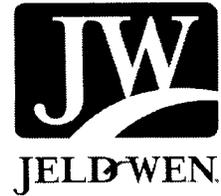


1437

ADT

# Allegheny & Millwork L U M B E R

Allegheny Millwork  
1001 Muriel Street  
Pittsburgh, PA 15203  
Phone: (412) 431-4224



**QUOTE BY:** Angela

**QUOTE #:** J12300680

**SOLD TO:**

**SHIP TO:**

**PROJECT NAME:**

**PO#:**

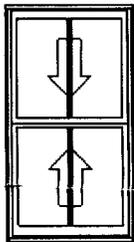
**REFERENCE:**

**Ship Via:** Ground/Next Truck

LINE NO.	LOCATION SIZE INFO	BOOK CODE DESCRIPTION	UNIT PRICE	QTY	EXTENDED PRICE
----------	-----------------------	--------------------------	---------------	-----	-------------------

Line-1

Pocket Opening: 34 1/2 X 61 1/4



Viewed from Exterior. Scale: 1/4" = 1'

Frame Size : 34 X 61

Tradition Plus Wood Double Hung, Auralast Pine, Pocket Unit,  
Primed Exterior,  
Natural Interior,  
White Jambliner,  
White Hardware,  
BetterVue Mesh Brilliant White Screen,  
US National-WDMA PG 35,  
Insulated Low-E Annealed Glass, Argon Filled,  
7/8" Bead SDL w/Perm Wood Primed Aluminum SDL, Silver Shadow  
Bar, Colonial All Lite(s) 2 Wide 1 High Top 1 High Btm,  
3 1/4" Pocket  
U-Factor: 0.30, SHGC: 0.24, VLT: 0.45, CPD: JEL-N-843-00548-  
00001  
PEV 2014.1.0.942/PDV 5.937 (01/02/14) CW

\$488.28

1

\$488.28

**Total:** \$488.28

**Tax(7%):** \$34.18

**NET TOTAL:** \$522.46

**Total Units:** 1



**704**  
Oak Door, Chappo Finish, All-Panel Door



**110**  
Genuine Mahogany Door, Cherry Finish, Optional Radius Top, All-Panel Door



**160**  
Oak Door, Chappo Finish, All-Panel Door



**461**  
Genuine Mahogany Door, Dark Cherry Finish, Clear IG Glass



**403**  
Oak Door, Cherry Finish, All-Panel Door, Optional Carving on One Side



**405**  
Genuine Mahogany Door, Chappo Finish, A Glass, Brass Caming



**Division of Development Administration and Review**

City of Pittsburgh, Department of City Planning

200 Ross Street, Third Floor

Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH  
Application for a Certificate of Appropriateness**

**DEADLINE:**

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

**STAFF USE ONLY:**

DATE RECEIVED: 5/29/14

LOT AND BLOCK NUMBER: 23-J-223

WARD: 2nd

FEE PAID: 0

**FEE SCHEDULE:**

See attached. Please make check payable to:  
Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

426 N. TAYLOR AVE.  
PITTSBURGH, PA 15212

**DISTRICT:**

MEXICAN WAR STREETS

**OWNER:**

NAME: ADIN HAMILTON

ADDRESS: 318 W. NORTH AVE., UNIT E  
PITTSBURGH, PA 15212

PHONE: 814-44-2169

EMAIL: ADINHAMILTON@YAHOO.COM

**APPLICANT:**

NAME: SAME

ADDRESS: SAME

PHONE: SAME

EMAIL: SAME

**REQUIRED ATTACHMENTS:**

- Drawings
- Photographs
- Renderings
- Site Plan
- Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

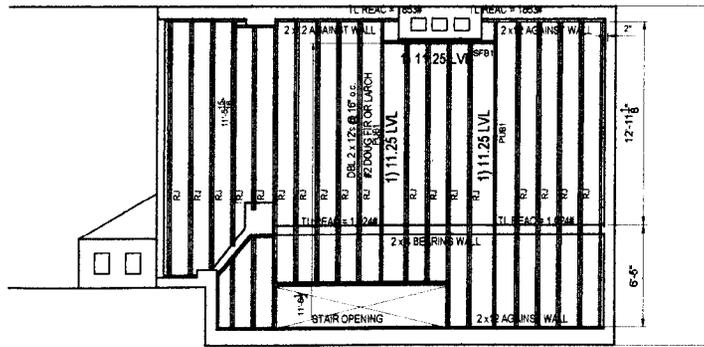
INSTALLATION OF RAILING FOR ROOF TOP DECK

