ALCOSAN
CSO Bypass & Disinfection Project
3300 Preble Avenue
Pittsburgh, PA 15233

RIV-GI Zoning District

City of Pittsburgh
Planning Commission Briefing

May 3, 2022
Introductions

- Kim Kennedy, ALCOSAN, Director of Engineering and Construction
- Jeff Argyros, ALCOSAN, Manager of Capital Projects - Treatment
- Jeff Mazza, ALCOSAN, Project Manager
- Joel Kostelac, GHD, Project Manager
- Rulison Evans, GHD, Project Engineer
Project description

- One of several ongoing and future projects at the Woods Run wastewater treatment plant
- Provides capability to treat wet-weather flows up to 600 million gallons per day
- Reduces combined sewer overflows to rivers and streams
- New chemical building for safe storage and handling of disinfection chemical (sodium hypochlorite)
Site plan

Proposed chemical building (42' W x 64' L x 38' H)
Development activity

- **Existing use**
  - Two existing storage and maintenance buildings (steel) on Woods Run wastewater treatment plant campus (US Homeland Security nationally-critical site)

- **Proposed use**
  - 2-story building
  - Chemical storage and handling

- **Context**
  - Marshall-Shadeland neighborhood
  - RCO: Brightwood Civic Group (DAM meeting held on 4/5/2022)
  - RIV-GI zoning district
  - Industrial area
  - Water-dependent use

- **Regulatory review status**
  - Design review complete
  - Zoning application submitted (DCP-ZDR-2022-01078)
  - Building permit application submitted (BP-2002-05584)
  - No anticipated variances
Site context (before and after photos/renderings)

Existing metal buildings, to be removed

Proposed chemical building
Site context (before and after photos/rendering)

Existing metal buildings, to be removed

Proposed chemical building
Architectural elevations
Architectural isometrics
Construction management plan

- Contractor Personnel Entrance/Exit
- Contractor Parking Area
- Field Offices
- Contractor Trailers
- Equipment Laydown Areas
- Proposed chemical building

Keep road open as long as possible
Sustainability and stormwater management

- Cool roof
- Daylight harvesting
- LED lighting
- Lighting and HVAC controls
- No new impermeable surfaces
- The CSOB project is part of the Stormwater Management Plan that was approved in 2018 by the City of Pittsburgh and the Allegheny County Conservation District for the entire plant expansion.
Accessibility (private, gated site, not accessible to the public)

Construction Exit and Alternate Entrance (Tracy Street)

Primary Truck Entrance (Preble Avenue)

Proposed chemical building

Truck Traffic

Alternate Truck Traffic – Only When Available
Community process summary

  - Design review complete
  - Zoning comments – pending
  - Urban design targets review/approval – Pending
- Development Activities Meeting with Brightwood Civic Group – April 5, 2022
  - No objections voiced during meeting
- Building Permit application – April 13, 2022
  - BP comments – pending
- Planning commission briefing – May 3, 2022
- Planning commission hearing and anticipated action – May 17, 2022
Project Schedule

• Design complete – May 2022
• Receipt of Bids for Construction – August 2022
• Construction start – November 2022
• Construction complete – August 2025