



CITY OF PITTSBURGH

Department of Mobility and Infrastructure

William Peduto, Mayor

Karina Ricks, Director

Application for an Encroachment on City Dedicated Right-Of-Way

Before application can be filed, anyone affiliated with this application must submit a tax & fine clearance statement. This statement must be signed off by all listed in the attached Ordinance. This information request is from City Code 416.03C. (see page 3)

Date: 10/08/2019

Name: Matt Barnett. Day3Design.

Address: 1414 Commons Lane, Bridgeville, PA 15017.

Home Phone Number: _____ Business Phone Number: _____

Pager Number: _____ Cell Phone Number: (412) 618-7515

Location of Proposed Encroachment: 915 Liberty Avenue (along Exchange Way)

Ward: 2 Council District: 6

Lot and Block What is the properties zoning code? (zoning office 255-2235) 9-N-58, GT-C Zoning

Is the existing right-of-way, a street or a sidewalk? Alley Way

Width of Existing Right-of-Way (sidewalk or street): 18'-3³/₄ (Before encroachment) Existing Encroachment

Length of Existing Right-of-Way (sidewalk or street): 26-11³/₄ (Before encroachment) 25'-0" without Existing Encroachment

Width of Proposed Encroachment: 4'-0"

Length of Proposed Encroachment: 22'-0"

Reason for application: Platform to be mounted 14'-6" above Exchange Way (structure below at 12" depth) to accommodate AC condensing units for office/condos on LEVELS 1, 2 & 3 of the building.

*****PLEASE ATTACH ALL ADDITIONAL INFORMATION*****



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Upon completion of the building, how many people will the structure accommodate? Approx. 50

As a result of this encroachment, will the project create jobs and if so how many? Approx. 30

I have enclosed a picture or drawing of the proposed structure to be placed on the site of the encroached property. (No Larger than 8" X 11")

If there are abutting property owners, *I have enclosed the petition (attached at the end of the application) received at the time of the application containing signatures of all adjacent property owners.*

This petition has been *witnessed* and *notarized*.

I have enclosed a copy of the specifications. (No Larger than 8" X 11")

I have enclosed a copy of a survey or plot plan of the property.

REMEMBER TO ATTACH ALL ADDITIONAL INFORMATION. (*ie.: Letter to the*

Director, Insurance forms (these are due when the encroachment is approved), maps, specs, drawings, petitions, a check for \$150.00 payable to Treasurer City of Pittsburgh).

For Office Use:

Check for \$150.00 _____ Received Plot Plan or Survey _____

Received Required Insurance _____ Petition signed and notarized _____

Received detailed map of proposed encroachment _____

Received drawing or picture of completed project _____

Received picture of proposed encroached property _____

Received signed, notarized Petition, if there are abutting property owners _____

All tax information in compliance _____ delinquent _____



DESMONE ARCHITECTS
www.desmone.com

01.07.2019

Karina Ricks, Director
Department of Mobility & Infrastructure
611 Second Avenue
Pittsburgh, Pa 15219

Re:
Encroachment Permit for 915 Liberty Ave - Renovation
Project No. 4727

Dear Ms. Ricks,

I am writing this letter on behalf of the owners of the Maginn building at 915 Liberty Avenue. I am currently working with them to renovate the existing building for retail use on the first and second floors, condominiums on the 3rd through 8th floors, and a rooftop lounge addition on the existing roof. We have obtained HRC approval and expect to receive planning approval next week.

To achieve functionality for the desired uses the owner will need to install condensing units on a platform, a 0'-8" generator flue, and one new 0'-8" storm overflow drain on the north façade on the building. The north façade faces the alley (Exchange Way); please reference the attached Encroachment plan and elevation for width, length, and height information. You will see on the plan that there is an existing fire escape encroaching 6'-0" into the right of way that will be removed. The new platform for the condensing units would encroach 4'-0" into the right of way, the generator flue and the storm overflow drain would each encroach 0'-8" from the plane on the existing façade. The overall configuration of the new platform and flue aims to be as low profile and unobtrusive as possible and will encroach less than the existing-to-be-removed fire escape.

