

August 12, 2020

Nicole M. Kolesar
410 Revenue Street
Pittsburgh, Pa. 15120

Karina Ricks, Director of DOMI

414 Grant Street 215B

Pittsburgh Pa. 15219

Dear Miss Ricks,

I am writing this letter to request a vacation of a paper street, Coke Way, that sits between two lots that I own in the 31st Ward New Homestead. My address is 410 Revenue Street Pgh Pa 15120 and the other lot is 91-C-103 on Revenue Street. I would like to eventually do a lot consolidation but believe I need to do the vacation first. Thank you for your time.

Nicole M. Kolesar

APPLICATION FOR RIGHT OF WAY VACATION

City of Pittsburgh
 Department of Mobility and Infrastructure
 Page 1 of 2

Project Site Address	Revenue Street Pgh Pa 15120 91-C-103
Applicant Name or Representative	Nicole Kolesar
Address	410 Revenue Street Pgh Pa. 15120
Phone	412-512-3011
Email	nicole.kolesar@pittsburghpa.gov
Date Filed	

Property Owner Name: Nicole Kolesar	
Property Owner Address 410 Revenue St. Pgh Pa 15120 Phone Email nicole.kolesar@pittsburghpa.gov	
Survey Name and Contact JR Gales 412-885-8885	
Planning/Zoning Case Number (if applicable)	

Address or Location of Proposed Vacation Coke Way Pgh Pa 15120 Between 410 Revenue St. And lot 91-C-103	
Ward No. 31st	Council District 5 Zip Code 15120
Lot and Block ___ 91-C-103 and 91-C-60 and 59_____	Name of Plan of Lots New Homestead Plan of Lots
Plan Book Volume 18 Page No. 1	
Is the proposed vacation developed?	Y N
Is the proposed vacation paved?	Y N
Width of proposed vacation (prior to vacation) 20ft	
Length of proposed vacation (prior to vacation) 133.21ft	
Number of square feet/Number of linear miles requested 2664.2 sq ft.	

RIGHT OF WAY VACATION PACKAGE CHECKLIST *	
Letter of request with description of proposal and justification addressed to: Karina Ricks, Director of the Department of Mobility & Infrastructure 414 Grant Street, 215 B, Pittsburgh, PA 15219	
Site survey w/ property lines, parcel numbers, proposed vacation extents, and owners	
Signed petition expressing support for the vacation from property owners directly adjacent to the proposed ROW including name, contact information, parcel numbers, mailing address, telephone number, and email address. Note: letters of support from affected property owners such as those who may have impact to site access may also be requested.	
Legal Description signed and stamped by Licensed Surveyor	

Copy of all related recorded documents (Easements, Maps, Irrevocable Offer of Dedication, etc.)

Dimensioned Site Plan which shows the use of the proposed vacation for private development (if applicable). Provide full size plot **and** 8.5x11 or 11x17.

