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

200 Ross Street, First Floor Hearing Room
November 5, 2014

AGENDA

(Vacant), *Chairman*
Ernie Hogan, *Acting Chairman*
Ray Gastil, *Director of Planning*
Erik Harless, *Assistant Chief BBI, Secretary*
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 October 2014 hearing
- Certificates of Appropriateness Report – October
- Applications for a Certificate of Economic Hardship – None

- **1:00 PM HEARING & ACTION**

1. ***Allegheny West Historic District***
827 N. Lincoln Avenue
Ivor Hill, owner and applicant
Façade renovations including front porch and railing

2. ***Allegheny West Historic District***
826 Ridge Avenue
Community College of Allegheny County, owner
Perkins Eastman Architects, applicant
Exterior improvements including steps and landscaping

3. ***Deutschtown Historic District***
607 Middle Street
Northside Worldwide, Inc., owner
Jim Hoy, applicant
Construction of rear addition

4. ***East Carson Street Historic District***
1607 E. Carson Street
17th and Carson Street LLC, owner and applicant
Fencing for vacant lot

5. ***East Carson Street Historic District***
1831 E. Carson Street
1831 E. Carson Street, owner and applicant
Façade renovations

6. ***East Carson Street Historic District***
2100 E. Carson Street
Troy Potteiger, owner
Crossfire Hospitality Group LLC, applicant
Storefront renovations and installation of awnings

7. ***Individual Landmark—Schenley High School***
4101 Bigelow Boulevard
PMC/Schenley HSB Associates LP, owner
Sean Beasley, applicant
Rooftop addition and façade renovations

- **DEMOLITIONS**

- **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@pittsburghpa.gov

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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.*

STAFF USE ONLY:

DATE RECEIVED: 8/13/14

LOT AND BLOCK NUMBER: 8-A-130

WARD: 22nd

FEE PAID: yes

ADDRESS OF PROPERTY:
827 North Lincoln Av
pittsburgh pa 15222

DISTRICT:
Allegheny West

OWNER:

NAME: Ivor Hill

ADDRESS: 941 Penn Av
suite 601 Pittsburgh Pa

PHONE: 847 910 3927

EMAIL: IvorHill@icloud.com

APPLICANT:

NAME: Ivor Hill

ADDRESS: same

PHONE: same

EMAIL: same

REQUIRED ATTACHMENTS:

☑ Drawings ☐ Photographs ☐ Renderings ☐ Site Plan ☑ Other

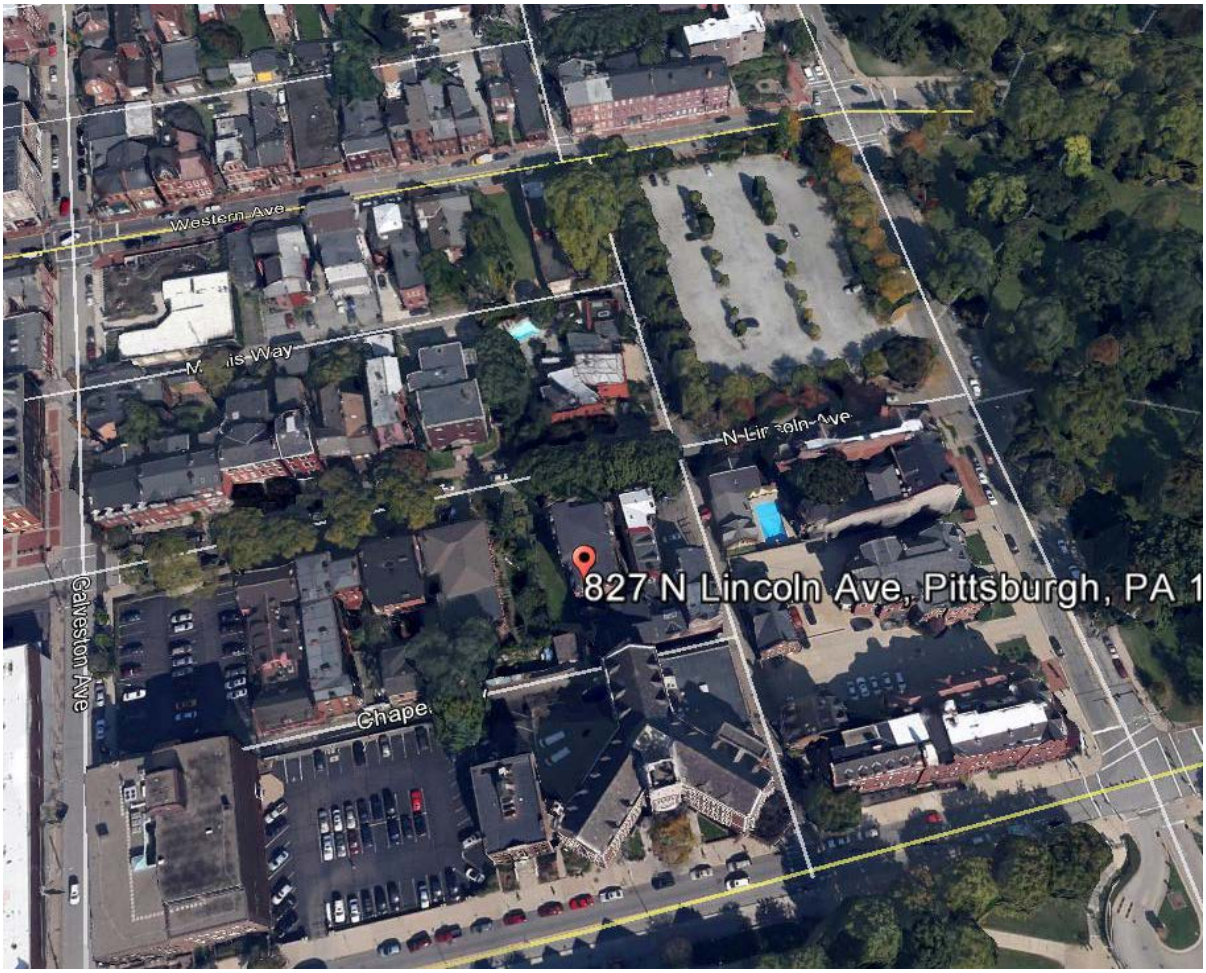
DETAILED DESCRIPTION OF PROPOSED PROJECT:

change to cert of appro #11-057 (attached)
① to reduce the size of front porch and add railing (see attached)

SIGNATURES:

OWNER: [signature] DATE: July 23rd 2014

APPLICANT: [signature] DATE: July 23rd 2014


Western Ave
827 N Lincoln Ave, Pittsburgh, PA 1
Galveston Ave

Application for certificate of appropriateness for 827 North Lincoln Av.

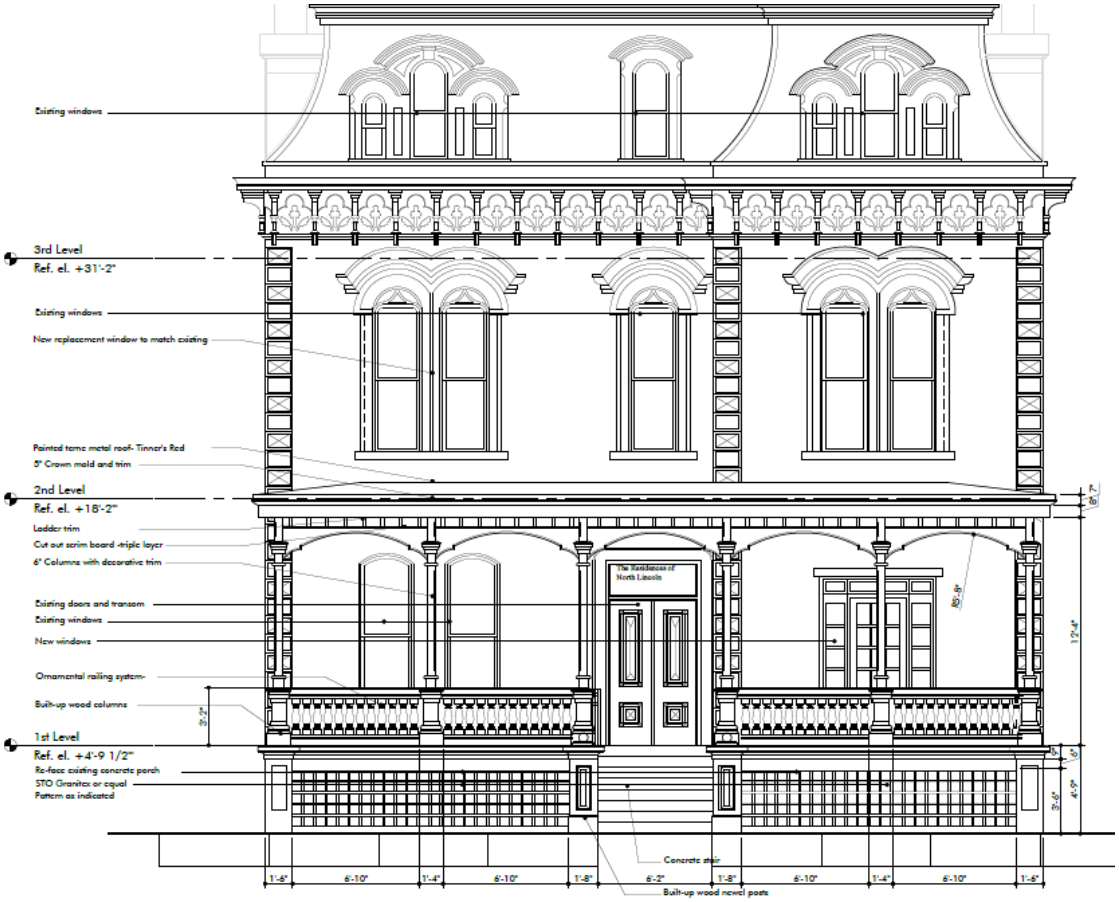
Requested items.

1. Erect porch full length of house.

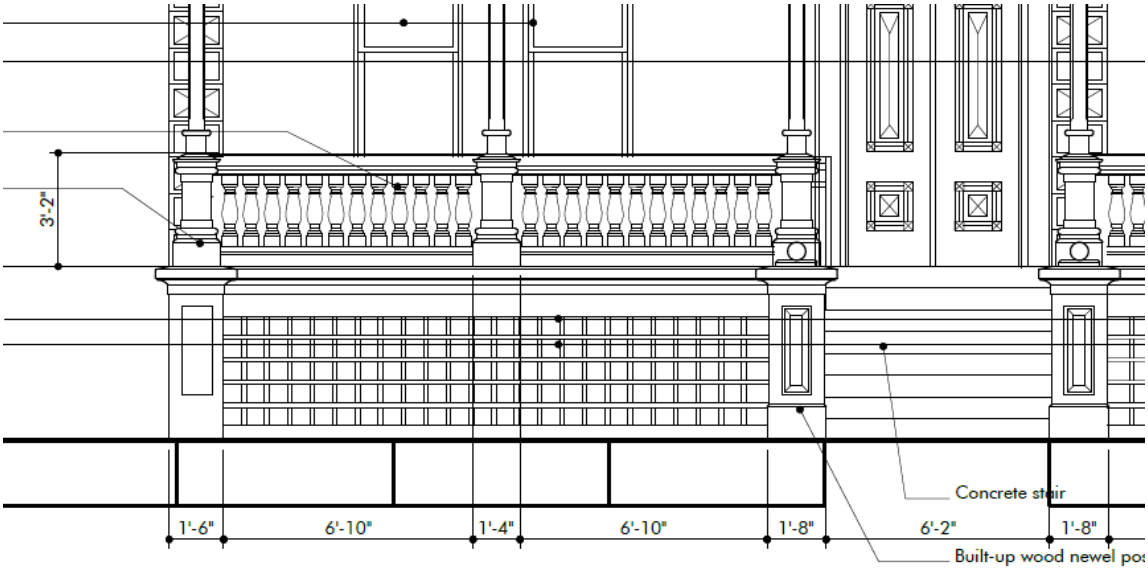
2. Install upper left side wood window frames to replicate opposite side window frames.

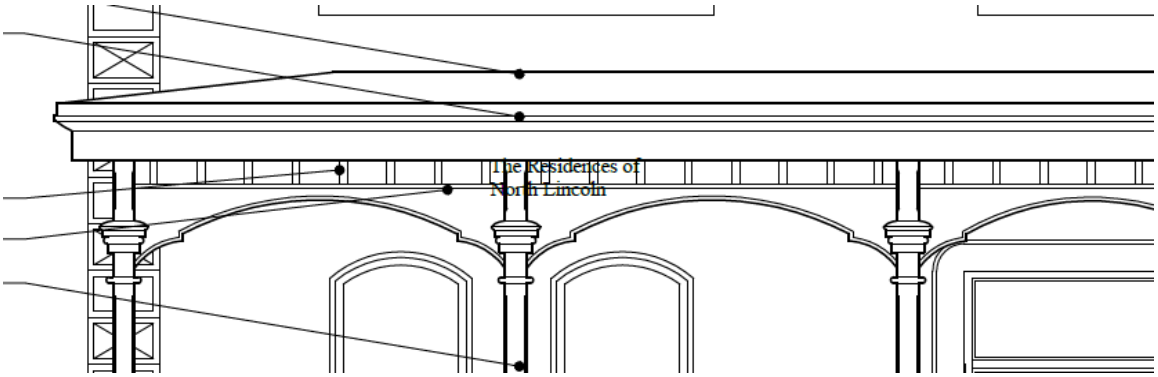
3. Erect privacy fence on rear property line to alley.

Front elevation of proposed design

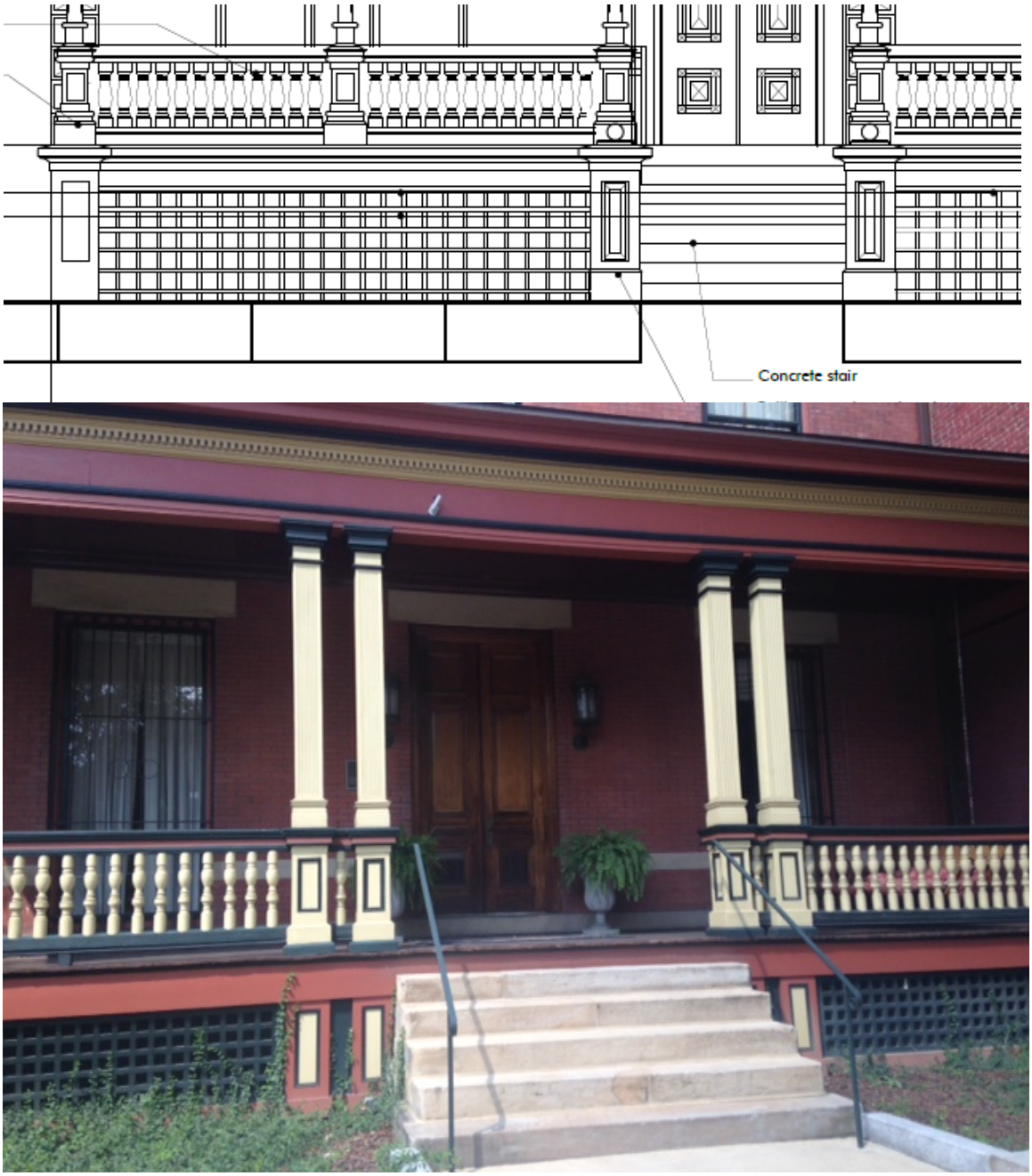


Porch railing and lattice design

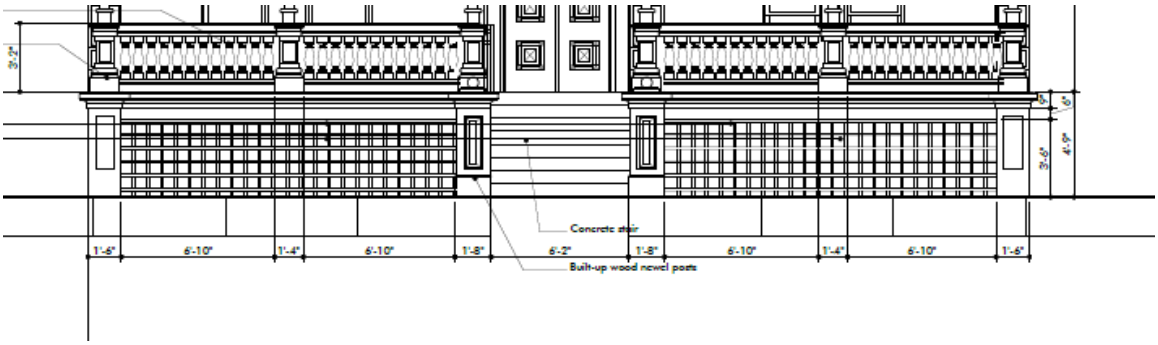




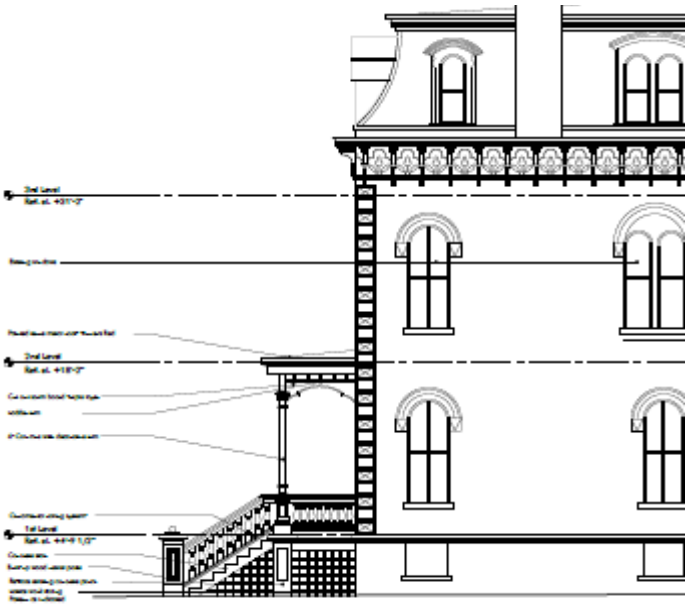
Roof line view of porch

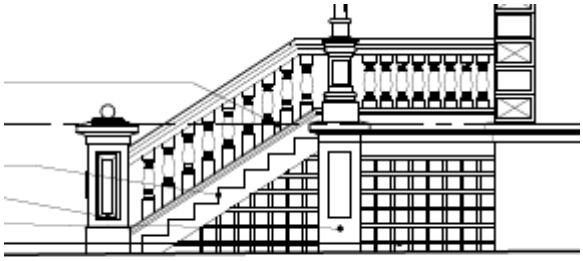


Beech Av porch design with lattice cladding.



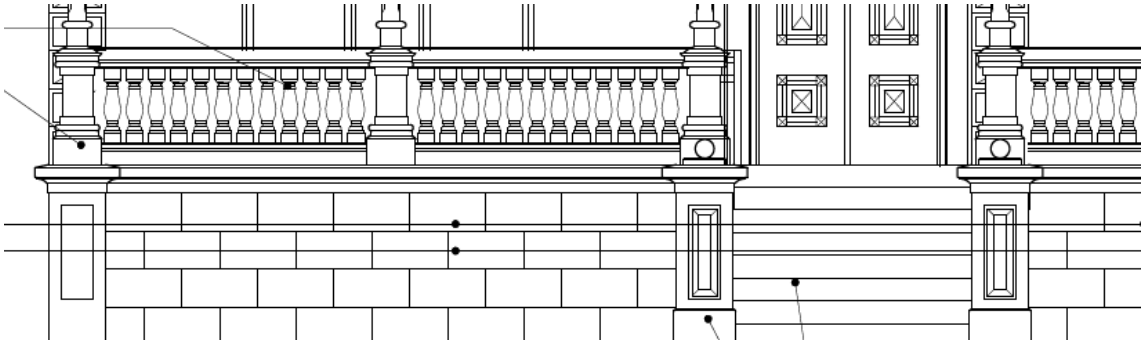
Full length view of porch with dia





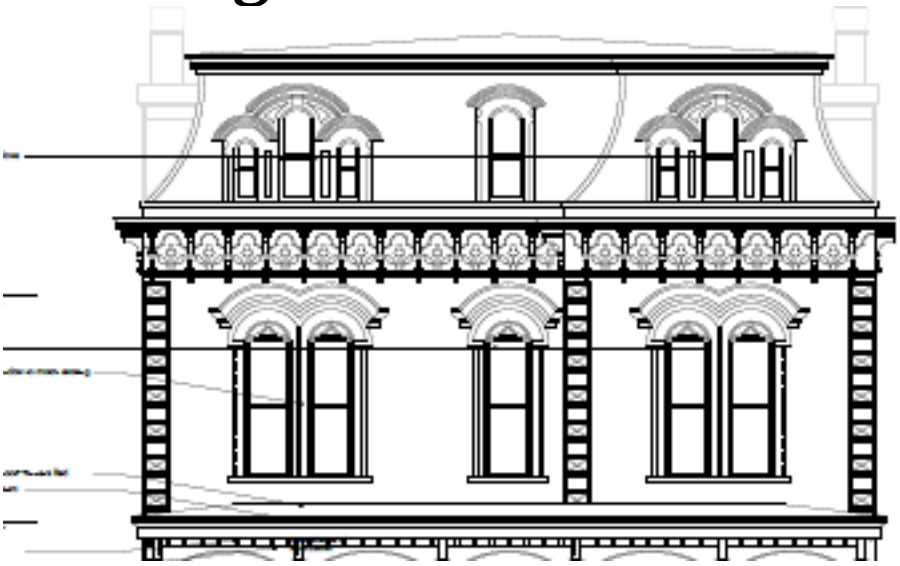
Side elevation porch steps

Optional stone face concrete design



Install upper left side wood window frames to replicate opposite side of house

Existing window frames to be replicated second floor right side of building



front view

atch existing
r's Red
The Residences of
North Lincoln
R5'-8"
8'-7"
12'-4"
3'-2"
6"
6"
3'-6"
4'-9"
Concrete stair
Built-up wood newel posts
1'-6"
6'-10"
1'-4"
6'-10"
1'-8"
6'-2"
1'-8"
6'-10"
1'-4"
6'-10"
1'-6"

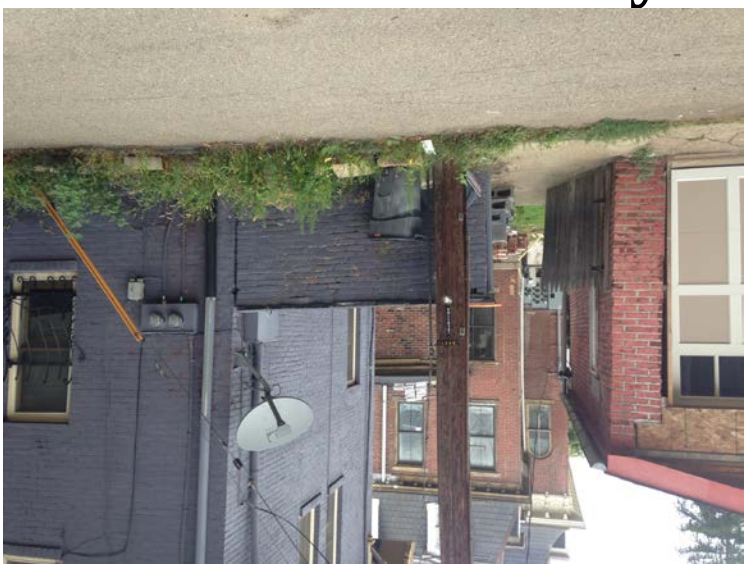
Item 3. Remove wall and erect privacy fence on rear property line to alley.

1. Create private yard
2. Conceal tenants dumpster from alley view
3. Block view from house side of CCAC generator and chain link

fence. Erect 6 foot high 10 foot in length privacy gate and

fence.