On the south façade that fronts Liberty Avenue the owner wishes to install a projecting sign that would encroach 3'-0" from the face of the building. Please reference sheet B-104 and the attached signage shop drawing for additional information on the intentions of the sign.

Please let me know what additional information that you will need me to share in order to acquire this encroachment permit for the generator flue, condensing unit platform, and projecting signage. Thank you very much.

Best Regards,

Katelyn Walsh, Designer; Assoc. AIA
Desmone Architects

To the Council of the City of Pittsburgh

915 Liberty Avenue Encroachments on Exchange Way

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

Lot & Block & Address of APPLICANT property: Matt Barnett. Day3Design, LLC.
Parcel: 9-N-58 Address: 915 Liberty Ave, Pittsburgh, PA 15222
Name, Parcel & Address

Lot & Block & Address of abutting property RIGHT: Parcel: 9-N-57 Address: 917 Liberty Ave, Pittsburgh, PA 15222
Name, Parcel & Address

Lot & Block & Address of abutting property LEFT: Parcel: 9-N-59 Address: 909 Liberty Ave, Pittsburgh, PA 15222
Name, Parcel & Address

As APPLICANT, I respectfully petition the Council of the City of Pittsburgh for the passage of a resolution or similar approval to encroach on Exchange Way and in consideration of the premises, and for the purposes of inducing the authorities of the City to enact a resolution or similar approval for said purpose, we do hereby stipulate and agree to the illustrated encroachments identified in Exhibit A as attached hereto and incorporated herein.

IN WITNESS WHEREOF, we have hereunto set our hands and seals as of the

20th Day of December, 2019

Witness

[Handwritten Signature]

Matt Barnett. Day3Design, LLC.
Parcel: 9-N-58
Address: 915 Liberty Ave, Pittsburgh, PA 15222

APPLICANT: Signature & Parcel
[Handwritten Signature]
Parcel: 9-N-57
Address: 917 Liberty Ave, Pittsburgh, PA 15222
Abutting 1 RIGHT SIDE OF APPLICANT: Signature & Parcel

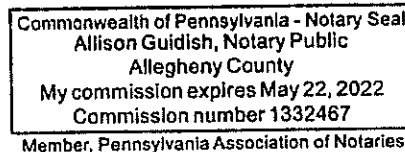
Parcel: 9-N-59
Address: 909 Liberty Ave, Pittsburgh, PA 15222
Abutting 1 LEFT SIDE OF APPLICANT: Signature & Parcel

ACKNOWLEDGMENT

COMMONWEALTH OF PENNSYLVANIA)
) SS:
COUNTY OF ALLEGHENY)

This record was acknowledged before me on (insert date) by Matt Barnett, as Manager, who represents that he is authorized to act on behalf of Day3Design, LLC., a Pennsylvania limited liability company.

Notary Public Allison Guidish



MY COMMISSION EXPIRES: May 22, 2022

To the Council of the City of Pittsburgh

915 Liberty Avenue Encroachments on Exchange Way

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IN WITNESS WHEREOF, we have hereunto set our hands and seals as of the

3rd Day of January, ~~2019~~ 2020

Witness

Chelsea L Bowling

Matt Barnett

Matt Barnett. Day3Design, LLC.
Parcel: 9-N-58

Address: 915 Liberty Ave, Pittsburgh, PA 15222

APPLICANT: Signature & Parcel

Parcel: 9-N-57

Address: 917 Liberty Ave, Pittsburgh, PA 15222

Abutting 1 RIGHT SIDE OF APPLICANT: Signature & Parcel

Chelsea L Bowling

Chelsea

Parcel: 9-N-59
Address: 909 Liberty Ave, Pittsburgh, PA 15222

Abutting 1 LEFT SIDE OF APPLICANT: Signature & Parcel

ACKNOWLEDGMENT

COMMONWEALTH OF PENNSYLVANIA)
) SS:
COUNTY OF ALLEGHENY)