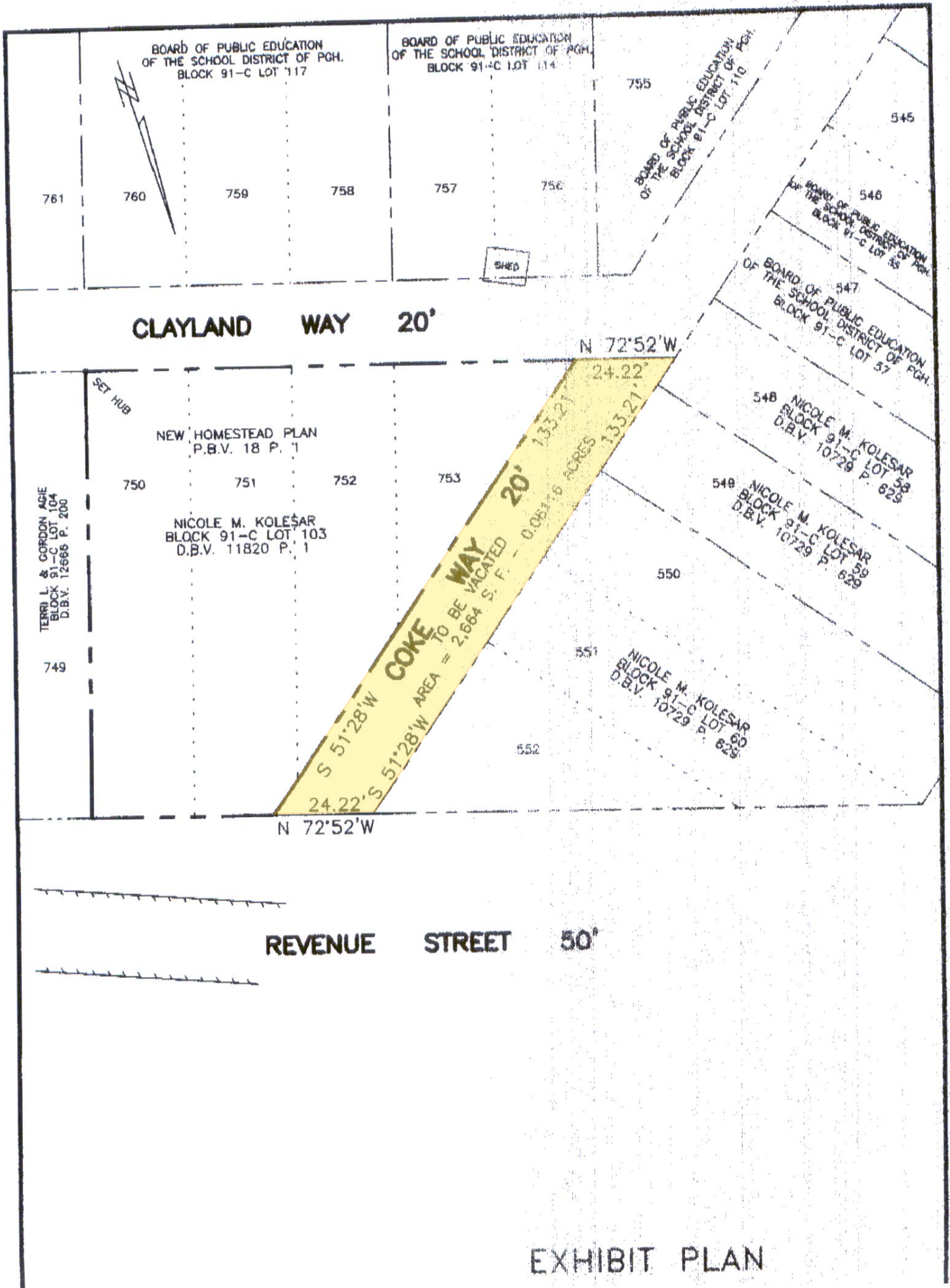
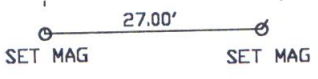
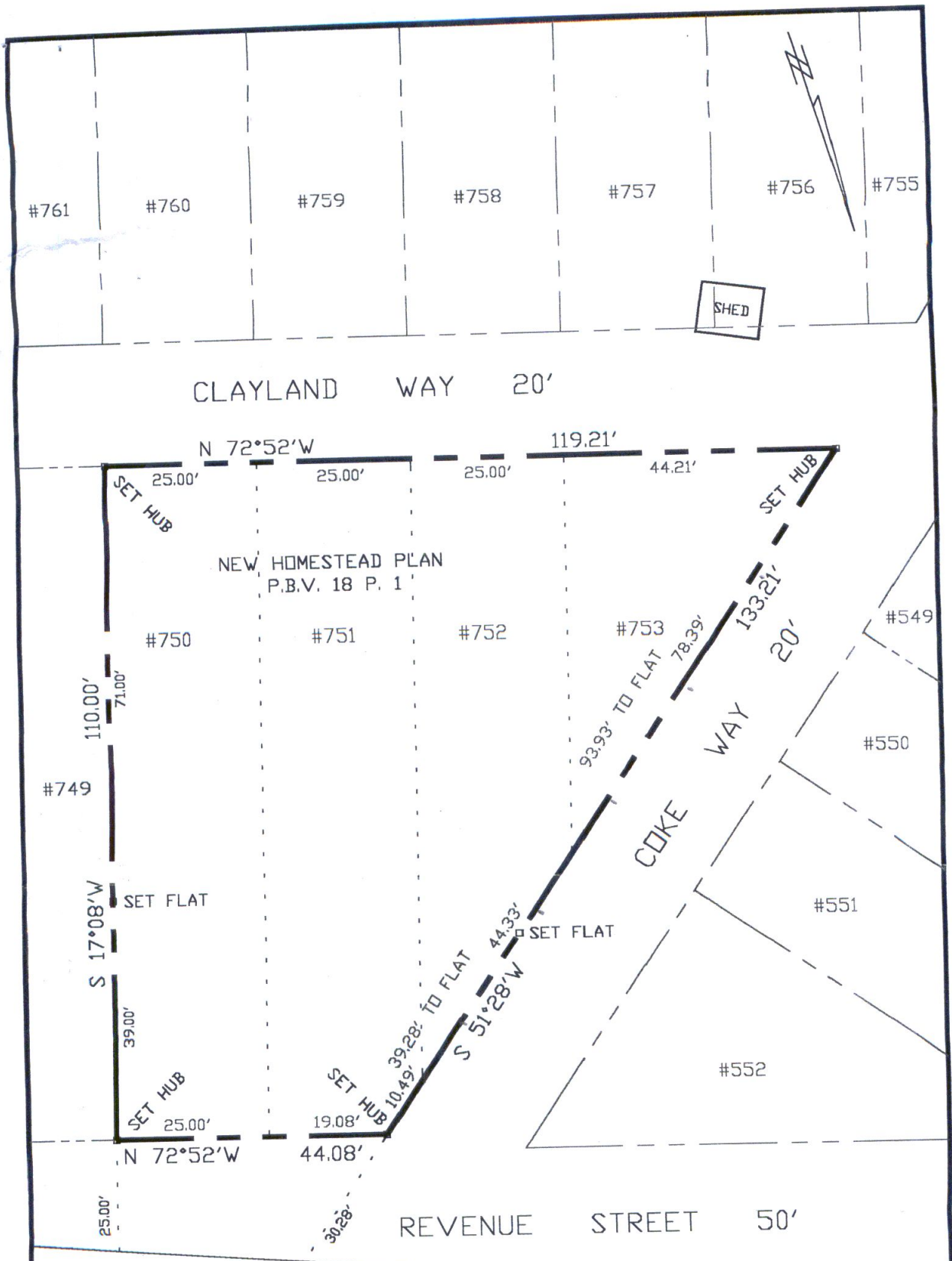


