

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

CC: Jen Massacci

Date: March 8, 2021

Re: Encroachment Permit

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We have a request for an encroachment permit at 937 Liberty Ave in the 2<sup>nd</sup> Ward, 6<sup>th</sup> Council District, as shown on the attached plan. A copy of the request is also attached.

PITTSBURGH TRUST FOR CULTURAL RESOURCES, is proposing properly permit an existing fire escape. Kindly let us know if you have objection to this request.

KR/JM

Attachments

WILLIAM PEDUTO  
MAYOR



KARINA RICKS  
DIRECTOR

March , 2021

President and Members  
City Council  
City of Pittsburgh

**RE: 937 LIBERTY AVENUE  
ENCROACHMENT**

Dear President and Members of City Council:

We have a request for an encroachment permit at 937 Liberty Avenue in the 2<sup>nd</sup> Ward, 6<sup>th</sup> Council District, as shown on the attached plan. A copy of the request is also attached.

PITTSBURGH TRUST FOR CULTURAL RESOURCES, is proposing to properly permit an existing fire escape.

Your favorable approval of this proposed Resolution is hereby recommended.

Sincerely,

Karina Ricks  
Director

KR:JM  
Attachments

WILLIAM PEDUTO  
MAYOR



KARINA RICKS  
DIRECTOR

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

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

Date 1/22/2021

Applicant Name Pittsburgh Trust for Cultural Resources

Property Owner's Name (if different from Applicant) Pittsburgh Trust for Cultural Resources

Address 803 Liberty Avenue Pittsburgh, PA 15222

Phone Number: 412-894-4205 Alternate Phone Number: 412-260-7999

Location of Proposed Encroachment: 937 Liberty Avenue Pittsburgh, PA 15222

Ward: 2nd Council District: 6th Lot and Block 9-N-046

What is the properties zoning district code? GT-C (zoning office 255-2241)

Planning/Zoning Case OneStop Number (if applicable) ZDR 2020-09049

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

Width of Existing Right-of-Way (sidewalk or street): 21' (Before encroachment)

Length of Existing Right-of-Way (sidewalk or street): 1000' (Before encroachment)

Width of Proposed Encroachment: 6'-4"-1/4" -12' in the air

Length of Proposed Encroachment: 34' -12' in the air

Number of feet the proposed object will encroach into the ROW: 6'-4"-1/4" 12' in the AIR

Description of encroachment: fire escape

Reason for application:

replace fire escape

\_\_\_\_\_

\_\_\_\_\_



September 23, 2020

Ms. Karina Ricks  
Director  
Department of Mobility  
City of Pittsburgh  
City County Building  
414 Grant Street  
Pittsburgh, PA 15219

Dear Director Ricks:

I am writing to you on behalf of the Pittsburgh Cultural Trust and our project at 937 Liberty Avenue in the downtown Cultural District.

Over a year ago, it was determined that our 50 year old rear fire escape on the Trust owned building at 937 Liberty Avenue was deteriorated and beyond repair. Fortunately, at that time, we had no upper floor occupancy. Furthermore, the Pittsburgh Cultural Trust was evaluating future occupancy by arts related entities in the building and engaged Perkins Eastman Architects to assist with an overall building design and upgrade to ensure we met all code issues for the City of Pittsburgh.

As the pandemic hit, we put the interior building renovation project on hold, but felt that the replacement of the rear fire escape was a priority and thus we hope to have this work commenced and completed in the months ahead.

The Trust hired Safe Escapeways to design and fabricate the fire stair given their expertise in many downtown Pittsburgh buildings. Those drawings have been submitted to PGH One Stop. Mr. Al Killen of North Shore Steel Buildings will be the applicant as they will remove the old fire stair and re-install the new one.

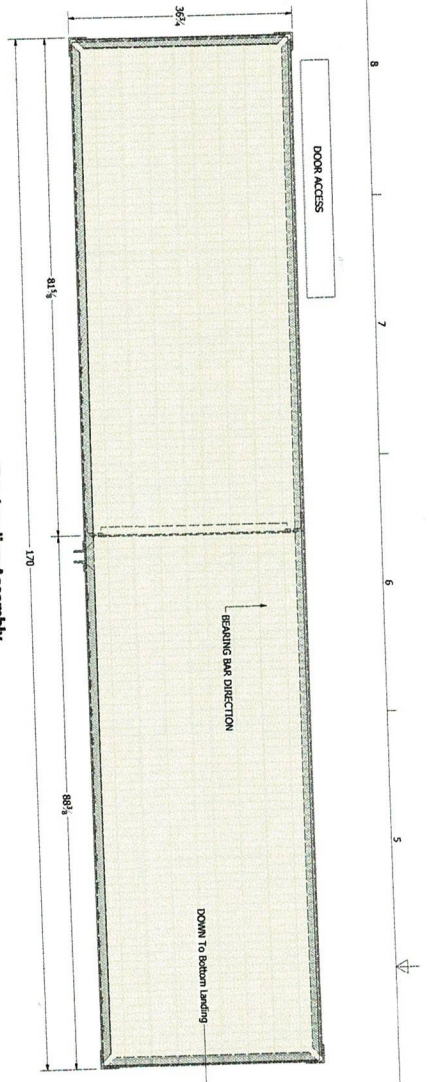
In addition to the drawings, we have provided the City of Pittsburgh the requested indemnification from our insurer for the encroachment.

I am hopeful that your department, and the Department of Permits, Licensing, and Inspections (PLI) will help us make this improvement in an expeditious manner so that we can continue with the overall building improvement project on Liberty Avenue.

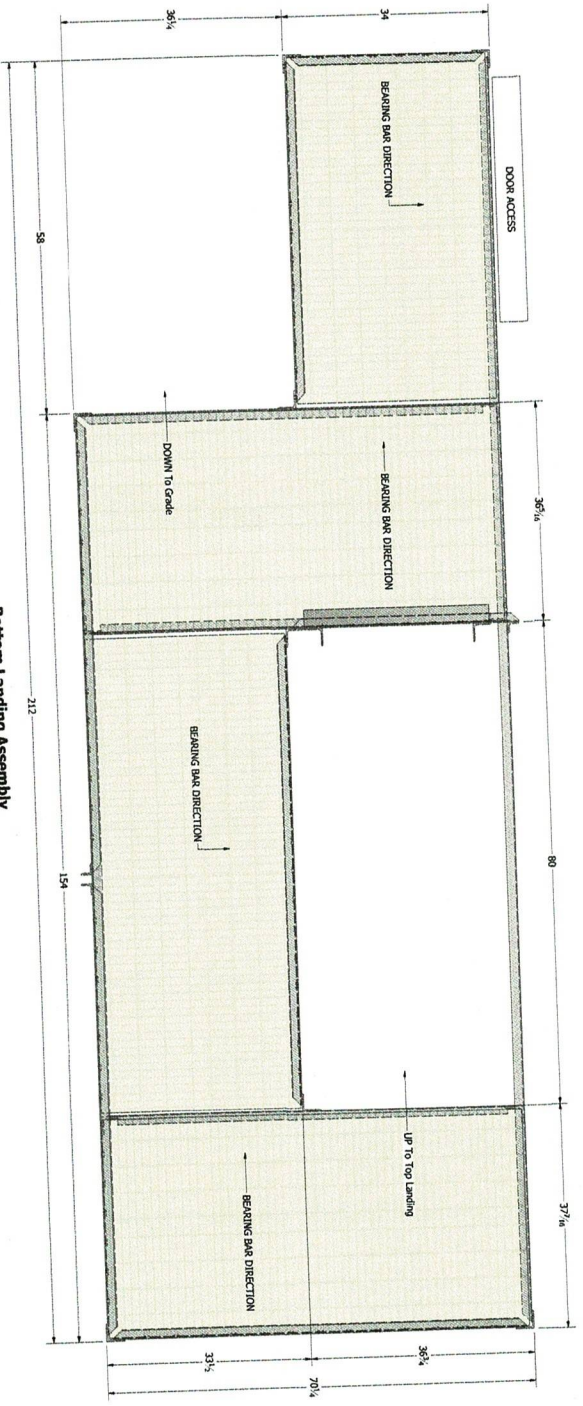
Thank you.

Sincerely,

F. Brooks Robinson, Jr.  
Real Estate Consultant  
The Pittsburgh Cultural Trust



Top Landing Assembly



Bottom Landing Assembly



**WR**  
VIEW R  
SAFE ESCAPEWAYS

DRAWN BY: M. STUMPFER  
DATE: 3/4/2020  
PHONE: 412-799-3378  
PROJECT: FIRE ESCAPE  
LIBERTY AVENUE  
PITTSBURGH, PA 15222  
CLIENT: SAFE ESCAPEWAYS

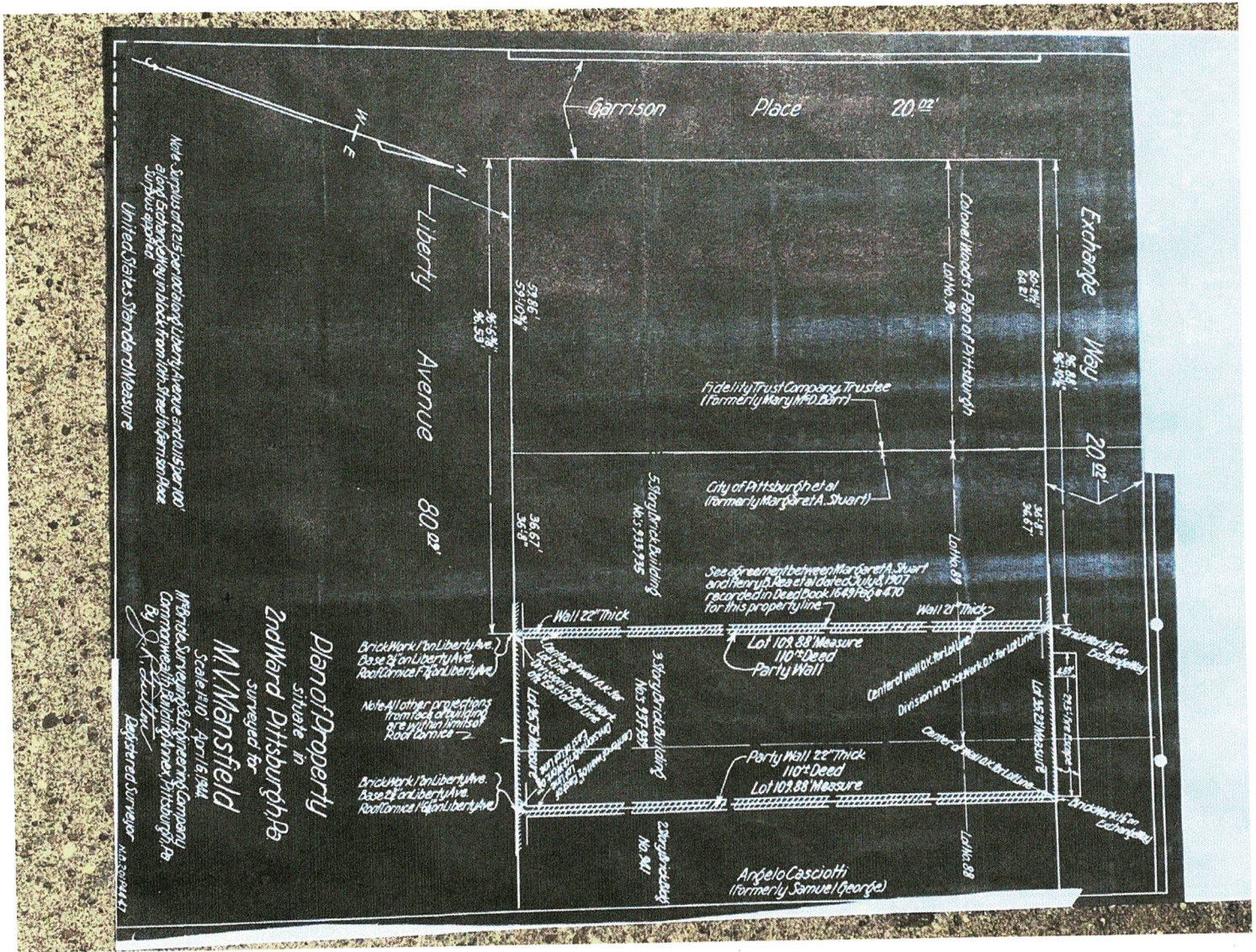
**SAFE ESCAPEWAYS**  
VALLEY VIEW BUSINESS CENTER  
1727 7200  
JOB # 200127

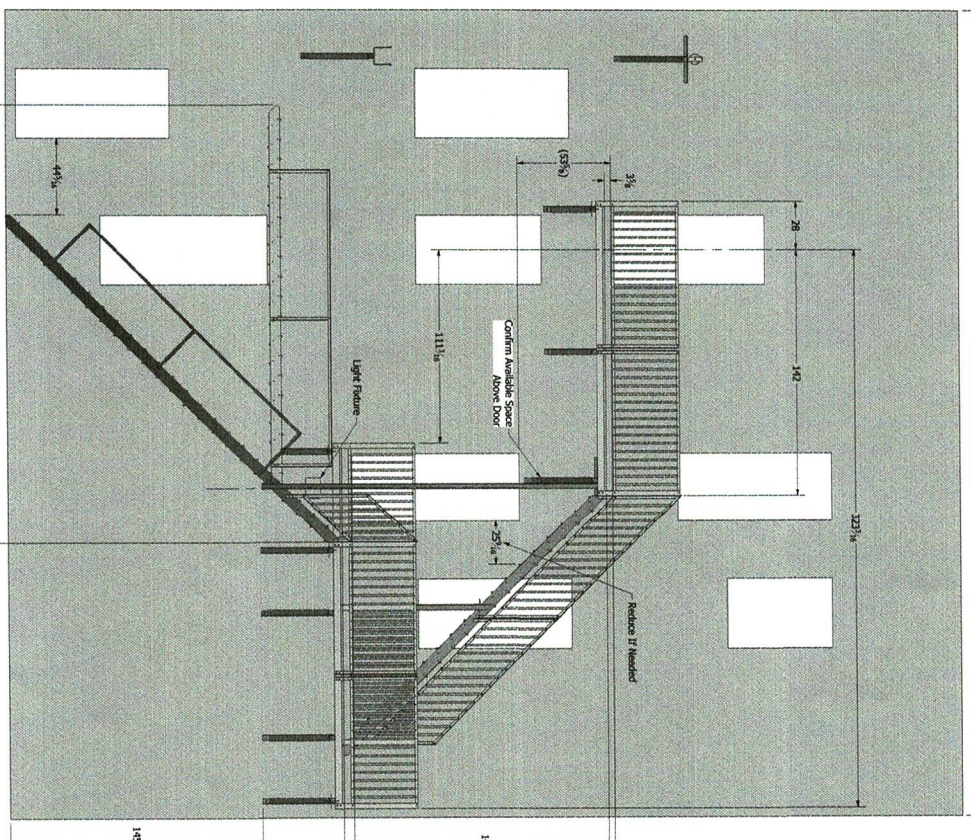
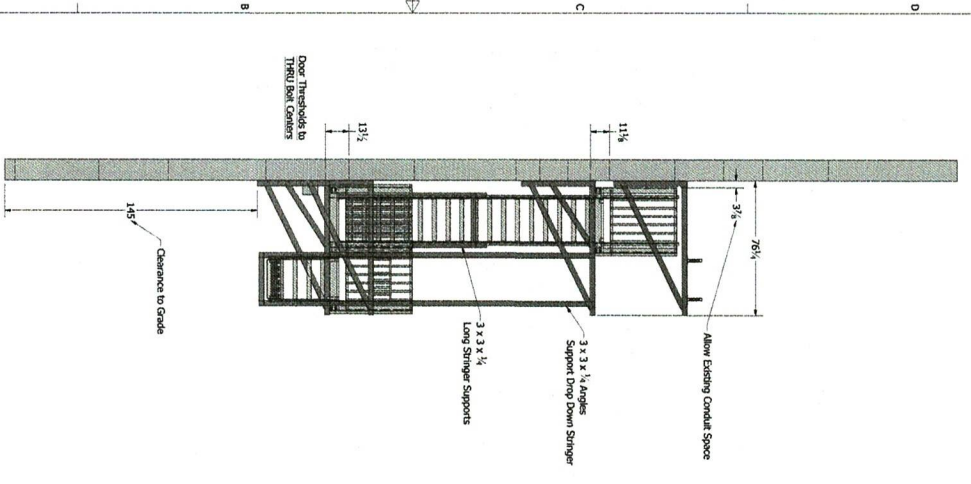
CLIENT PHONE: 412-670-0052  
COMMISSIONED DATE: 1/27/2020  
JOB # 200127  
THIS DRAWING AND ITS CONTENTS ARE THE CONFIDENTIAL PROPERTY OF WR. IT MAY NOT BE USED, COPIED, OR DISTRIBUTED WITHOUT WR'S WRITTEN CONSENT.

CLIENT NOTES:

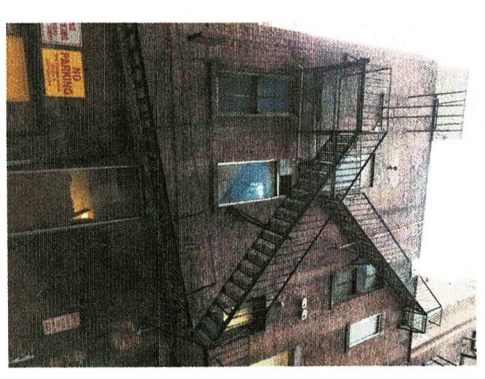
TITLE:	Landing Decks
TOL:	± 1/32"
PRICE:	3 OF 6
SCALE:	VARIES

212  
154  
80  
37 1/4  
36 1/4  
33 1/4  
70 1/4  
81 1/4  
88 3/4  
170





New Deck to Deck  
 Measured FTF  
 \*Discrepancy with Supplied Prints  
 Verify



Replacing Existing Structure



 www.viewr.com	DRAWN BY: H. STAVESER	PROJECT: FIRE ESCAPE 937 LIBERTY AVENUE PITTSBURGH, PA 15222	CLIENT PHONE: 412-291-9325	THIS DRAWING AND ITS CONTENTS ARE THE PROPERTY OF VIEWR. IT MAY NOT BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, WITHOUT THE WRITTEN CONSENT OF VIEWR.	CLIENT NOTES:
	DATE: 3/4/2020	CLIENT: SAFE ESCAPWAYS	COMMISSIONED DATE: 1/27/2020	JOB #: 200127	TITLE: Building Details 937 Liberty Ave 4 OF 6
SCALE: VARIES					













**NO PARKING**  
VIOLATORS  
WILL BE TOWED

**NO PARKING**  
fire escape above  
drops in  
emergencies

**NO PARKING**

ZONE

**BIG'S**  
724  
379-4331  
SUBWAY

724  
379-4331

930 PENN



# CERTIFICATE OF LIABILITY INSURANCE

DATE (MM/DD/YYYY)  
09/30/2019

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**  
Willis of Pennsylvania, Inc.  
c/o 26 Century Blvd  
P.O. Box 305191  
Nashville, TN 372305191 USA

**CONTACT NAME:** Willis Towers Watson Certificate Center  
**PHONE (A/C, No, Ext):** 1-877-945-7378 **FAX (A/C, No):** 1-888-467-2378  
**E-MAIL ADDRESS:** certificates@willis.com

INSURER(S) AFFORDING COVERAGE		NAIC #
INSURER A:	Philadelphia Indemnity Insurance Company	18058
INSURER B:		
INSURER C:		
INSURER D:		
INSURER E:		
INSURER F:		

**INSURED**  
The Pittsburgh Cultural Trust  
803 Liberty Avenue  
Pittsburgh, PA 152223703

**COVERAGES**      **CERTIFICATE NUMBER:** W13169369      **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"/> <b>COMMERCIAL GENERAL LIABILITY</b> <input type="checkbox"/> CLAIMS-MADE <input checked="" type="checkbox"/> OCCUR			PHPK2041727	10/01/2019	10/01/2020	EACH OCCURRENCE	\$ 1,000,000
	GEN'L AGGREGATE LIMIT APPLIES PER: <input checked="" type="checkbox"/> POLICY <input type="checkbox"/> PRO-JECT <input type="checkbox"/> LOC OTHER:		Y					DAMAGE TO RENTED PREMISES (Ea occurrence)
	<input type="checkbox"/> <b>AUTOMOBILE LIABILITY</b> ANY AUTO <input type="checkbox"/> OWNED AUTOS ONLY <input type="checkbox"/> HIRED AUTOS ONLY <input type="checkbox"/> SCHEDULED AUTOS <input type="checkbox"/> NON-OWNED AUTOS ONLY						MED EXP (Any one person)	\$ 10,000
	<input type="checkbox"/> <b>UMBRELLA LIAB</b> <input type="checkbox"/> <b>EXCESS LIAB</b> DED      RETENTION \$						PERSONAL & ADV INJURY	\$ 1,000,000
	<input type="checkbox"/> <b>WORKERS COMPENSATION AND EMPLOYERS' LIABILITY</b> ANY PROPRIETOR/PARTNER/EXECUTIVE OFFICER/MEMBER EXCLUDED? (Mandatory in NH) If yes, describe under DESCRIPTION OF OPERATIONS below						GENERAL AGGREGATE	\$ 3,000,000
A	<b>Property</b>			PHPK2041727	10/01/2019	10/01/2020	PRODUCTS - COMP/OP AGG	\$ 3,000,000
								\$
							COMBINED SINGLE LIMIT (Ea accident)	\$
							BODILY INJURY (Per person)	\$
							BODILY INJURY (Per accident)	\$
							PROPERTY DAMAGE (Per accident)	\$
								\$
							EACH OCCURRENCE	\$
							AGGREGATE	\$
								\$
							PER STATUTE	OTH-ER
							E.L. EACH ACCIDENT	\$
							E.L. DISEASE - EA EMPLOYEE	\$
							E.L. DISEASE - POLICY LIMIT	\$
							Blkt Bldg & Contents	\$50,000
							Deductible:	\$5,000

DESCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks Schedule, may be attached if more space is required)  
Re: Project to refurbish external fire escape on 937 Liberty Ave, above Exchange Way. The City of Pittsburgh is named as additional insured on the General Liability coverage with respect to this project.

### CERTIFICATE HOLDER

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

### CANCELLATION

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