Rear view from alley



Alley view looking from garden

Alley view showing adjacent privacy fence

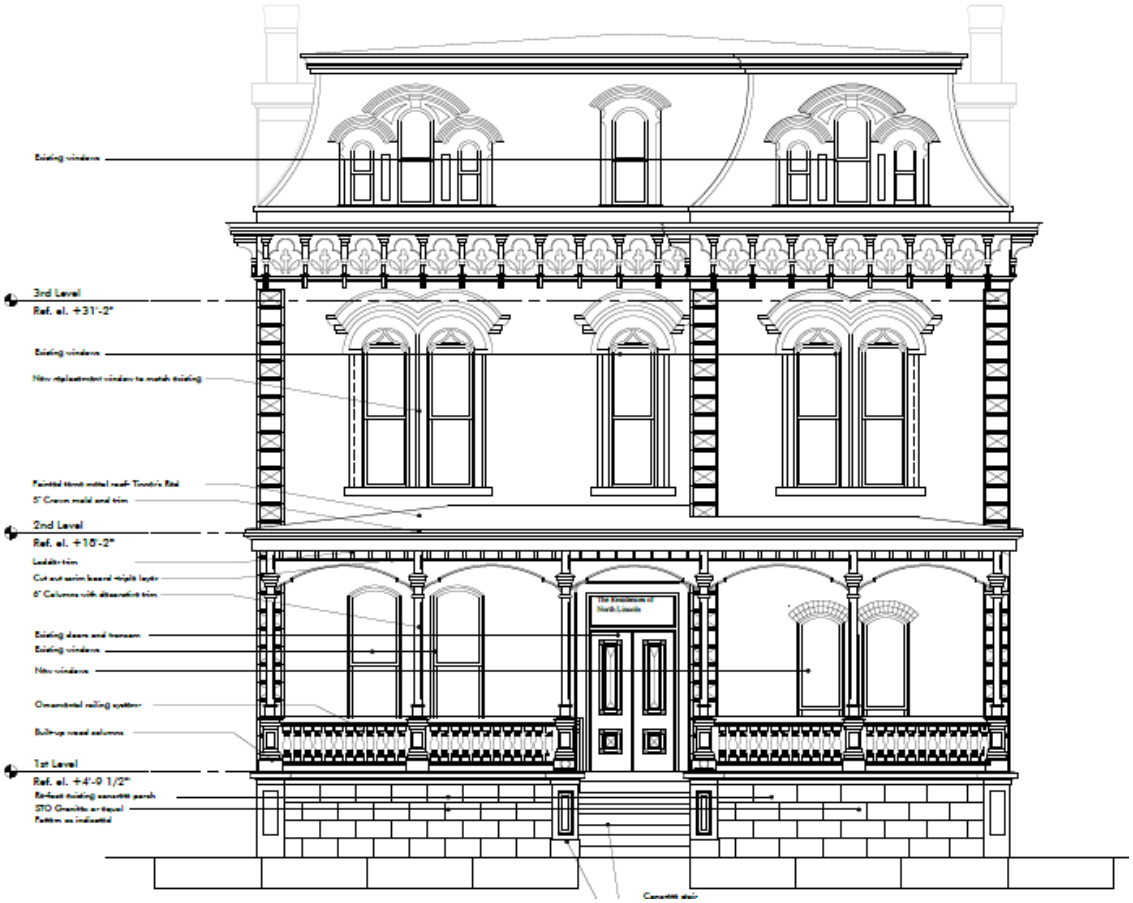
Next door Neighbors fence

Final artist view of rear fence actual color to be natural wood.

Examples of other neighbors privacy fences

Back up slides

Optional design with lattice.



Optional design without lattice

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FEE SCHEDULE:
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STAFF USE ONLY:

DATE RECEIVED: 10/16/14

LOT AND BLOCK NUMBER: 8-A-172

WARD: 22nd

FEE PAID: yes

ADDRESS OF PROPERTY:

826 Ridge Avenue

Pittsburgh, PA 15233

DISTRICT:

Allegheny West

OWNER:

NAME: Raymond Marks
Community College of Allegheny County

ADDRESS: 800 Allegheny Avenue
Pittsburgh, PA 15233

PHONE: 412.237.3072

EMAIL: rmarks@ccac.edu

APPLICANT:

NAME: Alan Schlossberg, AIA
Perkins Eastman Architects, DPC.

ADDRESS: 1100 Liberty Avenue
Pittsburgh, PA 15222

PHONE: 412.894.8304

EMAIL: a.schlossberg@perkinseastman.com

REQUIRED ATTACHMENTS:

[X] Drawings [X] Photographs [X] Renderings [X] Site Plan [ ] Other

DETAILED DESCRIPTION OF PROPOSED PROJECT:
As one component of the Ridge Avenue Revitalization Project, West Hall is to be repurposed as a new Arts and Humanities Center for the college. Exterior improvements include: replacement of the windows and doors, exposed aggregate concrete sidewalks with street trees, terraced seat walls at the front courtyard, rear service yard paving and loading dock, and open air art shed within service yard.

SIGNATURES:

OWNER: Raymond C Marks DATE: 10/15/2014

APPLICANT: [signature] DATE: 10/15/2014

Chapel Way
Rope Way
Brighton Rd
826 Ridge Avenue

Perkins Eastman

HISTORIC REVIEW COMMISSION OF PITTSBURGH

NOVEMBER 5, 2014

RIDGE AVENUE REVITALIZATION PROJECT

CCAC

WEST HALL RENOVATION

11/5/2014

Perkins Eastman

CITY AGENCY / COMMUNITY MEETINGS

Completed:

3/27/14 - Pittsburgh Bureau of Building Inspection (BBI)

Informal review of project with Roy Johnston.

5/28/14 - Pittsburgh Historic Review Commission

Informal review of project with Sarah Quinn.

6/11/14 - Allegheny West Historic Review Board

9/16/14 - Allegheny West Civic Council

10/9/14 - City Planning

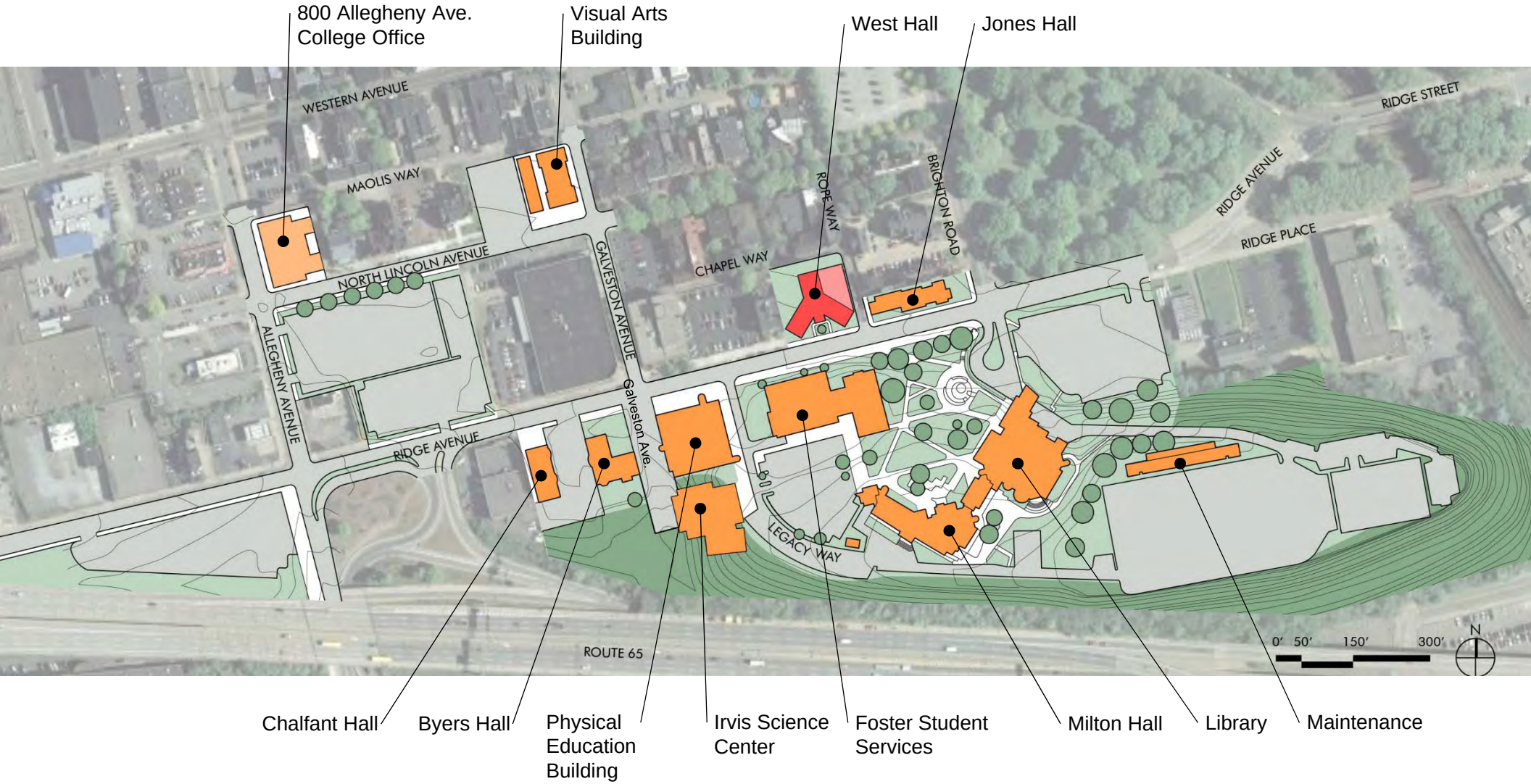
Informal review of project with Kate Rakus.

Scheduled:

10/23/14 - Allegheny West Historic Review Board

11/5/14 - Pittsburgh Historic Review Commission (Hearing)

LOCATION MAP



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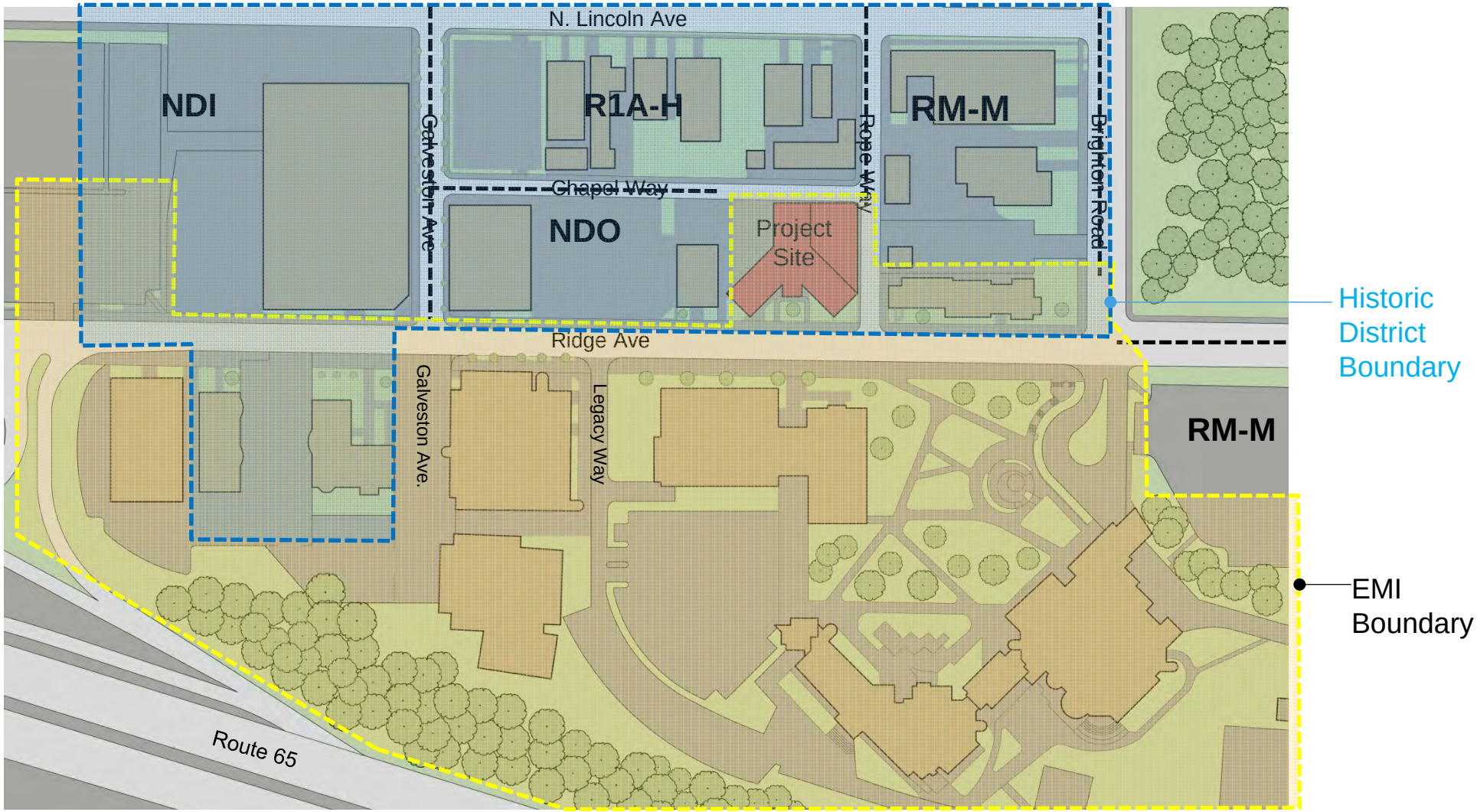
ZONING MAP



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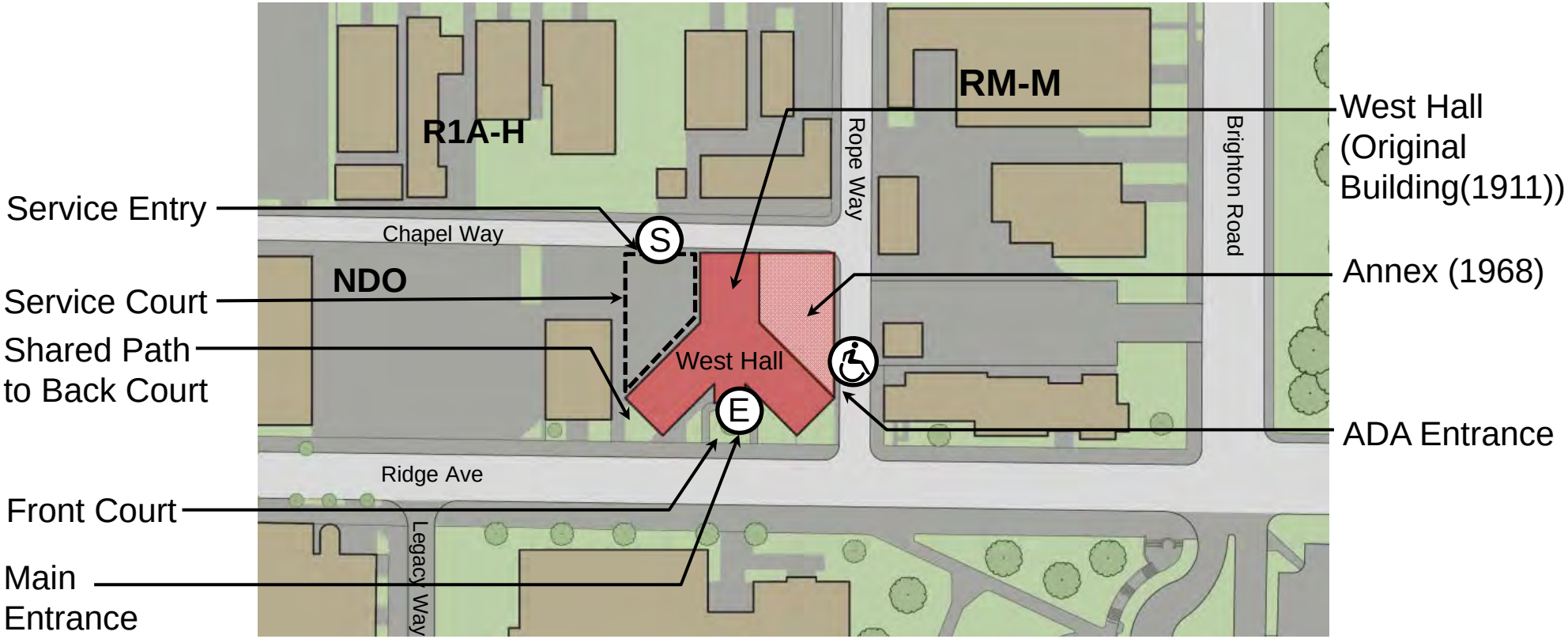
LOCATION DETAIL

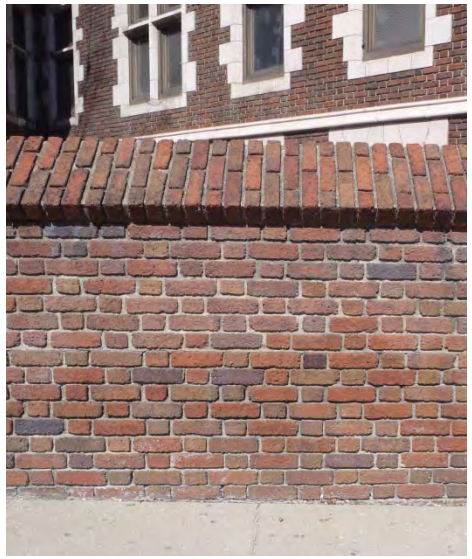


EXISTING STRUCTURE RIDGE AVENUE

EXISTING STRUCTURE RIDGE AVENUE ENTRANCE

Perkins Eastman

EXISTING STRUCTURE MATERIALS & DETAILS



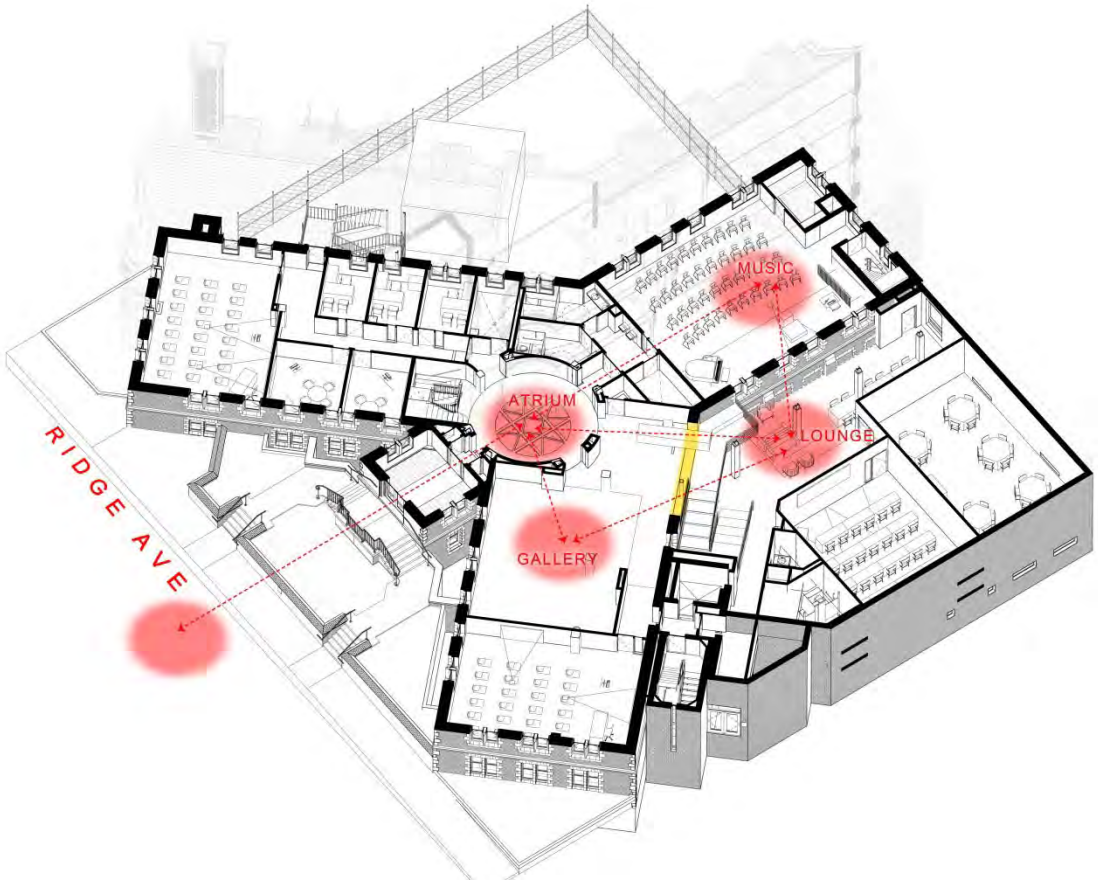
EXISTING STRUCTURE CHAPEL WAY (REAR SERVICE YARD)

EXISTING STRUCTURE ROPE WAY - CHAPEL WAY (ANNEX)

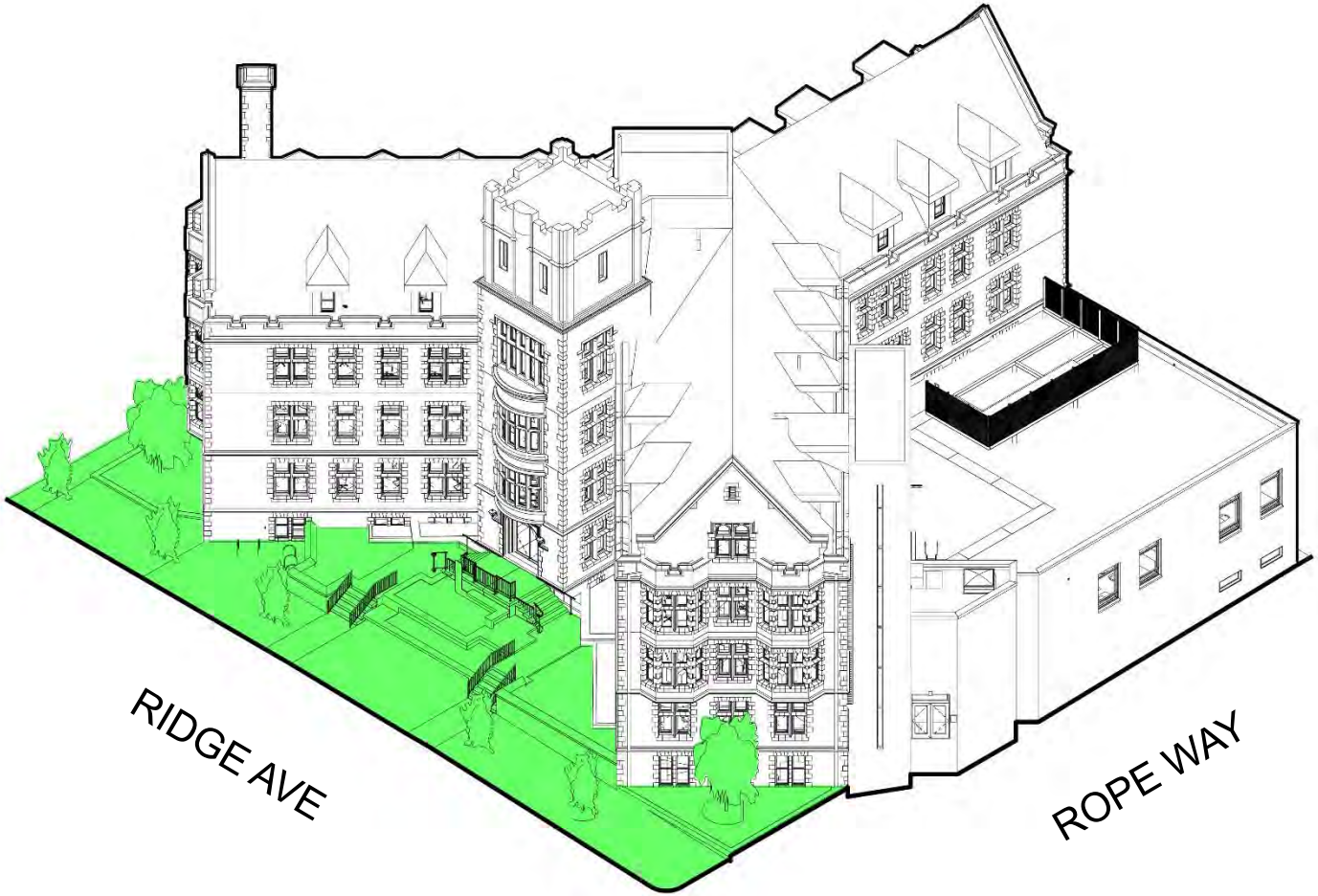
CONTEXTUAL STRATEGIES

- Engage Ridge Avenue with the new Arts and Humanities function of building
- Invigorate Front Courtyard and reestablish central tower prominance
- Restore Rear Yard and provide new Art Shed
- Replace windows with historically sensitive option
- Remove and organize louvers and screens on facades

PUBLIC ELEMENTS EXTENDING THE ARTS TO RIDGE AVE



AERIAL VIEWS STREET SCAPE (RIDGE AVENUE)



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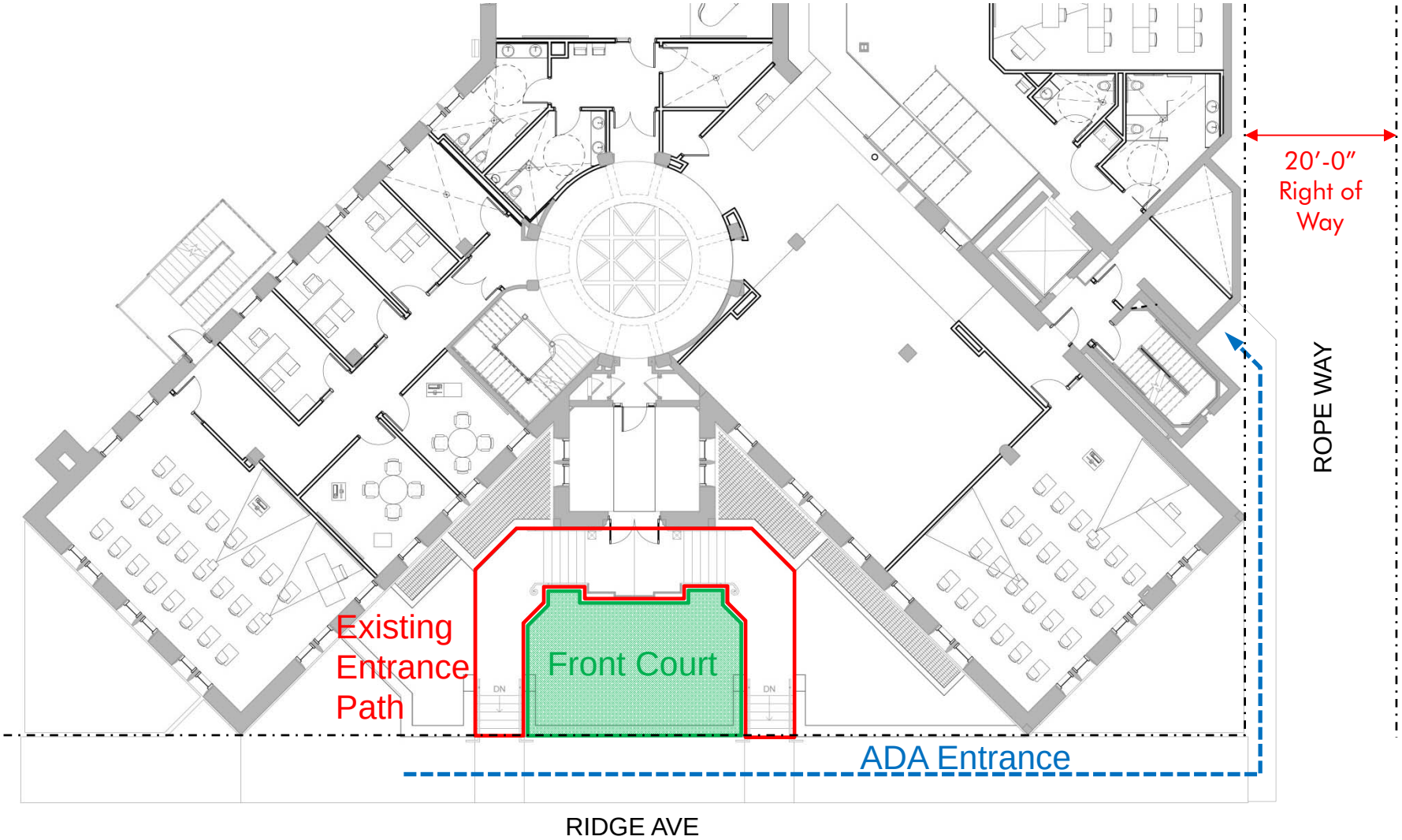
FRONT COURTYARD DESIGN CONCEPTS



