

September 22, 2020

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

RE: Encroachment Application, Letter to the Director

Brewers Block

3234 Liberty Avenue, Pittsburgh, PA 15201

Dear Karina,

As you may know, we have been working diligently with your staff on the Brewers Block project at 3234 Liberty Avenue. The Brewers Block project is a market-rate multi-family project between 32nd and 33rd Streets, Liberty Ave and Sassafras.

Please accept this letter as our formal request for an "Encroachment Permit" for awnings/overhangs. The overhangs are required to properly define the building entrances and shield the tenants and visitors from the weather. The overhangs will be constructed of non-combustible, high-quality metal and steel materials with a painted finish.

Please do not hesitate to contact me with any questions. Again, thank you and your staff for your continued assistance and cooperation as we move this exciting project forward.

Very truly yours,

RDC Design+Build, Inc.

John R. Deklewa, CEO Direct: 412.257.9004 Cell: 412.303.2270

Email: jdeklewa@buildwithrdc.com

ENCROACHMENT APPLICATION PACKET

The following items are necessary in order to process any encroachment

A letter addressed to the following: Karina Ricks, Director

Department of Mobility & Infrastructure

611 Second Avenue Pittsburgh PA 15219

A check for the application fee in the amount of \$150.00, payable to the "Treasurer, City of Pittsburgh".

ENCROACHMENTS: After receiving the information, we will do a review and

verification then send the resolution to City Council. When this legislation is passed, we will contact you to pick up the encroachment permit, along with a copy of the acceptance certificate. In addition, we will need an annual renewal of your insurance certificate naming the City of Pittsburgh as an additional

insured party, for the amounts listed in the checklist below.

- ❖ Plans must have a zoning approval stamp.
- ❖ All construction must be in compliance with City specifications.
- ❖ All material for construction must comply with City standards and must be itemized in the letter of request to the Director of the Department of Mobility and Infrastructure.

After receiving the complete application packet, the review process will begin. This process includes an inspection by the administrator, field inspection by inspector, final approvals by Assistant Director's and Directors Office, and finally sent to Council for their approval.

Please note that these requests take an <u>extensive</u> amount of research and review, and we thank you for your patience.

Please submit all completed forms to:
Jennifer Massacci
611 Second Ave
Pittsburgh, Pa 15219
jennifer.massacci@pittsburghpa.gov

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

Date_09/22/2020
Applicant Name_RDC Design-Build, Inc
Property Owner's Name (if different from Applicant) 3250 Liberty Owner LLC
Address_3234 Liberty Avenue, Pittsburgh, PA 15201
Phone Number: (412) 257-9004 Alternate Phone Number:
Location of Proposed Encroachment: 3234 Liberty Avenue
Ward: 6 Council District: 7 Lot and Block 25-D-264
What is the properties zoning district code? (zoning office 255-2241)
Is the existing right-of-way, a street or a sidewalk?Street
Width of Existing Right-of-Way (sidewalk or street):60' (Before encroachment)
Length of Existing Right-of-Way (sidewalk or street): <u>357.34'</u> (Before encroachment)
Width of Proposed Encroachment: 4.8' for retail canopy and 7.3' for main entrance canopy.
Length of Proposed Encroachment: 66' for retail canopy and 15' for main entrance canopy.
Number of feet the proposed object will encroach into the ROW: 4.8' for retail canopy and 7.3' for main entrance canopy.
Reason for application:

PLEASE ATTACH ALL ADDITIONAL INFORMATION

APPLICANT CHECKLIST

	Letter to the Director								
	<u>Property Owners'</u> Certificate of Insurance – listing the City of Pittsburgh as an additional insured in the amounts listed: Public Liability \$ 100,000.00 - \$ 300,000.00 Property Damage \$ 50,000.00								
	Profile picture or drawing with dimensions of the proposed structure to be placed on the site of the encroached property – STAMPED WITH ZONING APPROVAL								
	Copy of the specifications of the proposed encroachment								
	Copy of a survey or plot plan of the property								
	Documentation from utility companies stating approval/easement/agreement								
	□ Application Fee \$150 made payable to Treasurer City of Pittsburgh								
nsura	MBER TO ATTACH ALL REQUIRED INFORMATION. (Letter to the Director, Property Owner nce forms-listing the City of Pittsburgh as an additional insured, maps, specs, zoning approved ngs, utility documentation, a check for \$150.00)								
or Of	fice Use:								
Check	for \$150.00 Check #Received Plot Plan or Survey								
Receiv	red Required Insurance Received detailed map of proposed encroachment								
Receiv	red Utility Letters								
Receiv	red drawing or picture of completed project								
Receiv	red picture of proposed encroached property								
All tax	information in compliance delinquent								



PITTSBURGH MORGANTOWN
PENNSYLVANIA, 15201
TEL: 412. 683. 3230
FAX: 412. 683. 3563

MORGANTOWN
WEST VIRGINIA, 26505
TEL: 304. 602. 7880
FAX: 304. 212. 5393

www.desmone.com

Seal:



Revisions:

