

WILLIAM PEDUTO
MAYOR



KARINA RICKS
DIRECTOR

MEMORANDUM

To: Director Chris Hornstein - Public Works
Director Sarah Kinter - PLI
Director Doug Anderson - Finance
Anthony Bilan - Law

From: Director Karina Ricks 

CC: Jen Massacci

Date: February 16, 2021

Re: Encroachment Permit

We have a request for an encroachment permit at 2635 Penn Ave in the 2nd Ward, 7th Council District, as shown on the attached plan. A copy of the request is also attached.

SOLARA VENTURES VII LLC, is proposing to install tree pits for storm water management. Kindly let us know if you have objection to this request.

KR/JM

Attachments

WILLIAM PEDUTO
MAYOR



KARINA RICKS
DIRECTOR

February , 2021

President and Members
City Council
City of Pittsburgh

**RE: 2635 PENN AVENUE
ENCROACHMENT**

Dear President and Members of City Council:

We have a request for an encroachment permit at 2635 Penn Avenue in the 2nd Ward, 7th Council District, as shown on the attached plan. A copy of the request is also attached.

SOLARA VENTURES VII LLC, is proposing to install tree pits for storm water management.

Your favorable approval of this proposed Resolution is hereby recommended.

Sincerely,

A handwritten signature in black ink, appearing to be "K. Ricks", with a long horizontal flourish extending to the right.

Karina Ricks
Director

KR:JM
Attachments



**H.F. LENZ
COMPANY**

Engineering

1407 Scalp Avenue
Johnstown, PA 15904
Phone: 814-269-9300

May 28, 2020

Ms. Karina Ricks, Director
Department of Mobility and Infrastructure
City of Pittsburgh
611 Second Avenue
Pittsburgh, PA 15219

Subject: Forte Residential Development
Encroachment Permit Application
HFL File No. 2019-0484.02

Dear Ms. Ricks:

The owner of the property located at 2635 Penn Avenue is proposing to construct a residential development building. As part of this development, a loading zone and sidewalk is needed, and will encroach on the ROW of Mulberry Way.

On behalf of the property owner, we are submitting the requirement documentation to apply for and obtain a permit for an Encroachment on City Dedicated Right-of-Way. Specifically, included for your review please find the following:

- Completed application for Encroachment on City Dedicated Right-of-Way
- Property Owners' Certificate of Insurance
- Site Plan
- Survey Plan
- Application fee in the amount of \$150.00

Upon your review, should you have any questions or need further information, please feel free to contact our office.

Sincerely,

H.F. LENZ COMPANY

Joshua J. Shearman, E.I.T.

Civil Designer

BJC:20_0528 JJS Encroachment Permit.docx

Enclosures

cc: Bryan Clement - H.F. Lenz Company
Brad Groff - Indovina Associates Architects



CITY OF PITTSBURGH

Department of Mobility and Infrastructure

William Peduto, Mayor

Karina Ricks, Director

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

Date 6/3/2020

Applicant Name H.F. Lenz Company - Joshua Shearman

Property Owner's Name (if different from Applicant) Solara Ventures, VII, LLC

Address 1407 Scalp Avenue, Johnstown, PA 15904

Phone Number: 814-269-9300 Alternate Phone Number: 814-243-8163

Location of Proposed Encroachment: 2635 Penn Avenue, Pittsburgh, PA 15222

Ward: 2 Council District: 7 Lot and Block 25-K-162, 25-K-164, 25-K-166, 25-K-168, 25-K-169, 25-K-170

What is the properties zoning district code? RIV-IMU (zoning office 255-2241)

Is the existing right-of-way, a street or a sidewalk? Street (Penn Avenue)

Width of Existing Right-of-Way (sidewalk or street): 60.07' (Before encroachment)

Length of Existing Right-of-Way (sidewalk or street): 213.02' (Before encroachment)

Width of Proposed Encroachment: 4.25'

Length of Proposed Encroachment: 154.0'

Number of feet the proposed object will encroach into the ROW: 4.25'

Reason for application: An encroachment is needed in order to provide tree pits for stormwater management along Penn Avenue to meet the requirements of the City of Pittsburgh

Stormwater Management Ordinance.

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



CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)

5/19/2020

THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMATION ONLY AND CONFERS NO RIGHTS UPON THE CERTIFICATE HOLDER. THIS CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY AMEND, EXTEND OR ALTER THE COVERAGE AFFORDED BY THE POLICIES BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CONSTITUTE A CONTRACT BETWEEN THE ISSUING INSURER(S), AUTHORIZED REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOLDER.