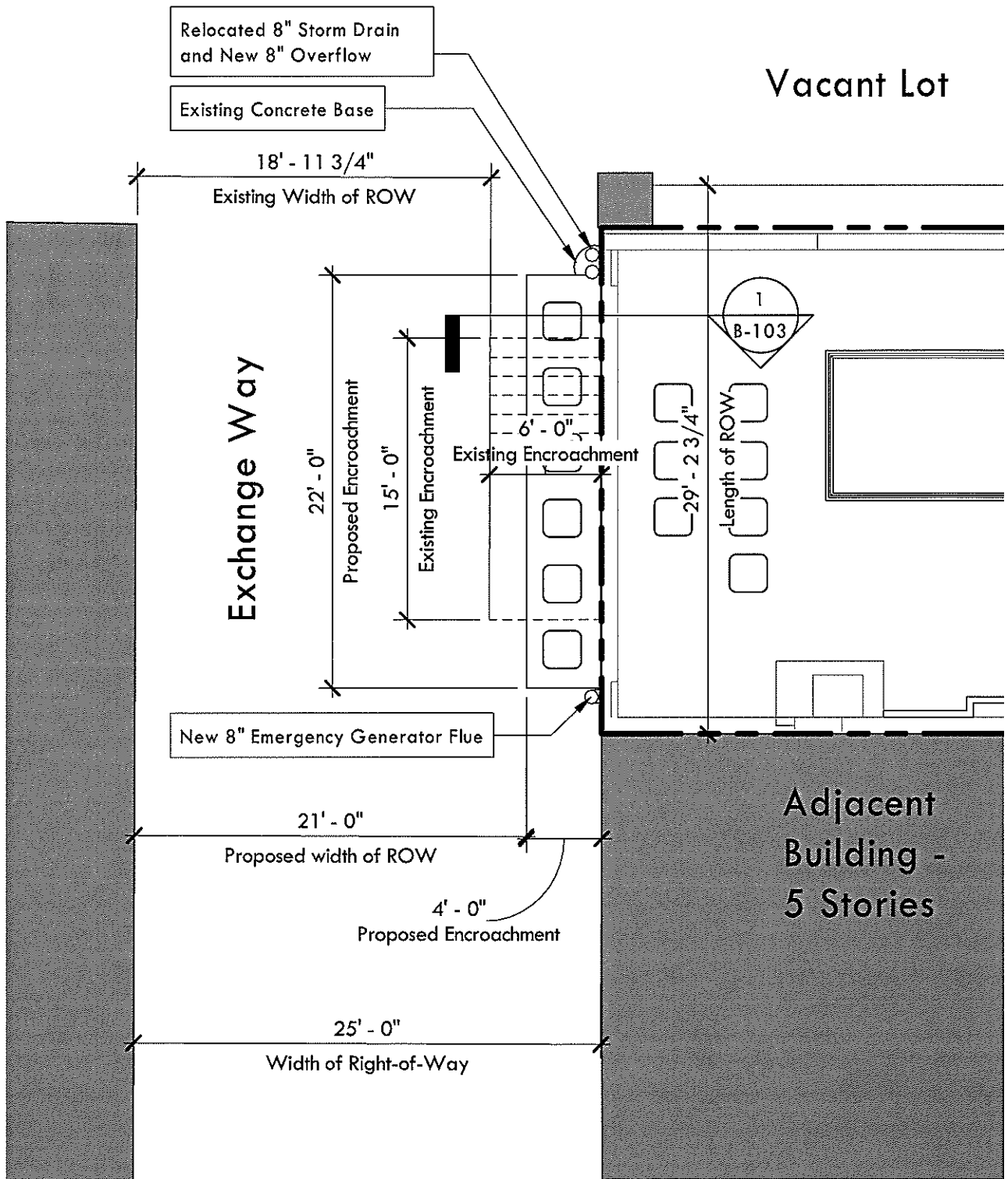
This record was acknowledged before me on (insert date) by Matt Barnett, as Manager, who represents that he is authorized to act on behalf of Day3Design, LLC., a Pennsylvania limited liability company.