**SIGNATURES:**

OWNER: [Signature] DATE: 5/29/14

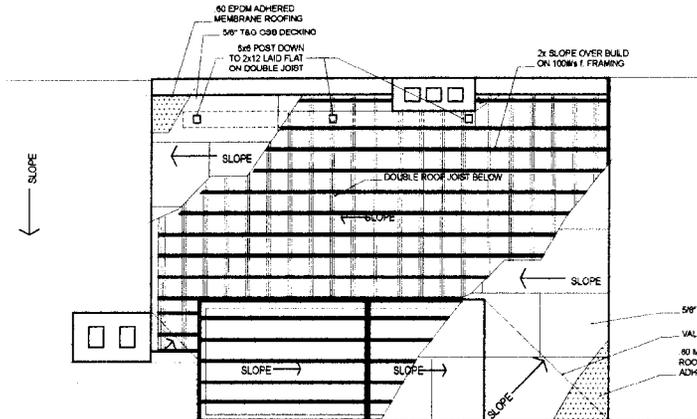
APPLICANT: [Signature] DATE: 5/29/14





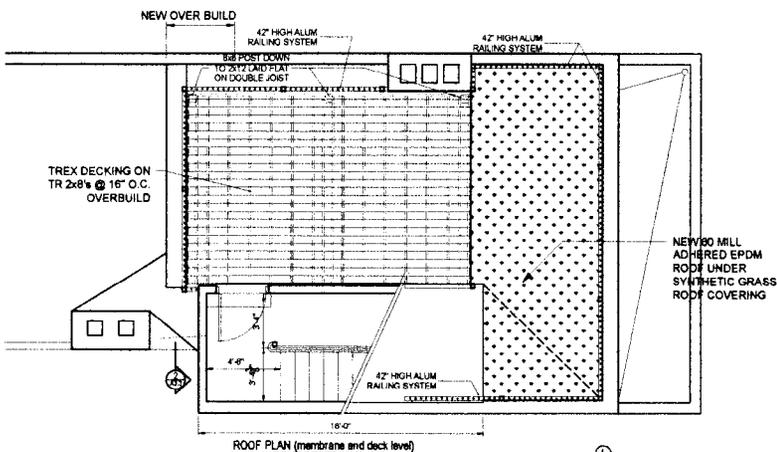
ROOF PLAN (structure level)

STRUCTURE FRAMING



ROOF PLAN (slope overbuild level)

SLOPE FRAMING



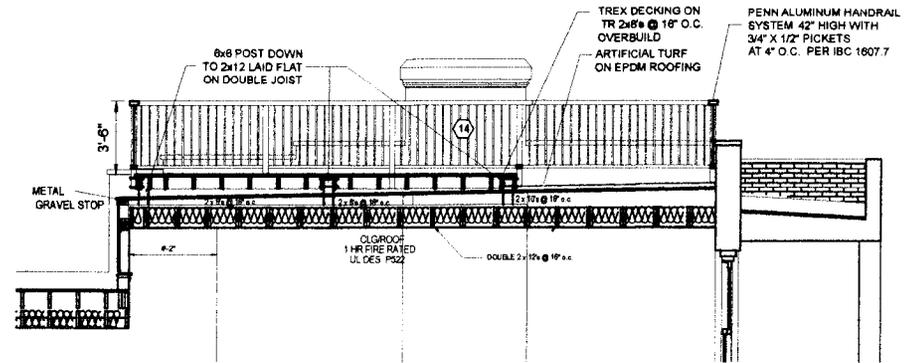
ROOF PLAN (membrane and deck level)

ROOF DECK PLAN

NO.	DESCRIPTION	QTY	UNIT	PRICE	TOTAL
1	2x8 MAIN T WALL	12	LF	12.00	144.00
2	2x8 FAGGINS WALL	12	LF	12.00	144.00
3	11.25 LVL	12	LF	12.00	144.00
4	2x8 BEARING WALL	12	LF	12.00	144.00
5	STAIR OPENING	1	EA	100.00	100.00
6	2x8 FAGGINS WALL	12	LF	12.00	144.00
7	2x8 BEARING WALL	12	LF	12.00	144.00
8	11.25 LVL	12	LF	12.00	144.00
9	2x8 FAGGINS WALL	12	LF	12.00	144.00
10	2x8 BEARING WALL	12	LF	12.00	144.00
11	11.25 LVL	12	LF	12.00	144.00
12	2x8 FAGGINS WALL	12	LF	12.00	144.00
13	2x8 BEARING WALL	12	LF	12.00	144.00
14	11.25 LVL	12	LF	12.00	144.00
15	2x8 FAGGINS WALL	12	LF	12.00	144.00
16	2x8 BEARING WALL	12	LF	12.00	144.00
17	11.25 LVL	12	LF	12.00	144.00
18	2x8 FAGGINS WALL	12	LF	12.00	144.00
19	2x8 BEARING WALL	12	LF	12.00	144.00
20	11.25 LVL	12	LF	12.00	144.00
21	2x8 FAGGINS WALL	12	LF	12.00	144.00
22	2x8 BEARING WALL	12	LF	12.00	144.00
23	11.25 LVL	12	LF	12.00	144.00
24	2x8 FAGGINS WALL	12	LF	12.00	144.00
25	2x8 BEARING WALL	12	LF	12.00	144.00
26	11.25 LVL	12	LF	12.00	144.00
27	2x8 FAGGINS WALL	12	LF	12.00	144.00
28	2x8 BEARING WALL	12	LF	12.00	144.00
29	11.25 LVL	12	LF	12.00	144.00
30	2x8 FAGGINS WALL	12	LF	12.00	144.00
31	2x8 BEARING WALL	12	LF	12.00	144.00
32	11.25 LVL	12	LF	12.00	144.00
33	2x8 FAGGINS WALL	12	LF	12.00	144.00
34	2x8 BEARING WALL	12	LF	12.00	144.00
35	11.25 LVL	12	LF	12.00	144.00
36	2x8 FAGGINS WALL	12	LF	12.00	144.00
37	2x8 BEARING WALL	12	LF	12.00	144.00
38	11.25 LVL	12	LF	12.00	144.00
39	2x8 FAGGINS WALL	12	LF	12.00	144.00
40	2x8 BEARING WALL	12	LF	12.00	144.00
41	11.25 LVL	12	LF	12.00	144.00
42	2x8 FAGGINS WALL	12	LF	12.00	144.00
43	2x8 BEARING WALL	12	LF	12.00	144.00
44	11.25 LVL	12	LF	12.00	144.00
45	2x8 FAGGINS WALL	12	LF	12.00	144.00
46	2x8 BEARING WALL	12	LF	12.00	144.00
47	11.25 LVL	12	LF	12.00	144.00
48	2x8 FAGGINS WALL	12	LF	12.00	144.00
49	2x8 BEARING WALL	12	LF	12.00	144.00
50	11.25 LVL	12	LF	12.00	144.00