EXHIBIT PLAN



PLAN OF PROPERTY
 SITUATE IN
31ST WARD – CITY OF PITTSBURGH
ALLEGHENY COUNTY, PA
 MADE FOR
NICOLE M. KOLESAR

SCALE: 1" = 20' DATE: JUNE 18, 2007

PREPARED BY
J.R. GALES & ASSOCIATES, INC.
 2704 BROWNSVILLE ROAD
 PITTSBURGH, PA 15227
 PHONE (412) 885-8885 FAX (412) 885-1320

REF. D.B.V. 11820 P. 1
 SB 690 P. 16 BLOCK 91-C LOT 103

07-93091

LEGAL DESCRIPTION OF A PORTION OF COKE WAY TO BE VACATED

October 14, 2020
07-93091 2020 Vacation

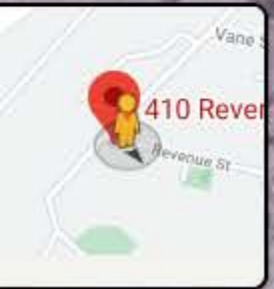
ALL THAT CERTAIN tract of ground situate in the 3RD Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being a portion of Coke way, a 20 foot right of way, as shown on the New Homestead Plan as recorded in Plan Book Volume 18 Page 1, being more particularly described to wit:

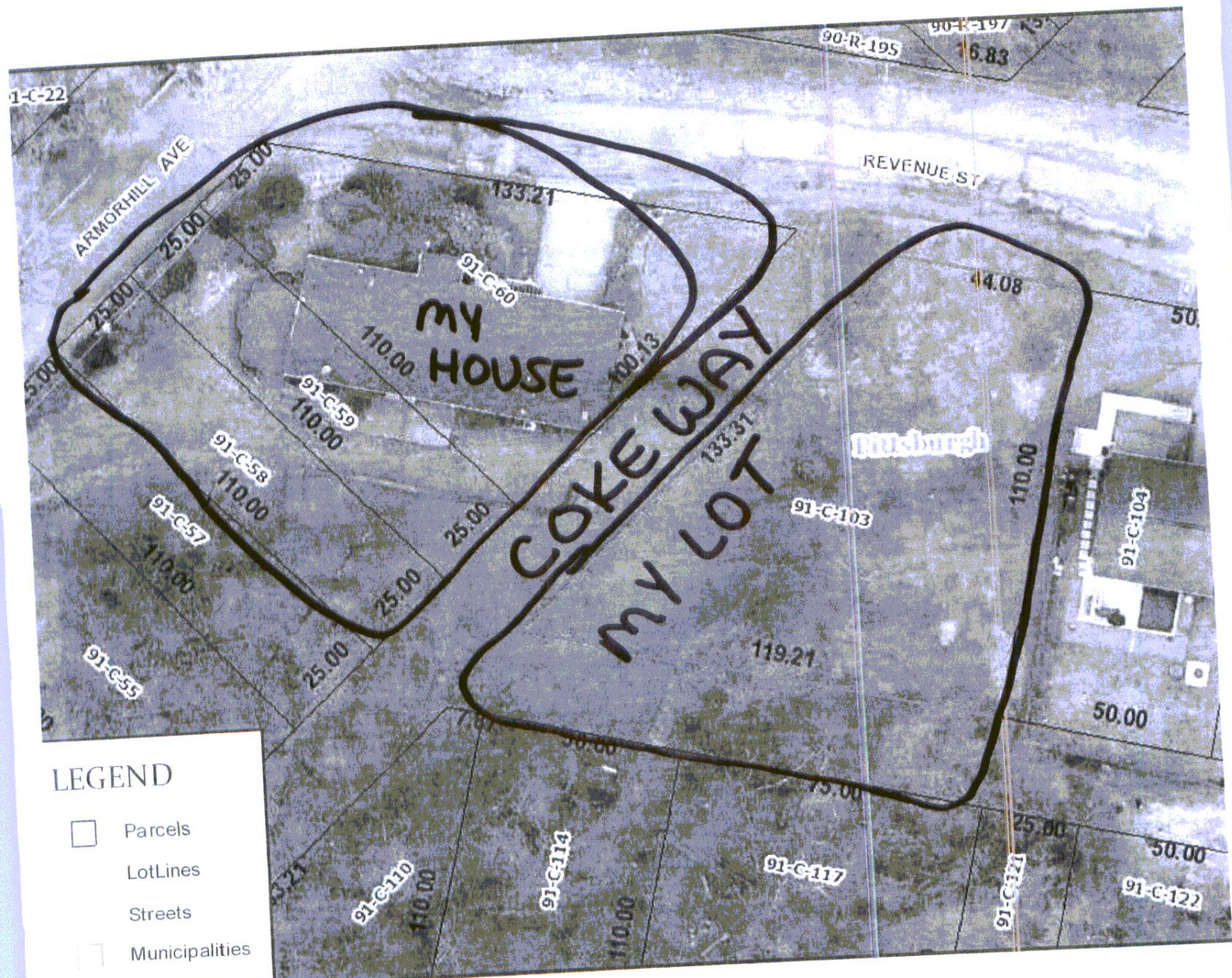
Beginning at a point on the southerly right of way line of Revenue Street, a 50 foot right of way, where the same is intersected by the easterly right of way line of said Coke Way; thence along said easterly right of way line of Coke Way South 51° 28' 00" West a distance of 133.21 feet to a point on the southerly right of way line of Clayland Way, a 20 foot right of way; thence by a line through said right of way of Coke Way North 72° 52' 00" West a distance of 24.22 feet to a point on line of Lot 548 in said New Homestead Plan, being the westerly right of way line of Coke Way; thence along said westerly right of way line of Coke Way North 51° 28' 00" East a distance of 133.21 feet to a point on the aforementioned right of way line of Revenue Street; thence along said right of way line of Revenue Street South 72° 52' 00" East a distance of 24.22 feet to a point at the place of beginning.