Date: **04.03.2020**

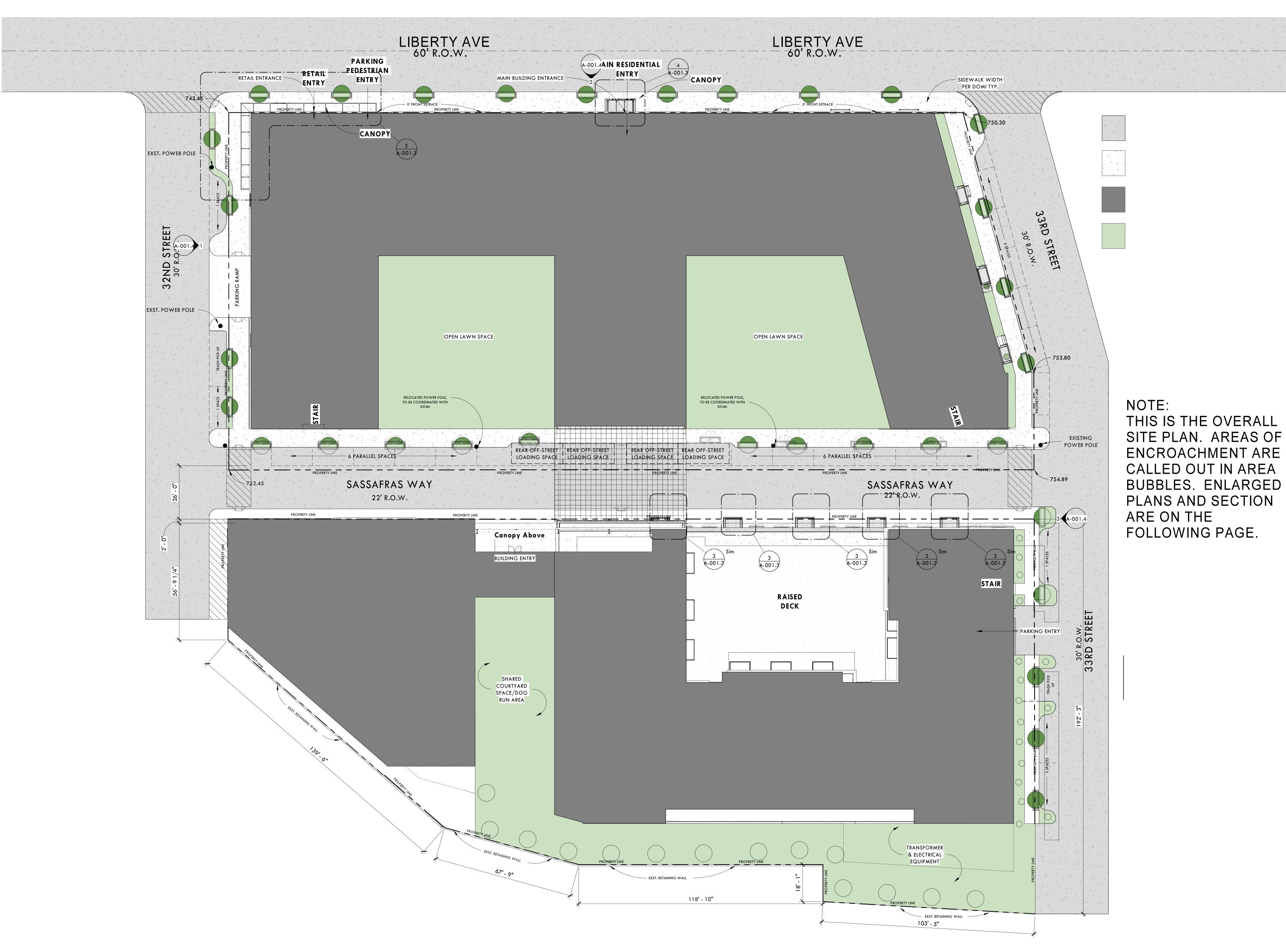
Project Number: **4833**

Owner / Client: RDC

Drawing Title:
Address Plans

Scale: 1" = 20'-0" Drawing Number:

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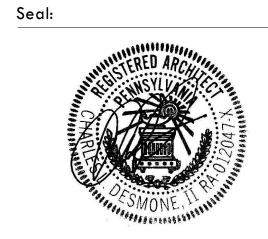




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Revisions:

Date: **04.03.2020**

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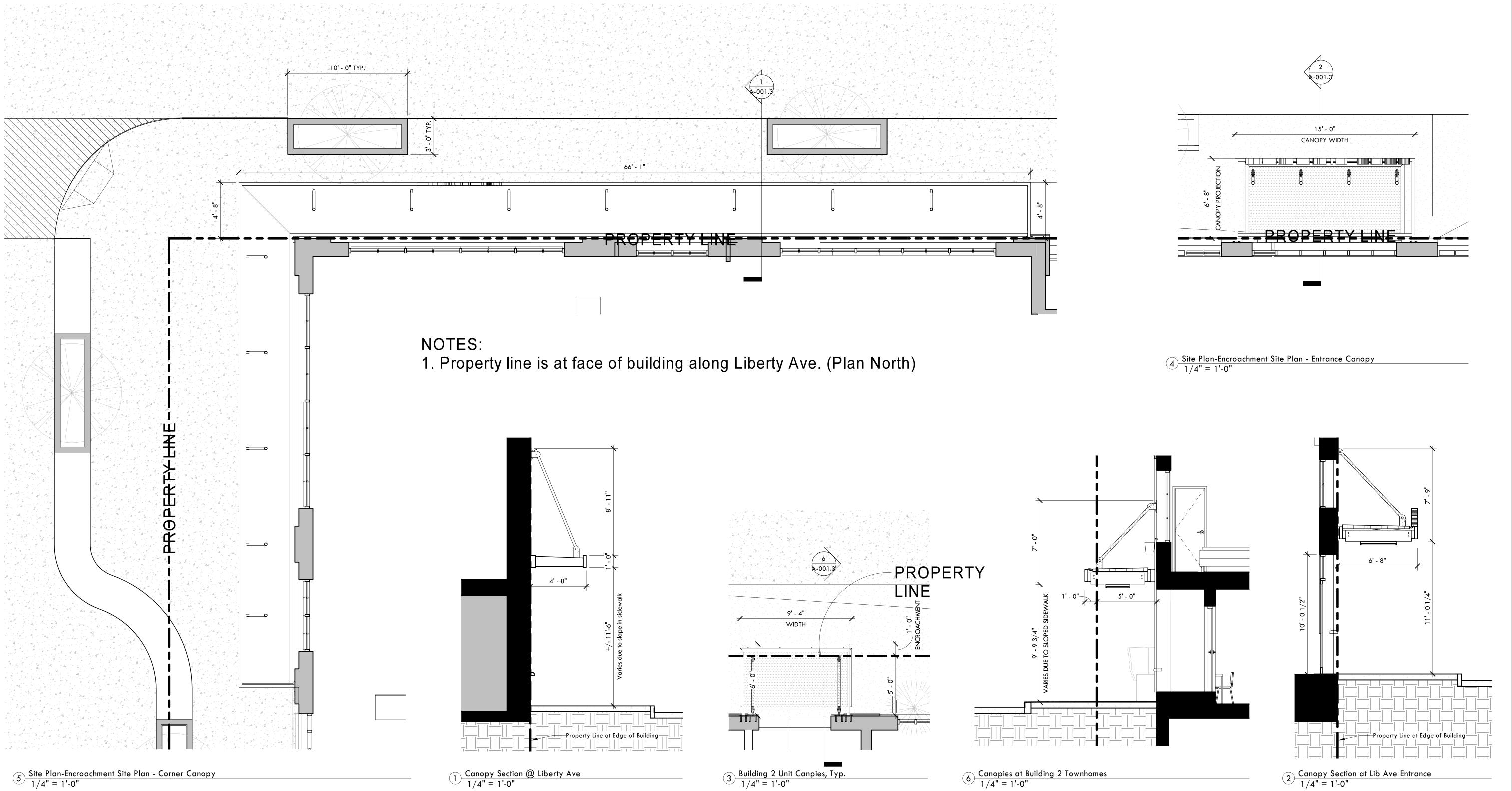
Owner / Client:

Drawing Title:
Encroachment Site Plan

Scale: 1" = 20'-0" Drawing Number:

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1" = 20'-0"