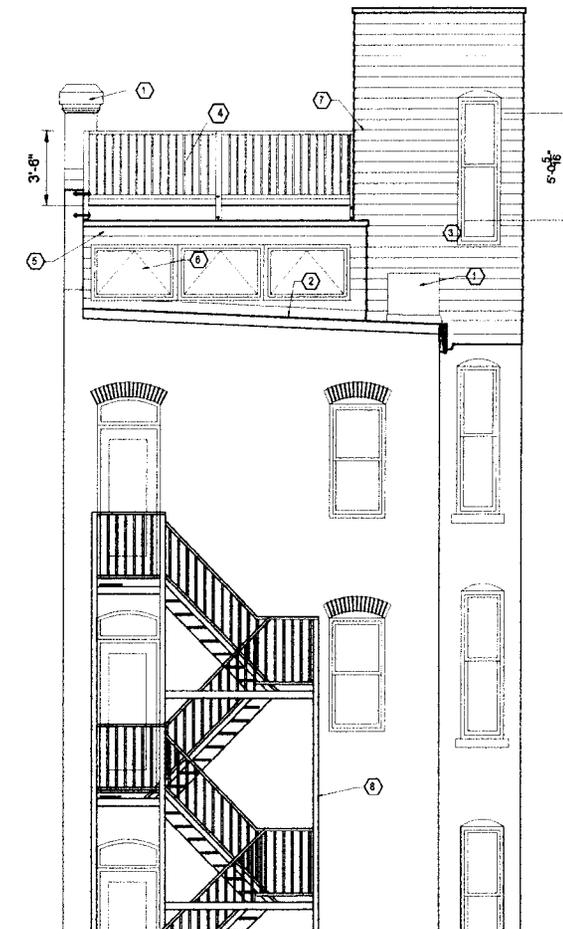
NO.	DESCRIPTION	QTY	UNIT	PRICE	TOTAL
1	60 EPDM ADHERED MEMBRANE ROOFING	12	LF	12.00	144.00
2	5/8\"/>				

NO.	DESCRIPTION	QTY	UNIT	PRICE	TOTAL
1	NEW OVER BUILD	12	LF	12.00	144.00
2	42\"/>				



CROSS SECTION THROUGH ROOF DECK

SCALE: 1/4\"/>



REAR ELEVATION OF ROOF DECK

SCALE: 1/4\"/>

- 1 EXISTING CHIMNEY MASS
- 2 NEW ADHERED EPDM ROOFING OVER 3/4\"/>



PROJECT  
Roof Deck at 426 N. Taylor  
Pittsburgh PA 15212

OWNER  
Adin Hamilton

DATE  
5/18/14

SCALE  
As Noted

DESIGN CONSULTANT



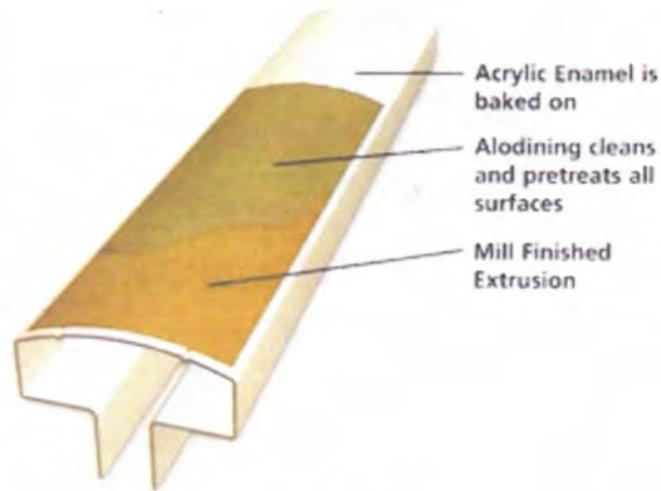
A2.4

Roof Plan



■ COLONIAL RAILING 3/4" PICKET

HEAVY DUTY COLONIAL ALUMINUM RAILING



Acrylic Enamel is baked on

Alodining cleans and pretreats all surfaces

Mill Finished Extrusion

Age Craft

AGE CRAFT THREE QUARTER PICKETS

Age Craft's premier Colonial aluminum railing system featuring a 2 1/2 " top channel and 3/4" x 1/2" pickets on 4" centers. Manufactured with high quality aluminum extrusions and features an electrostatically applied baked on enamel finish in 4 colors. The weldless all rivet design makes it easy to adjust to your step or ramp angles. The finish is electrostatically applied and baked on. Easy soap and water cleaning and periodic waxing will keep your railing looking like new.