Containing an area of 2,664 s. f. or 0.06116 acres



Approximate location of intersection between Revenue Street and paper street

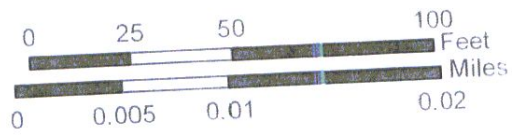




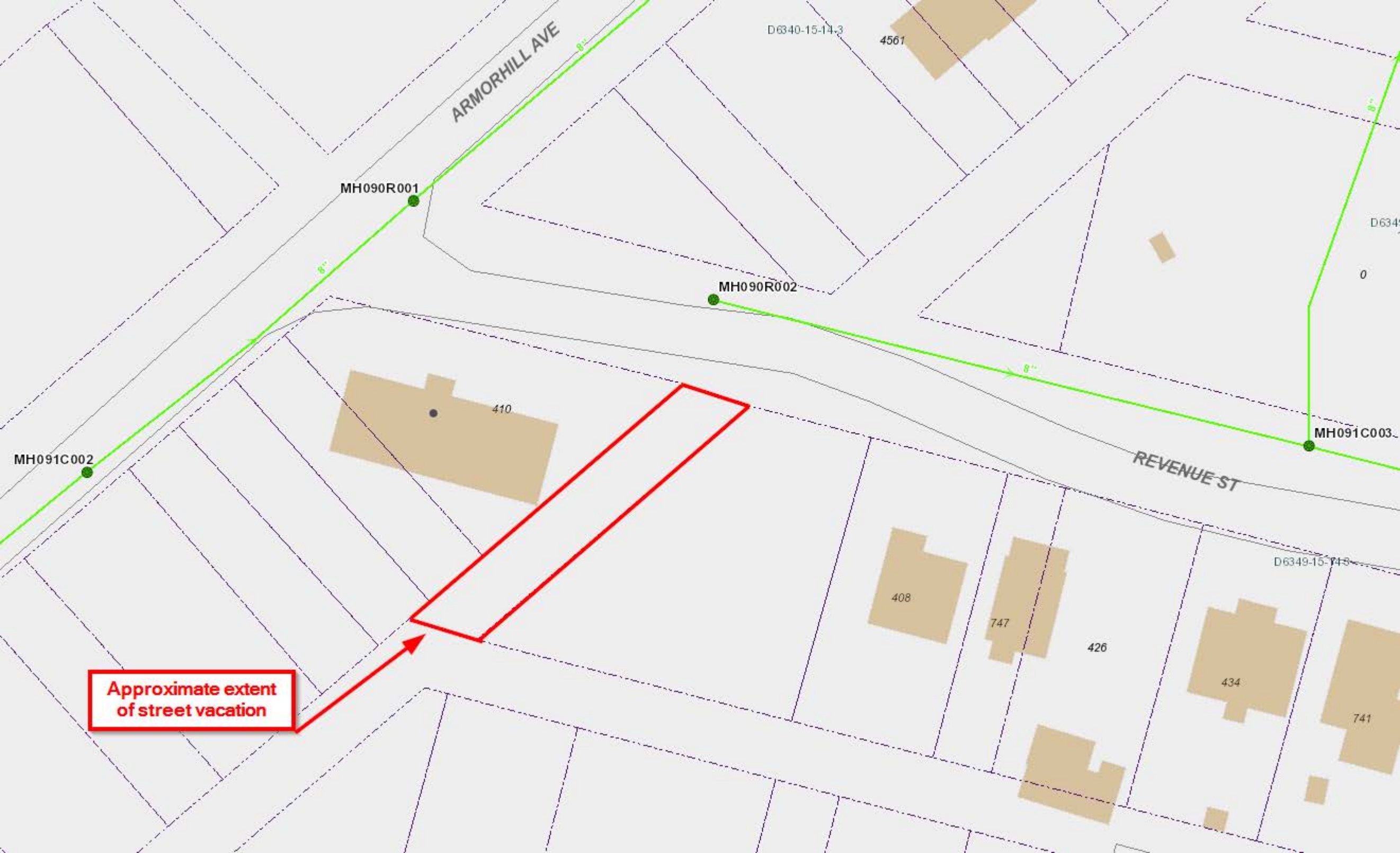
LEGEND

-  Parcels
-  LotLines
-  Streets
-  Municipalities

This map is for informational purposes only. Parcel information is provided from the Office of Property Assessments in Allegheny County. Content and availability are subject to change. Property characteristics and values change due to a variety of factors such as court rulings, municipality permit processing and subdivision plans. Excludes name and contact information for property owners, as required by Ordinance 3478-07. For additional information, call the Allegheny County GIS Help Desk at (412) 350-4774 or mail at GISHelp@AlleghenyCounty.PA.US.