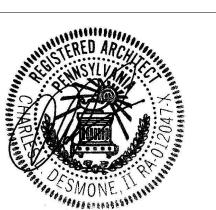


PENNSYLVANIA, 15201 TEL: 412. 683. 3230

FAX: 412. 683. 3563 FAX: 304. 212. 5393

www.desmone.com

Seal:



Edited By: Checked By: Drawn By: Designer Revisions:

Date: **04.03.2020**

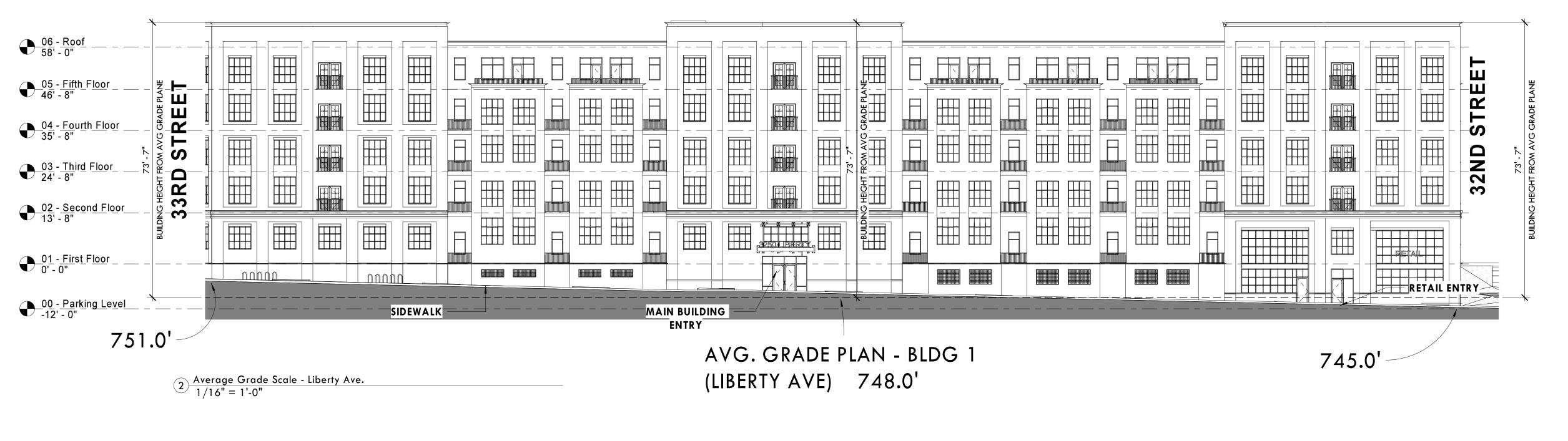
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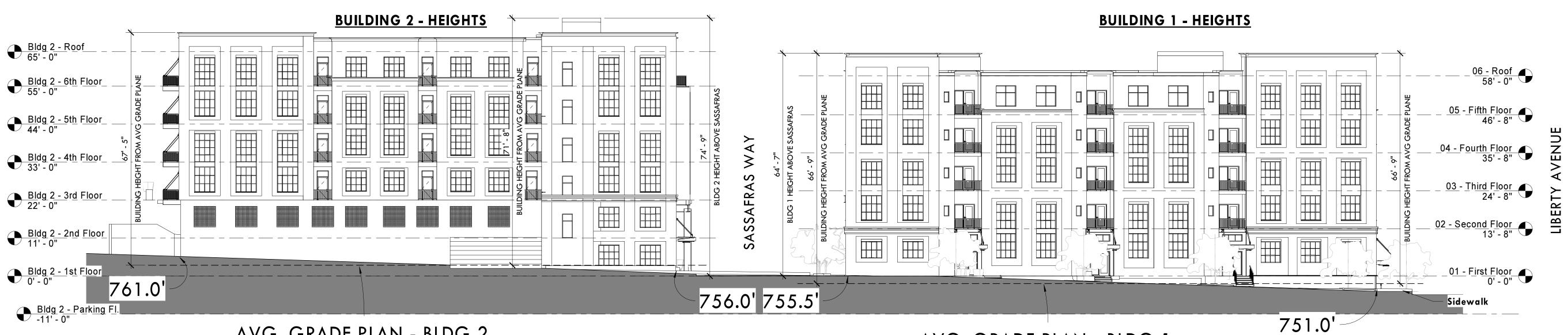
Owner / Client:

Drawing Title:
Encroachment Permit **Enlarged Plans**

Scale: 1/4" = 1'-0" Drawing Number:

© Desmone Architects 2020

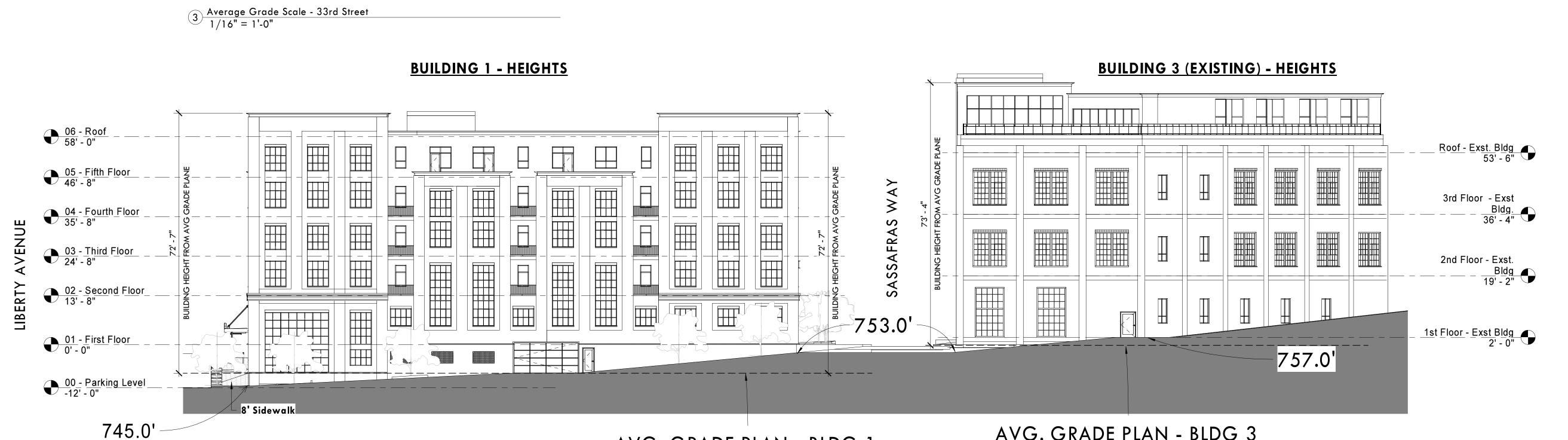




AVG. GRADE PLAN - BLDG 2 (33RD STREET) 758.5'

Average Grade Scale - 32nd Street
1/16" = 1'-0"