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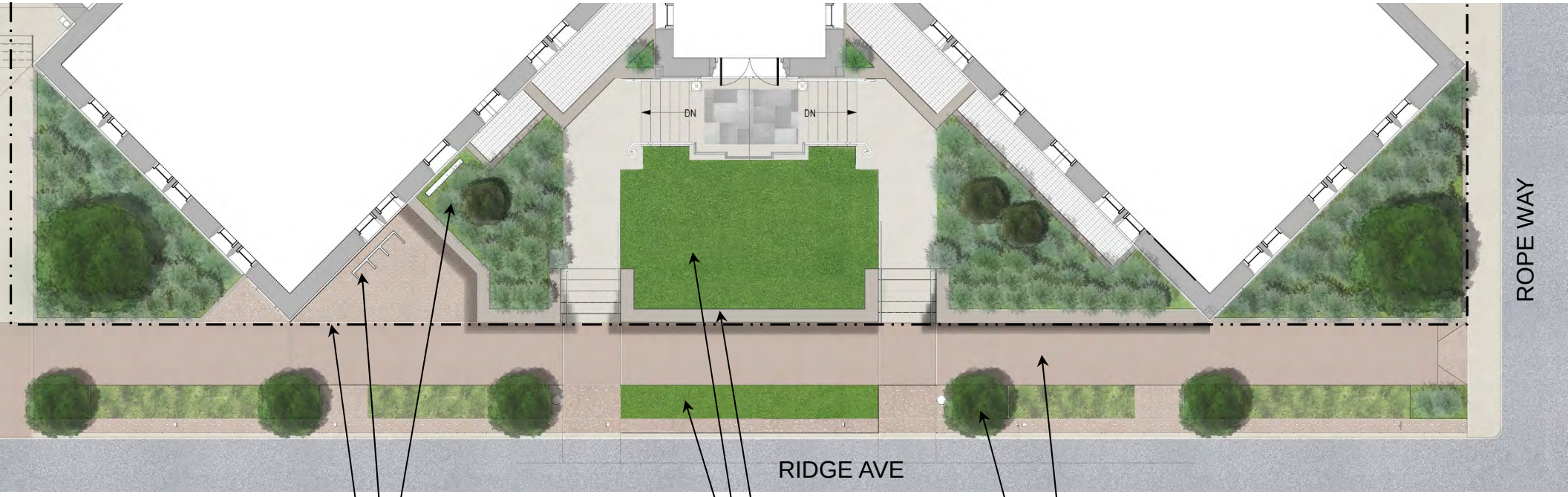
STREET-SCAPE RIDGE AVENUE BASE SITE PLAN



Low Shrubs & Ground Cover, Typ.

New Bike Rack

Property Line

Existing Retaining Wall

New Lawn

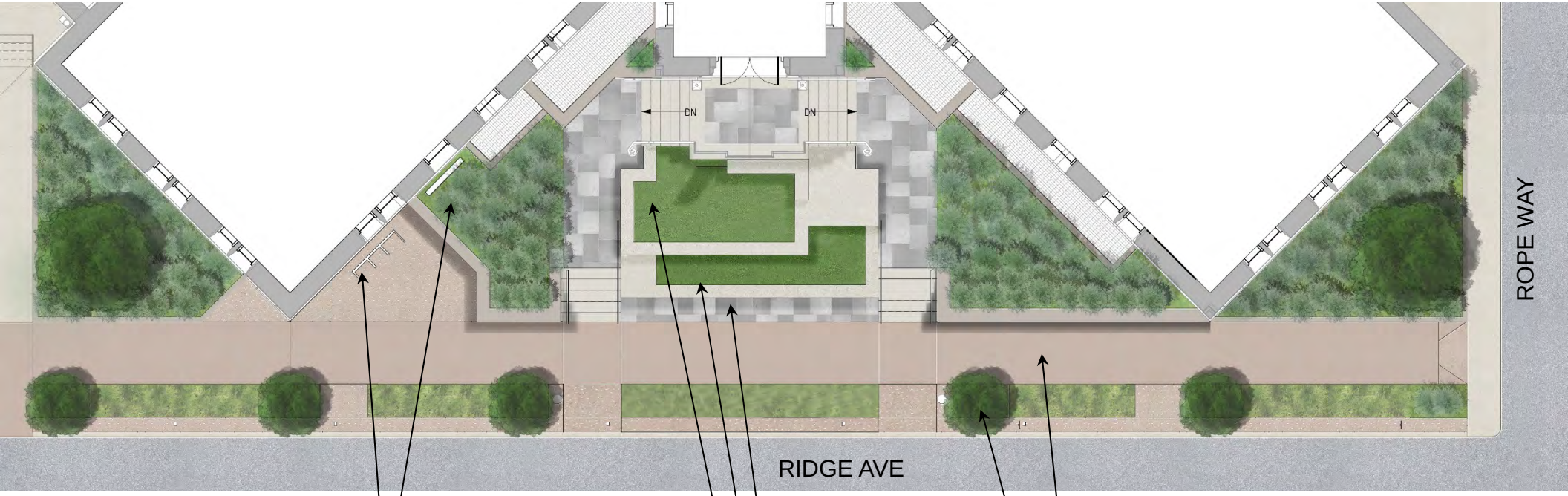
Exposed Aggregate Concrete Sidewalk

New Street Tree with Low Ground Cover

N

Perkins Eastman

STREET-SCAPE RIDGE AVENUE ENHANCED SITE PLAN



Low Shrubs & Ground Cover, Typ.

New Bike Rack

Bluestone Paving

Limestone Cap

Grass

Exposed Aggregate Concrete Sidewalk

New Street Tree with Low Ground Cover

N

Perkins Eastman

FRONT COURTYARD RIDGE AVENUE BASE DESIGN CONCEPT

REMOVE EXISTING TREE

NEW EXPOSED AGGREGATE CONCRETE SIDEWALK

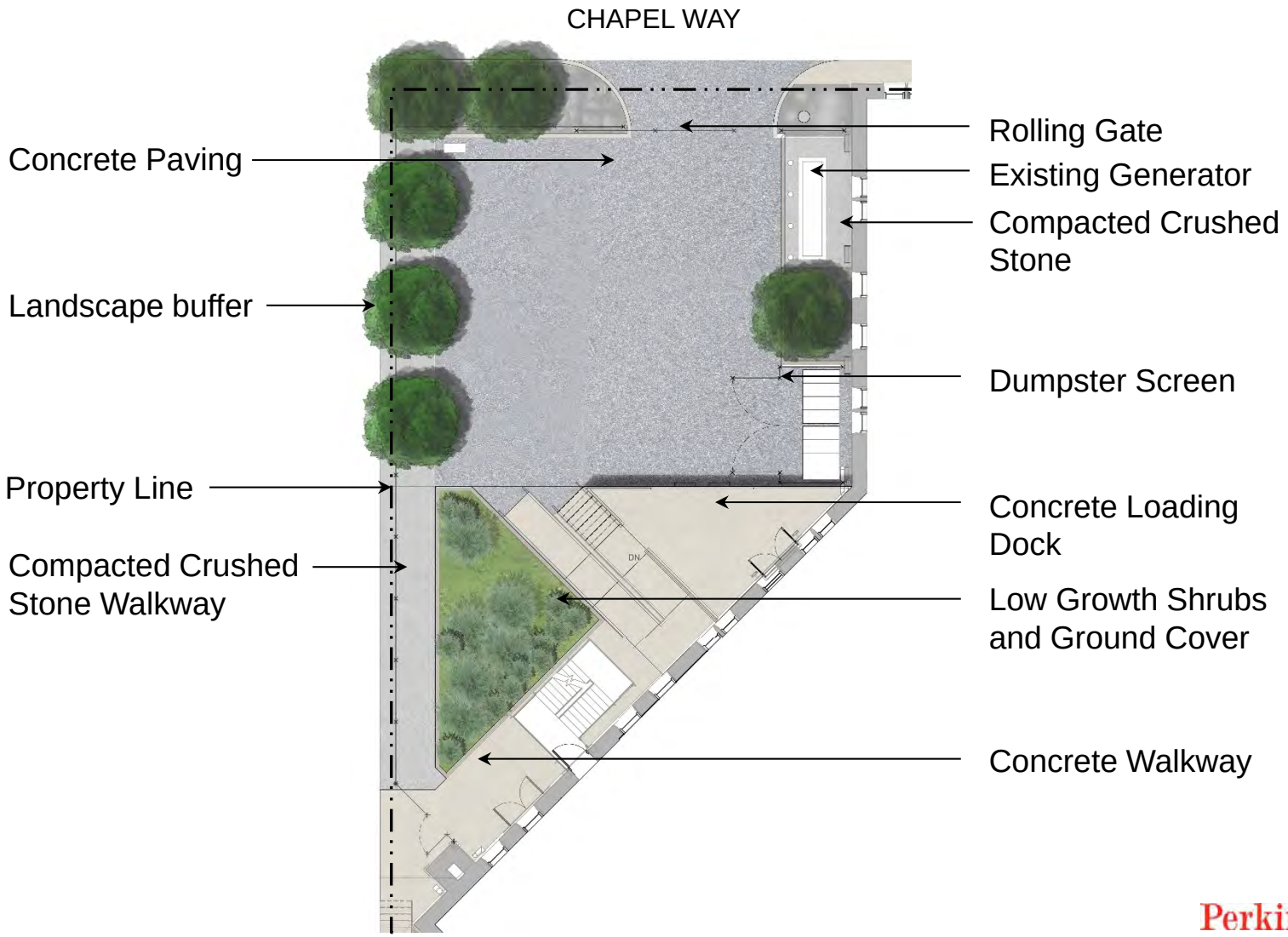
NEW STREET TREES AND LANDCAPING

FRONT COURTYARD ENHANCED DESIGN CONCEPT / DAY

FRONT COURTYARD ENHANCED DESIGN CONCEPTS / NIGHT

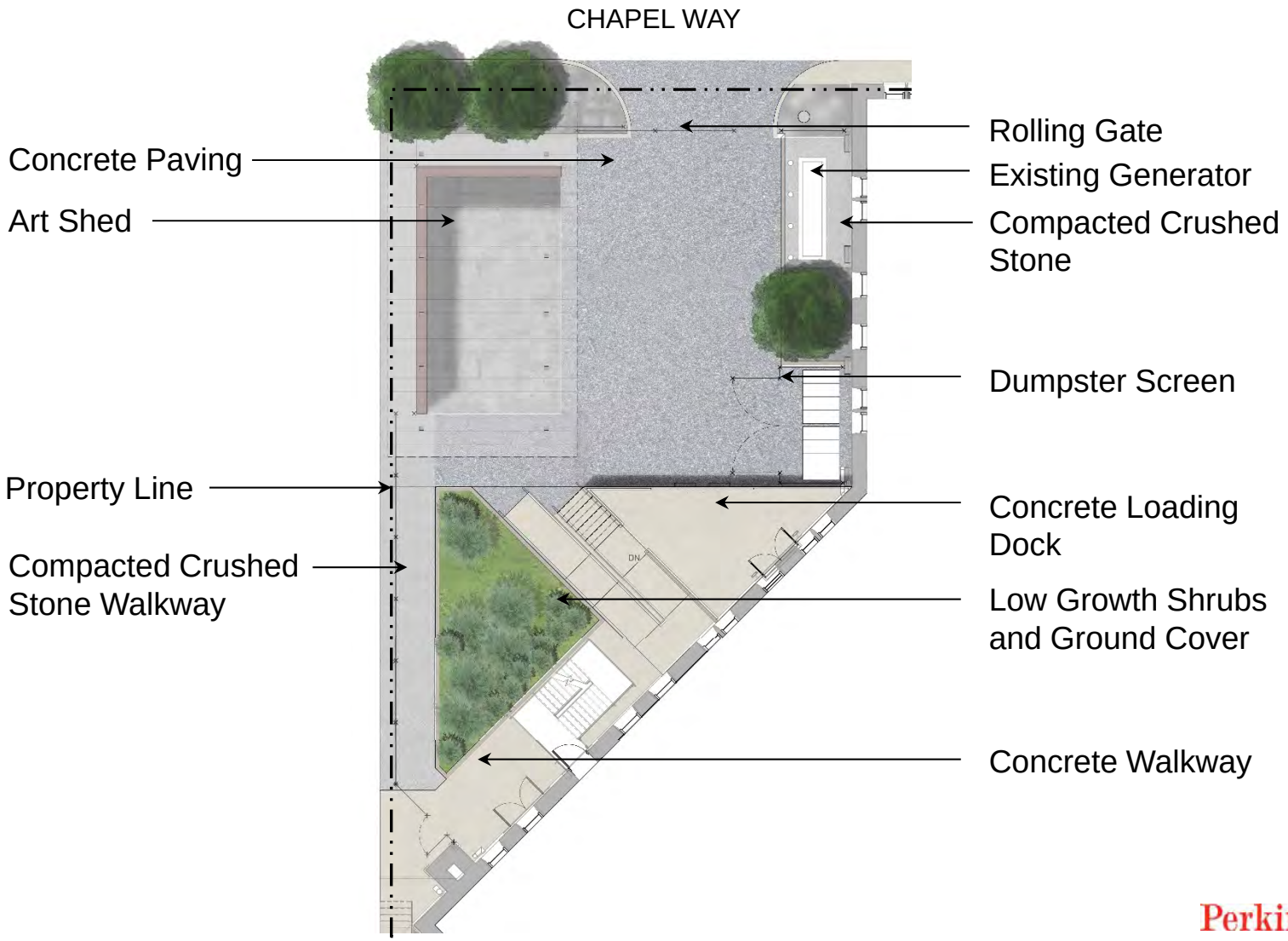
AERIAL VIEW SERVICE YARD (CHAPEL WAY)

SERVICE YARD BASE SITE PLAN



Perkins Eastman

SERVICE YARD ENHANCED SITE PLAN



Perkins Eastman

BACK COURT CHAPEL WAY LOOKING EAST (EXISTING)

BACK COURT CHAPEL WAY LOOKING EAST (ENHANCED SERVICE YARD)

BACK COURT CHAPEL WAY LOOKING WEST (EXISTING)

BACK COURT CHAPEL WAY LOOKING WEST (ENHANCED SERVICE YARD)

SIGNAGE – EXTERIOR (PROPOSED)

Ground Mounted Signage:

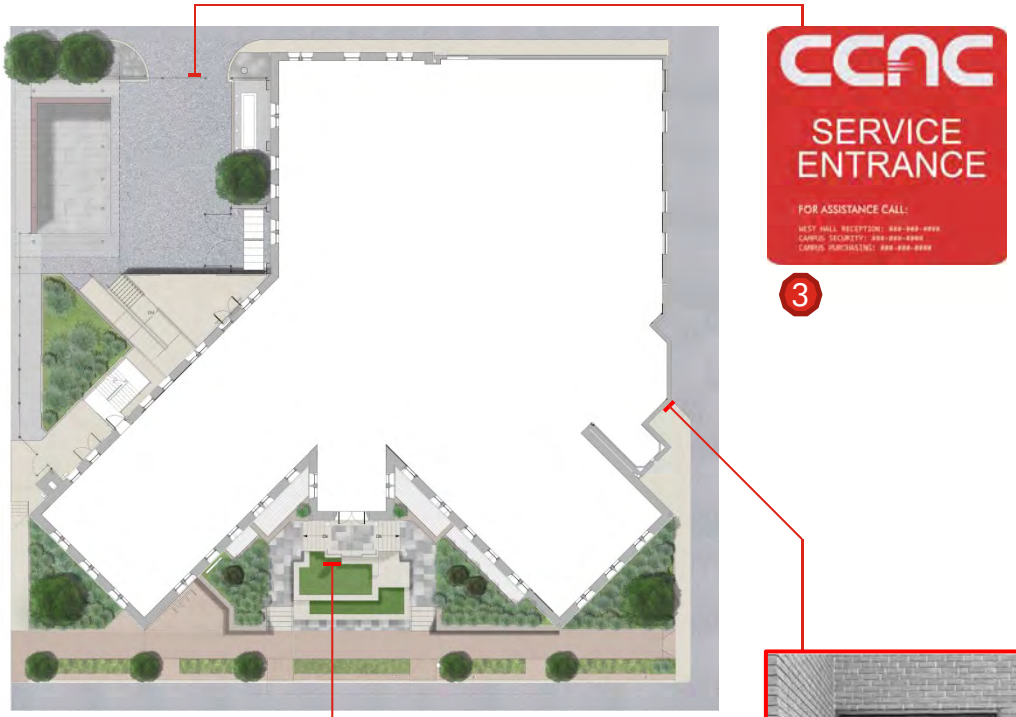
SOUTH: 1 1′-6″ x 6′-10″ = **10.25 SF**

Building Mounted Signage:

EAST: 2 1′-0″ x 1′-6″ = **1.5 SF**

Gate Mounted Signage:

NORTH: 3 1′-0″ x 1′-0″ = **1.0 SF**



Back-Lit Steel Plate Sign With Cut-Out Lettering

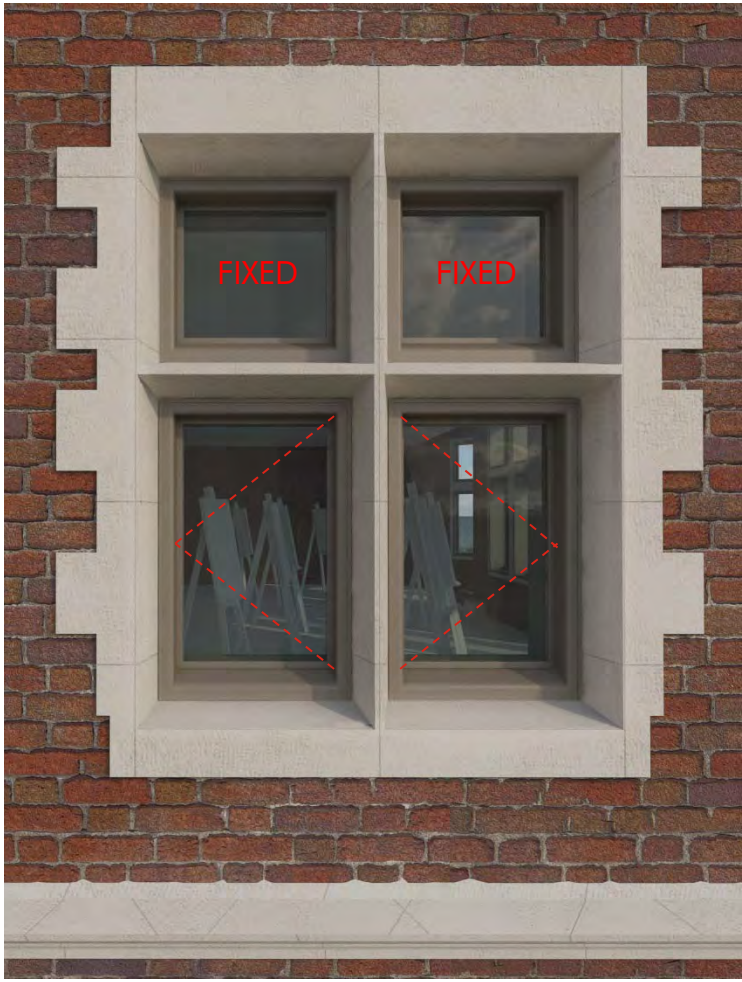
Non-Illuminated Sign

BUILDING WINDOW RESTORATION CONCEPT

PARTIAL RIDGE AVENUE ELEVATION

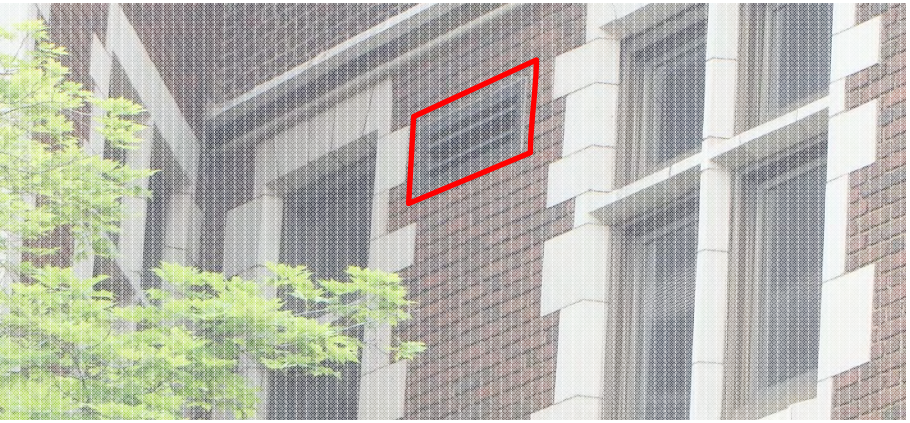
WINDOW REPLACEMENT:

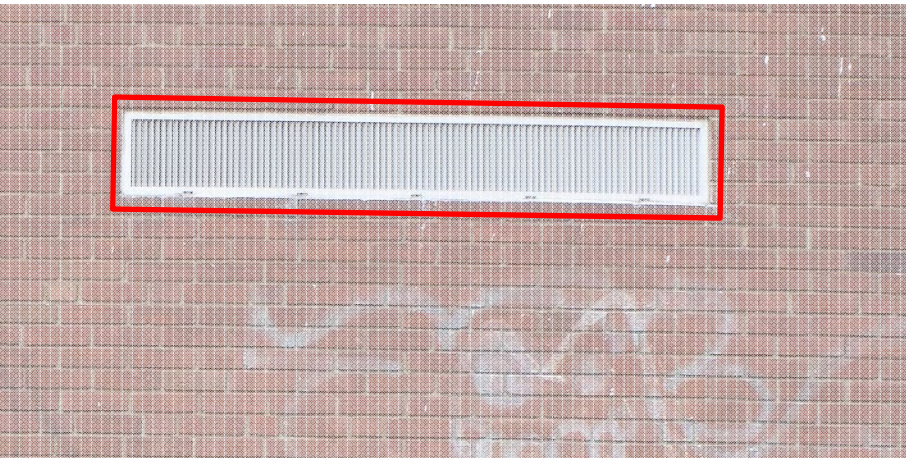
- Windows to be aluminum with bronze finish to match existing windows.
- Windows to be outswing casement windows with limited opening operation.