IMPORTANT: If the certificate holder is an ADDITIONAL INSURED, the policy(ies) must have ADDITIONAL INSURED provisions or be endorsed. If SUBROGATION IS WAIVED, subject to the terms and conditions of the policy, certain policies may require an endorsement. A statement on this certificate does not confer rights to the certificate holder in lieu of such endorsement(s).

PRODUCER Exchange Underwriters, Inc 2111 N Franklin Dr Ste. 100 Washington PA 15301	CONTACT NAME: Kate Thompson PHONE (A/C No. Ext): 724-745-1600 E-MAIL ADDRESS: cthompson@exchangeunderwriters.com		FAX (A/C, No): 724-745-0224
	INSURER(S) AFFORDING COVERAGE INSURER A : State Auto Insurance Companies		NAIC # 25127
INSURED Solara VI, LLC c/o Jack Benoff 30 Weatherfield Drive Newtown PA 18940	SOLAR-4	INSURER B :	
		INSURER C :	
		INSURER D :	
		INSURER E :	
		INSURER F :	

COVERAGES

CERTIFICATE NUMBER: 1206288165

REVISION NUMBER:

THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED BELOW HAVE BEEN ISSUED TO THE INSURED NAMED ABOVE FOR THE POLICY PERIOD INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CONDITION OF ANY CONTRACT OR OTHER DOCUMENT WITH RESPECT TO WHICH THIS CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE AFFORDED BY THE POLICIES DESCRIBED HEREIN IS SUBJECT TO ALL THE TERMS, EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MAY HAVE BEEN REDUCED BY PAID CLAIMS.

INSR LTR	TYPE OF INSURANCE	ADDL INSD	SUBR WVD	POLICY NUMBER	POLICY EFF (MM/DD/YYYY)	POLICY EXP (MM/DD/YYYY)	LIMITS
A	<input checked="" type="checkbox"/> COMMERCIAL GENERAL LIABILITY <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:	Y	Y	GLP2148790	4/21/2020	4/21/2021	EACH OCCURRENCE \$ 1,000,000 DAMAGE TO RENTED PREMISES (Ea occurrence) \$ 100,000 MED EXP (Any one person) \$ 5,000 PERSONAL & ADV INJURY \$ 1,000,000 GENERAL AGGREGATE \$ 2,000,000 PRODUCTS - COMP/OP AGG \$ 2,000,000 \$
	AUTOMOBILE LIABILITY <input type="checkbox"/> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> NON-OWNED AUTOS ONLY						COMBINED SINGLE LIMIT (Ea accident) \$ BODILY INJURY (Per person) \$ BODILY INJURY (Per accident) \$ PROPERTY DAMAGE (Per accident) \$ \$
A	<input checked="" type="checkbox"/> UMBRELLA LIAB <input checked="" type="checkbox"/> OCCUR <input type="checkbox"/> EXCESS LIAB <input type="checkbox"/> CLAIMS-MADE <input type="checkbox"/> DED <input checked="" type="checkbox"/> RETENTION \$ 0	Y	Y	CXS2143971	4/21/2020	4/21/2021	EACH OCCURRENCE \$ 1,000,000 AGGREGATE \$ 1,000,000 \$
	WORKERS COMPENSATION AND EMPLOYERS' LIABILITY ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below	Y/N	N/A				<input type="checkbox"/> PER STATUTE <input type="checkbox"/> OTH-ER E.L. EACH ACCIDENT \$ E.L. DISEASE - EA EMPLOYEE \$ E.L. DISEASE - POLICY LIMIT \$

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)

Solara VII is Additional Insured in regards to Liability for property located at:
 2631-41 Penn Avenue
 Pittsburgh PA 15222

