

Development Activities Meeting Report (Version: 06/24/2020)

This report created by the Neighborhood Planner and included with staff reports to City Boards and/or Commissions.

Logistics	Stakeholders
Project Name/Address: Heinz Hall Exterior Renovations / 600 Penn Ave	Groups Represented (e.g., specific organizations, residents, employees, etc. where this is evident): Pittsburgh Downtown Partnership
Parcel Number(s): 1-D-32	
ZDR Application Number: DCP-ZDR-2021-04099	
Meeting Location: Virtual, via Zoom	
Date: May 13, 2021	
Meeting Start Time: 5:00 PM	
Applicant: Pittsburgh Cultural Trust, MCF Architects	Approx. Number of Attendees: 15
Boards and/or Commissions Request(s): Planning Commission approval for project subject to Project Development Plan review in the Golden Triangle (GT) District	

How did the meeting inform the community about the development project?

Ex: Community engagement to-date, location and history of the site, demolition needs, building footprint and overall square footage, uses and activities (particularly on the ground floor), transportation needs and parking proposed, building materials, design, and other aesthetic elements of the project, community uses, amenities and programs.

- Alan Hohlfelder of MCF Architects presented on the proposed improvements to Heinz Hall. He explained that most of the improvements would be to the interiors — restoration of the front-of-house spaces, dressing rooms, and community spaces within the building — but that there would be two exterior components included in the renovation. These exterior components would impact both of the building’s facades, on 6th Street and Penn Avenue. The front façade, along 6th Street, would see a replacement of the storefronts. The façade along Penn Avenue, which includes the administrative entrance to the facility, would see an added soffit to the building to bring new outside air to help with ventilation in the basement, with COVID in mind.
- A. Hohlfelder explained that the Heinz Hall facility is not within the Downtown Pittsburgh historic district and that that areas that are to undergo replacement are not part of the original building. He showed a photograph of Heinz Hall prior to the 1971 renovation, pointing out that the areas undergoing the renovation were formerly where the Mayflower Coffee Shop used to be.
- A. Hohlfelder showed a photo of the existing box office area, explaining that the storefronts that the project team is looking to replace are located under the copper dome awnings. He mentioned that the storefronts are over 50 years old and deteriorated and are currently showing a lot of wear and tear from the salt that gets put on the sidewalks over time. Additionally, the project team is looking to add ADA-compliant accessibility upgrades to the storefront entrances to allow for users in wheelchairs and elderly patrons to navigate.
- A. Hohlfelder showed a closeup of one of the storefronts, pointing out the rust that was penetrating the bottom of the door frame and explaining that this was happening to all of the storefronts. He mentioned that the doors’ hinges are buried in the sidewalk itself and have experienced deterioration from salt and water.
- A. Hohlfelder showed an elevation of the 6th Avenue façade, explaining that the proposal was to remove the storefronts and replace them with new aluminum storefronts that are more weather-tight and weather-resistant. The doors will also include new push buttons for ADA accessibility (automatic door opening). The new pairs of doors will be separated from one another by a small space, whereas they are currently touching one another.

- A. Hohlfelder showed a floor plan of the box office showing the separation between the door pairs. This separation is to allow for security devices to be implemented inside. The door design was explained to reflect both accessibility upgrades and security upgrades.
- A. Hohlfelder showed two photos of the existing administrative entrance on Penn Avenue as well as an elevation. He explained that this component of the exterior renovation would be to adjust the soffit to allow for outside air to reach the air handling units in the basement through a new ventilation system. The soffit would be dropped to match the level of the soffit over the other entry doors on that façade (just to the left of the administrative entrance), and then an outside air grille would be connected to ductwork that goes down into the basement. A slide was also shown briefly showing more details of how the ductwork would be run to move the outside air to the basement.
- A. Hohlfelder summarized again that the majority of the renovation project would be to the interior of the building — the grand tier and the grand lobby in the hall.

Input and Responses

Questions and Comments from Attendees	Responses from Applicants
<p>Thanks, Alan, for running us through both of those projects. When you look at how deteriorated the Benedum marquee is, we're just excited for you guys to be able to do all the work there. The upgrades make a ton of sense. For the Heinz Hall too. So, no questions or concerns from the PDP side.</p>	

Other Notes

Planner completing report: Phillip Wu