WGS84 Web Mercator



ARMORHILL AVE

D6340-15-14-3

4561

MH090R001

MH090R002

D634

0

MH091C003

MH091C002

410

REVENUE ST

D6349-15-14-5

408

747

426

434

741

Approximate extent of street vacation

To the Council of the City of Pittsburgh

We, the undersigned, being all of the property owners in interest and number, abutting upon the line of:

Lot & Block & Address of applicant property: COKE WAY P6H PA 15120

(Please print)

Lot & Block & Address of abutting property: 91-C-60 410 REVENUE ST P6H PA 15120

Lot & Block & Address of abutting property: 91-C-59 410 REVENUE ST P6H PA 15120

Lot & Block & Address of abutting property: 91-C-58 410 REVENUE ST P6H PA 15120

Lot & Block & Address of abutting property: 91C-103 NO ADDRESS

Respectfully petition Your Honorable body for the passage of a resolution vacating or encroaching on the above listed right-of-way and in consideration of the premises, and for the purposes of inducing the corporate authorities of said City to enact a resolution for said purpose, we do hereby stipulate, covenant and agree to release and forever discharge, said City from any and all claims for damages whatsoever which we, or either of us, may, might, or could have, or claim, for any reason of the vacation or encroachment of said public highway between said terminal points: and we further agree to indemnify, save harmless and defend said City from any claims and from the payment of any damages whatsoever resulting to any property owned by us, or either of us, or by any persons whatsoever, abutting or non-abutting, for or by reason of said vacation or encroachment.

We further waive the right to ask for the appointment of Viewers to ascertain and assess any damages caused by such vacation or encroachment, and in the event of any Viewers proceeding being made necessary for or by reason of the passage of such resolution, we do hereby jointly and severally agree and bind ourselves, our heirs, executors, administrators, successors and assigns to pay or cause to be paid to the handbills and any other expense incurred in such Viewers' proceedings, and that said amount shall be forthwith paid upon the City Solicitor certifying to the City Treasurer the amount of said costs.

IN WITNESS WHEREOF, We have hereunto set our hands and seals as of the 17 Day of SEPT, 20 20.

Witness

Two witness signatures on lines.

Property Owners: (Please Sign & Print L&B)

Applicant signature and seal.

Applicant: Signature & Lot & Block (seal)

Abutting 1: Signature & Lot & Block (seal)

Abutting 2: Signature & Lot & Block (seal)

Abutting 3: Signature & Lot & Block (seal)

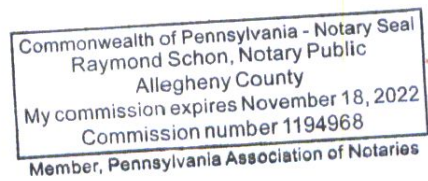
Abutting 4: Signature & Lot & Block

NOTARY, City of Pittsburgh

Personally came NICOLE KOLESAR who being duly sworn says that he is personally acquainted with the owners of the property fronting or abutting upon the within described highway, and that he or she knows said petition is signed by all of said owners, and that the signatures of said petition are the proper and genuine signatures of said owners.

Sworn and subscribed before me this 17 of SEPT, 20 20

Notary signature on a line.



To: Karina Ricks, Director of the Department of Mobility and Infrastructure
From: William J. Pickering, Executive Director of PWSA
Date: November 2, 2020
Subject: Proposed Vacation of Portions of Revenue Street

The following is in response to the attached 8/19/2020 request regarding the vacation of portions of Revenue Street in the 31st Ward of the City of Pittsburgh.

1. The Water Mapping indicates that there are no PWSA waterlines within the proposed street vacation.
2. The Sewer Mapping indicates that there is no PWSA sewerlines within the proposed street vacation.