Available Colors



White



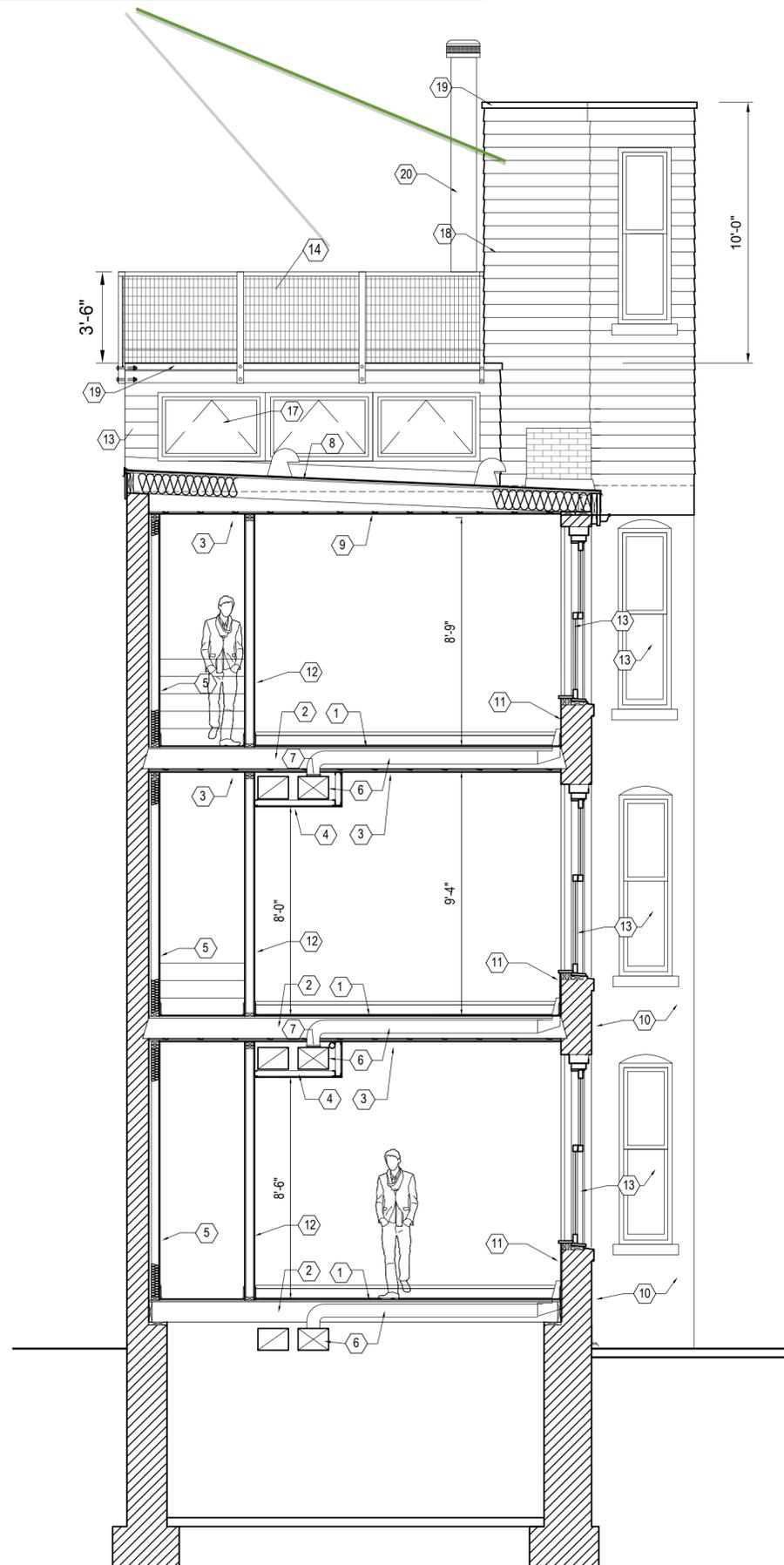
Pebblestone Clay



Bronze



Black



1 CROSS SECTION

- 1 REPLACE FIRE AND OR WATER DAMAGED SUBFLOORING  $\frac{3}{4}$ " SOFTWOOD LUMBER; SHEATH FLOOR WITH  $\frac{1}{2}$ " HOMOSOTE UNDERLAYMENT TYPICAL
- 2 REPLACE OR SISTER ANY FIRE DAMAGED OR WATER DAMAGED JOISTS WITH 2x10 DOUGLAS FIR OR SOUTHERN YELLOW PINE. REMOVE ANY ROTTED JOISTS, SISTER FIRE DAMAGED JOISTS
- 3 CONTINUOUS MEMBRANE SOFFIT OF 2) LAYERS 5/8" GWB ON TYPE 1 RESILIENT CHANNELS - 2 HR. RATED UL DES U511
- 4 CONSTRUCT BULKHEAD WITH  $2\frac{1}{2}$ " 25 GA. METAL STUDS AND  $\frac{5}{8}$ " TYPE X GWB
- 5 NEW 2x4 WALL WITH R-13 BATT INSULATION AND 1" R-6.5 RIGID INSULATION APPLIED TO EXISTING SURFACE.
- 6 METAL DUCTWORK - SUPPLY AND RETURN WITH 6" DIAM. FEEDER SET BETWEEN JOISTS
- 7 1 HR. FIRE DAMPERS AT EACH PENETRATION TO THE FIRE BARRIER. PROVIDE ACCESS PANEL IN BOTH BULKHEAD AND DUCT FOR ACCESS.
- 8 NEW ADHERED EPDM ROOFING OVER  $\frac{3}{4}$ " RECOVERY BOARD, AND  $\frac{3}{4}$ " T & G OSB DECKING
- 9 1 HOUR CEILING ROOF ASSEMBLY UL DES P522 <sup>1/2</sup> TYPE X GWB ON TYPE 1 RESILIENT CHANNELS ON 2 X 10 WOOD FRAMING OVER
- 10 BRICK POINTING TYPICAL TO RESTORE EXISTING BRICK TO HISTORICAL STANDARD.
- 11 PATCH AND REPAIR EXISTING PLASTER ON WEST WALL TYP. REMOVE ANY EXISTING FURRING
- 12 PARTITIONS PER PLAN. 2x4 STUDS @ 16" O.C. W/  $\frac{5}{8}$ " TYPE X GWB FINISH BOTH SIDES. 1 HR. UL DES. U314
- 13 VINYL REPLACEMENT WINDOWS - WITH HISTORIC PANNING AT PERIMETER
- 14 NEW GUARDS CONSTRUCTED OF WELDED AND POWDER COATED: 2x3" x  $\frac{3}{16}$ " STEEL BALUSTERS, NOT GREATER THAN 6" ON CENTER WITH INFILL OF 2" x 4" GALVANIZED 8 GA. WIRE MESH PANELS -2" VERTICALS FACING IN. SEE DETAILS A3.2
- 15 REPLACE BURNED AND WATER DAMAGED JOISTS WITH DOUG FIR OR SOUTH YELLOW PINE 2x10" SPACE PER EXISTING BRICK POCKETS INSULATE WITH R-30 FIBERGLASS BATTS
- 17 4' X 30" AUTOMATIC AWNING WINDOWS
- 18 FRAMED OVERBUILD FOR STAIR TO ROOF. CLAD IN 4" PAINTED FIBER CEMENT BOARD LAP SIDING, OVER HOUSE WRAP AND OSB SHEATHING INSULATED WITH R-12 BATTS, FINISHED GWB INTERIOR.
- 19 .050 ALUM DRIP EDGE
- 20 STAINLESS B VENT THROUGH ROOF FOR FURNACES.