AVG. GRADE PLAN - BLDG 1 (33RD STREET) 753.25'



AVG. GRADE PLAN - BLDG 1

(32ND STREET) 749.0'

AVG. GRADE PLAN - BLDG 3 (32ND STREET) 755.0'



PITTSBURGH:

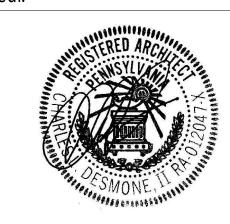
ONE DOUGHBOY SQUARE
3400 BUTLER STREET
PITTSBURGH
PENNSYLVANIA, 15201
TEL: 412. 683. 3230
FAX: 412. 683. 3563

MORGANTOWN
265 HIGH STREET
SUITE 7
MORGANTOWN
WEST VIRGINIA, 26505
TEL: 304. 602. 7880
FAX: 304. 212. 5393

www.desmone.com

250 Liberty Avenue

Seal:



Drawn By: Edited By: Checked
Author Designer Checked

Revisions:

Date: **04.03.2020**

Project Number: **4833**

Owner / Client:

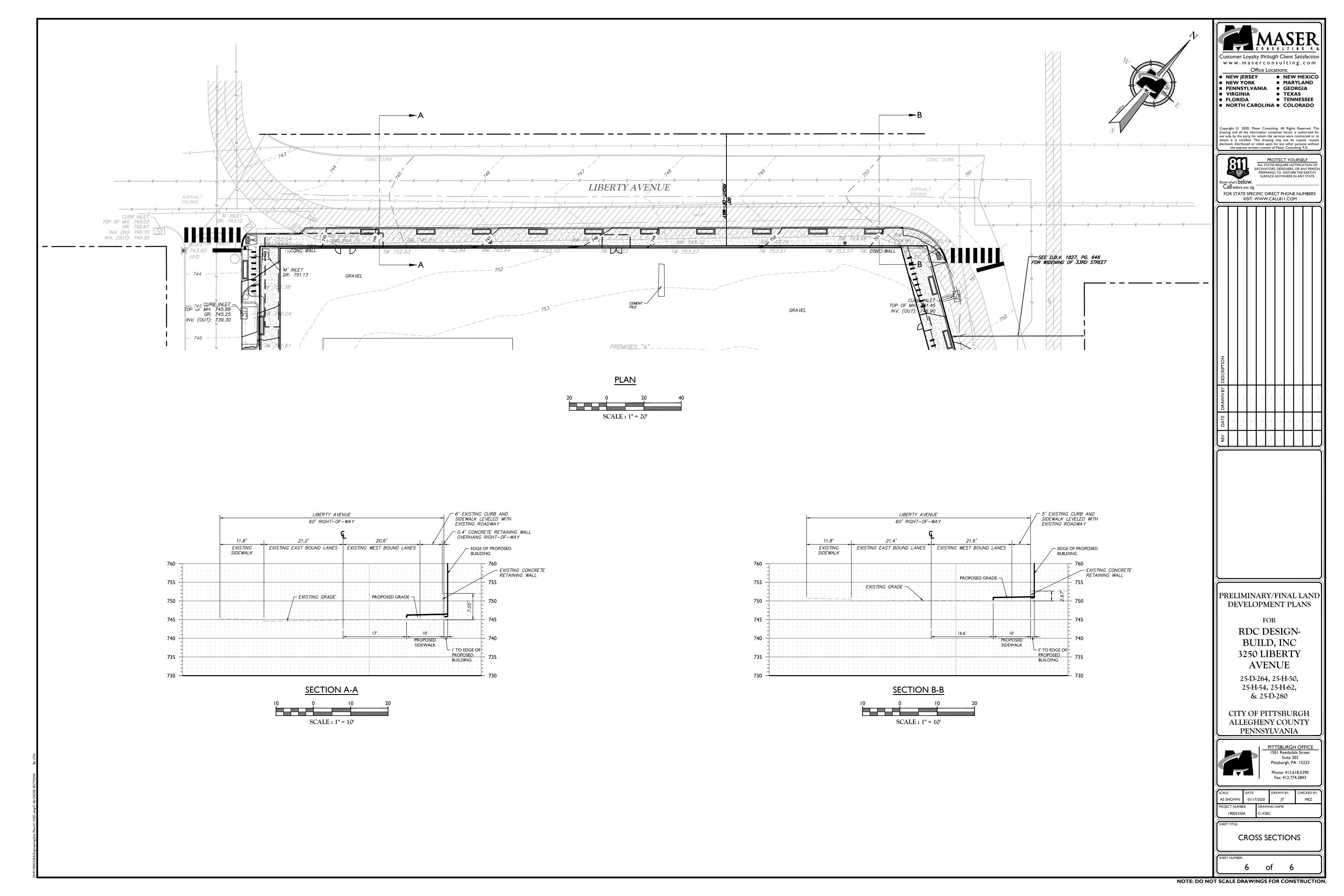
Average Grade
Plan - Elevations

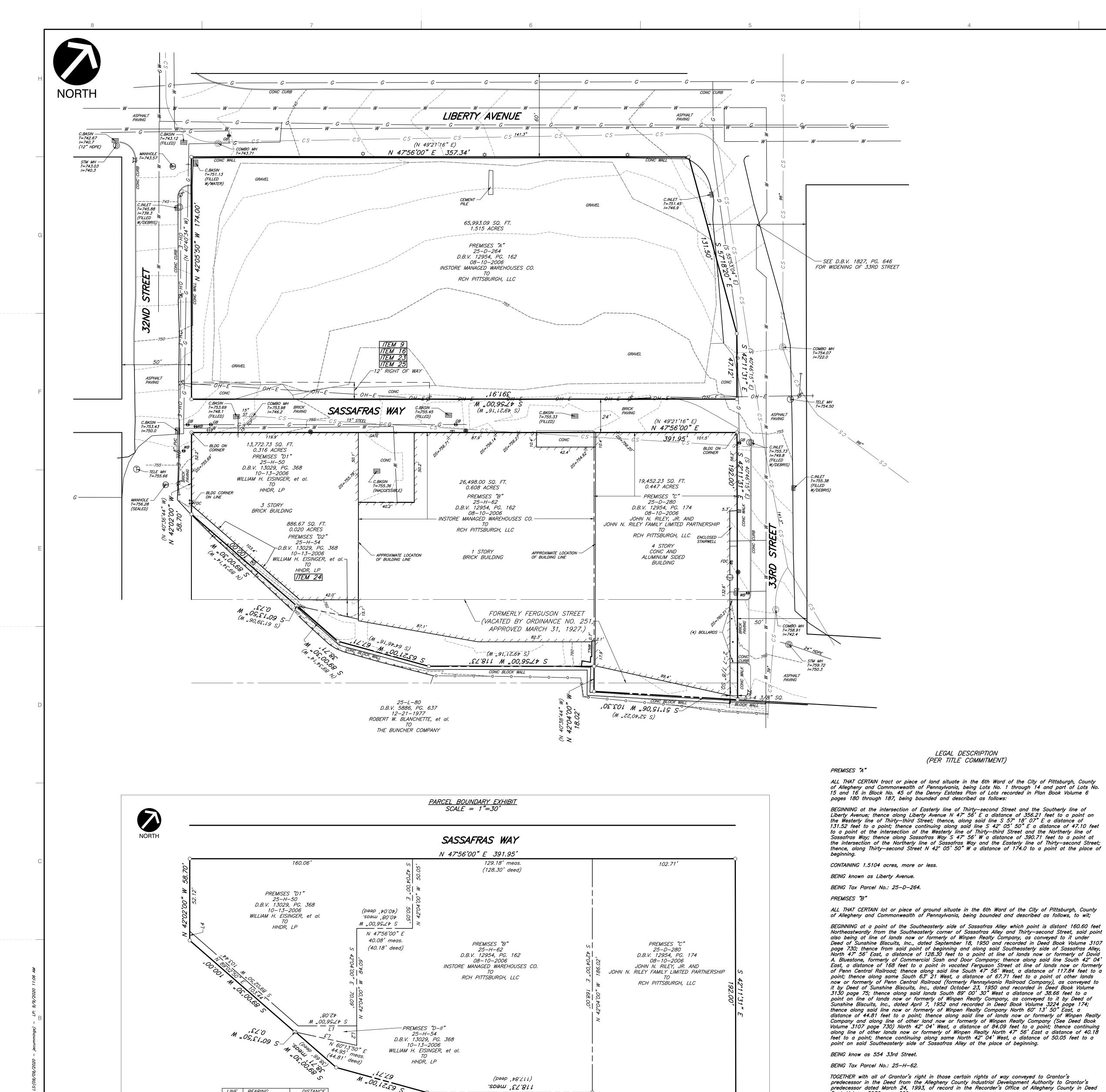
Scale: 1/16" = 1'-0"
Drawing Number:

A-001.4

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04.03.2020 H:\00 Revit Local\3250 Liberty CDAP Model ikc





118.73' meds.

(150.88° deed) 103.30° meas.

M "90,91.19 S

M "00,95.2+ S

 LINE
 BEARING
 DISTANCE

 L1
 N 47'56'00" E
 42.08'

 L2
 S 42'04'00" E
 14.00'

 L3
 S 60'13'50" W
 45.68'

 L4
 N 42'02'00" W
 6.59'

A.L.T.A. COMMITMENT FIRST AMERICAN TITLE INSURANCE COMPANY EXCEPTIONS - SCHEDULE B - PART II

The following items are exceptions outlined in Schedule B - Part II, A.L.T.A. Commitment for Title Insurance, First American Title Insurance Company, Commitment No. PAFA18-5838 WH, effective date

8. Intentionally deleted.

9. Intentionally deleted. 10. Intentionally deleted.

11. Intentionally deleted.

12. Intentionally deleted.

13. Intentionally deleted.

14. Intentionally deleted. 15. Intentionally deleted.

16. Intentionally deleted.

17. Intentionally deleted.

18. Intentionally deleted.

19. Intentionally deleted.

20. Intentionally deleted.

21. Intentionally deleted.

22. Intentionally deleted. 23. Intentionally deleted.