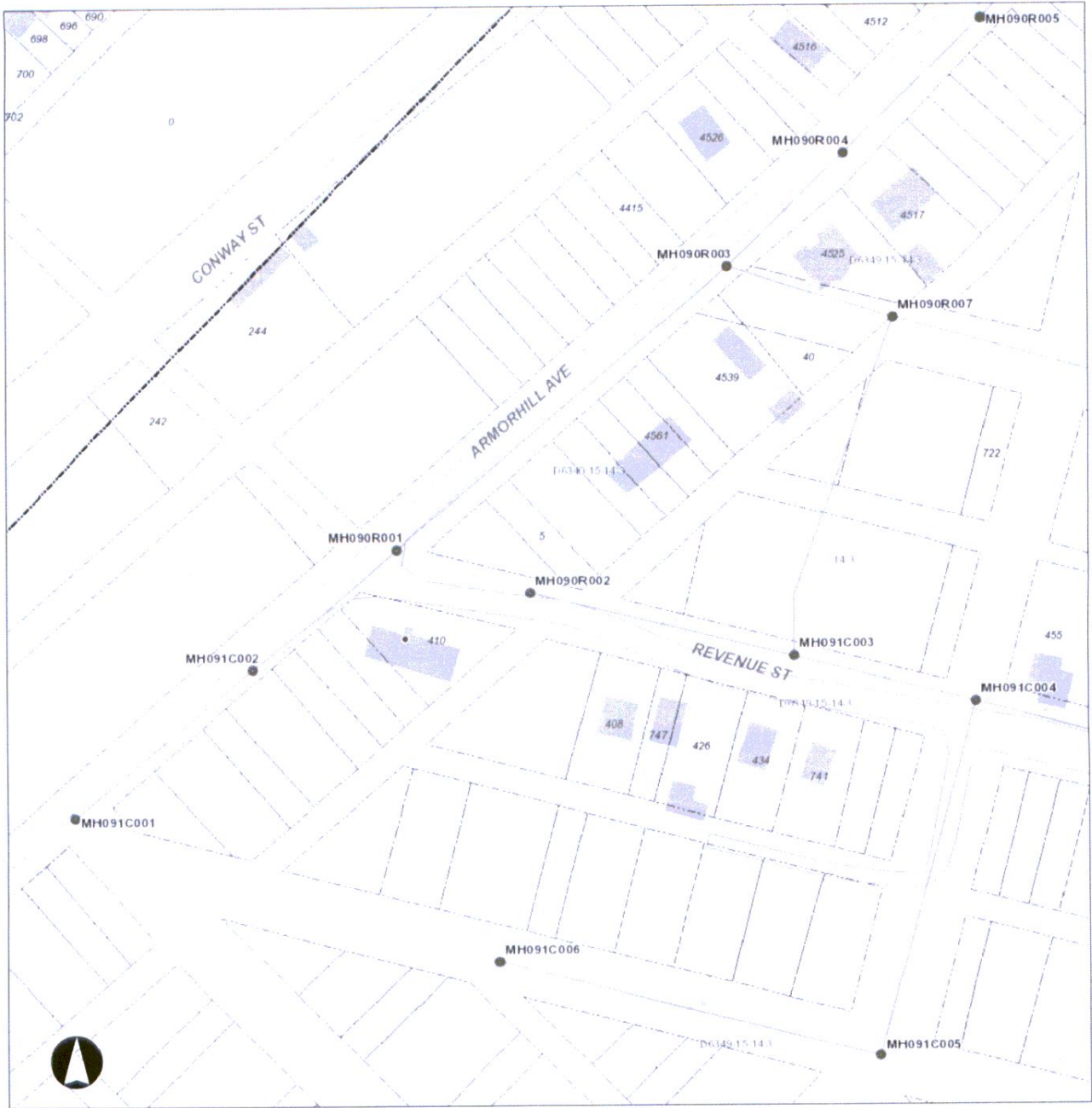
PWSA has no objection to the vacation of said street.

In order for PWSA to maintain accurate records in our mapping, we respectfully request confirmation of the Council approval or denial of this proposed vacation. If approved by Council, please include the final resolution complete with assigned resolution number.

Attachment

cc: Nicole Kolesar
Jennifer Massacci, Department of Mobility and Infrastructure
PWSA File

REV SEWER LINES



Legend

- | | | |
|-------------------------|--------------------|--------------------------|
| Meter | Water Manhole | Private Inlet |
| Curb Box | Rising Main | Outfall |
| Water System Pump | Supply Main | End Cap |
| Hydrant | Transmission Main | Sewer Pump Station |
| System Valve | Distribution Main | Combined Sewer |
| Dividing Pressure Valve | Hydrant Branch | Sanitary Sewer |
| Coupling | Private Main | Storm Sewer |
| Tee | Water Service Line | Regulated Combined Sewer |
| Cross | SEWER | Overflow Sewer |
| Reducer | Manhole | Interceptor |
| | | Sewer Force Main |
| | | Private Sewer |



Neither the City of Pittsburgh nor the PWSA guarantees the accuracy of any of the information hereby made available, including but not limited to information concerning the location and condition of underground structures, and neither assumes any responsibility for any conclusions or interpretations made on the basis of such information. COP and PWSA assume no responsibility for any understanding or representations made by their agents or employees unless such understanding or representations are expressly set forth in a duly authorized written document, and such document expressly provides that responsibility therefor is assumed by the City or the PWSA.