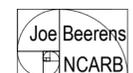
PROJECT:  
Renovation of 426 N. Taylor  
Pittsburgh PA 15212

OWNER:  
Adin Hamilton

DATE:  
1/17/14

SCALE:  
As Noted

DESIGN CONSULTANT:



**A3.3**  
CROSS SECTION  
And Details



426 N Taylor - Existing Fire Escape as viewed from Sampsonia Way



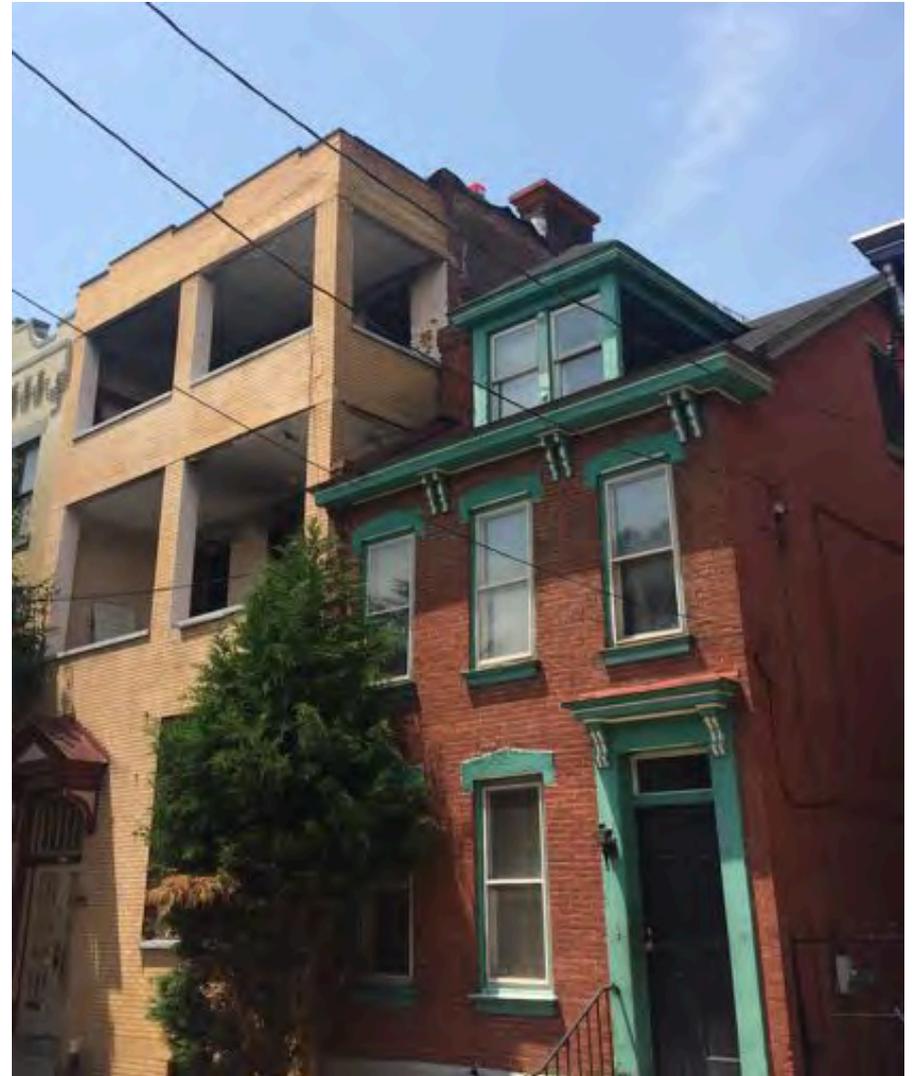
1229 Palo Alto Existing Metal Fire Escape as viewed from Filson St.