24. Railroad and restriction "not to erected any structure - which will interfere with the operation of railroad trains on the present railroad track which runs along the property hereby conveyed" as set forth in Deed from Sunshine Biscuits, Inc., a New York corporation formerly Loose-Wiles Biscuit Company to Winpen Realty Company, dated 4/7/1952 and recorded on 5/6/1952 in Deed Book Volume 3224 page 174. (As to Premises "D")

This item is located on Premises D. The limits of Premises D Parcel 2, tax parcel 25-H-54, is plotted.

25. Intentionally deleted.

26. Intentionally deleted.

27. Coal and coal bed methane gas and mining rights and all rights incident to the extraction or development of coal or coal bed methane gas heretofore conveyed, excepted and reserved by instruments of record; the right of surface, lateral or subjacent support; or any surface

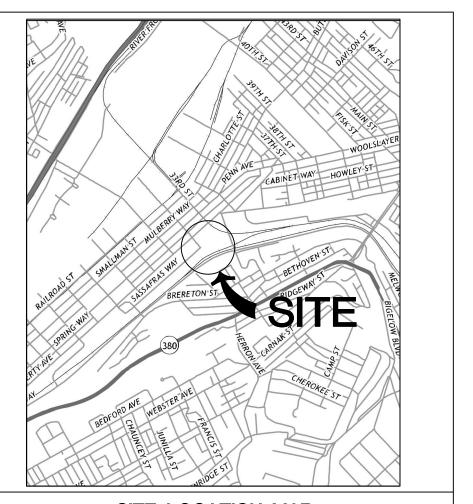
NOTICE: THIS DOCUMENT DOES NOT SELL, CONVEY, TRANSFER, INCLUDE OR INSURE THE TITLE TO THE COAL AND RIGHT OF SUPPORT UNDERNEATH THE SURFACE LAND DESCRIBED OR REFERRED TO HEREIN, AND THE OWNER OR OWNERS OF SUCH COAL MAY HAVE THE COMPLETE LEGAL RIGHT T REMOVE ALL OF SUCH COAL AND, IN THAT CONNECTION, DAMAGE MAY RESULT TO THE SURFACE OF THE LAND AND ANY HOUSE, BUILDING OR OTHER STRUCTURE ON OR IN SUCH LAND. THE INCLUSION OF THIS NOTICE DOES NOT ENLARGE, RESTRICT OR MODIFY ANY LEGAL RIGHTS OR ESTATES OTHERWISE CREATED, TRANSFERRED, EXCEPTED OR RESERVED BY THIS INSTRUMENT. [Note: This Notice is set forth in 52 Pa. C.S.A. 1551, as amended, and is not intended as notice of unrecorded instruments, if any.]

28. Oil, gas, minerals (including but not limited to oil shale) and all rights incident to the extraction or development of oil and gas or minerals heretofore conveyed, leased, excepted or reserved by instruments of record.

REVISION RECORD

12-18-2019 REVISED PER UPDATED TITLE REPORT 12-20-2019 REVISED ITEM 24 01-07-2020 REVISED PER COMMENTS AND ADDED NOTES 7 & 8

09-09-2020 REVISED PER UPDATED TITLE REPORT



SITE LOCATION MAP SCALE: N.T.S.