Date: 8/14/2020



Lesley C. Gannon
Senior Manager, Real Estate and Rights of Way

1800 Seymour Street | Pittsburgh, PA 15233 | MD S-Loft
Tel 412-393-1518 | lgannon@duqlight.com

August 20, 2020

Ms. Nicole Kolesar
410 Revenue Street
Pittsburgh, PA 15120

Re: Vacation of Segment of Coke Way

Dear Ms. Kolesar,

Please be advised that Duquesne Light Company has no objection to the vacation to the first 175' of Coke Way from the intersection Coke Way with Revenue Street in the City of Pittsburgh. Duquesne Light is not aware of any assets owned by them within that portion of Coke Way.

Should you require anything further, please call.

Sincerely,

A handwritten signature in blue ink, appearing to read 'L.C. Gannon', is written below the word 'Sincerely,'.



Janice Saltzman
TEL 412.258.4669
MOBILE 412.580.9744
jsaltzman@peoples-gas.com

October 29, 2020

Department of Mobility and Infrastructure
City of Pittsburgh
215 B City-County Building
414 Grant Street
Pittsburgh, PA 15219

RE: Request to Vacate Unpaved Portion of Coke Way
Behind Parcels 91-C-58, 59 and 60
31st Ward, City of Pittsburgh

Peoples Natural Gas Company (Peoples) was advised that the City of Pittsburgh is reviewing a request from Nicole Kolesar to vacate the paper street behind the referenced property she owns in the 31st Ward, City of Pittsburgh, Allegheny County, Pennsylvania.

Peoples has reviewed the area in question and can confirm that Peoples does not currently own or operate any gas facilities in the section to be vacated. Peoples has no objection to the proposed street vacation.

Sincerely,

Janice Saltzman
Land Agent

WILLIAM PEDUTO
MAYOR



KARINA RICKS
DIRECTOR

CITY OF PITTSBURGH
DEPARTMENT OF MOBILITY & INFRASTRUCTURE
CITY-COUNTY BUILDING

March , 2021

President and Members
City Council
City of Pittsburgh

**RE: PORTION OF COKE WAY
VACATION**

Dear President and Members of City Council:

Attached is a proposed resolution for the vacation of a portion of Coke Way, a presently unopened and unused paper street, in the 31st Ward, 5th Council District, as shown on the attached plan. A copy of the request is also attached.

Nicole Kolesar, requested this vacation of Coke Way, a presently unopened and unused paper street, in order to consolidate their property.

Your favorable approval of this proposed Resolution is hereby recommended.

Sincerely,

A handwritten signature in black ink, appearing to be "K. Ricks", written over a horizontal line.

Karina Ricks
Director

KR:JM
Attachments

WILLIAM PEDUTO
MAYOR



KARINA RICKS
DIRECTOR

MEMORANDUM

To: Director Chris Hornstein - Public Works
Director Sarah Kinter - PLI
Director Margaret Lanier - Finance
Anthony Bilan - Law

From: Director Karina Ricks *KR*

CC: Jen Massacci

Date: March 18, 2021

Re: Paper Street Vacation

We have a request for the vacation of Coke Way, a presently unopened and unused paper street, laid out in the New Homestead Plan of Lots, recorded in plan book vol. 18, page 1, in the 31st Ward, 5th Council District of the City of Pittsburgh

Nicole Kolesar, requested this vacation of Coke Way, a presently unopened and unused paper street, in order to consolidate their property. Kindly let us know if you have objection to this request.

KR/JM
Attachments

WILLIAM PEDUTO
MAYOR



DOUGLAS W. ANDERSON
DIRECTOR & TREASURER

CITY OF PITTSBURGH
DEPARTMENT OF FINANCE
CITY-COUNTY BUILDING

Memorandum

TO: Karina Ricks, Director, DOMI
FROM: Douglas Anderson, Director, Finance Department **DA**
DATE: March 18, 2021
REF: Vacation – Portion of Coke Way 31st Ward

You requested a review for a vacation of a portion of Coke Way. The Finance Department has no objection to this vacation. This vacation will allow the adjacent property owner to consolidate their property for expansion purposes. The total area of this vacation is 2,664 square feet and is zoned R1D-L.

Since this portion of the right-of-way is presently unopened and unused for street or pedestrian purposes and the City has no intention to open this right-of-way the Finance Department, in line with Law Department policy, places no price or charge for this vacation.

Submitted by 
Amanda Lopata, Account Technician

Approved by 
Aaron Pickett, Real Estate Manager

cc: Amanda Lopata
Aaron Pickett