CERTIFICATE HOLDER**CANCELLATION**

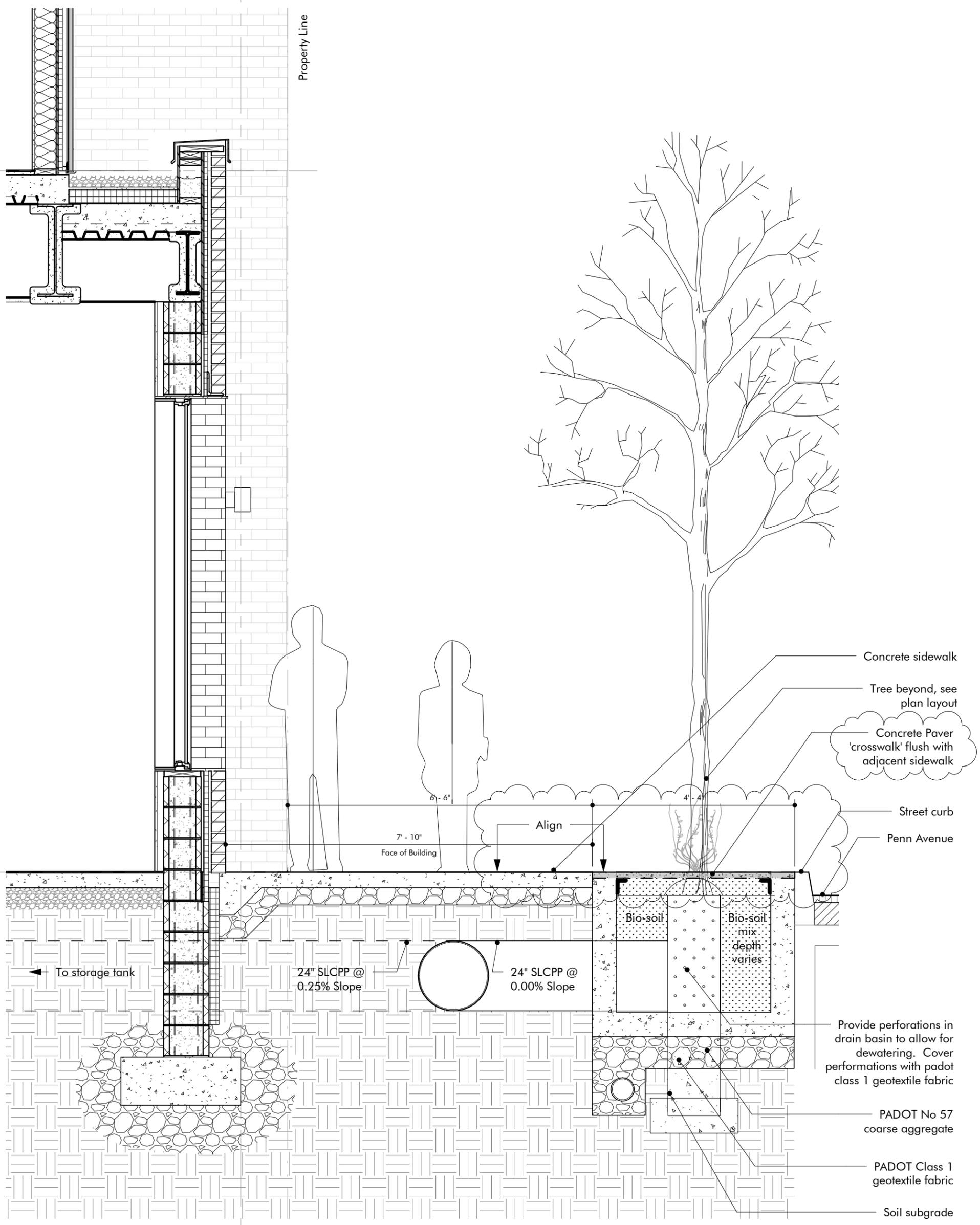
Solara VII
 Attn: Jack Benoff
 30 Weatherfield Dr
 Newtown PA 18940

SHOULD ANY OF THE ABOVE DESCRIBED POLICIES BE CANCELLED BEFORE THE EXPIRATION DATE THEREOF, NOTICE WILL BE DELIVERED IN ACCORDANCE WITH THE POLICY PROVISIONS.

AUTHORIZED REPRESENTATIVE

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1



1 Site Section - Tree Pit
1/2" = 1'-0"

Indovina Associates Architects
 3185 Penn Ave.
 Pittsburgh, PA 15201
 p 412.363.3800
 f 412.363.0483

Project Name Residential Development
 Project Number 19105
 Date 9/29/2020
 Scale 1/2" = 1'-0"

SK-01R2
 All dimensions and existing conditions shall be checked and verified by Contractor at the site. Any discrepancy shall be reported to the Architect in writing.
 © Indovina Associates Architects, L.L.C. 2020

To: Karina Ricks, Director of the Department of Mobility and Infrastructure
From: William J. Pickering, PWSA Executive Director
Date: October 23, 2020
Subject: Proposed Encroachment at 2635 Penn Avenue