<i>755</i>	EXISTING CONTOUR
××	– FENCE
oo	- CHAIN LINK FENCE
cs	- COMBINED SEWER LINE
<i>ST</i>	- STORM SEWER LINE
G	– GAS LINE
W	— WATER LINE
— ОН-Е ——	- OVERHEAD ELECTRIC
	— GUIDE RAIL
o	MAILBOX
	SIGN
AC	AC UNIT
•	BOLLARD
\$	LIGHT STANDARD
(STORM MANHOLE
	CATCH BASIN
	CURB INLET
•	DRAIN
•	CLEAN OUT (CO)
•	WATER BOX (WB)
**	FIRE HYDRANT
•	GAS BOX (GB)
€	GAS METER
ø	POWER POLE
\rightarrow	GUY WIRE
ø	GUY POLE
\bigcirc	TELEPHONE MANHOLE
Ē	ELECTRIC METER
MH	MANHOLE (UTILITY UNKNOWN)
	COMPINATION SEWER MANUALE

1. PROPERTY IS LOCATED IN FLOOD ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AS DEPICTED ON FLOOD INSURANCE RATE MAP 42003C0353H AND 42003C0354H, EFFECTIVE DATE SEPTEMBER 26, 2014, ALLEGHENY COUNTY, PENNSYLVANIA.

PAGE 162. PROPERTY BOUNDARY COURSES SHOWN IN PARENTHESIS AND

ROOF DRAIN

COMBINATION SEWER MANHOLE

NORTH ARROW ARE BASED UPON PENNSYLVANIA STATE PLANE NAD83, SOUTH ZONE, AS DETERMINED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC., USING SURVEY GRADE GPS MEASUREMENTS AND OPUS POST-PROCESSING.

2. PROPERTY BOUNDARY COURSES BASED ON DEED BOOK VOLUME 12954,

- 3. VERTICAL DATUM IS BASED UPON NAVD88, AS DETERMINED BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC., USING SURVEY GRADE GPS MEASUREMENTS AND OPUS POST—PROCESSING.
- 4. FIELD SURVEY BY CIVIL & ENVIRONMENTAL CONSULTANTS, INC. DATED
- 5. THERE IS NO MARKED PARKING SPACES LOCATED ON THE SUBJECT
- 6. THE PROPERTY IS ZONED UI (URBAN INDUSTRIAL). ZONING INFORMATION WAS OBTAINED FROM ALLEGHENY COUNTY ZONING MAPS. A ZONING REPORT OR LETTER WAS NOT SUPPLIED TO THE SURVEYOR BY THE
- 7. THERE ARE NO RAILROAD TRACKS ON THE SUBJECT PROPERTY. 8. THERE ARE NO GAPS OR OVERLAPS IN THE SUBJECT PROPERTY.

PA. ONE CALL SERIAL NO. 20191150706
PENNSYLVANIA ACT 287 (1974) AS AMENDED BY ACT 50 (2017) REQUIRES NO LESS THAN 3

WORKING DAYS NOTICE NOR MORE THAN 10 WORKING DAYS NOTICE FROM EXCAVATORS WHO ARE ABOUT TO: DIG, DRILL, BLAST, AUGER, BORE, GRADE, TRENCH, OR DEMOLISH WHEN IN THE CONSTRUCTION PHASE. FOR LOCATION REQUESTS IN THE STATE OF PENNSYLVANIA, CALL TOLL UNDERGROUND UTILITIES HAVE BEEN PLOTTED FROM PLANS AND MARKINGS AND WILL BE COMBINED WITH OBSERVED EVIDENCE OF UTILITIES TO DEVELOP A VIEW OF THOSE UNDERGROUND UTILITIES. OTHER UNDERGROUND UTILITIES MAY EXIST WHICH ARE NOT SHOWN AS A RESULT OF INFORMATION NOT BEING PROVIDED BY THE UTILITY OWNER. HOWEVER, LACKING EXCAVATION, THE EXACT LOCATION OF UNDERGROUND FEATURES CANNOT BE ACCURATELY, COMPLETELY AND RELIABLY DEPICTED. WHERE ADDITIONAL OR MORE DETAILED INFORMATION IS REQUIRED, THE CLIENT OR CONTRACTOR IS ADVISED THAT EXCAVATION MAY BE NECESSARY.

ADDRESS: 3250 LIBERTY AVENUE, PITTSBURGH PA, 15201

SCALE IN FEET

<u>TOTAL PLAN AREA:</u> 126,765.26 SQ. FT. 2.910 ACRES

Civil & Environmental Consultants, Inc. 333 Baldwin Road · Pittsburgh, PA 15205 Ph: 412.429.2324 · 800.365.2324 · Fax: 412.429.2114

www.cecinc.com

ALTA/NSPS LAND TITLE SURVEY

6TH WARD, CITY OF PITTSBURGH ALLEGHENY COUNTY, PENNSYLVANIA

RDC DESIGN-BUILD, INC.

5-10-2019 SCALE: 1"=30' DRAWING NO.: JEC CHECKED BY: DRAWN BY: **186-011** APPROVED BY: JRB SHEET 1 OF 1

LEGAL DESCRIPTION (cont.) (PER TITLE COMMITMENT)

PREMISES "D"

ALL THAT CERTAIN lot, piece, or parcel of land situate in the Sixth Ward of the City of Pittsburgh, County of Allegheny, and Commonwealth of Pennsylvania, more particularly bounded and described as

BEGINNING at a point at the Southeast corner of 32nd Street and Sassafras Way, thence along Sassafras Way North 47 degrees 56 minutes East 160.06 feet to a point, thence South 42 degrees 04 minutes East for 50.05 feet to a point; thence South 47 degrees 56 minutes West for 40.04 feet to a point on line dividing Lots #5 and #6 in block number 46 of the Denny Plan; thence by said dividing line South 42 degrees 04 minutes East for 70.09 feet to a point on the Northerly side of Ferguson Street, now vacated; thence along said side vacated Street South 47 degrees 56 minutes West for 42.08 feet to a point; thence South 89 degrees 02 minutes 50 seconds West through lots #4, #3, #2, and #1 for 103.44 feet to a point on the Easterly side of 32nd Street; thence by the Easterly side of 32nd Street North 42 degrees 02 minutes West for 52.12 feet to a point at the place of beginning.

BEING known as 325 32nd Street. BEING Tax Parcel No.: 25-H-50.

ALL THAT CERTAIN lot, piece, or parcel of land situate in the Sixth Ward of the City of Pittsburgh, County of Allegheny, and Commonwealth of Pennsylvania, more particularly bounded and described as

BEGINNING at a point on the Easterly side of 32nd Street, distance southeasterly 52.12 feet from the Southeast corner of 32nd Street and Sassafras Way; thence North 89 degrees 02 minutes 50 seconds East 103.44 feet; thence on the Northerly side of Ferguson Street now vacated, North 47 degrees 46 minutes East 42.08 feet to the Southeasterly corner of the building now or formerly owned by Winpen Realty Company; thence South 42 degrees 04 minutes East 14 feet; thence South 60 degrees 13 minutes 50 seconds West 45.68 feet; thence South 89 degrees 00 minutes 30 seconds West 100 feet to the Easterly side of 32nd Street; thence North 42 degrees 02 minutes West 6.59 feet to the point at the place of beginning.