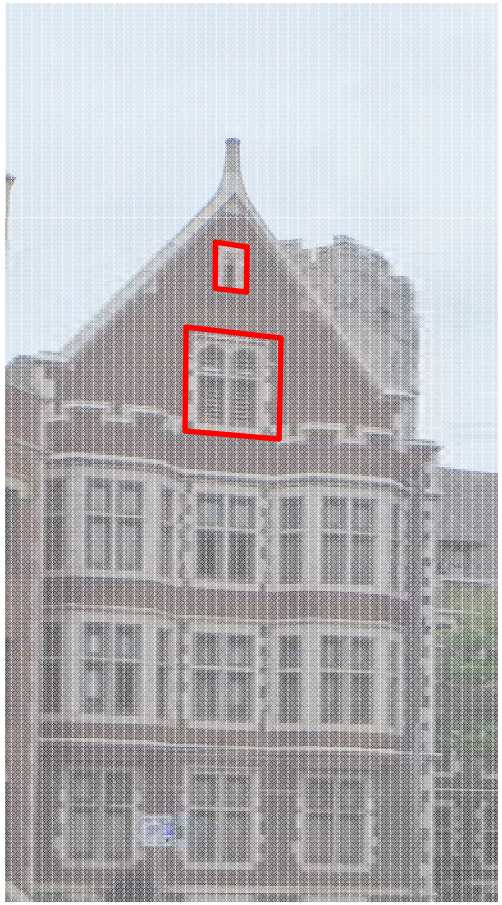


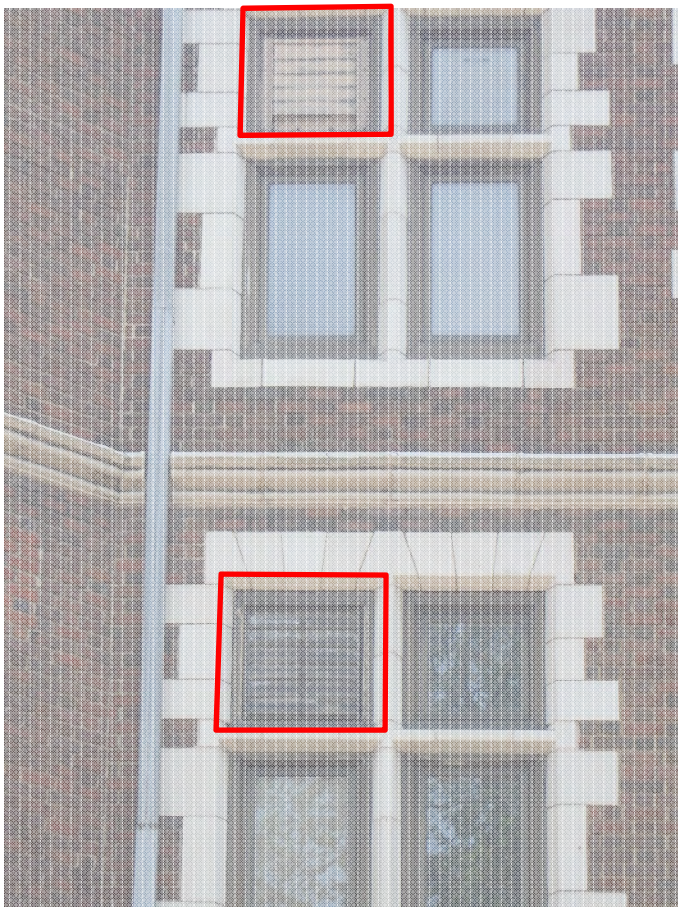
TYPICAL WINDOW ELEVATION DETAIL

BUILDING LOUVERS (EXISTING)

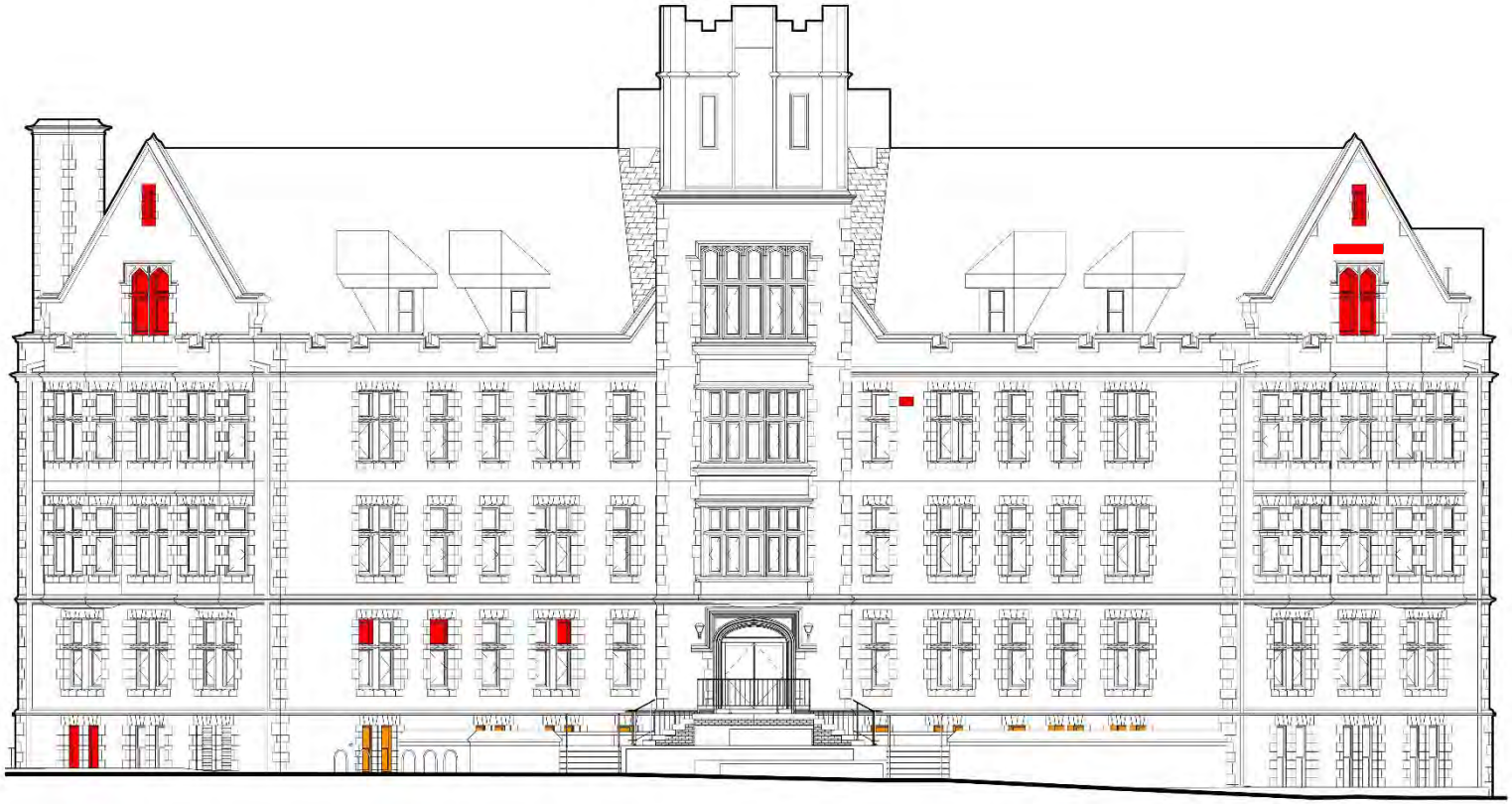








BUILDING LOUVER DIAGRAM (EXISTING)



Ridge Ave

- Existing Louver Locations
- Existing Metal Security Grilles

BUILDING LOUVER DIAGRAM (RENOVATION)

Ridge Ave

Expected Louver Location

BUILDING LOUVER DIAGRAM (EXISTING)

Rope Way

Existing Louver Locations

BUILDING LOUVER DIAGRAM (RENOVATION)

Rope Way

- Expected Louver Location
- New Window Locations

BUILDING LOUVER DIAGRAM

Service Yard

- Existing Louver Locations
- Existing Metal Security Grilles

BUILDING LOUVER DIAGRAM

Service Yard

- Expected Louver Location
- Expected Obscured Glass Location

THANK YOU

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

STAFF USE ONLY:
DATE RECEIVED: 9/12/14
LOT AND BLOCK NUMBER: 24-N-224
WARD: 23d
FEE PAID: yes

ADDRESS OF PROPERTY:
607 Middle Street
Pittsburgh, PA 15212

DISTRICT:
23rd Ward

OWNER:
NAME: Northside Worldwide, Inc
ADDRESS: 6 Parkka Dr.
Monroeville, PA 15146
PHONE: 412-287-9395
EMAIL: morgan2K1@comcast.net

APPLICANT:
NAME: JIM Hoy
ADDRESS: 1322 JUNIATA ST
Pgh PA 15233
PHONE: 412 491 0554
EMAIL: JAMESHOY1@GMAIL.COM

REQUIRED ATTACHMENTS:

☐ Drawings ☒ Photographs ☐ Renderings ☐ Site Plan ☐ Other

DETAILED DESCRIPTION OF PROPOSED PROJECT:
Renovation & small addition to existing single family house located at 607 Middle

SIGNATURES:
OWNER: Northside Worldwide, Inc by (Nate Morgan) DATE: 9/10/14
APPLICANT: X DATE:

Middle St
607 Middle Street
Virgin Way
Avery St

607 Middle Street

Overview

- Colors here approved by HRC
- All Clap board will be preserved and recycled to use on new back wall of building
- All windows and doors wood

Color Scheme

We would be open to any color that is listed on the historic district list of approved colors.

Front

- Replace 4 curbels that are missing (no need to)
- Rooftop stays the same
- Install copper half round front gutter
- Repair front steps
- Stabilize existing railing
- Refinish basement windows, remove screens
- New front door 8 panel same as 404 Linden Way
- All windows & doors installed by EPA LEAD certified contractor

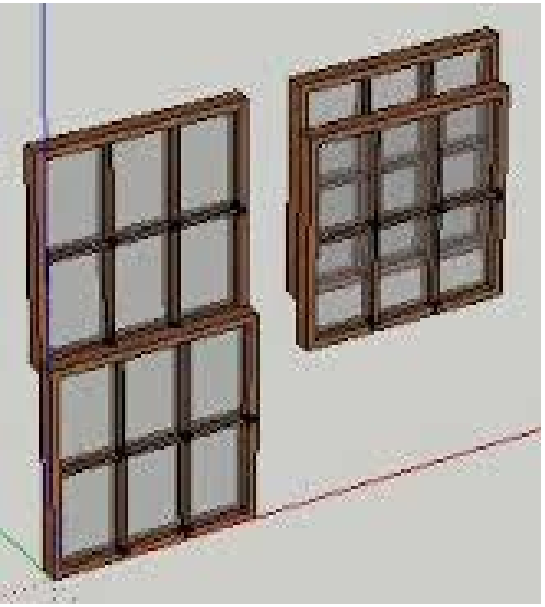
Doors & window examples Linden Way

Front door

NEW WOOD REPLACEMENT
WINDOWS; 34" W X 54
W/ WOOD TRIM, PRIME & F
1 x 6 TRIM
PAINT SIDING
NEW 6 PANEL WOOD
DOOR. STAIN/SEAL,
BRONZE HDWE.
TRIM TO MATCH WINDOW
REPAIR EX. STEPS
NEW BLACK IRON/MTL
RAILING

Windows ALL WOOD

Frame 2’7.3/8 ‘’ X 4’4.5’’
Exter trim R/O 32 1/8” X 53 ¼”
Ent trim 34 X 54 3/16
New installed 18” from gound



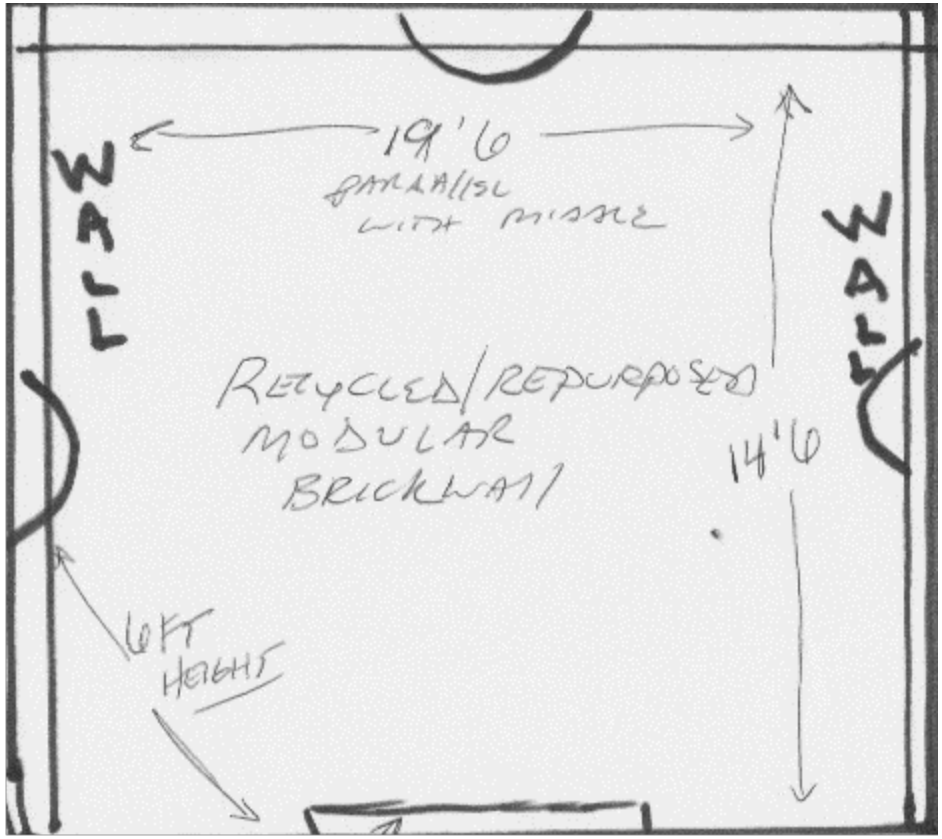
JELD-WEN Premium Series Wood Double Pane Annealed Double Hung Window

- Premium wood double hung windows built from Auralast wood - pine for superior protection against decay and termites, backed by our industry-leading 20-year warranty This window features a primed wood exterior and interior that is ready to be painted and has to-the-core protection with Auralast wood
- Low-E 366 insulating glass lowers energy costs and helps homes stay cooler in the summer and warmer in the winter
- Factory-applied primed exterior brickmould for added visual appeal
- Primed wood double hung windows are equipped with flex-hinge jamb liners, which provide consistent ease of operation
-

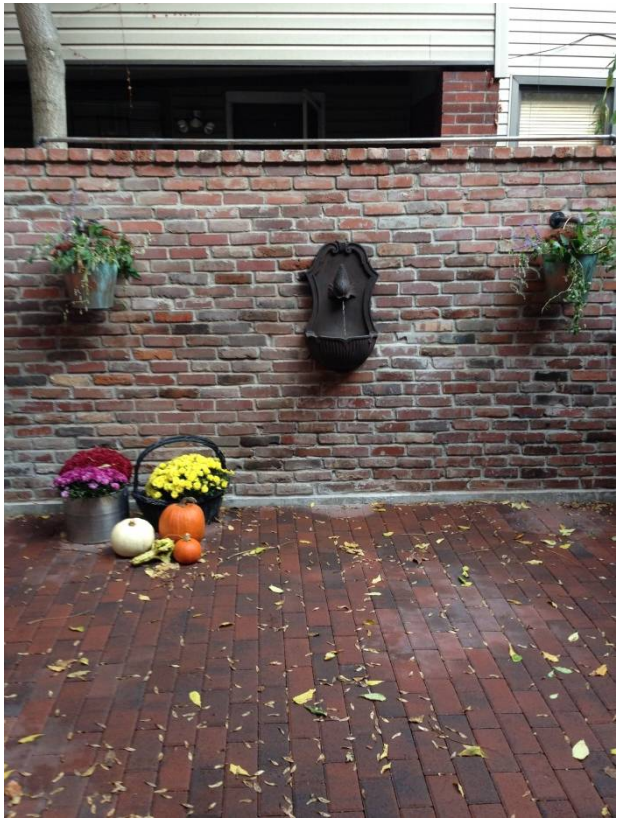
Convert back to Courtyard

- Remove existing walls ASAP to prevent collapse
- Preserve Clap board to rebuild wall

Courtyard

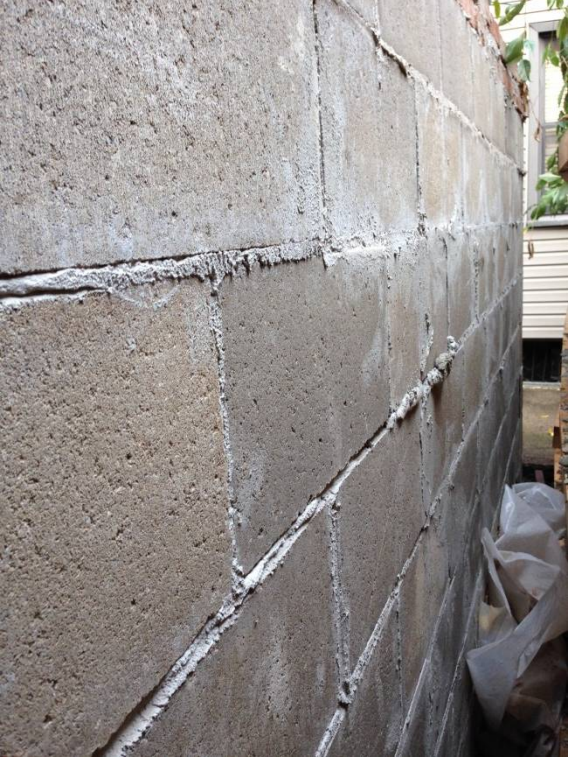

19'6
PARALLEL
WITH MISSE
WALL
WALL
RECYCLED/REPURPOSED
MODULAR
BRICKWALL
14'6
6FT
HEIGHT

Courtyard



- Install multiple fountains in green area

Courtyard



Exterior Look on Virgin Way to match neighboring wall

Interior & Footer 8 inch block

*Wall Exterior facing neighbor will have a stucco finish

Courtyard Pavers

Block to be used Fulton Red Charcoal

Courtyard specifications

- Foundation, Greenspace
- 8 inch block
- 42 inch footer
- 4 inch cement block with rebar poured cells
- 3 X 8.5 inch recycled modular red brick
- Courtyard to conceal AC units
- Red brick Pavers from Lowes (attached in slide)
- Possible black pipe trim cap along courtyard wall

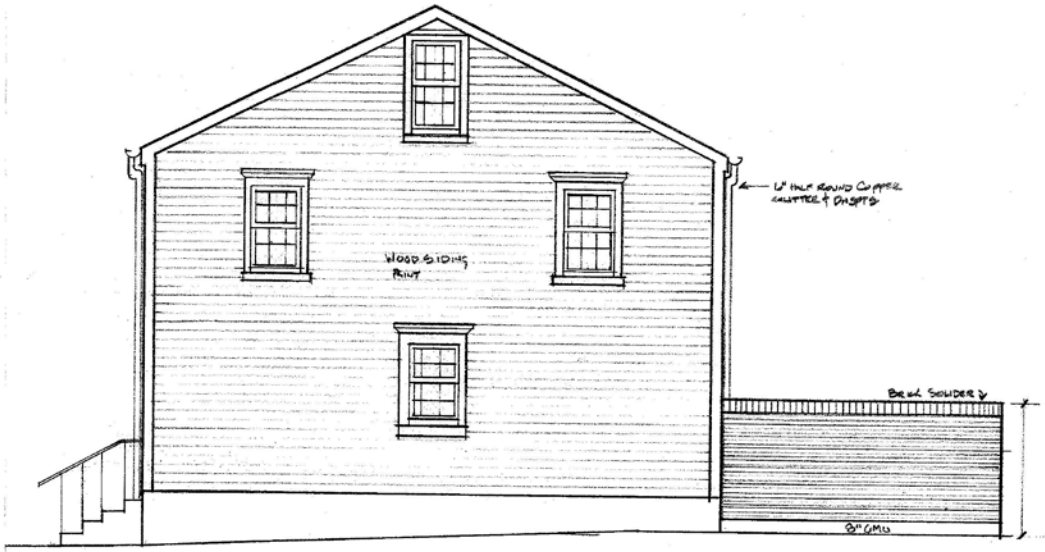
Rear Wall Building

General Notes:

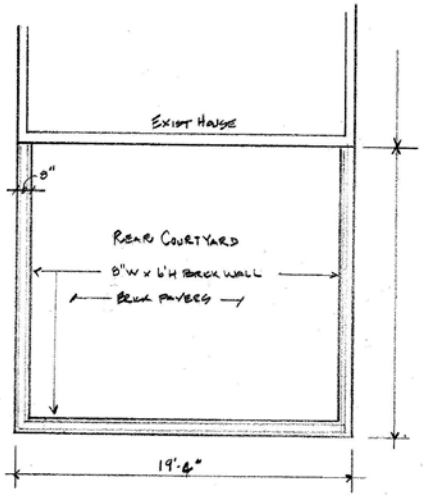
1. Do not scale drawings
2. Field verify all dimensions
3. Demo existing rear extension, save existing siding to reuse
4. Sand, prime and paint existing siding
5. Install trim as per trim detail
6. Enclose rear courtyard with 8" wide x 6' high double brick wall with 8" CMU foundation. Install brick pavers, add water fountain and landscape as approved by the HRC.
7. New windows and doors at rear as per plan. Windows to match existing.
8. Install Juliette balcony at 2nd floor door. Door to match 1st floor. Metal clad guard rail as per HRC approval
9. Replace all existing wood windows, 34" x 54", rough opening, prime and paint
10. Remove basement window screens, prime paint.
11. Replace front door w/ 6 panel wood door, stain and seal.
12. Replace gutter w/ new 6" copper and downspout, paint to match siding.
13. Repair existing front steps and repair existing hand rail.
14. Repair existing chimney, repoint brick as needed.
15. Owner to provide specifications to the HRC as required.

Paint Colors:

Sherwin Williams
Wall: Colonial Revival Green Stone SW2826
Trim & window: Peace Yellow SW 2851



SIDE ELEVATION 1/4" = 1'-0"



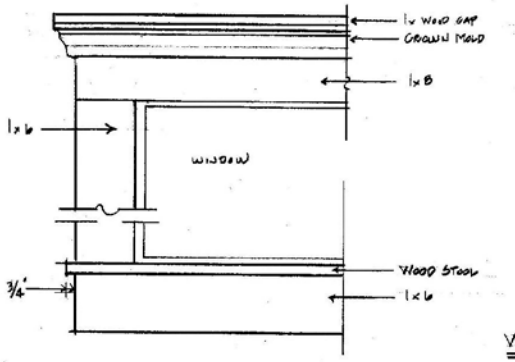
COURTYARD PLAN NTS

CONTRACT NO.
SCALE: AS NOTED
DATE: 10/16/2014
DRAWN BY: NH
REVISIONS:

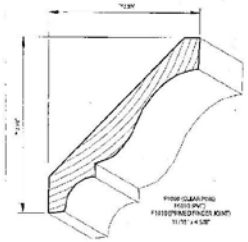
Proposed Renovations:
607Middle Street
Pittsburgh, Pa 15212

SHEET TITLE:

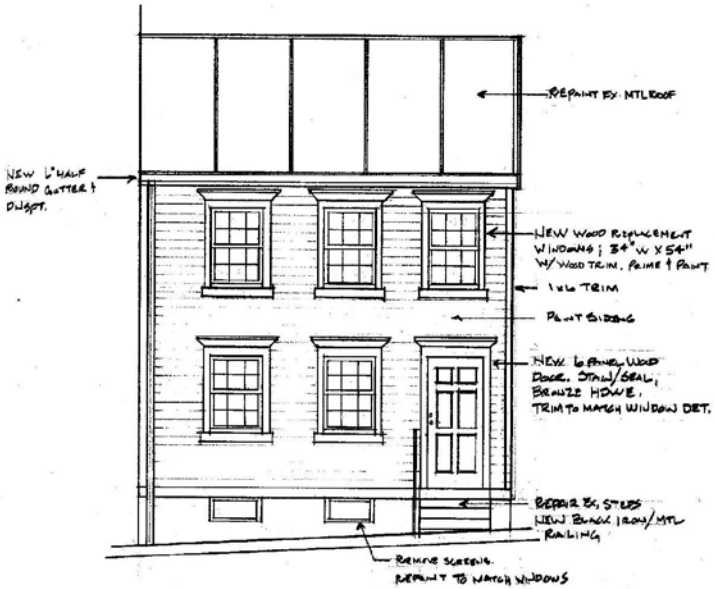
SHEET NO.: 2



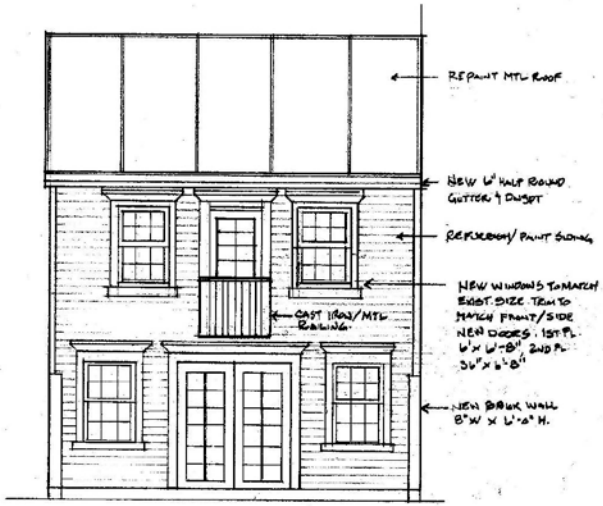
WINDOW TRIM DETAIL 1/2"=1'-0"



CROWN DETAIL NTS



FRONT ELEVATION 1/4"=1'-0"



REAR ELEVATION 1/4"=1'-0"

CONTRACT NO.

SCALE: AS NOTED

DATE: 10/16/2014

DRAWN BY: N.H.

REVISIONS:

Proposed Renovations:
607Middle Street
Pittsburgh, Pa 15212

SHEET TITLE:

SHEET NO. 1

Rear Door First Floor

French Door
Measure= 6ft
Exterior black metal clad
**The rear wall will not be brick but clapboard to match the existing structure. We are using this image to show the type of French Door that will be used.*

Chimney

- Repair/ stabilize chimney on roof

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.*

STAFF USE ONLY:
DATE RECEIVED: 9/15/14
LOT AND BLOCK NUMBER: 12-E-293
WARD: 17th
FEE PAID: [redacted] yes

ADDRESS OF PROPERTY:
1607 E. Carson St.
Vacant Lot

DISTRICT:
East Carson

OWNER:
NAME: 17th and Carson Street LLC
ADDRESS: 1607 E. Carson St.
PGH PA 15203
PHONE: 412 720-7645
EMAIL: jim@ampdgroup.com

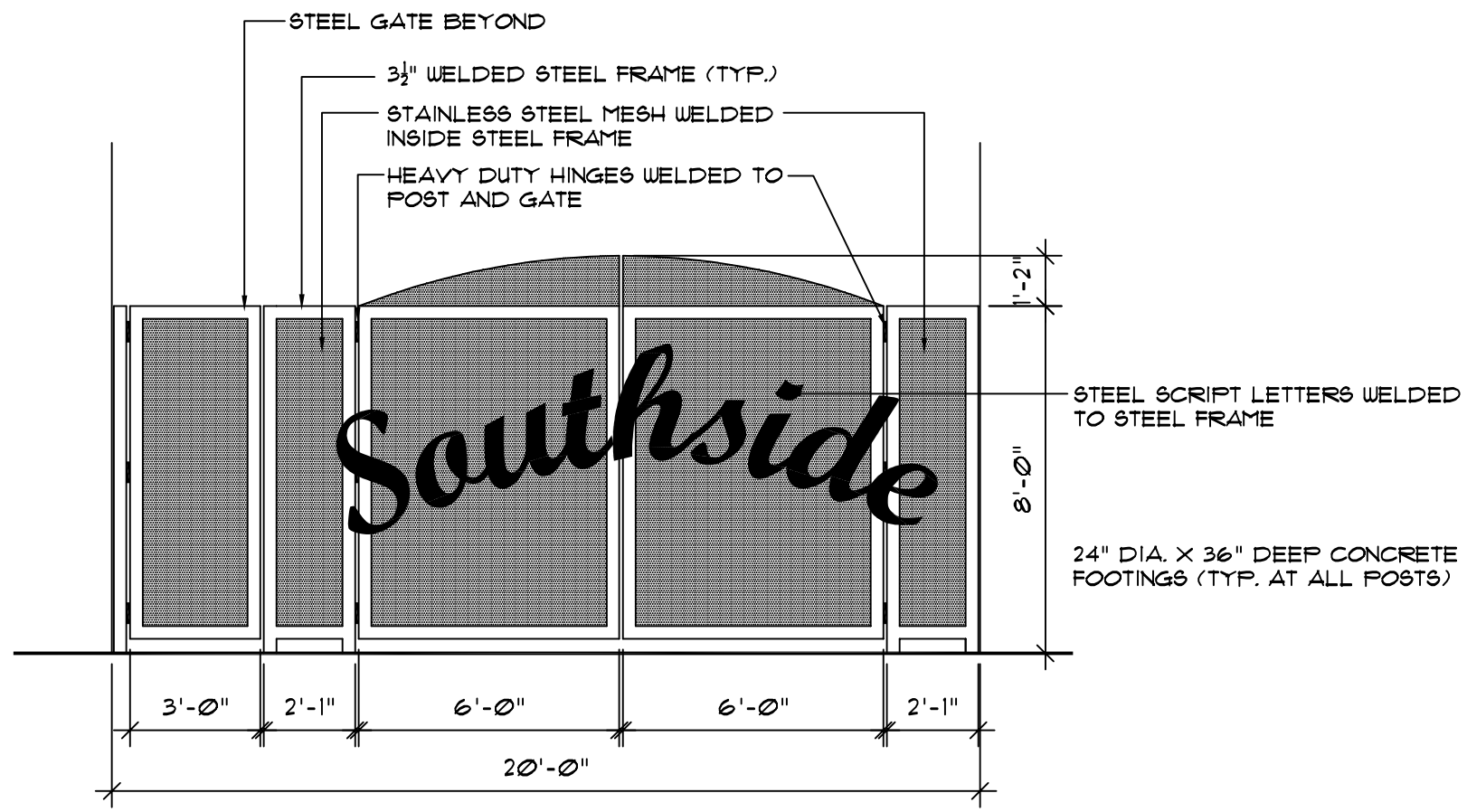
APPLICANT:
NAME: Same
ADDRESS:
PHONE:
EMAIL:

REQUIRED ATTACHMENTS:
☒ Drawings ☒ Photographs ☐ Renderings ☐ Site Plan ☐ Other

DETAILED DESCRIPTION OF PROPOSED PROJECT:
Install a stainless steel mesh gate system with District name signage to conceal a vacant building lot used for trash.