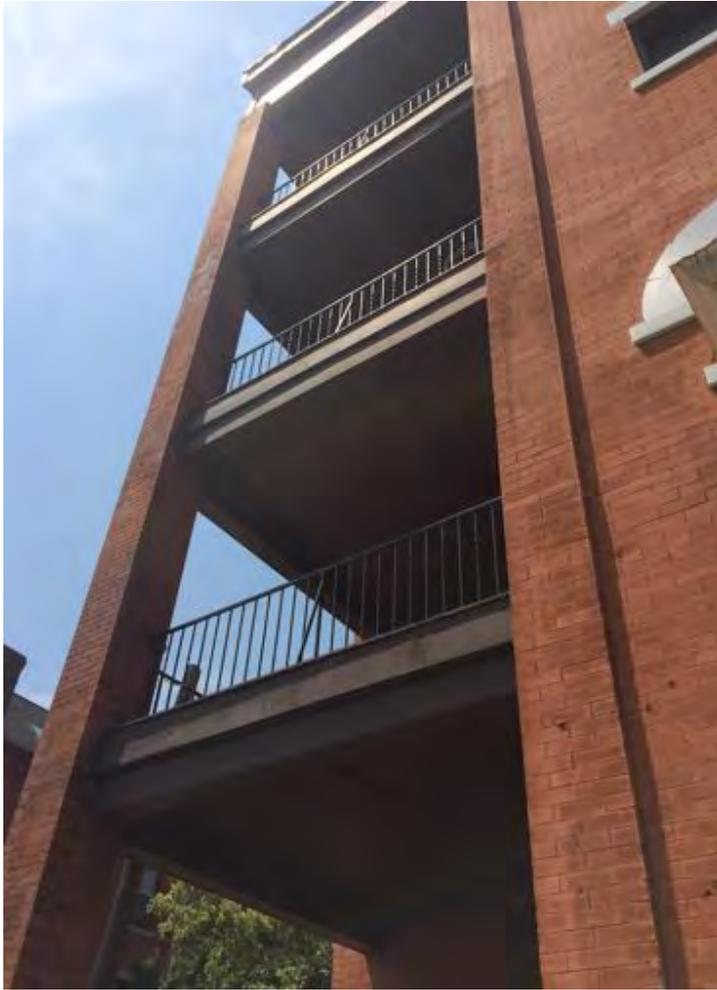


1229 Palo Alto



426 N. Taylor Ave.  
(Existing Conditions)





318 W. North Ave.



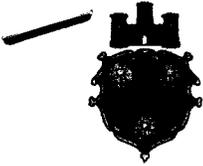
1200 Resaca Pl.



1229 Resaca Pl.



512 W. North Ave.



**Division of Development Administration and Review**  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

DEADLINE:

Completed applications must be received at least 13 working days prior to the HRC hearing, when a hearing is required

FEE SCHEDULE:

See attached. Please make check payable to: Treasurer, City of Pittsburgh.

**ADDRESS OF PROPERTY:**

1200 Resaca Pl  
Pgh Pa 15212

**OWNER:**

NAME: Glenn Olcerst  
 ADDRESS: 1200 Resaca Pl  
Pgh Pa 15212  
 PHONE: cell 412.999-2539  
 EMAIL: Olcerst@Marcus-Shapiro.com

STAFF USE ONLY:

DATE RECEIVED: 6-19-14  
 LOT AND BLOCK NUMBER: 23-K-96  
 WARD: 22nd  
 FEE PAID: yes  
 DISTRICT: District 1 MEXICAN WAR STREETS

**APPLICANT:**

NAME: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_  
← Same  
 PHONE: \_\_\_\_\_  
 EMAIL: \_\_\_\_\_

**REQUIRED ATTACHMENTS:**

- Drawings     Photographs     Renderings     Site Plan     Other

**DETAILED DESCRIPTION OF PROPOSED PROJECT:**

In accord with the Community Master Plan - Donating public art to the Community art walk. 3 part stone (granite) panel 3' x 7' total (2,150 pieces) to the side of my home along Fisher Alley. See pictures & AccA + other letters of support.

SIGNATURES: Eloise  
 OWNER: [Signature]  
 APPLICANT: [Signature]

DATE: 6/2/14    title of artwork:  
 DATE: 6/2/14    "1st Historic District"

not permanent - totally removeable - hung on bolts in the mortar

5" x 7" metal plaque  
 title:  
 artist:  
 date:  
 material:





## Allegheny City Central Association

P.O. Box 6255  
Pittsburgh, PA 15212-0255  
Phone: (412) 465-0192  
Email: [info@accapgh.org](mailto:info@accapgh.org)  
Website: [www.cnncc-pgh.org](http://www.cnncc-pgh.org)

Ms. Sarah Quinn  
Historic Review Commission  
Department of City Planning  
200 Ross St.  
Pittsburgh, PA, 15219

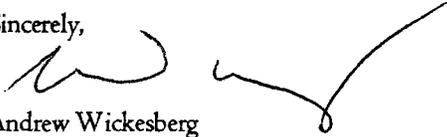
**RE: Support Letter for Glenn Olcerst's Application – Eloise St. and 1200 Resaca Place**

Dear Ms. Quinn:

The Board of the Allegheny City Central Association (ACCA) has unanimously voted to provide this letter of support for the installation of a three-panel stone public art piece on Eloise alley, where it intersects with 1200 Resaca Place. Created by Mexican War Streets resident, Glenn Olcerst, the piece is entitled, '1st Historic District'. Public art is recognized in our Community Master Plan as being a tool for community design and neighborhood improvement. The Master Plan specifically recommends support for mural and art projects, and for integrating art into the alley streetscape (following the inspiration provided by City of Asylum on Sampsonia Way).

Therefore, the ACCA Board of Directors requests that the HRC approve Mr. Olcerst's application for a Certificate of Appropriateness for his stone mural. Should you have any questions regarding this letter of support, please don't hesitate to contact me.

Sincerely,

  
Andrew Wickesberg  
President

**ALLEGHENY  
CENTRAL**

ALL TOGETHER. DIFFERENT.