BEING known as 32nd Street. BEING Tax Parcel No.: 25-H-54.

BEING Inter-alia the same premises which InStore Managed Warehouses Co., a Pennsylvania Trust, by Deed dated 8/10/2006 and recorded 8/14/2006 in Allegheny County in Deed Book 12954 page 162 conveyed unto RCH Pittsburgh, LLC, a Pennsylvania limited liability company, in fee.

BEING the same premises which John N. Riley, Jr. and John N. Riley Family Limited Partnership, by Deed dated 8/10/2006 and recorded 8/14/2006 in Allegheny County in Deed Book 12954 page 174, conveyed unto RCH Pittsburgh, LLC, a Pennsylvania limited liability company, in fee.

AS TO PREMISES "D" PARCELS 1 AND 2 BEING the same premises which William H. Eisinger and The Estate of Freda Delp, William H. Eisinger, Executor, by Deed dated 10/13/2006 and recorded 10/18/2006 in Allegheny County in Deed Book 13029 page 368, conveyed unto HHDR, LP, a Pennsylvania limited partnership, in fee.

SURVEYOR CERTIFICATION

To: Collier Capital LLC; and
First American Title Insurance Company:

Book Volume 8936 page 209.

BEING known as 554 33rd Street.

BEING Tax Parcel No.: 25-D-280

ALL THAT CERTAIN lot or piece of ground with the building and improvements thereon erected, situate in the 6th (formerly the 16th) Ward of the City of Pittsburgh, County of Allegheny and

BEGINNING at the Southwest corner of Thirty-third Street and Sassafras Way; thence Southwardly along the Westerly side of Thirty-third Street, a distance of 192 feet to a point on the Northerly line of land now or formerly of the Pennsylvania Railroad Company; thence Westwardly along said

Northerly line of land now or formerly of the Pennsylvania Railroad Company, a distance of 102.88 feet to a point; thence Northwardly still by land now or formerly of the Pennsylvania Railroad Company and land of Sunshine Biscuits, Inc., a distance of 186.02 feet to the Southerly side of

said Sassafras Way; thence Eastwardly along said Southerly side of Sassafras Way, a distance of 102 feet, 8-1/2 inches to the Southwest corner of Thirty-third Street and Sassafras Way at the place

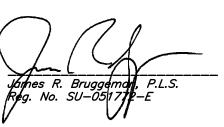
Commonwealth of Pennsylvania, being bounded and described as follows, to wit;

PREMISES "C"

This is to certify that this map or plat and the survey on which it is based were made in accordance with the 2016 Minimum Standard Detail Requirements for ALTA/NSPS Land Title Surveys, jointly established and adopted by ALTA and NSPS, and includes Items 2, 3, 4, 5, 6a, 7a, 8, 9, 11 and 13 of Table A thereof. The field work was completed on April 30,

JAMES R. BRUGGEMAN

Date of Plat or Map: <u>December 20, 2019</u>



SDUNN

ACORD°

CERTIFICATE OF LIABILITY INSURANCE

7/15/2020

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).

vo						
PRODUCER License # 60236	CONTACT Shellie Dunn					
	PHONE (A/C, No, Ext): (412) 833-8479 FAX (A/C, No): (412) 77					
30th Floor	E-MAIL ADDRESS: Shellie.Dunn@hubinternational.com					
Pittsburgh, PA 15222	INSURER(S) AFFORDING COVERAGE	NAIC #				
	INSURER A: Cincinnati Insurance Company	10677				
INSURED	INSURER B : Cincinnati Indemnity Company	23280				
RDC Design Build, Inc.	INSURER C:					
Foster Plaza 5 - Suite 225 651 Holiday Drive	INSURER D:					
Pittsburgh, PA 15220	INSURER E:					
	INSURER F:					

COVERAGES CERTIFICATE NUMBER: 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)	LIMIT	s	
A	X	COMMERCIAL GENERAL LIABILITY	INCO	****		(MANAGE) TITLE	(MINUSSITE OF THE TENT	EACH OCCURRENCE	\$	1,000,000
		CLAIMS-MADE X OCCUR			EPP0544589	7/15/2019	7/15/2022	DAMAGE TO RENTED PREMISES (Ea occurrence)	\$	500,000
								MED EXP (Any one person)	\$	10,000
								PERSONAL & ADV INJURY	\$	1,000,000
	GEN	I'L AGGREGATE LIMIT APPLIES PER:						GENERAL AGGREGATE	\$	2,000,000
		POLICY X PRO- JECT X LOC						PRODUCTS - COMP/OP AGG	\$	2,000,000
		OTHER:							\$	
Α	AUT	OMOBILE LIABILITY						COMBINED SINGLE LIMIT (Ea accident)	\$	1,000,000
	X	ANY AUTO			EPP0544589	7/15/2019	7/15/2022	BODILY INJURY (Per person)	\$	
		OWNED SCHEDULED AUTOS AUTOS						BODILY INJURY (Per accident)	\$	
	X	HIRED AUTOS ONLY X NON-OWNED AUTOS ONLY						PROPERTY DAMAGE (Per accident)	\$	
									\$	
Α	X	UMBRELLA LIAB X OCCUR						EACH OCCURRENCE	\$	5,000,000
		EXCESS LIAB CLAIMS-MADE			EPP0544589	7/15/2019	7/15/2022	AGGREGATE	\$	5,000,000
		DED X RETENTION\$ 0							\$	
В	WOF	KERS COMPENSATION EMPLOYERS' LIABILITY						X PER OTH- STATUTE ER		
	ANY PROPRIETOR/PARTNER/EXECUTIVE		N/A		EWC0544590	7/15/2020	7/15/2021	E.L. EACH ACCIDENT	\$	1,000,000
		idatory in NH)	N/A					E.L. DISEASE - EA EMPLOYEE	\$	1,000,000
	If yes	s, describe under CRIPTION OF OPERATIONS below						E.L. DISEASE - POLICY LIMIT	\$	1,000,000

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

CERTIFICATE HOLDER	CANCELLATION
OLIVIII IOATE HOLDEN	OANOLLLATION

City of Pittsburgh
Department of Permits, Licenses and Inspections;
200 Ross Street, Room 320
Pittsburgh, PA 15219

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

anthony J. Koc

PREMISES "A"

ALL THAT CERTAIN tract or piece of land situate in the 6th Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being Lots No. 1 through 14 and part of Lots No. 15 and 16 in Block No. 45 of the Denny Estates Plan of Lots recorded in Plan Book Volume 6 pages 180 through 187, being bounded and described as follows:

BEGINNING at the intersection of the Easterly line of Thirty-second Street and the Southerly line of Liberty Avenue; thence along Liberty Avenue N 47° 56' E a distance of 356.21 feet to a point on the Westerly line of Thirty-third Street; thence, along said line S 57° 18' 07" E a distance of 131.52 feet to a point; thence continuing along said line S 42° 05' 50" E a distance of 47.10 feet to a point at the intersection of the Westerly line of Thirty-third Street and the Northerly line of Sassafras Way; thence, along Sassafras Way S 47° 56' W a distance of 390.71 feet to a point at the intersection of the Northerly line of Sassafras Way and the Easterly line of Thirty-second Street; thence, along Thirty-second Street N 42° 05' 50" W a distance of 174.00 feet to a point at the place of beginning.