Notary Public

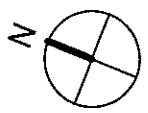
Katelyn Comstock

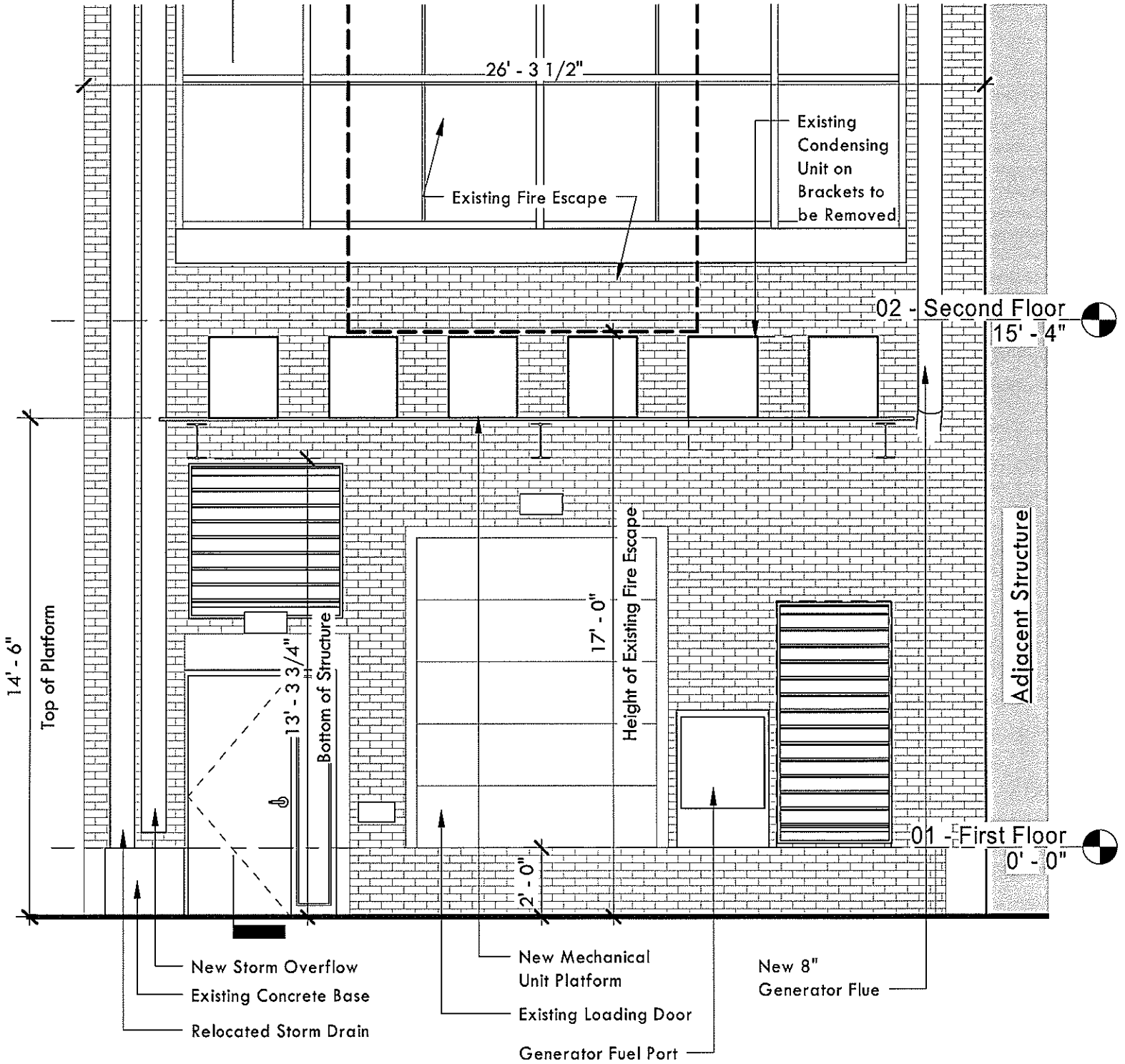
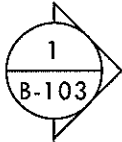
MY COMMISSION EXPIRES: June 7th, 2021