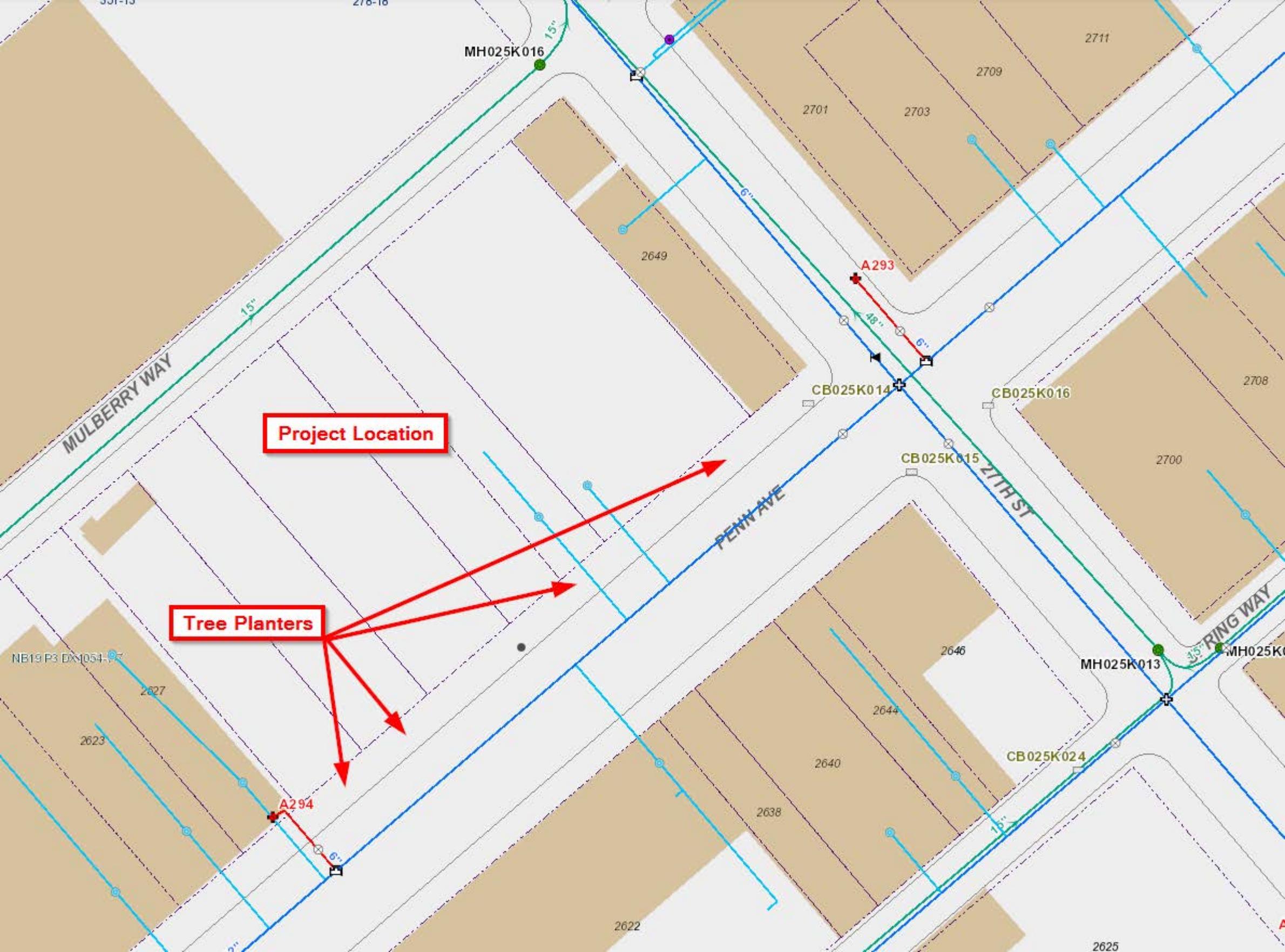
The following is in response to the attached 9/14/2020 request regarding the encroachment into the sidewalk at 2635 Penn Avenue in the 2nd Ward of the City of Pittsburgh.

1. The Water Mapping (attached) indicates that there are no known PWSA waterlines within the area of the proposed encroachment.
2. The Sewer Mapping (attached) indicates that there are no known PWSA sewerlines within the area of the proposed encroachment. Please note, PWSA does not maintain records of sewer service laterals and the property owner is responsible for maintenance. We cannot confirm if the private service lateral will be affected.

PWSA has no objection to the proposed encroachment under the conditions set forth above.

JMA

Attachment



Project Location

Tree Planters

MH025K016

A293

CB025K014

CB025K016

CB025K015

MH025K013

CB025K024

A294

MULBERRY WAY

PENN AVE

ZITH ST

RING WAY

Approximate location of PWSA 12-inch main

No PWSA sewer mains are located in Penn Avenue within this block

Proposed Tree Trenches (Refer to Plans)