CONTAINING 1.5104 acres, more or less.

BEING known as Liberty Avenue.

BEING Tax Parcel No.: 25-D-264.

PREMISES "B"

ALL THAT CERTAIN lot or piece of ground situate in the 6th Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at a point on the Southeasterly side of Sassafras Alley which point is distant 160.60 feet Northeastwardly from the Southeasterly corner of Sassafras Alley and Thirty-second Street, said point also being at line of lands now or formerly of Winpen Realty Company, as conveyed to it under Deed of Sunshine Biscuits, Inc., dated September 18, 1950 and recorded in Deed Book Volume 3107 page 730; thence from said point of beginning and along said Southeasterly side of Sassafras Alley, North 47° 56' East, a distance of 128.30 feet to a point at line of lands now or formerly of David A. Bluestone, formerly of Commercial Sash and Door Company; thence along said line South 42° 04' East, a distance of 168 feet to a point in vacated Ferguson Street at line of lands now or formerly of Penn Central Railroad; thence along said line South 47° 56' West, a distance of 117.84 feet to a point; thence along same South 63° 21' West, a distance of 67.71 feet to a point at other lands now or formerly of Penn Central Railroad (formerly Pennsylvania Railroad Company), as conveyed to it by Deed of Sunshine Biscuits, Inc., dated October 23, 1950 and recorded in Deed Book Volume 3130 page 75; thence along said lands South 89° 00' 30" West a distance of 38.66 feet to a point on line of lands now or formerly of Winpen Realty Company, as conveyed to it by Deed of Sunshine Biscuits, Inc., dated April 7, 1952 and recorded in Deed Book Volume 3224 page 174; thence along said line now or formerly of Winpen Realty Company North 60° 13' 50" East, a distance of 44.81 feet to a point; thence along said line of lands now or formerly of Winpen Realty Company and along line of other land now or formerly of Winpen Realty Company (See Deed Book Volume 3107 page 730) North 42° 04' West, a distance of 84.09 feet to a point; thence continuing along line of other lands now or formerly of Winpen Realty North 47° 56' East a distance of 40.18 feet to a point; thence continuing along same North 42° 04' West, a distance of 50.05 feet to a point on said Southeasterly side of said Sassafras Alley at the place of beginning.

BEING known as 554 33rd Street.

BEING Tax Parcel No.: 25-H-62.

TOGETHER with all of Grantor's rights in those certain rights of way conveyed to Grantor's predecessor in the Deed from the Allegheny County Industrial Development Authority to Grantor's predecessor dated March 24, 1993, of record in the Recorder's Office of Allegheny County in Deed Book Volume 8936 page 209.

PREMISES "C"

ALL THAT CERTAIN lot or piece of ground with the building and improvements thereon erected, situate in the 6th (formerly the 16th) Ward of the City of Pittsburgh, County of Allegheny and Commonwealth of Pennsylvania, being bounded and described as follows, to wit:

BEGINNING at the Southwest corner of Thirty-third Street and Sassafras Way; thence Southwardly along the Westerly side of Thirty-third Street, a distance of 192 feet to a point on the Northerly line of land now or formerly of the Pennsylvania Railroad Company; thence Westwardly along said Northerly line of land now or formerly of the Pennsylvania Railroad Company, a distance of 102.88 feet to a point; thence Northwardly still by land now or formerly of the Pennsylvania Railroad Company and lands of Sunshine Biscuits, Inc., a distance of 186.02 feet to the Southerly side of said Sassafras Way; thence Eastwardly along said Southerly side of Sassafras Way, a distance of 102 feet, 8-1/2 inches to the Southwest corner of Thirty-third Street and Sassafras Way at the place of beginning.

BEING known as 554 33rd Street.

BEING Tax Parcel No.: 25-D-280.

PREMISES "D"

PARCEL 1

ALL THAT CERTAIN lot, piece, or parcel of land situate in the Sixth Ward of the City of Pittsburgh, County of Allegheny, and Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point at the Southeast corner of 32nd Street and Sassafras Way, thence along Sassafras Way North 47 degrees 56 minutes East 160.06 feet to a point, thence South 42 degrees 04 minutes East for 50.05 feet to a point; thence South 47 degrees 56 minutes West for 40.04 feet to a point on line dividing Lots #5 and #6 in block number 46 of the Denny Plan; thence by said dividing line South 42 degrees 04 minutes East for 70.09 feet to a point on the Northerly side of Ferguson Street, now vacated; thence along said side vacated Street South 47 degrees 56 minutes West for 42.08 feet to a point; thence South 89 degrees 02 minutes 50 seconds West through lots #4, #3, #2, and #1 for 103.44 feet to a point on the Easterly side of 32nd Street; thence by the Easterly side of 32nd Street North 42 degrees 02 minutes West for 52.12 feet to a point at the place of the beginning.

BEING known as 325 32nd Street.

BEING Tax Parcel No.: 25-H-50.

PARCEL 2

ALL THAT CERTAIN lot, piece, or parcel of land situate in the Sixth Ward of the City of Pittsburgh, County of Allegheny, and Commonwealth of Pennsylvania, more particularly bounded and described as follows:

BEGINNING at a point at the Easterly side of 32nd Street, distance southeasterly 52.12 feet from the Southeast corner of 32nd Street and Sassafras Way; thence North 89 degrees 02 minutes 50 feet East 103.44 feet; thence on the Northerly side of Ferguson Street now vacated, North 47 degrees 46 minutes East 42.08 feet to the Southeasterly corner of the building now or formerly owned by Winpen Realty Company; thence South 42

degrees 04 minutes East 14 feet; thence South 60 degrees 13 minutes 50 feet West 45.68 feet; thence South 89 degrees 00 minutes 30 feet West 100 feet to the Easterly side of 32nd Street; thence North 42 degrees 02 minutes West 6.59 feet to the point at the place of the beginning.

BEING known as 32nd Street.

BEING Tax Parcel No.: 25-H-54.