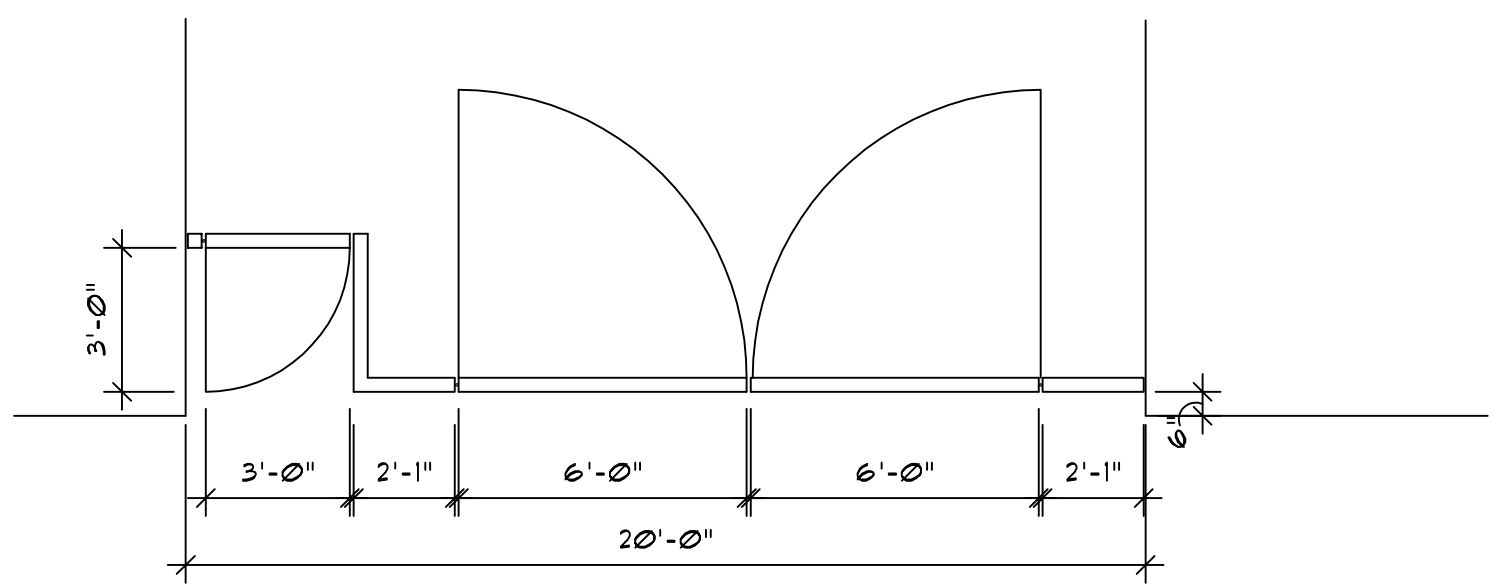
SIGNATURES:
OWNER: DATE:
APPLICANT: DATE: 9/15/14

Bingham St
Patterson
S 16th St
Wrights Way
1607 E Carson Street
837
Roland St
Carey Way



1 EAST CARSON STREET ELEVATION

SCALE: 1/4"=1'-0"



2 DUMPSTER GATE - PLAN VIEW

SCALE: 1/4"=1'-0"

1646 PA-837
Exit Street View
N
SKYBA
NO STOPPING
© 2014 Google
© 2014 Google
Google earth
Report a problem
40°25'44.63" N 79°58'56.54" W elev 771 ft eye alt 765 ft

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.*

STAFF USE ONLY:
DATE RECEIVED: 9/15/14
LOT AND BLOCK NUMBER: 12-E-338
WARD: 17th
FEE PAID: yes

ADDRESS OF PROPERTY:
1831 E. Carson St.
Pittsburgh PA 15203

DISTRICT:
East Carson

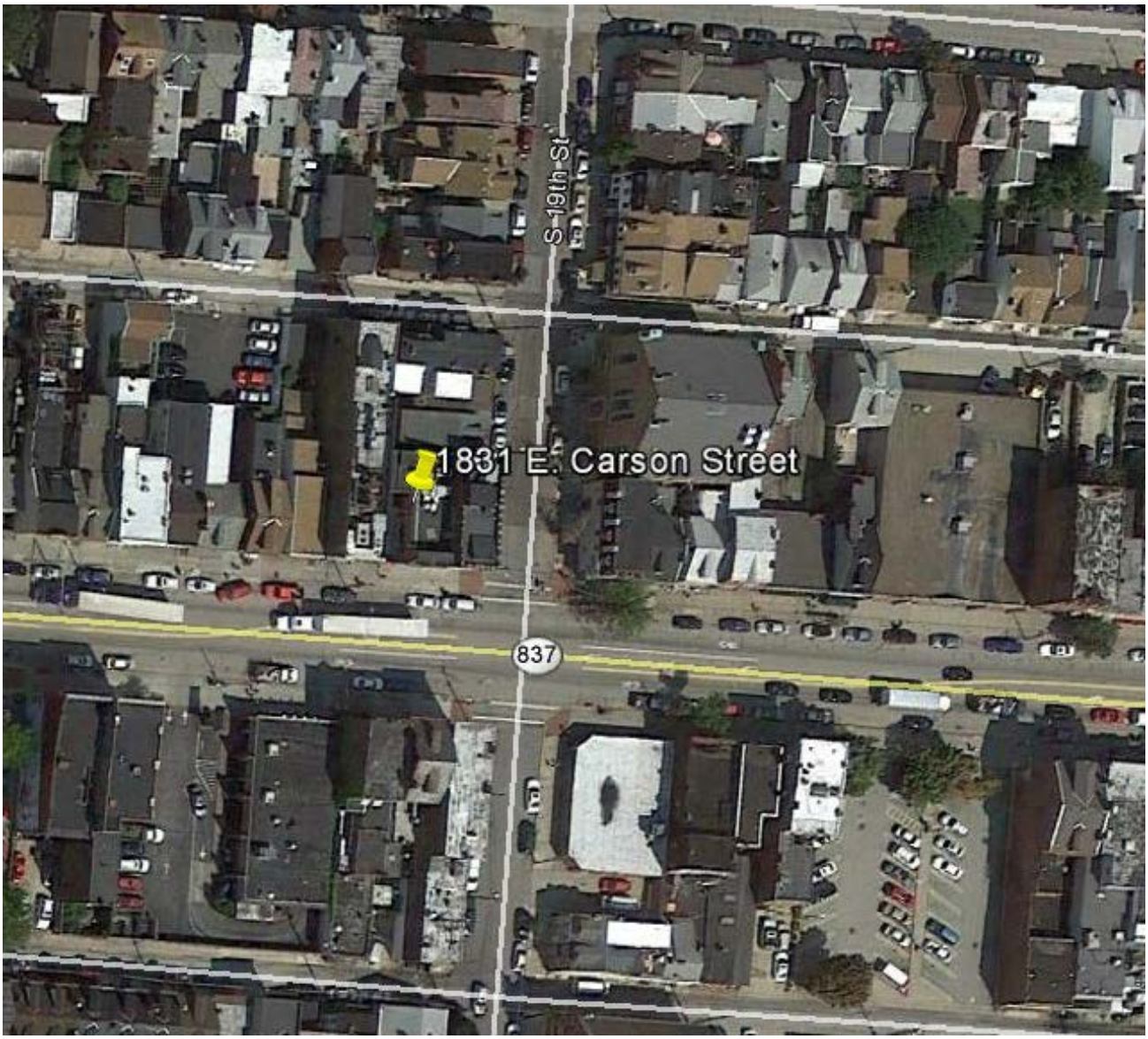
OWNER: 1831 E. Carson LLC
NAME: [illegible]
ADDRESS: 1831 E. Carson St.
Pgh PA 15203
PHONE: 412 720 7645
EMAIL: jim@ampdgroup.com

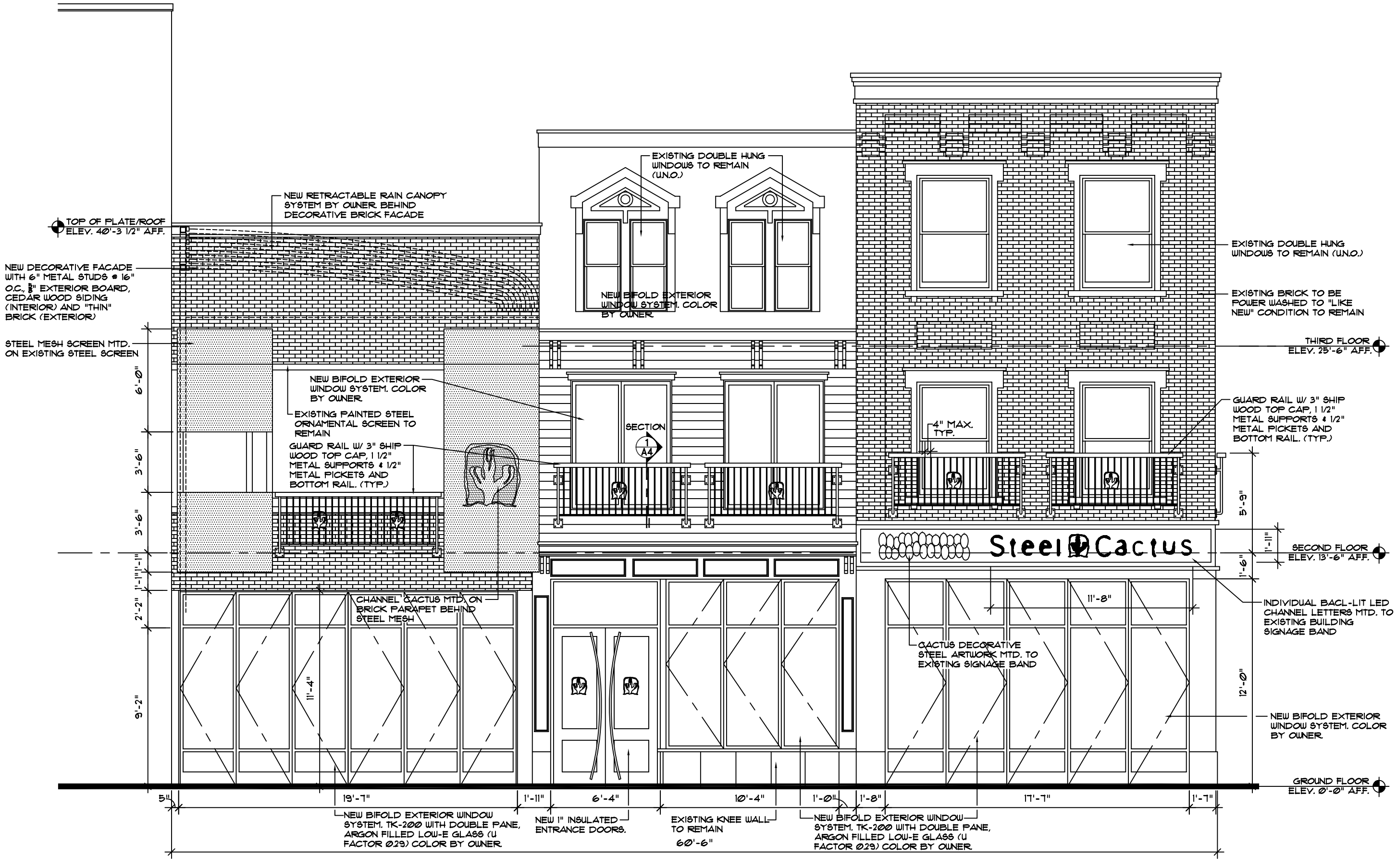
APPLICANT:
NAME: 19 Carson LLC dba Steel Cactus
ADDRESS: Same as owner
PHONE:
EMAIL:

REQUIRED ATTACHMENTS:
☒ Drawings ☒ Photographs ☐ Renderings ☐ Site Plan ☐ Other

DETAILED DESCRIPTION OF PROPOSED PROJECT:
Further Construction of a brick facade to a screen wall system to conceal a rain canopy system; halo light existing channel letter sign; install decorative Nopales Cactus artwork on sign board with green halo light

SIGNATURES:
OWNER: [signature] DATE: 9/15/14
APPLICANT: DATE:


S 19th St
1831 E. Carson Street
837



1 EAST CARSON STREET ELEVATION

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

1 EAST CARSON STREET ELEVATION

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

2 19TH STREET ELEVATION

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

1890 PA-837
Exit Street View
N
VILLA
© 2014 Google
© 2014 Google
Google earth
Report a problem
40°25'43.55" N 79°58'45.58" W elev 771 ft eye alt 764 ft

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.*

STAFF USE ONLY:
DATE RECEIVED: 10/17/14
LOT AND BLOCK NUMBER: 12-K-27
WARD: 16th
FEE PAID: yes
DISTRICT:

ADDRESS OF PROPERTY:
2100 E. CARSON ST.
PITTSBURGH, PA 15203

OWNER:
NAME: TROY A. POTTEIGER
ADDRESS: 811 PALOMINO DR
BRIDGEVILLE PA 15017
PHONE: (412) 926-2696
EMAIL: troypotteiger@gmail.com

APPLICANT:
NAME: CROSSFIRE HOSPITALITY GROUP, LLC.
ADDRESS: 2100 E. CARSON ST.
PITTSBURGH, PA 15203
PHONE: (412) 926-2696
EMAIL: troypotteiger@gmail.com

REQUIRED ATTACHMENTS:
☑ Drawings ☑ Photographs ☑ Renderings ☐ Site Plan ☐ Other

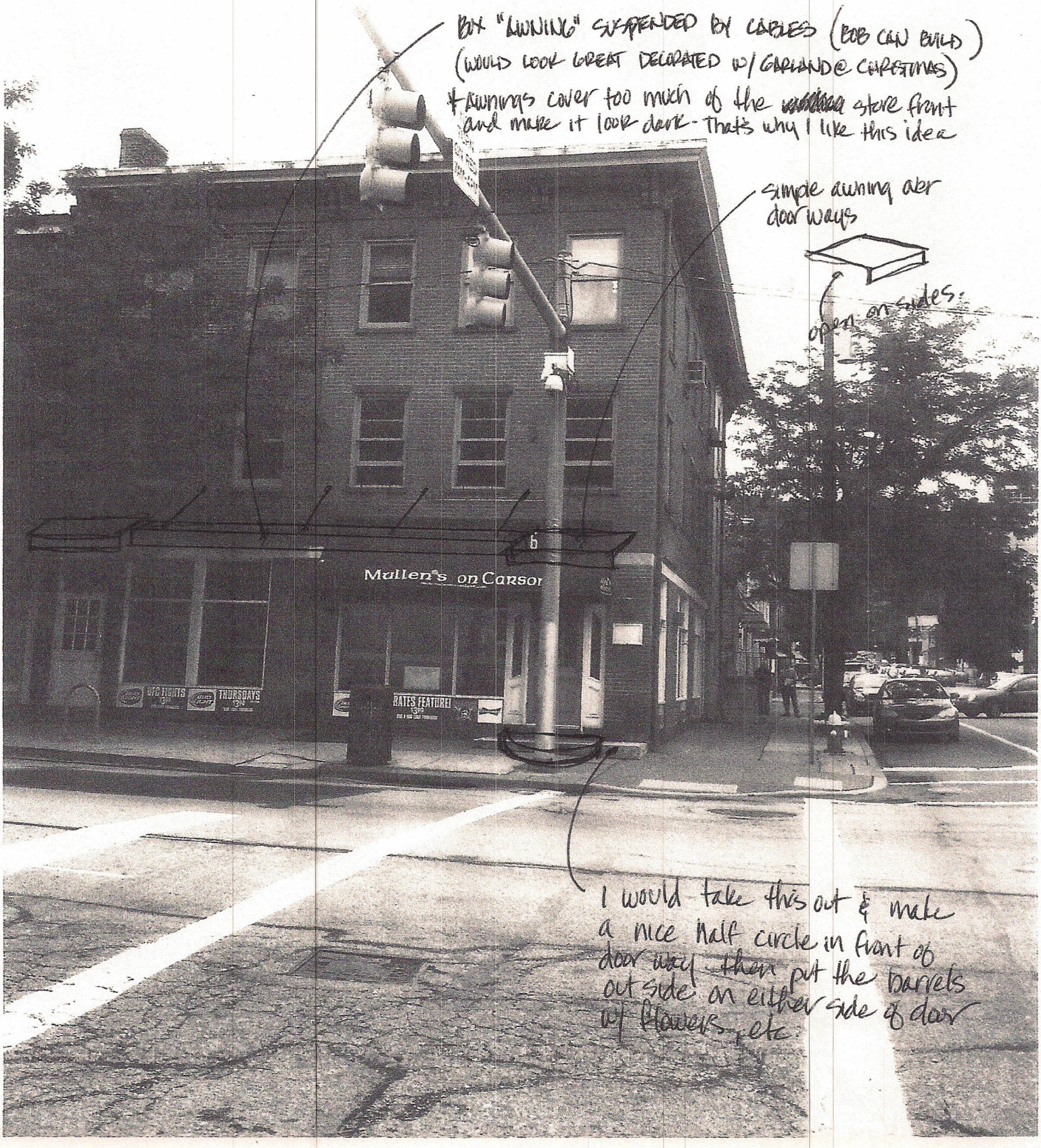
DETAILED DESCRIPTION OF PROPOSED PROJECT:
PROJECT TO INCLUDE IMPROVING STORE FRONT WITH NEW AWNINGS OVER DOORS & NEW BULK HEAD OVER WINDOWS, + NEW WINDOW & VESTIBULE.

SIGNATURES:
OWNER: Troy A Potteiger DATE: 10-14-14
APPLICANT: Troy A Potteiger DATE: 10-14-14

Wrigh
E Carson St
837
2100 E. Carson Street

Mallen's on Carson

DO THIS ON BOTH STORE FRONTS.



CARGO PANTS
GRIFFIN
ALL CORBELS: SPICY HUE
GRIFFIN
CARGO PANTS
Mullen's on Carson
www.mullensbarandgrill.com
Mullen's on Carson
CORNER OF BLDG. CARGO PANTS
GRIFFIN
SASSY GREEN
GRIFFIN

E37
SW 7026
Griffin

R-O/O/93
SW 6342
Spicy Hue

SW 7738
Cargo Pants

R-O/O/79
SW 6594
Poinsettia

Y-G/G/39
SW 6416
Sassy Green

take this off too.

TAKE THIS OFF & HOPEFULLY IT WILL BE LIMESTONE - IF NOT - PAINT : CARGO PANTS.

POINSETTIA

GRIFFIN.

• PAINT HANDICAPPED ENTRANCE DOOR & SASSY GREEN TOO.

CIRCOLO WOOD FIRED.

2100 E. CARSON ST.

STOREFRONT ELEVATION.

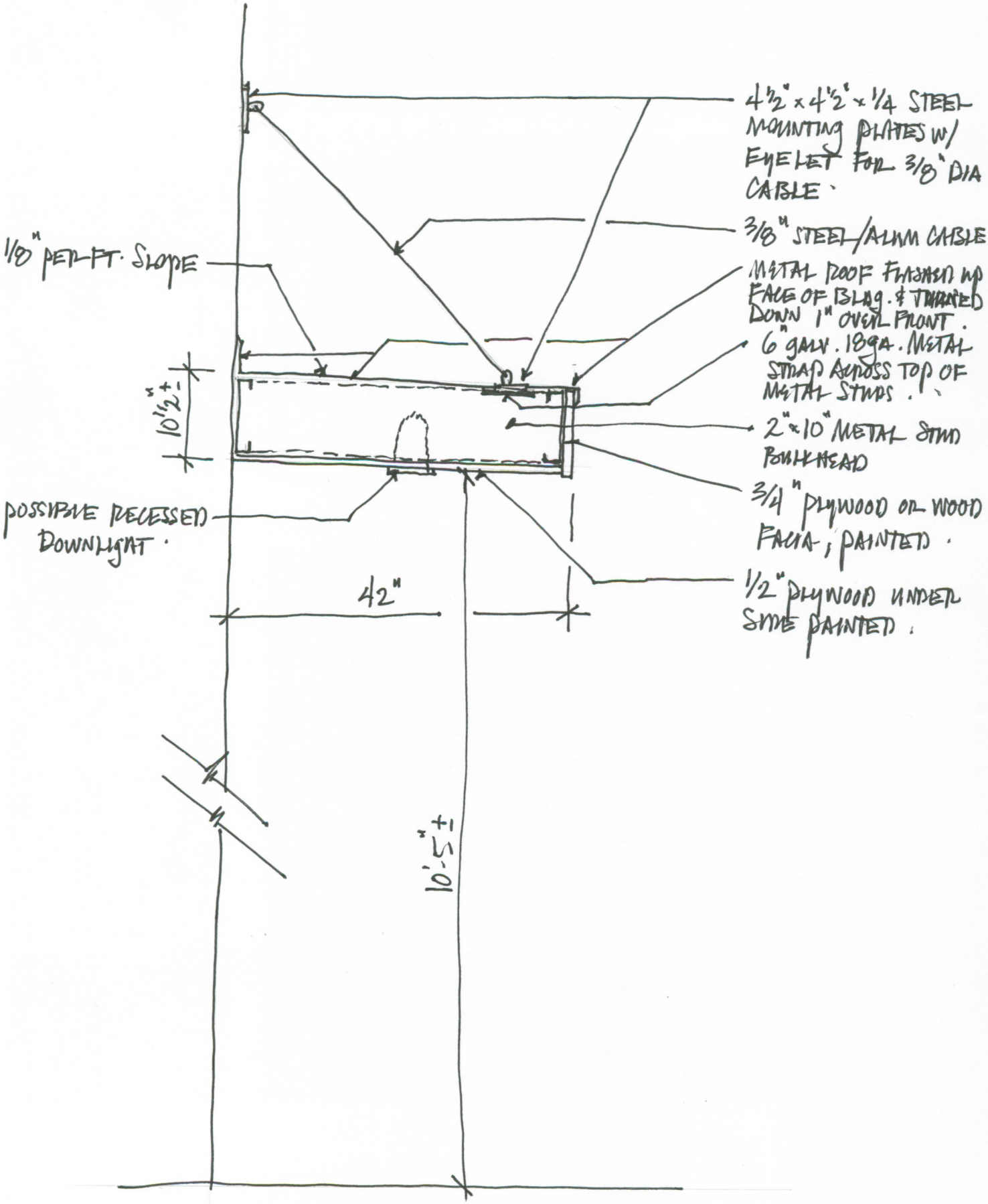
SCALE 3/16" 1'-0"

CIRCOLO WOOD FIRED.