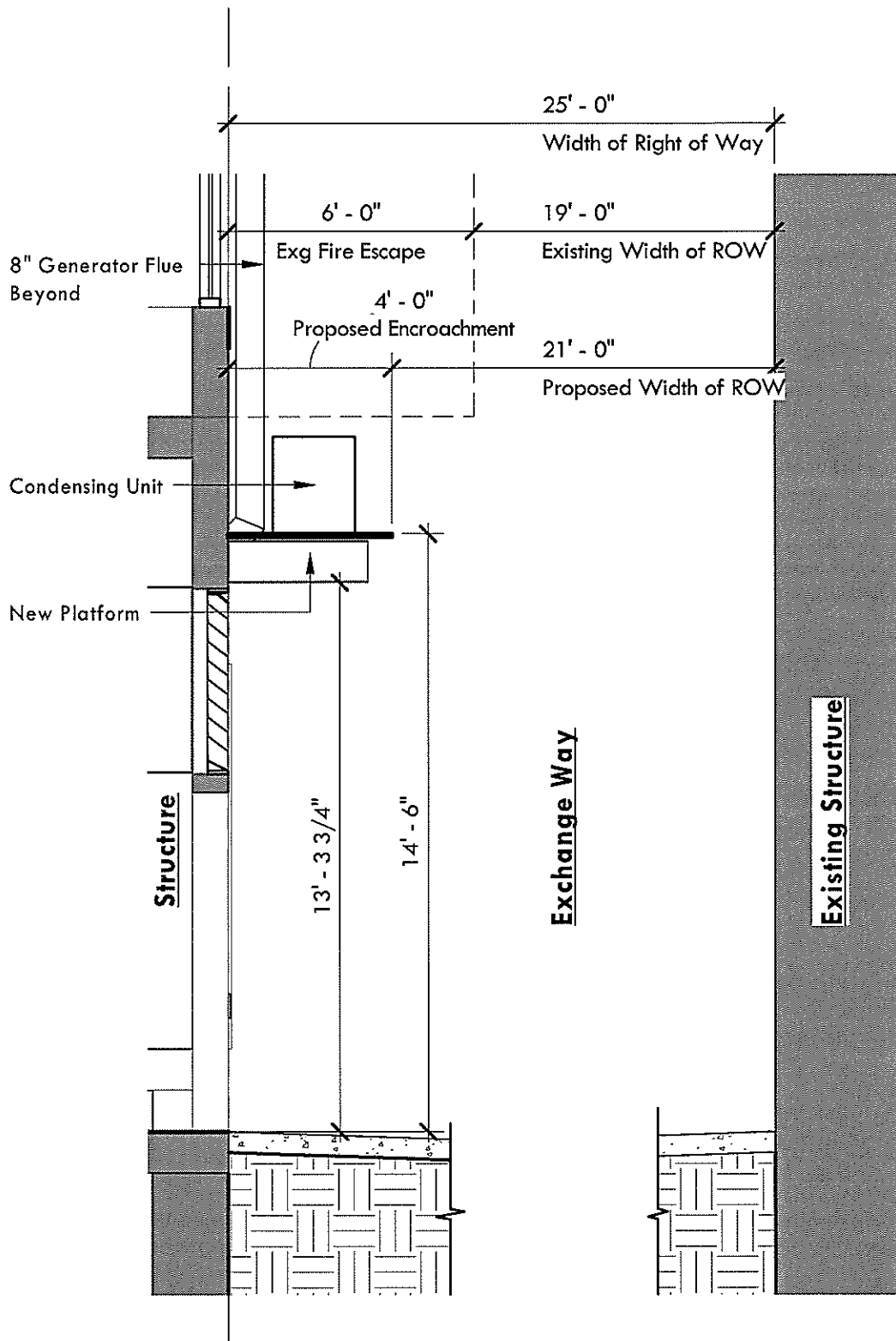
COMMONWEALTH OF PENNSYLVANIA
NOTARIAL SEAL
Katelyn Comstock, Notary Public
City of Pittsburgh, Allegheny County
My Commission Expires June 7, 2021
MEMBER, PENNSYLVANIA ASSOCIATION OF NOTARIES