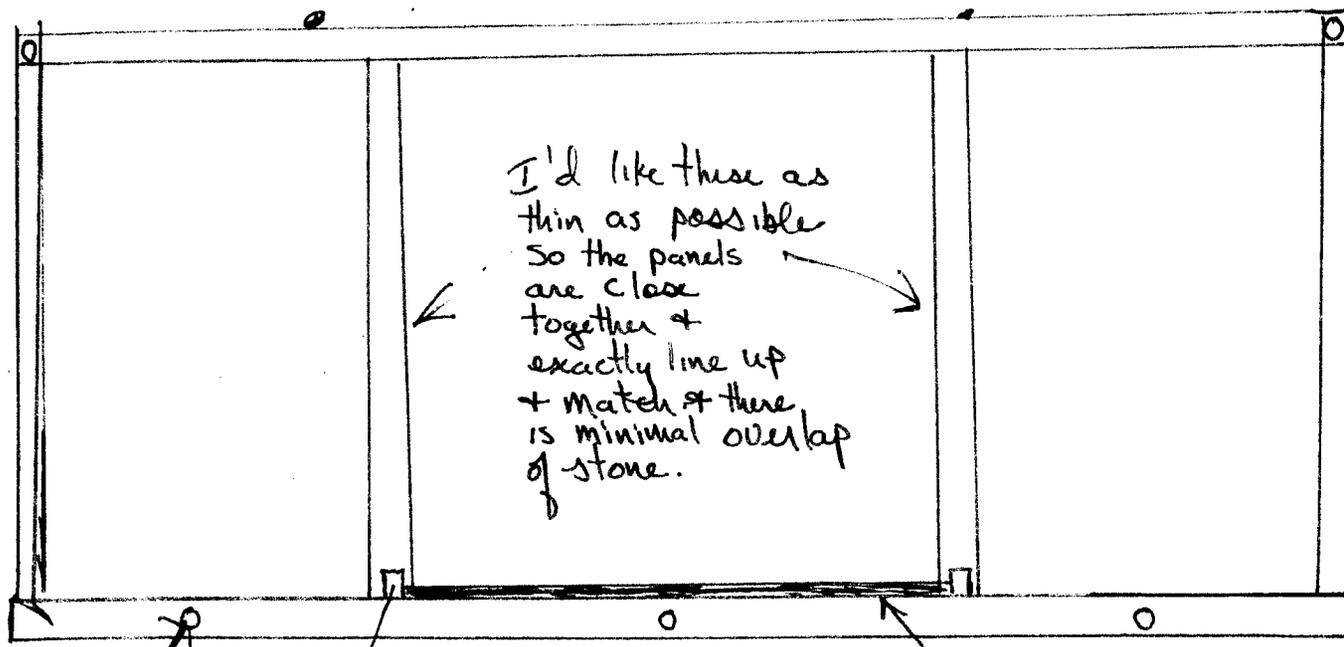








3



I'd like these as thin as possible so the panels are close together & exactly line up & match & there is minimal overlap of stone.

1 piece

3 1 piece.

bolts pins or into brick.

guide blocks in lower rail to help position each panel exactly when resting on lower rail while being thinset +

added height to compensate for uneven backboard on middle panel. (side panels have backboard extend below stone)

(Also bring a Make some shims to fine tune an adjust)



Division of Development Administration and Review  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

- Staff Use -

**DEADLINES:**  
 Completed Applications must be submitted 15 days prior to next HRC hearing, when a hearing is required.

**FEE SCHEDULE:** See attached  
 Please make check payable to Treasurer, City of Pittsburgh

Fee Paid:  \$ \_\_\_\_\_

Date Received: 5/27/14

Hearing Date: —

Lot and Block #: 22-K-270 21st Ward.

ADDRESS OF PROPERTY: 1609 MANHATTAN ST  
Pgh PA 15233-1224

HISTORIC DISTRICT: Manchester

**OWNER**

Name: JAMES L. & LOLA SAUNDERS

Address: 1609 MANHATTAN ST

City, State, Zip: Pgh PA 15233-1224

Phone: ( ) - - Fax: ( ) - -

E-MAIL: \_\_\_\_\_

**APPLICANT**

Name: Bureau of Building Inspection - City of Pgh.

Address: 200 Ross Street

City, State, Zip: Pittsburgh, PA

Phone: ( ) - - Fax: ( ) - -

E-MAIL: \_\_\_\_\_

REQUIRED ATTACHMENTS:  Drawings  Photographs  Renderings  Site Plan  Other

DETAILED DESCRIPTION OF PROPOSED WORK: TO RAZE

**SIGNATURE**

\_\_\_\_\_, Owner      DATE \_\_\_\_\_

R. Black, Applicant      DATE 5 27 14



1609 Manhattan Street

N Franklin St



5/22/2014 15:06



5/22/2014 15:07











5/22/2014 15:02



Division of Development Administration and Review  
 City of Pittsburgh, Department of City Planning  
 200 Ross Street, Third Floor  
 Pittsburgh, Pennsylvania 15219

**HISTORIC REVIEW COMMISSION OF PITTSBURGH**  
**Application for a Certificate of Appropriateness**

- Staff Use -

**DEADLINES:**  
 Completed Applications must be submitted 15 days prior to next HRC hearing, when a hearing is required.

**FEE SCHEDULE:** See attached  
 Please make check payable to Treasurer, City of Pittsburgh

Fee Paid:  \$ \_\_\_\_\_

Date Received: 6/4/14  
 Hearing Date: \_\_\_\_\_  
 Lot and Block #: 23-J-297, 22nd ward

ADDRESS OF PROPERTY: 1244 BUENA VISTA ST  
Pgh. PA 15212

HISTORIC DISTRICT: ~~Manchester~~ MEXICAN WAR ST

**OWNER**

Name: GRANT F. S. LVIN M LANTIMORE  
P.O. BOX 5263 Pgh PA 15206  
 Address: 743 CHEROKEE ST Pgh PA 15219  
 City, State, Zip: \_\_\_\_\_  
 Phone: ( ) - - Fax: ( ) -  
 E-MAIL: \_\_\_\_\_

**APPLICANT**

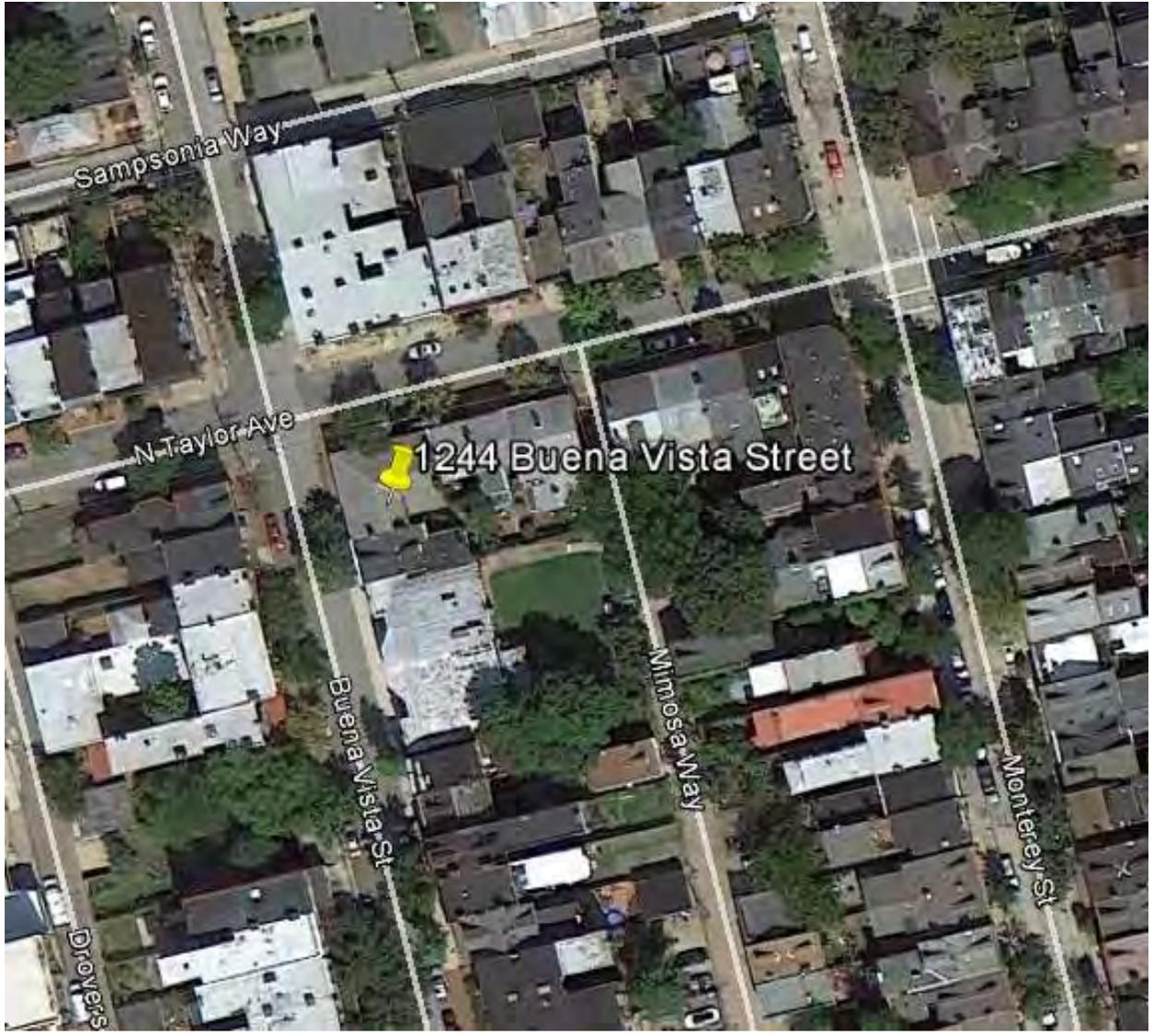
Name: Bureau of Building Inspection - City of Pgh.  
 Address: 200 Ross Street  
 City, State, Zip: Pittsburgh, PA  
 Phone: ( ) - - Fax: ( ) -  
 E-MAIL: \_\_\_\_\_

REQUIRED ATTACHMENTS:  Drawings  Photographs  Renderings  Site Plan  Other

DETAILED DESCRIPTION OF PROPOSED WORK: TO RAZE

**SIGNATURE**

\_\_\_\_\_, Owner DATE \_\_\_\_\_  
R. Blalich, Applicant DATE 6 4 14



Sampsonia Way

N-Taylor Ave

1244 Buena Vista Street

Buena Vista St

Mimosa Way

Monterey St

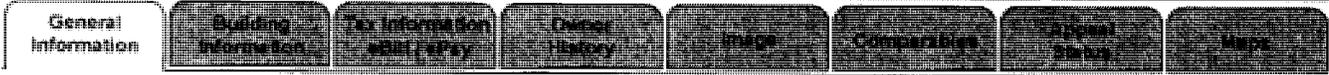
Drovers

6/4/2014 9:03:33 AM

[New Search](#)

[Help](#)

[Subscription Login](#)



**General Information**

Parcel ID : 0023-J-00297-0000-00  
 Property Address : 1244 BUENA VISTA ST  
 PITTSBURGH, PA 15212

Municipality : 122 PITTSBURGH - 22ND WARD  
 Owner Name : LATIMORE GRANT F & SYLVIA M  
 (W)

School District :	City Of Pittsburgh	Neighborhood Code :	12201
Tax Code :	Taxable	Recording Date :	5/25/1984
Owner Code :	Regular	Sale Price :	\$15,000
State Code :	Residential	Deed Book :	6874
Use Code :	CONDEMNED/BOARDED -UP	Deed Page :	59
Homestead :	No	Abatement :	No
Farmstead :	No	Lot Area :	1,951 SQFT

2014 Full Market Value

Land Value	\$83,400
Building Value	\$12,600
Total Value	\$96,000

2014 County Assessed Value

Land Value	\$83,40
Building Value	\$12,60
Total Value	\$96,00

2013 Full Market Value

Land Value	\$83,400
Building Value	\$12,600
Total Value	\$96,000

2013 County Assessed Value

Land Value	\$83,40
Building Value	\$12,60
Total Value	\$96,00

Address Information

Tax Bill Mailing : LATIMORE GRANT F & SYLVIA M (W)  
 PO BOX 5263  
 PITTSBURGH, PA 15206-

Owner Mailing : 743 CHEROKEE ST  
 PITTSBURGH, PA 15219-5009

[Send data errors to landhelp@alleghenycounty.us.](mailto:landhelp@alleghenycounty.us)

[Property Assessments HomePage](#)

[Legal Disclaimer](#)



NO  
TRESPASSING  
BY ORDER  
OF THE POLICE

WE DIDN'T  
FAIL  
THIS JUSTHARD