2100 E. CARSON ST.

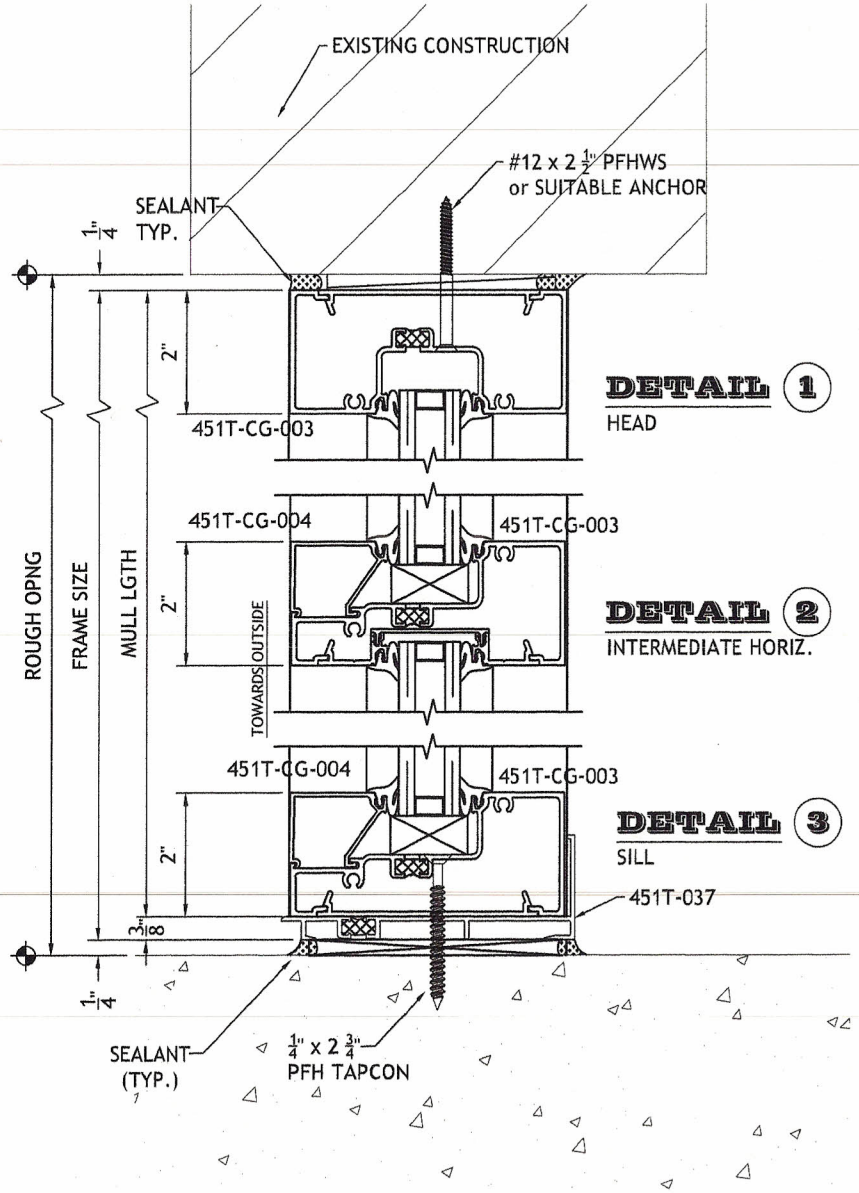
STOREFRONT ELEVATION

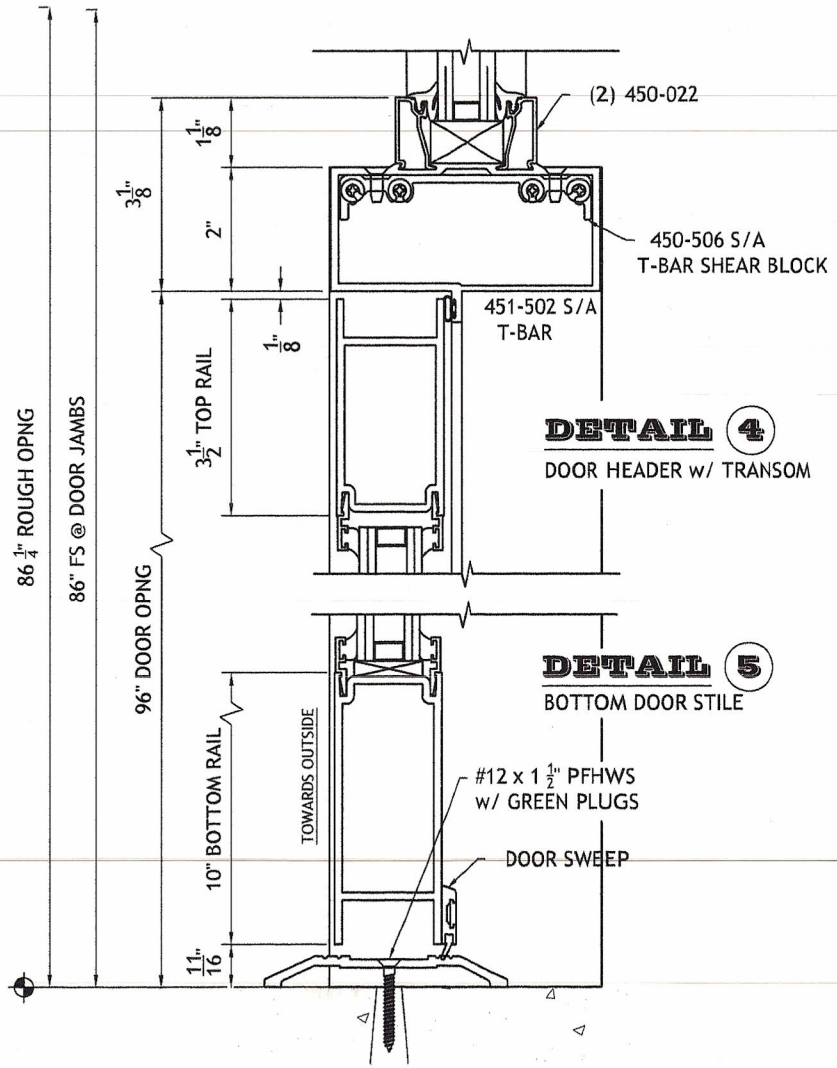
SCALE 3/16" 1'-0"



STONEFRONT BULKHEAD DETAIL.

CIPOLA 2100 E. CARSON ST.





REV	BY	DATE	REVISION
1	EMC	7-28-14	1st SUBMITTAL

EASTERN MIRROR & GLASS
800 CHARTIERS AVENUE
PITTSBURGH PA 15220
PH: (412) 922-9449
FAX: (412) 922-0595

CIRCOLO WOOD FIRED
2100 EAST CARSON
PITTSBURGH PA

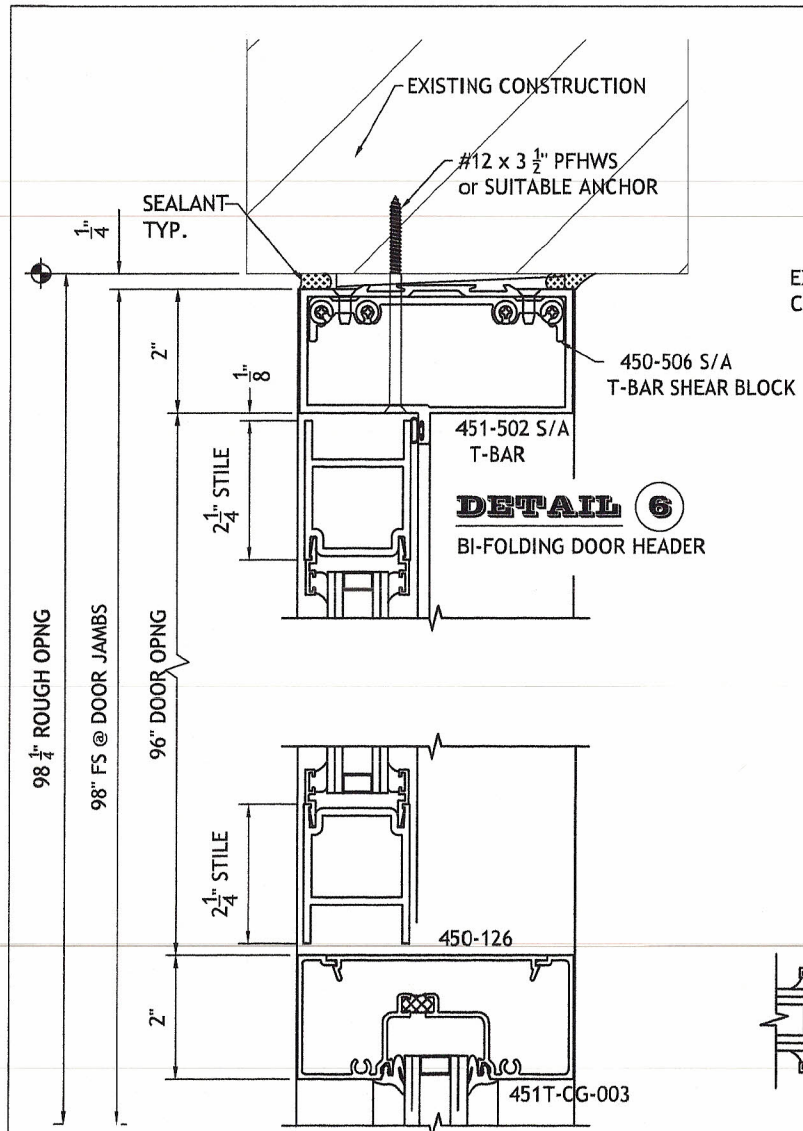
ARCHITECT: DIA ARCHITECT

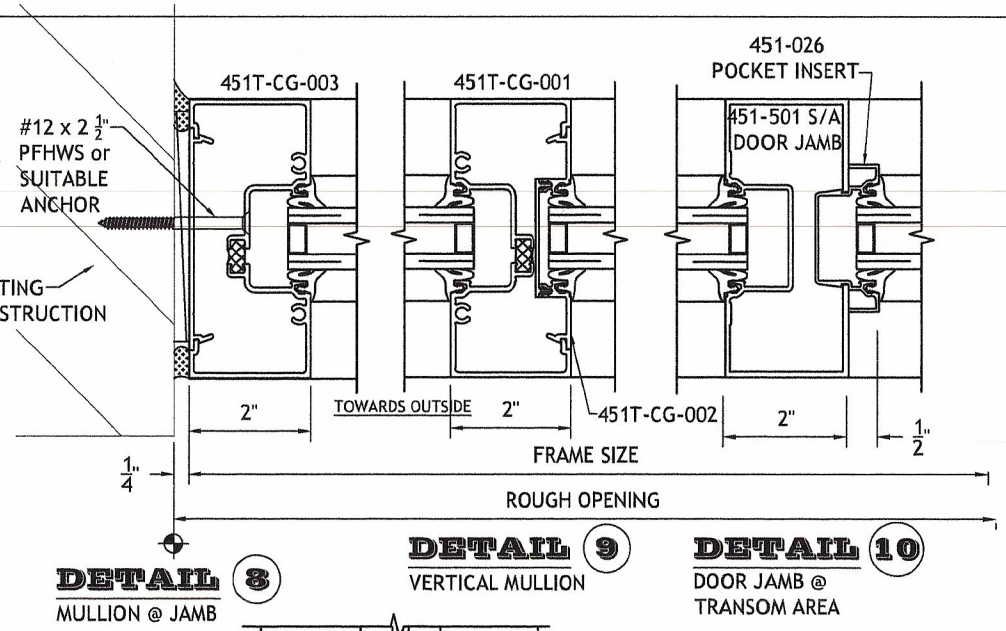
JOB NO.

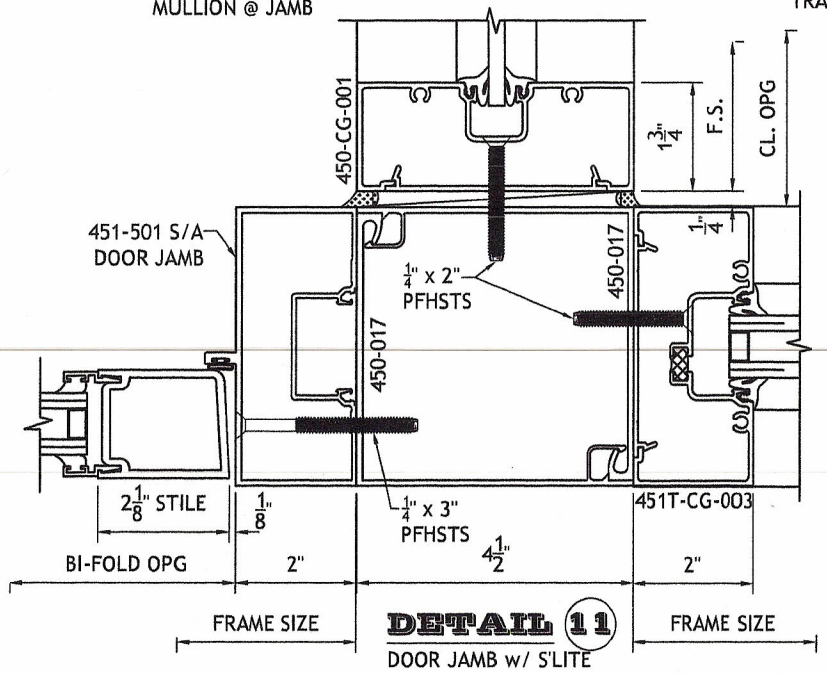
DRAWN: CHERNO
DATE: 7-28-14

SCALE: HALF SIZE

DWG NO. D1







REV	BY	DATE	REVISION
1	EMG	7-28-14	1st SUBMITTAL

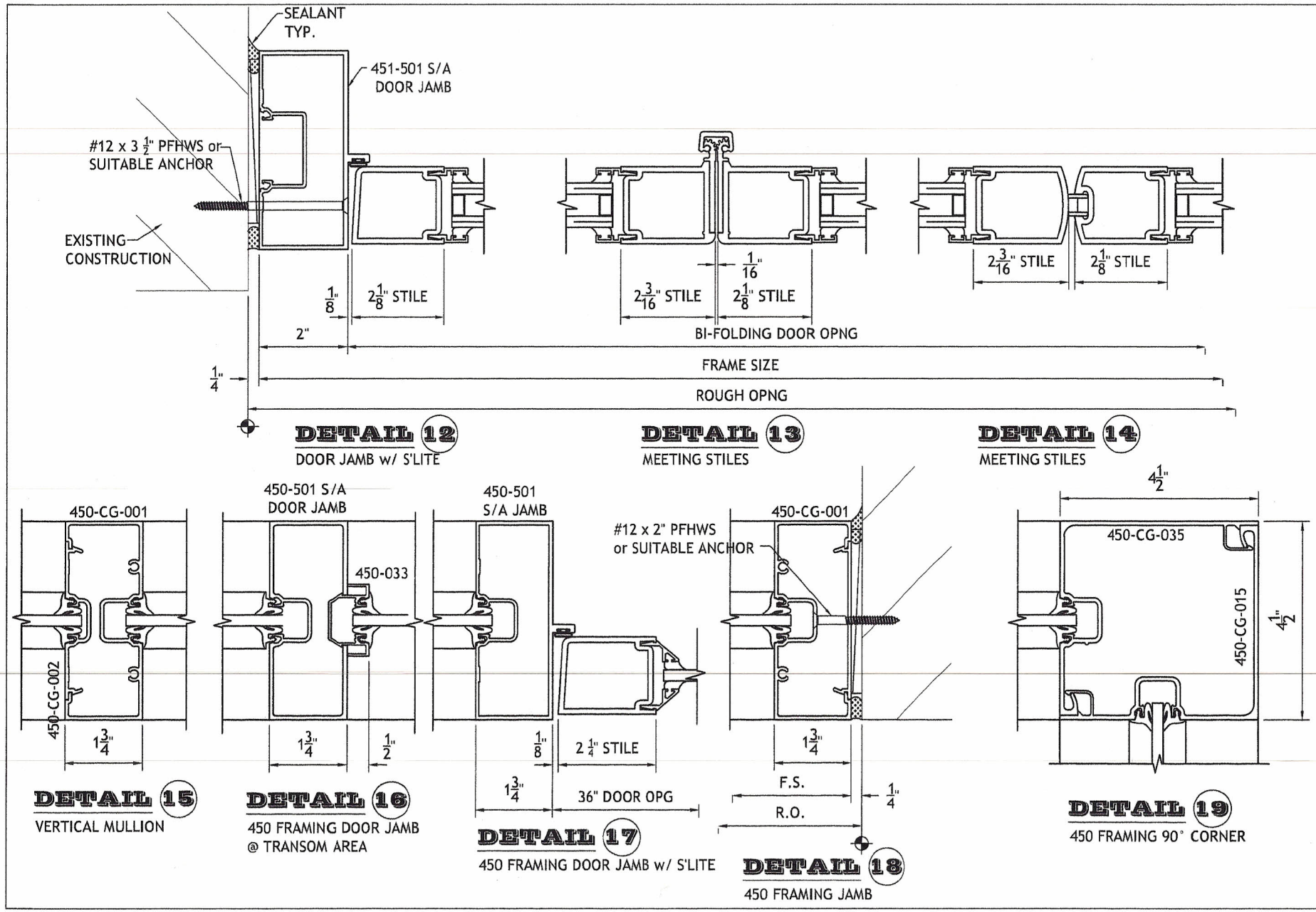
EASTERN MIRROR & GLASS
800 CHARTERS AVENUE
PITTSBURGH PA 15220
PH: (412) 922-9449
FAX: (412) 922-0595

CIRCOLO WOOD FIRED
2100 EAST CARSON
PITTSBURGH PA

ARCHITECT: DIA ARCHITECT

JOB NO.

DRAWN: CHERNO
DATE: 7-28-14
SCALE: HALF SIZE
DWG NO. D2



REV	BY	DATE	REVISION
1	ENG	7-28-14	1st SUBMITTAL

EASTERN MIRROR & GLASS
800 CHARTIERS AVENUE
PITTSBURGH PA 15220
PH: (412) 922-9449
FAX: (412) 922-0595

CIRCOLO WOOD FIRED
2100 EAST CARSON
PITTSBURGH PA

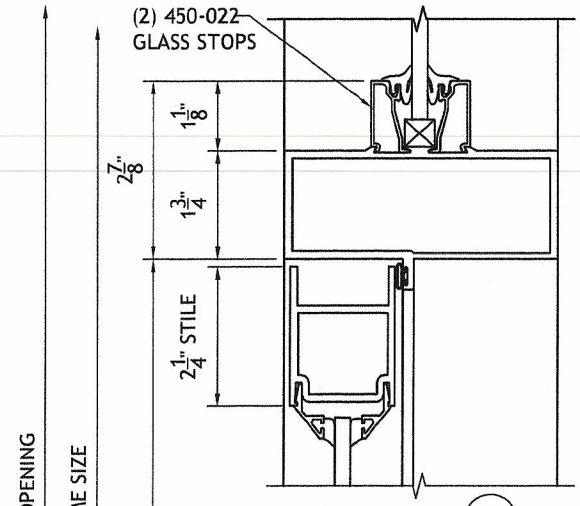
ARCHITECT: DLA ARCHITECT

JOB NO.

DRAWN: CHERNO | DATE: 7-28-14

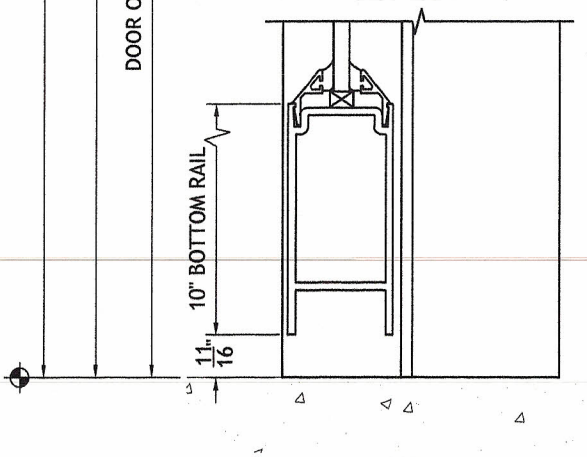
SCALE: HALF SIZE

DWG NO. D3



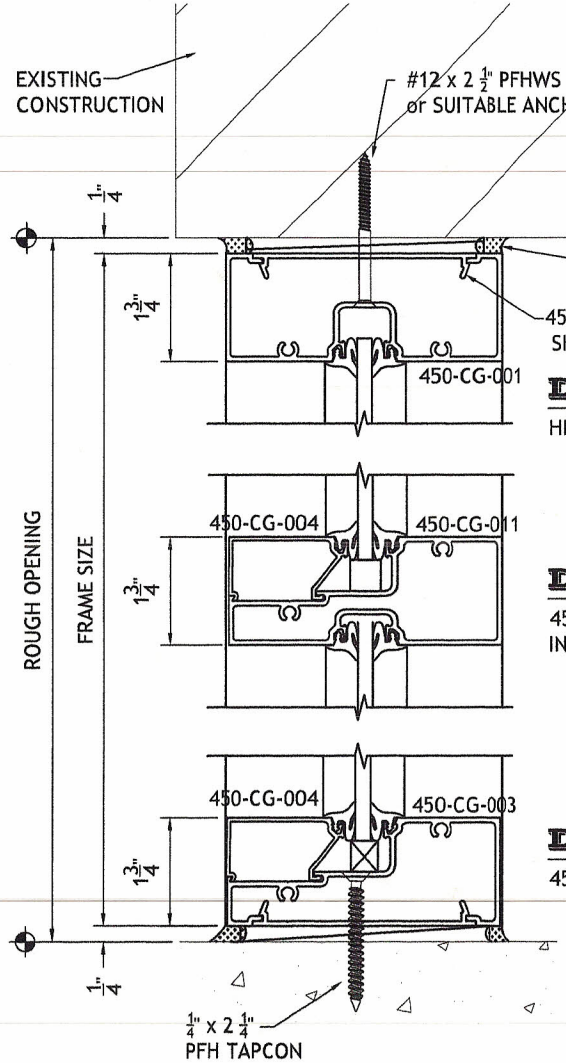
DETAIL 20

DOOR HEADER w/
TRANSOM @ 450 FRAMING



DETAIL 21

DOOR BOTTOM w/o THRESHOLD



DETAIL 22

HEAD @ 450 FRAMING

DETAIL 23

450 FRAMING
INTERMEDIATE HORIZ.

DETAIL 24

450 FRAMING SILL

REV	BY	DATE	REVISION
1	ENG	7-28-14	1st SUBMITTAL

EASTERN MIRROR & GLASS
800 CHARTIERS AVENUE
PITTSBURGH PA 15220
PH: (412) 922-9449
FAX: (412) 922-0595

CIRCOLO WOOD FIRED
2100 EAST CARSON
PITTSBURGH PA

ARCHITECT: DLA ARCHITECT

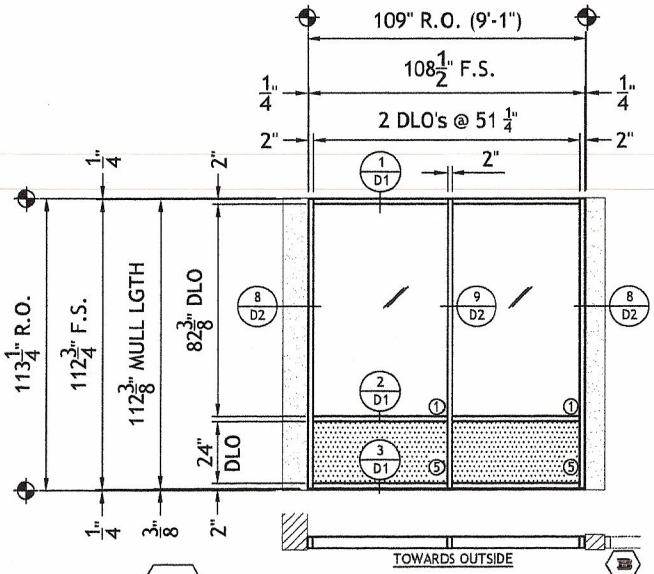
JOB NO.

DRAWN: CHERNO

DATE: 7-28-14

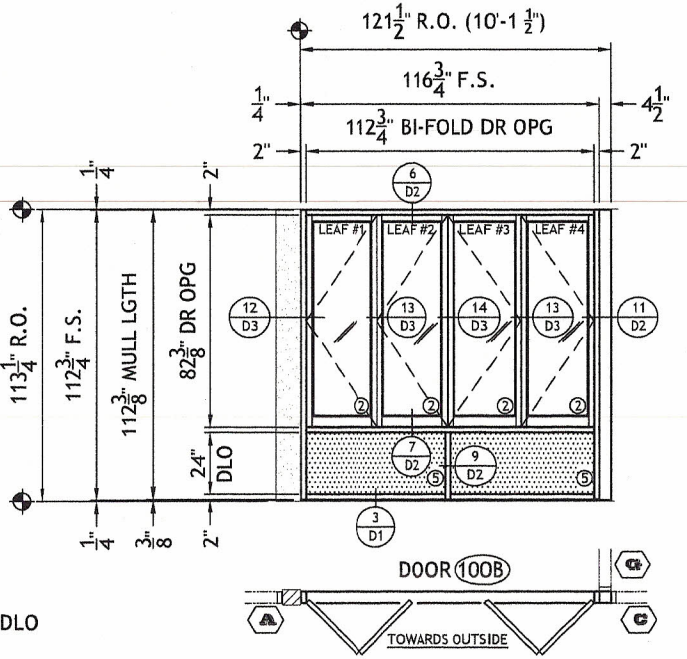
SCALE: HALF SIZE

DWG NO. D4



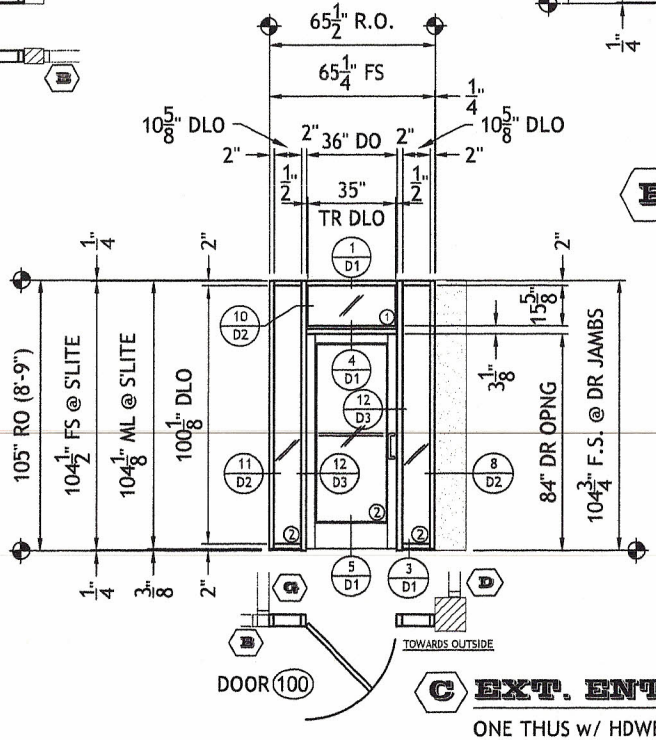
A EXT. WINDOW

ONE THUS



B EXT. BI-FOLD DOORS

ONE THUS w/ HDWE SET #2



C EXT. ENTRY

ONE THUS w/ HDWE SET #1

REV	BY	DATE	REVISION
1	EMG	7-28-14	1st SUBMITTAL

EASTERN MIRROR & GLASS
800 CHARTIERS AVENUE
PITTSBURGH PA 15220
PH: (412) 922-9449
FAX: (412) 922-0595

CIRCOLO WOOD FIRED
2100 EAST CARSON
PITTSBURGH PA

ARCHITECT: DIA ARCHITECT

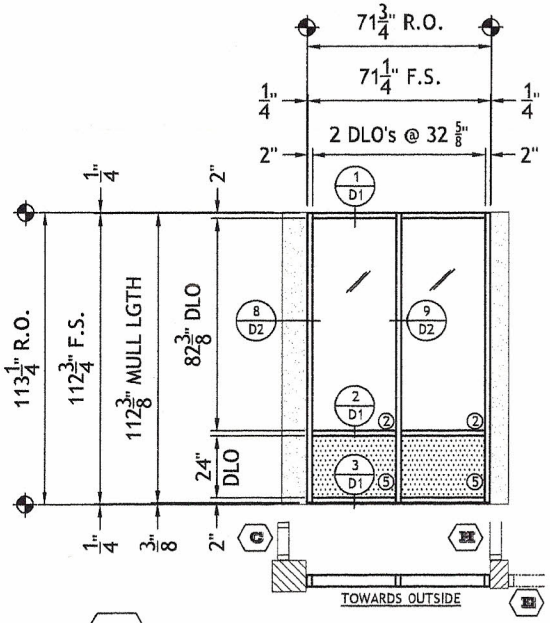
JOB NO.

DRAWN: CHERNO

DATE: 7-28-14

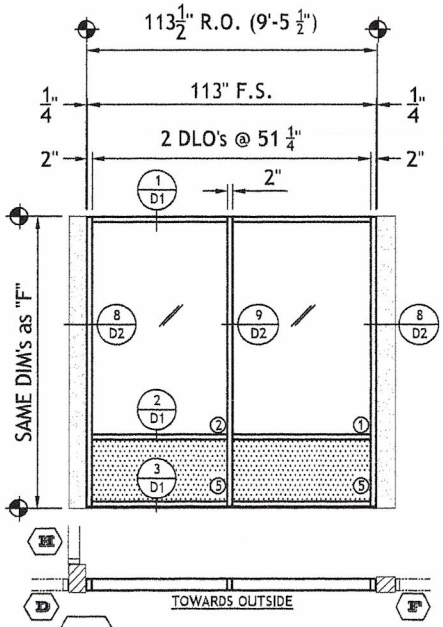
SCALE: 1/4"=1'-0"

DWG NO. E1



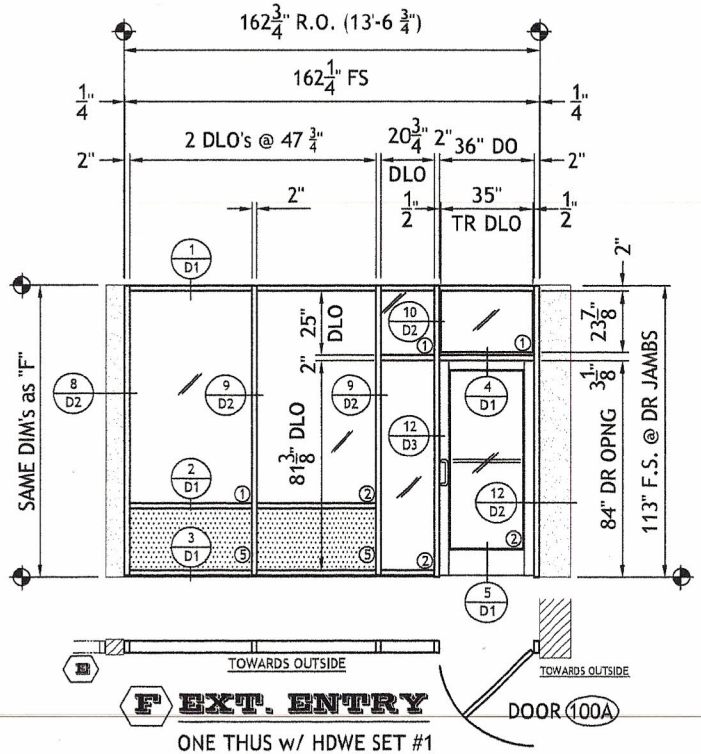
D EXT. WINDOW

ONE THUS



E EXT. WINDOW

ONE THUS



F EXT. ENTRY

ONE THUS w/ HDWE SET #1

REV	BY	DATE	REVISION
1	EMS	7-28-14	1st SUBMITTAL

EASTERN MIRROR & GLASS

800 CHARTERS AVENUE
PITTSBURGH PA 15220
PH: (412) 922-9449
FAX: (412) 922-0595

CIRCOLO WOOD FIRED

2100 EAST CARSON
PITTSBURGH PA

ARCHITECT: DIA ARCHITECT

JOB NO.

DRAWN: CHERNO

DATE: 7-28-14

SCALE: 1/4"=1'-0"

DWG NO. E2

EASTERN MIRROR AND GLASS

800 CHARTIERS AVENUE *(412) 922-9449*
PITTSBURGH, PA 15220 *FAX (412) 922-0595*

QUOTATION

DATE: **May 24, 2014**

PROJECT NAME: **Storefront**

TO: **Sofranko Advisory Group, LLC**

PROJECT LOCATION: *21ST AND CARSON STREETS SOUTHSIDE, PA.*

ATTN: **Ron (ron@sofrankoadvisors.com)**

FAX NUMBER: **412-935-2151**

We hereby submit specifications and estimates for:

Supply and install aluminum and glass doors and storefront as per plans and spec's.

INCLUDED IN QUOTE

Aluminum and glass doors and fixed storefront windows for 7- openings

2- openings to have 3' x 7' aluminum doors and frames with fixed sidelights.
Opening sizes: 1- @ 54'' x 108'' and 1- @ 66'' x 105''
Door style and hardware: narrow style doors with 10'' bottom rails, threshold, locks, Norton closers, butt hinges, door sweeps, 1'' diameter push/pull handles, 1'' insulated units and weather stripping.

5- fixed storefront openings: sizes: 1- @ 100'' x 90'' 1- @ 114'' x 90'' 1- 72'' x 90'' 1- 117'' x 90'' and 1- @ 109'' x 90''
Framing : 2'' x 4 ½'' center glazed thermal brake system in a clear anodized finish.
Glass: 1'' insulated Low-E units, tempered where required.
Sill flashing and caulking included
Doors and framing to have a clear anodized finish.
Demo and removal of existing framing included

Doors and framing manufactured by YKK

Total Cost: $ 14,200.00

ADD: $8300.00 to furnish and install bi-fold doors in lieu of storefront Approx size 117 x 90
ADD: $3,400.00 to furnish and install aluminum door and frame with return frames to create new vestibule. door style and framing to match exterior and the glass to be ¼'' clear tempered. (vestibule ceiling not included.)
Add: $2400.00 To add 1" omega panels at bottom of storefront frames that will go full hieght

The above quotation is good for 60 days unless otherwise stated. Net payment is due within 30 days from date of invoice.

Authorized Signature: _____

ACCEPTANCE OF PROPOSAL - The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

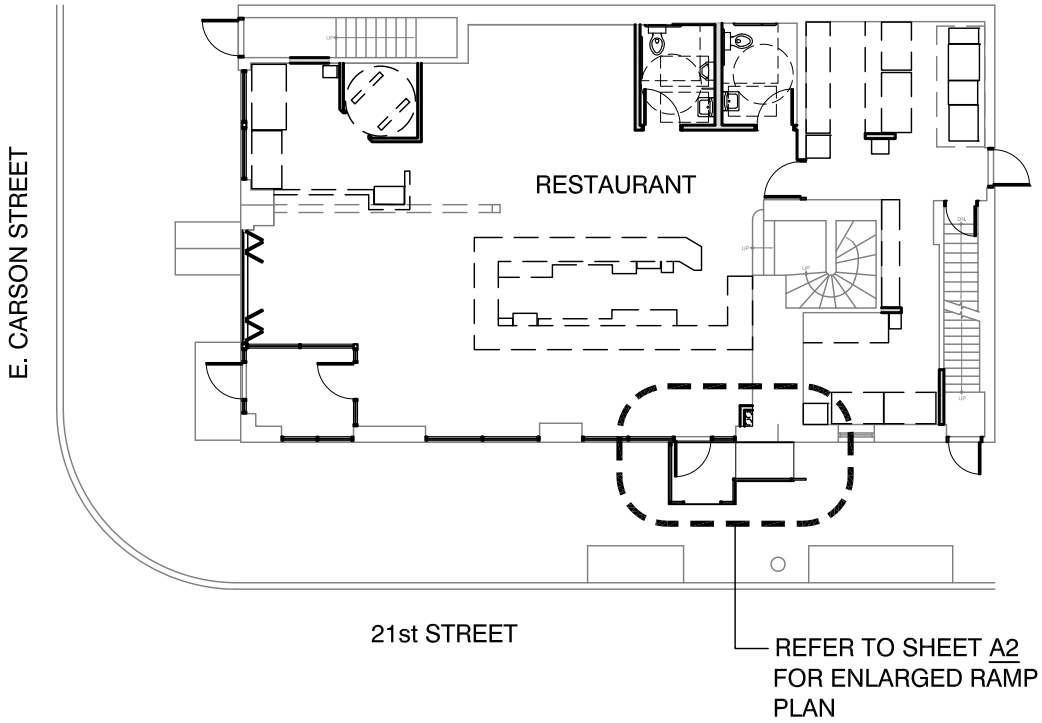
Signature: _____ Date of Acceptance: _____

Existing Building & Wheelchair Ramp Photographs

21st Street side – accessibility at exterior doorway (at right) to be improved.

21st Street side; view of non-compliant existing wheelchair ramp. (Refer to close-up photo next page.)

Close up of non-compliant existing wheelchair ramp.



SCALE: 1/16" = 1'-0"	DRAWN BY: GHL	ISSUE:

DLA
ARCHITECTURE
interior design
Foster Plaza 9, Suite 200
750 Holiday Dr., Pittsburgh, PA 15220
TEL 412 921 4300 FAX 412 921 4312

CIRCOLO WOODFIRED

2100 E. CARSON STREET
PITTSBURGH, PA 15203

SITE PLAN

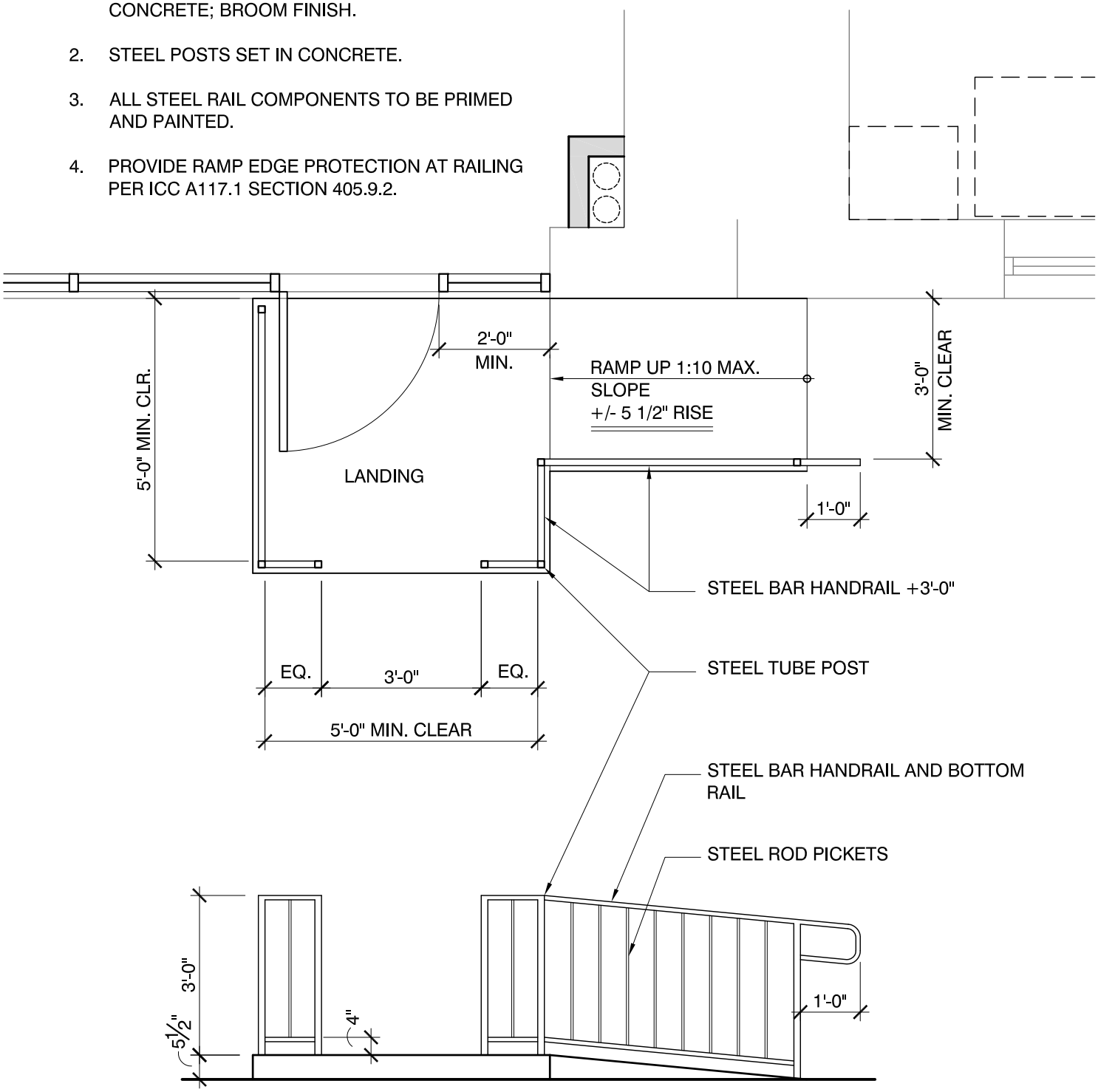
DATE: 10-8-14

PROJECT NO: 2014055.00

A1

RAMP & LANDING NOTES:

1. RAMP AND LANDING TO BE POURED IN PLACE CONCRETE; BROOM FINISH.
2. STEEL POSTS SET IN CONCRETE.
3. ALL STEEL RAIL COMPONENTS TO BE PRIMED AND PAINTED.
4. PROVIDE RAMP EDGE PROTECTION AT RAILING PER ICC A117.1 SECTION 405.9.2.



RAIL ELEVATION

NOTE: RISE IS LESS THAN 6", THEREFORE HANDRAILS ARE NOT REQUIRED

SCALE: 3/8" = 1'-0"	DRAWN BY: GHL	ISSUE:

DLA ARCHITECTURE interior design
Foster Plaza 9, Suite 200
750 Holiday Dr., Pittsburgh, PA 15220
TEL 412 921 4300 FAX 412 921 4312

CIRCOLO WOODFIRED

2100 E. CARSON STREET
PITTSBURGH, PA 15203

RAMP ADDITION

DATE: 10-8-14

PROJECT NO: 2014055.00

A2

Local Design Reference; similar circumstance and design intent.
Fat Head's Saloon / 1805 E. Carson Street

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.*

STAFF USE ONLY:

DATE RECEIVED: 8/15/14

LOT AND BLOCK NUMBER: 27-G-320

WARD: 4th

FEE PAID: yes

ADDRESS OF PROPERTY:

4101 Bigelow Blvd,
Pittsburgh, PA 15213

DISTRICT:

Oakland Civic Center

OWNER:

NAME: PMC / Schenley HSB associates, L.P.

ADDRESS: 1608 Walnut Street, Suite 1400,
Philadelphia, PA 19103

PHONE: 1608 Walnut Street, Suite 1400,

EMAIL:

APPLICANT:

NAME: Sean Beasley

ADDRESS: 925 Liberty Avenue
Pittsburgh, PA 15222

PHONE: 412-606-3168

EMAIL: sbeasley@stradallc.com

REQUIRED ATTACHMENTS:

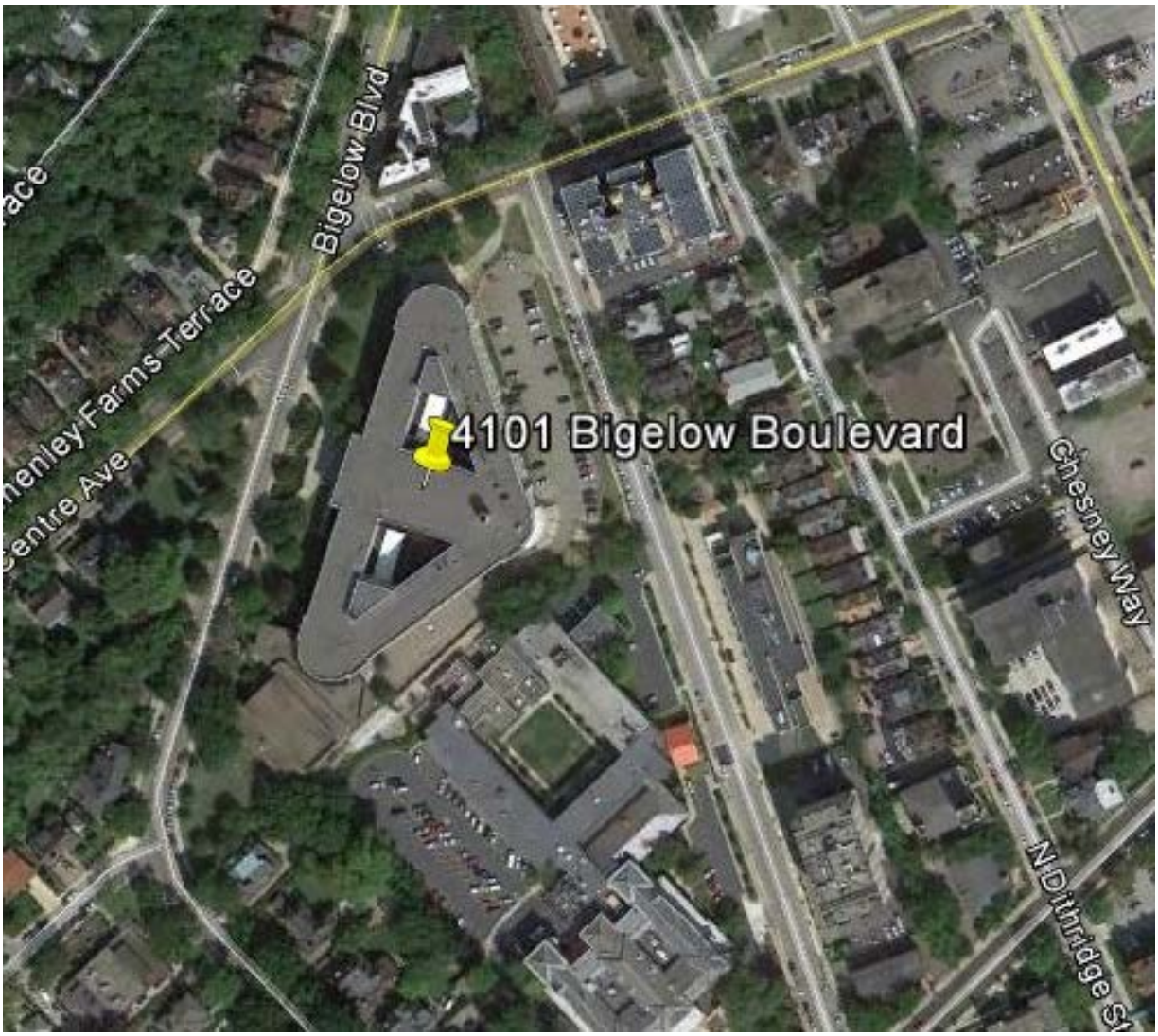
☐ Drawings ☐ Photographs ☐ Renderings ☐ Site Plan ☐ Other

DETAILED DESCRIPTION OF PROPOSED PROJECT:
The alteration of the former Schenley High to rental apartments. The exterior renovations include the removal of all mechanical louvers from the window openings and all miscellaneous lights and signage. A new entrance will be created at an existing mechanical louver and 2 windows will widened at the parking level facing Bellefield Avenue. The building will be cleaned and masonry repair will be done where ~~required. A new rooftop addition of 10 apartment units and deck will be constructed on the existing roof.~~ Mechanical units will also be added to the roof.

SIGNATURES:

OWNER: _____ DATE: _____

APPLICANT: _____ DATE: _____


4101 Bigelow Boulevard
Bigelow Blvd
henley Farms Terrace
Centre Ave
Chesney Way
N Dithridge St

1 Site Plan

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Site Plan
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2 Bedroom Unit
1 Bedroom Unit
Bedroom
Kitchen
Bathroom
Closet

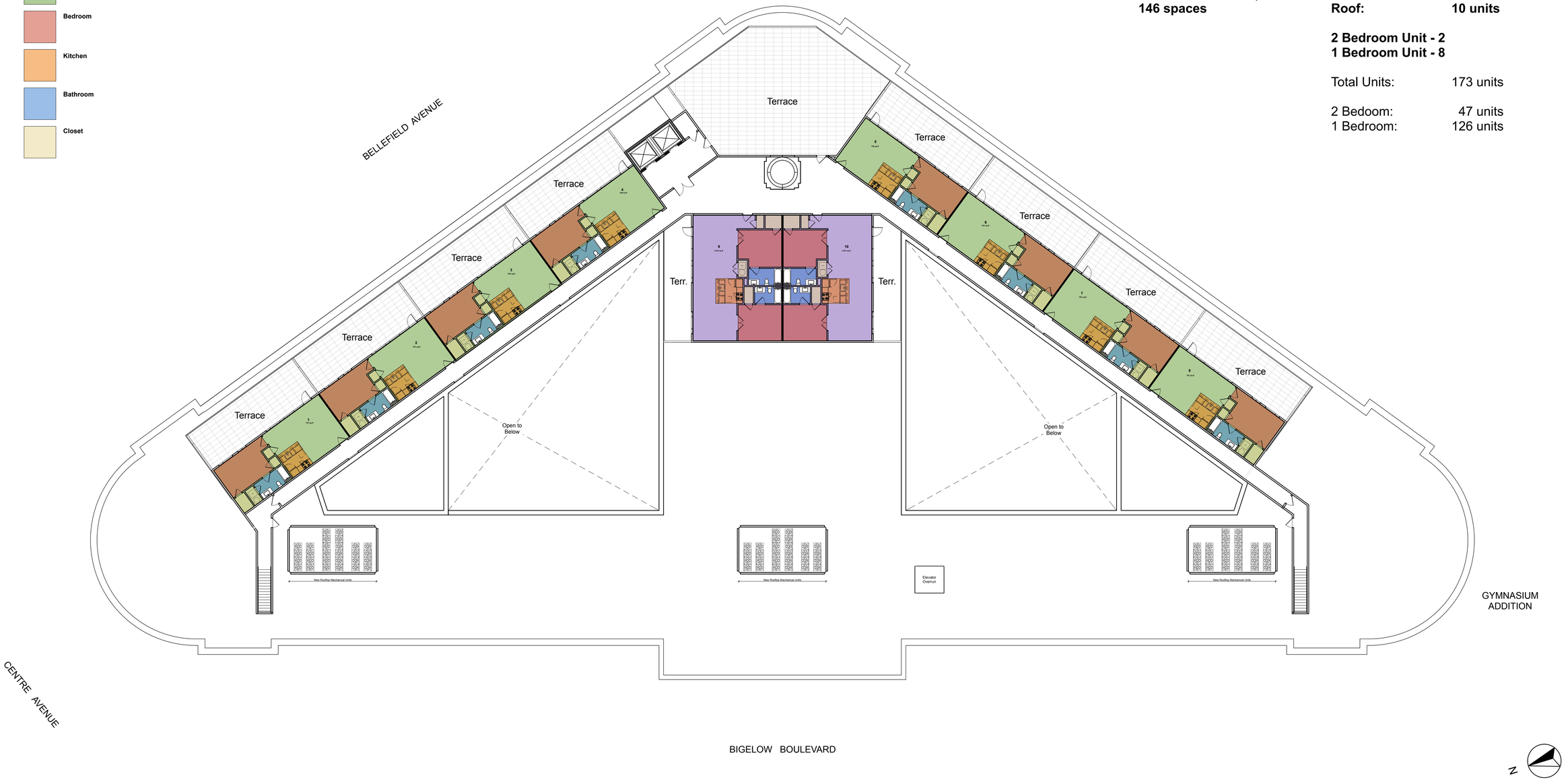
Parking Summary

Surface:	70+2 van accessible spaces
Garage:	70+4 accessible spaces
Total:	140 + 6 accessible spaces
	146 spaces

Lobby Level:	0 units
Lower Level:	21 units
Ground Floor:	42 units
First Floor:	32 units
Second Floor:	34 units
Third Floor:	34 units
Roof:	**10 units**

2 Bedroom Unit - 2
1 Bedroom Unit - 8

Total Units:	173 units
2 Bedoom:	47 units
1 Bedroom:	126 units



1 Roof Plan

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Roof Plan
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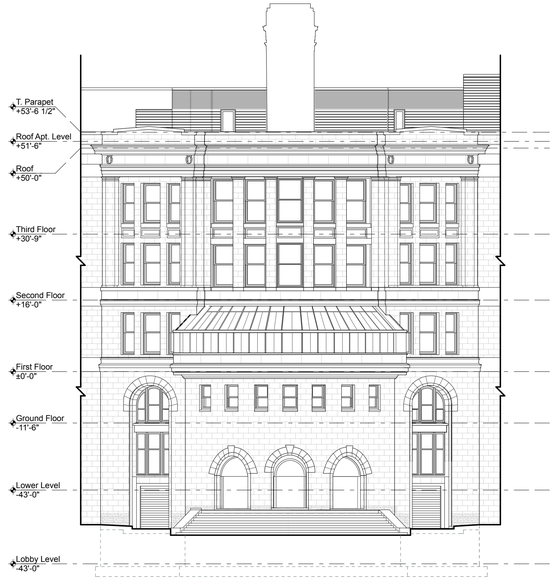
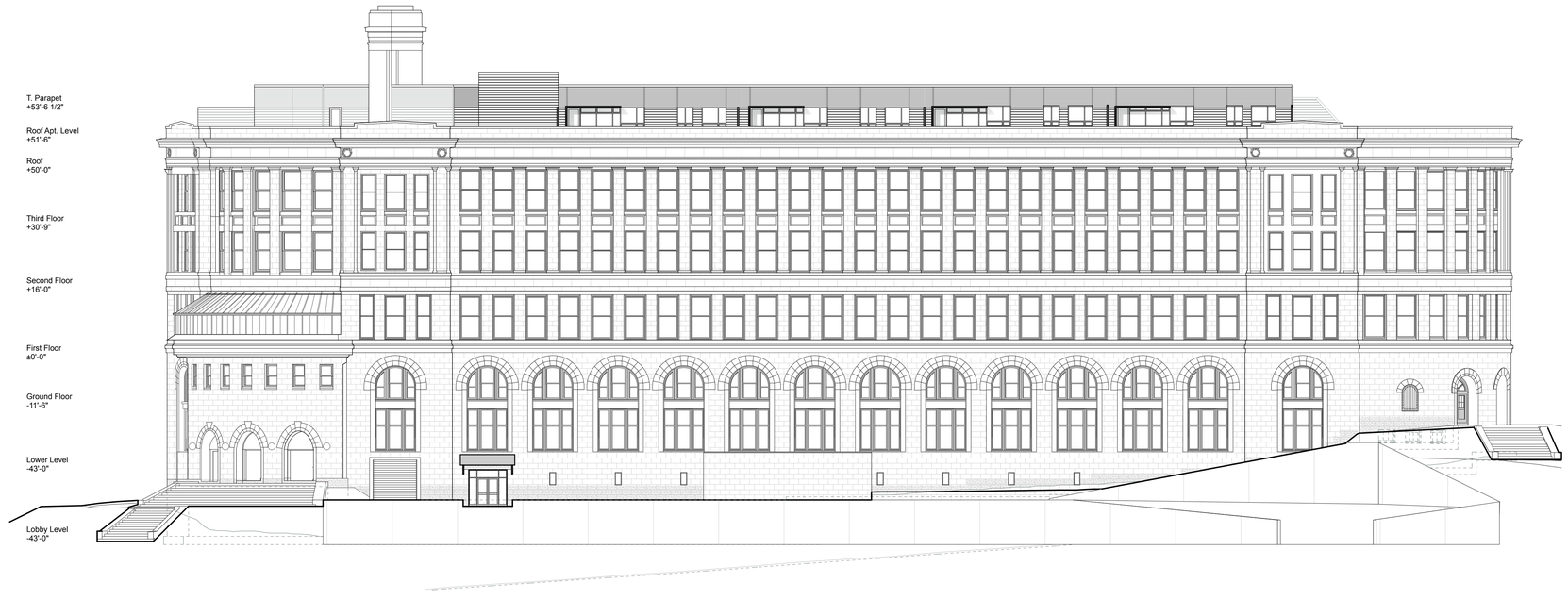
1 Property Elevation

0 8' 16' 32'



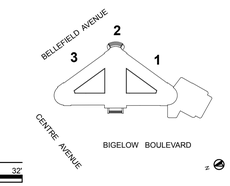
2 East Elevation

0 8' 16' 32'



3 Bellefield Elevation

0 8' 16' 32'



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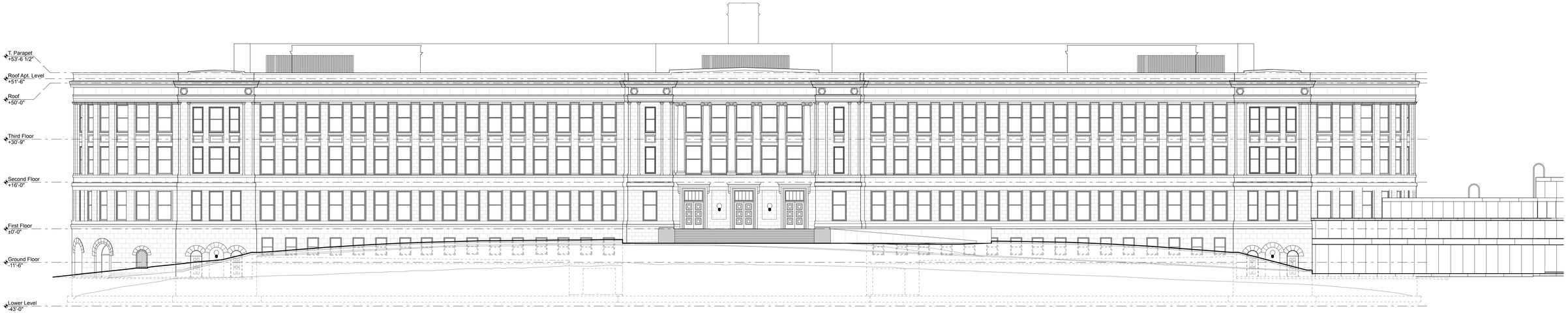
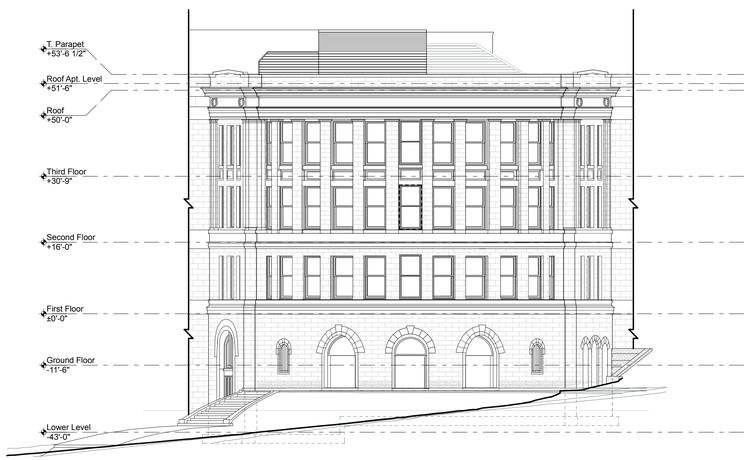


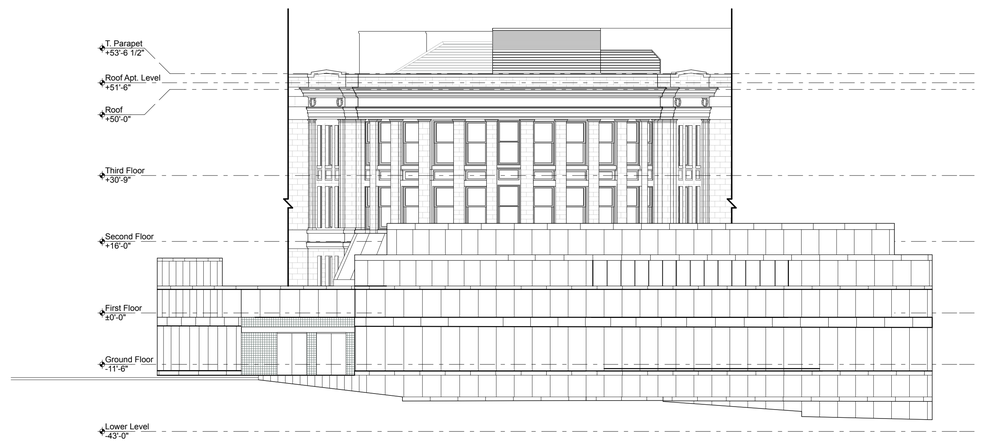
1 Bigelow Boulevard Elevation

0 8' 16' 32'



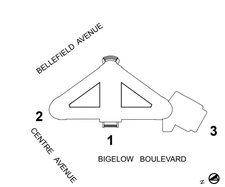
2 North Elevation

0 8' 16' 32'



3 South Elevation

0 8' 16' 32'



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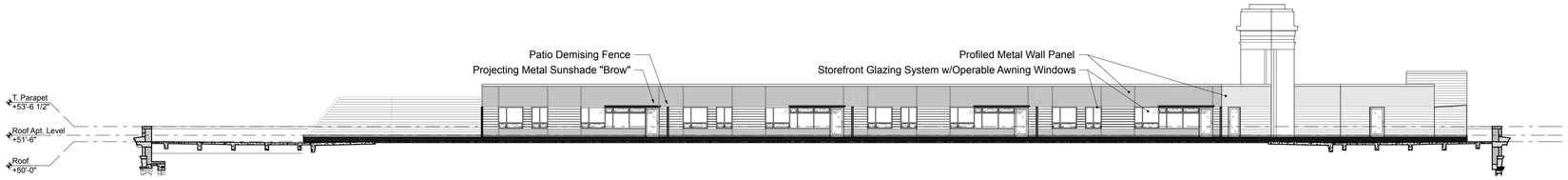
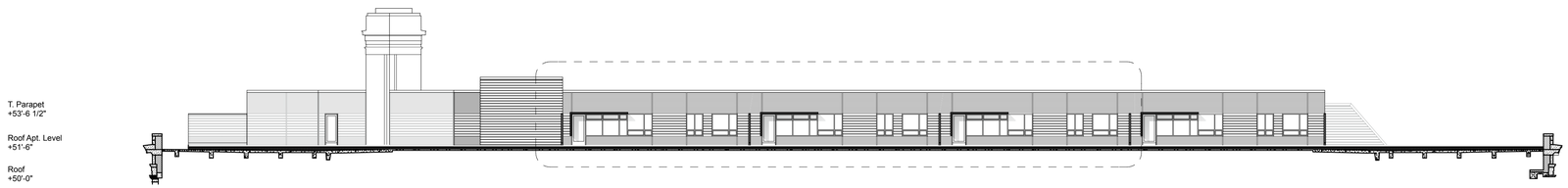


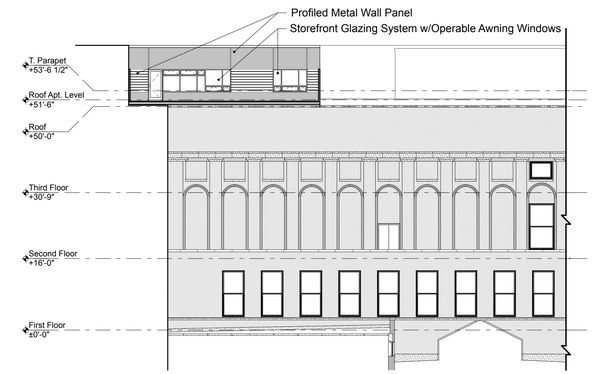
1 Rooftop Apartment Units - Property Elevation

0 8' 16' 32'



2 Rooftop Apartment Units - Bellefied Elevation

0 8' 16' 32'

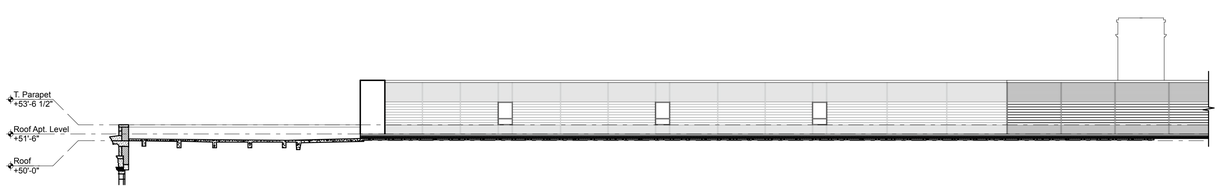


3 Rooftop Apartment Unit facing Light Court

0 8' 16' 32'

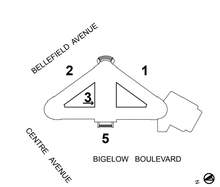
4 Rooftop Apartment Units - Partial Enlarged Bellefied Elevation

0 2' 4' 8'



5 Partial Interior Roof Elevation (Courtyard)

0 8' 16' 32'



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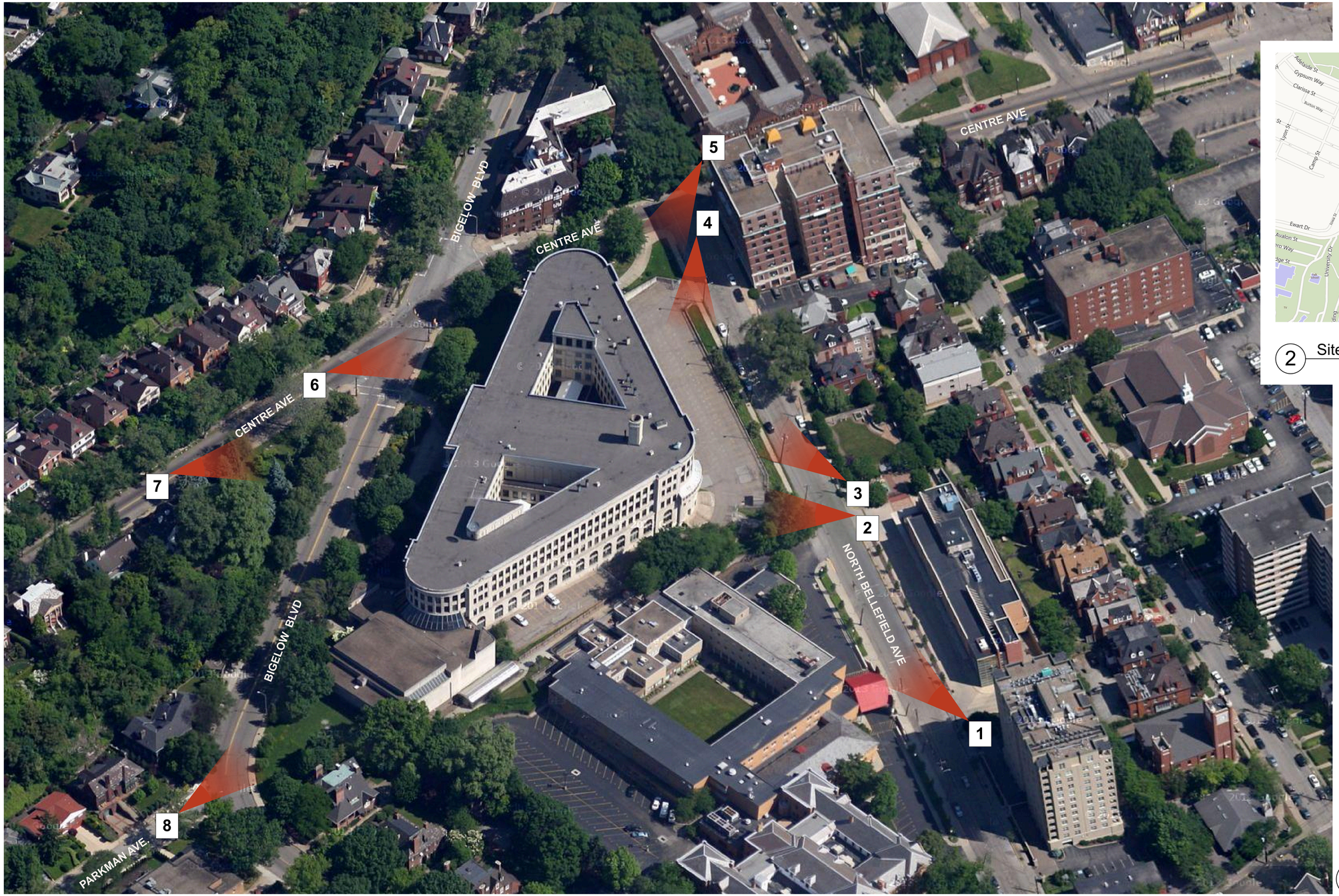

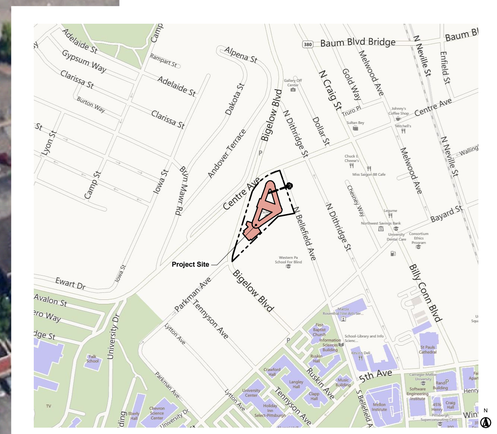

2 Site Vicinity Map

1 Aerial + Street View Orientation Map

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Site Vicinity Map
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1 View from Bellefield St

2 View from Bellefield St

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3 View Up Bellefield St

4 View Down Bellefield St, Intersection with Centre Ave

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5 View from Centre Ave, SE of Bellefield St

6 View from Parkman Ave. and Bigelow Blvd.

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7 View from Centre Ave, E. of Bigelow Blvd.

8 View from Parkman Ave. and Bigelow Blvd.

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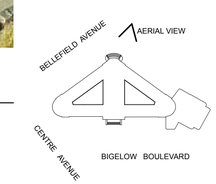
1 Bird's-eye View of Rooftop Addition from the East



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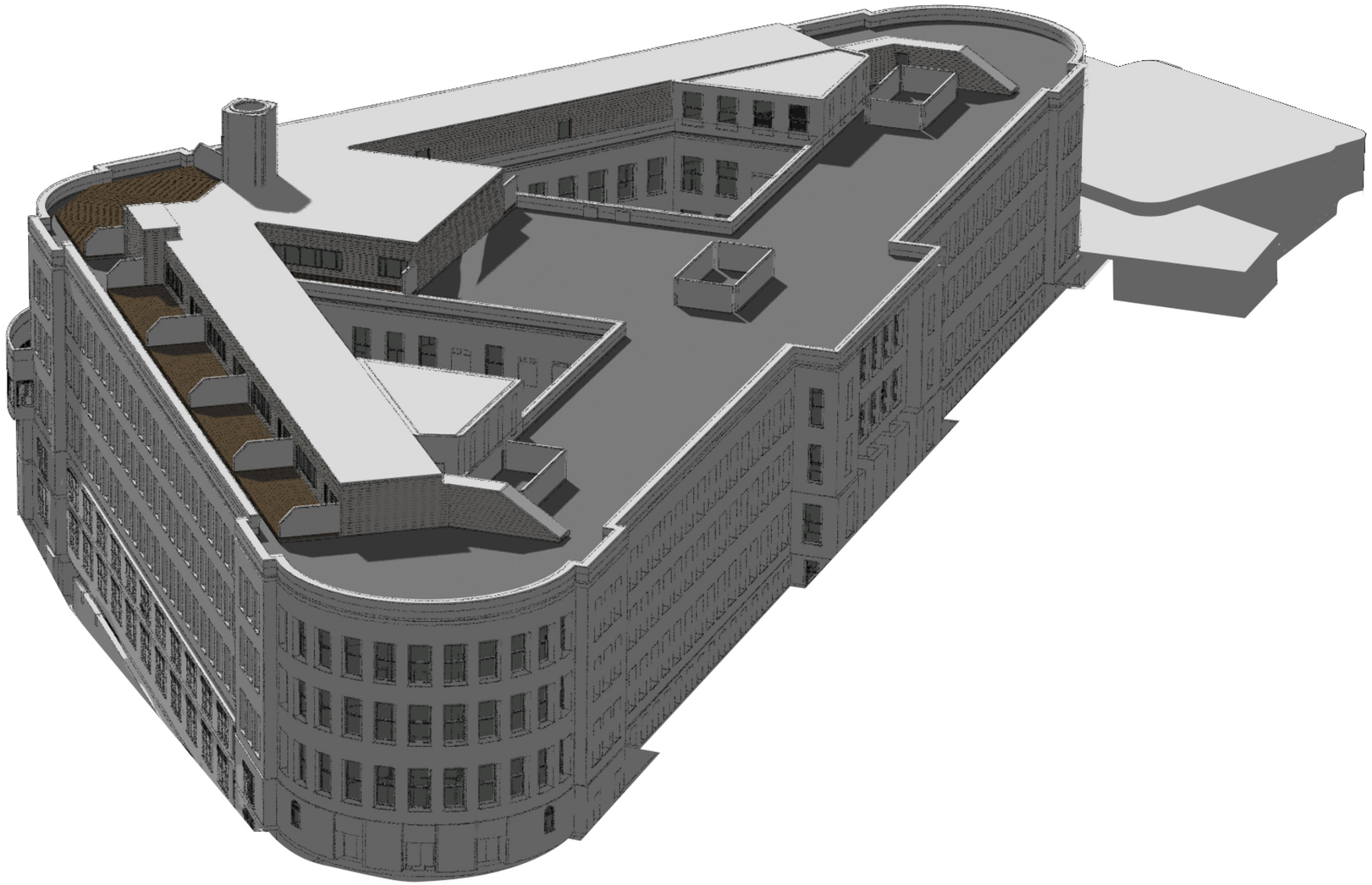
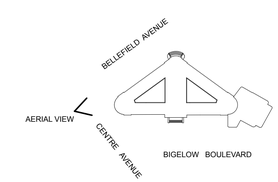


1 Bird's-eye of Rooftop Addiiton from the North



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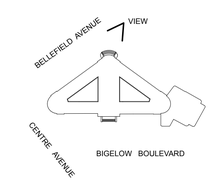
1 View from Bellefield - Existing



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View from Bellefield - Existing
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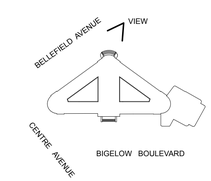
1 View from Bellefield - Proposed



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View from Bellefield - Proposed
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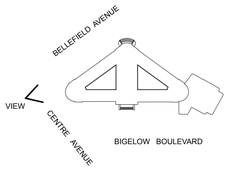
1 View from Centre - Existing



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View from Centre- Existing
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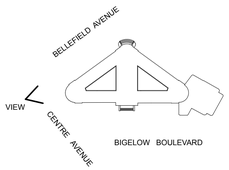
1 View from Centre - Proposed



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View from Centre - Proposed
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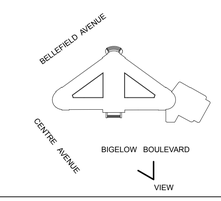
1 View from Centre and Bigelow - Existing



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View from Centre/Bigelow - Existing
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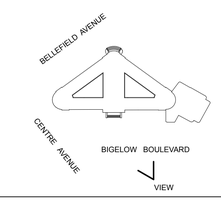
1 View from Centre and Bigelow - Proposed



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View from Centre/Bigelow - Proposed
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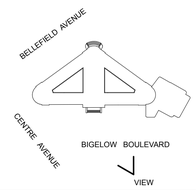
1 View from Centre - Existing



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View from Centre - Existing
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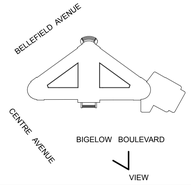
1 View from Centre - Proposed



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View from Centre - Proposed
October 17, 2014

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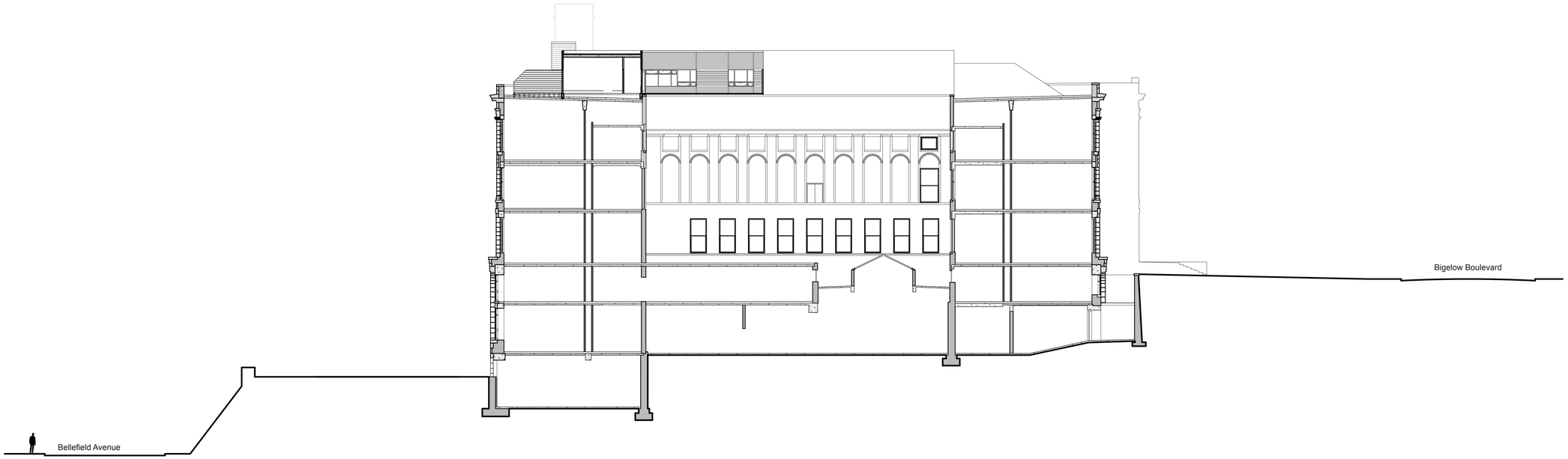
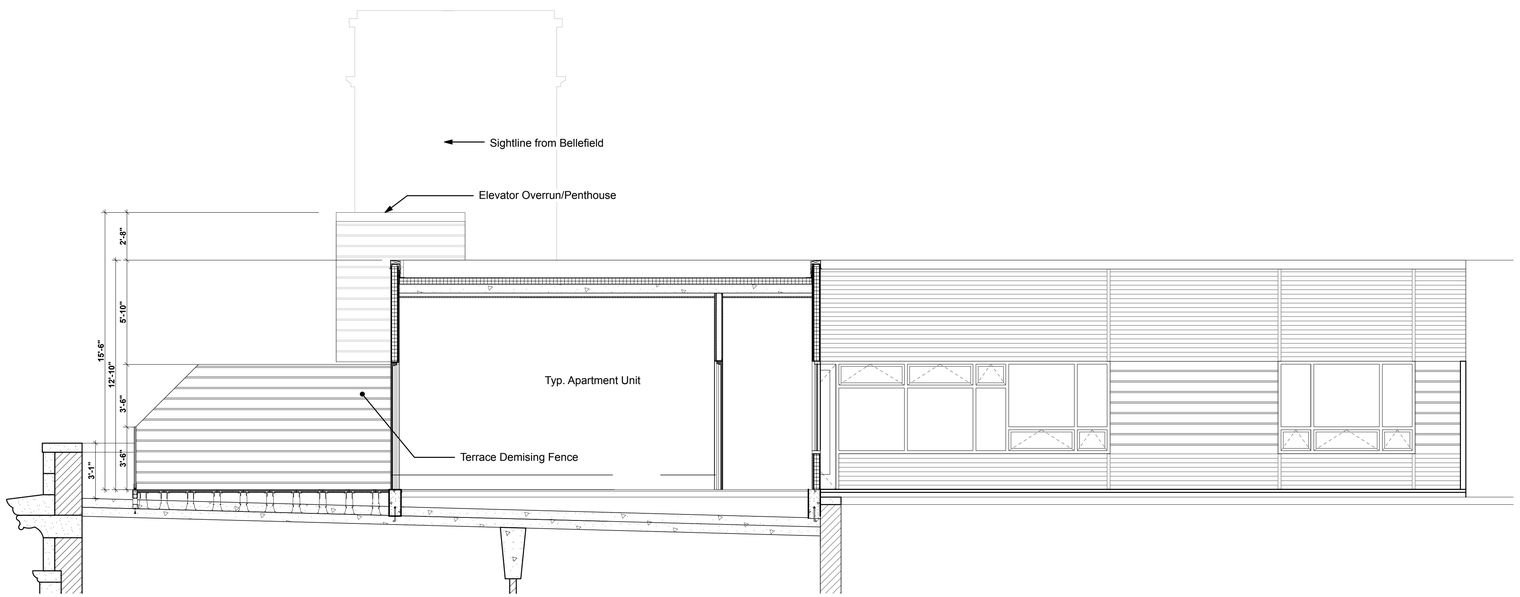


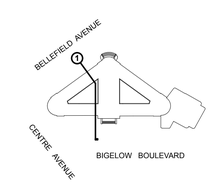
1 Section through Bellefield

0 8' 16' 32'



2 Enlarged Section

0 2' 4' 8'



Schenley Building Conversion - PMC PITTSBURGH, PA
Building Sections
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