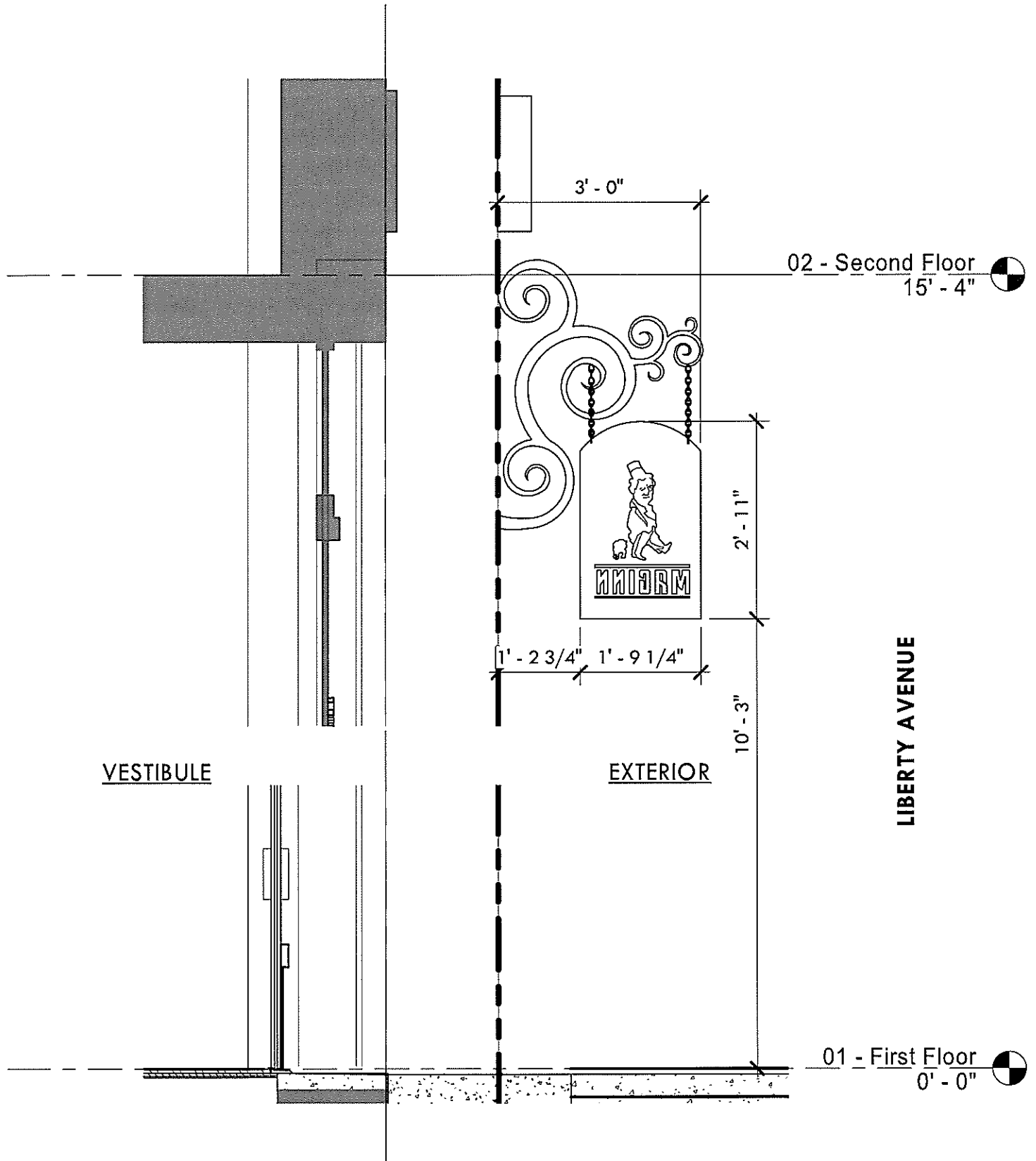


1 Site Plan
1/8" = 1'-0"









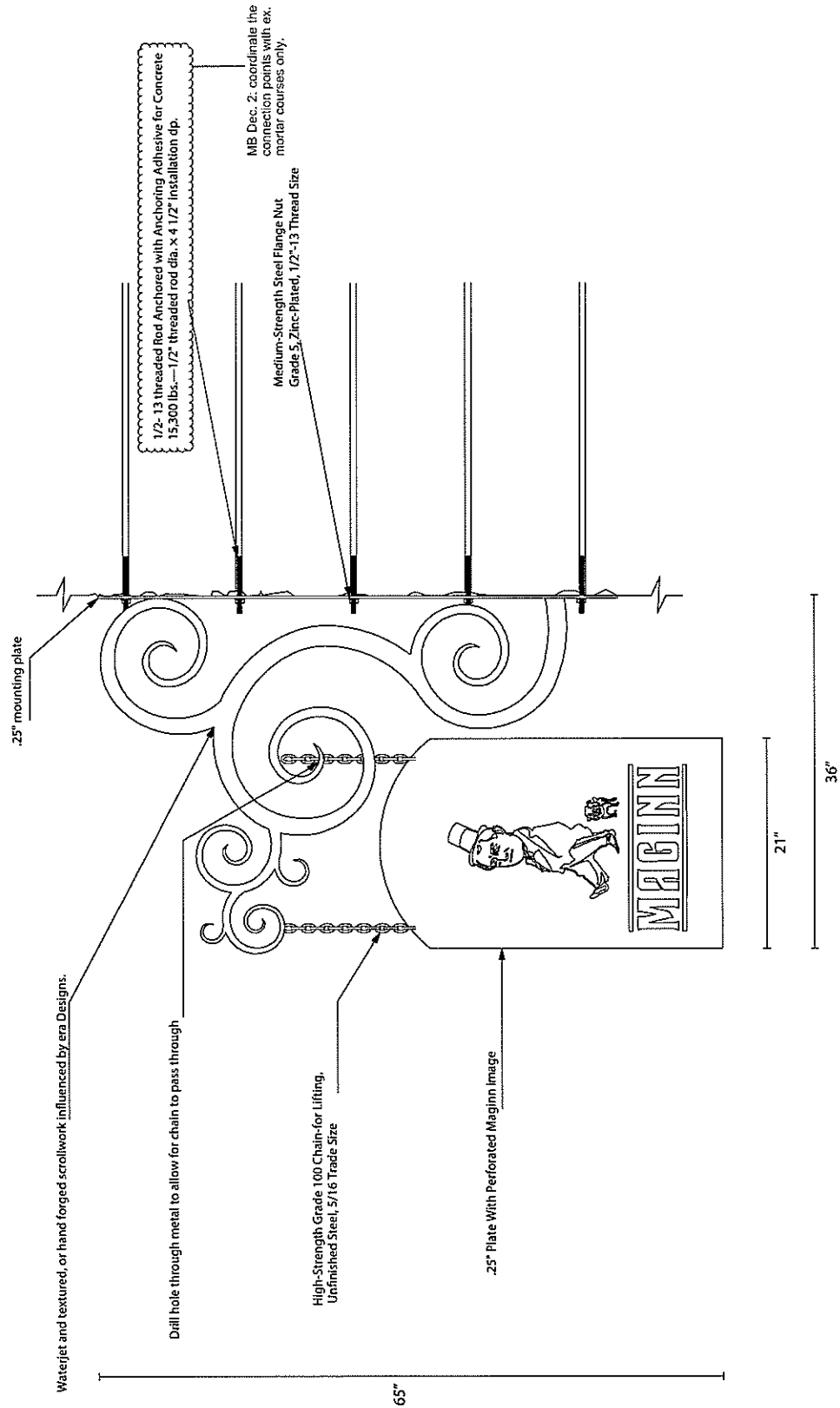
DESMONE
ARCHITECTS

Maginn Building Lofts

South Encroachment Section

Project number	4727	B-104
Date	01.07.2020	Scale 1/2" = 1'-0"

PROJECT: MAGINN LOFTS
 DATE: 12/02/2019
 DESIGNER: NY
 SCOPE:



REVISIONS:

SHEET TITLE:

SHEET NUMBER:

PROJECT DATE:

PROJECT NUMBER:

SCALE: