WILLIAM PEDUTO MAYOR



KARINA RICKS DIRECTOR

## MEMORANDUM

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

From: Director Karina Ricks 🚄

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CC: Jen Massacci

Jeff Skalican, Deputy Director

Date: July 14, 2021

Re: Encroachment Permit

We have a request for an encroachment permit at 5935 Baum Blvd, in the 8<sup>th</sup> Ward, 9<sup>th</sup> Council District, as shown on the attached plan. A copy of the request is also attached.

FIVE 5935 BAUM BLVD ASSOCIATES LLC, is proposing to install a new concrete ramp and landing with handrails. The intent of this encroachment permit is to provide an accessible entrance to the existing building where none currently exists along Baum Boulevard via a new ramp and landing.

Kindly let us know if you have objection to this request.

KR/JM

Attachments

WILLIAM PEDUTO MAYOR



KARINA RICKS DIRECTOR

August , 2021

President and Members City Council City of Pittsburgh

#### RE: 5935 BAUM BOULEVARD ENCROACHMENT

Dear President and Members of City Council:

We have a request for an encroachment permit at 5935 Baum Blvd, in the 8<sup>th</sup> Ward, 9<sup>th</sup> Council District, as shown on the attached plan. A copy of the request is also attached.

FIVE 5935 BAUM BLVD ASSOCIATES LLC, is proposing to install a new concrete ramp and landing with handrails. The intent of this encroachment permit is to provide an accessible entrance to the existing building where none currently exists along Baum Boulevard via a new ramp and landing.

Your favorable approval of this proposed Resolution is hereby recommended.

Sincerely Jeffrey Skalican for Karina Ricks, Director Deputy 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:   |
|---|
| Applicant Name:Matthew Manzo, Midland Architecture, LLC   |
| Property Owner's Name (if different from Applicant):  |
| Address:Baum Blvd. Pittsburgh, PA 15206   |
| Phone Number: Alternate Phone Number:   |
| Location of Proposed Encroachment: Main entrance at Baum Blvd.  |
| Ward: <u>8</u> Council District: <u>10</u> Lot and Block: <u>84-B-225</u>   |
| What is the properties zoning district code: UNC (zoning office 255-2241)   |
| Planning/Zoning Case OneStop Number (if applicable): ZDR  |
| Is the existing right-of-way, a street or a sidewalk?   |
| Width of Existing Right-of-Way (sidewalk or street): 10'-1" (Before encroachment)                                     |
| Length of Existing Right-of-Way (sidewalk or street): 27'-9" (Before encroachment)                                    |
| Width of Proposed Encroachment:   |
| Length of Proposed Encroachment: 16'-5 3/4"   |
| Number of feet the proposed object will encroach into the ROW: <u>3'-6"</u>   |
| Description of encroachment: A new concrete ramp and landing, with handrails, to the main entrance to 5935 Baum Blvd. |

#### Reason for application:

The intent of the work requiring an encroachment permit is to provide an accessible entrance to the existing building where none currently exists along Baum Boulevard via a new ramp and landing.



Pittsburgh Department of Mobility & Infrastructure Attn: Karina Ricks 414 Grant Street Pittsburgh, PA 15219

Re: Encroachment Permit Application for; 5935 Baum Blvd, Pittsburgh, PA 15206

April 20, 2021

Ms. Ricks:

The intent of the work requiring an encroachment permit is to provide an accessible entrance to the existing building where none currently exists along Baum Boulevard via a new ramp and landing.

Please reference the drawings included in this submission as well as the description below.

The new concrete landing will measure 6'-9" x 6'-7 3/4" and provides clearances required by ANSI A117.1-2009, which includes clear floor spaces at the top of the ramp, at the entry door, and a 60" diameter circular turning space. A portion of the new landing is located within the property line of the building, therefore the overall encroachment from the outmost face of building to edge of landing is 3'-6". The elevation change at the west end of the ramp to the new landing is 7-5/8". The new landing will align with the interior floor elevation. The maximum slope of the landing will be 1:48.

The new concrete landing is connected to a concrete ramp with a maximum 1:12 slope. The overall width of the ramp is 3'-6" and the length 7'-7 1/4". The new ramp will have handrails on either side of the ramp allowing for a clear dimension of 3'-0" between handrails. The landing area at the bottom of the ramp will be equal to the width of the ramp (3'-6") and extend 5'-0", unobstructed.

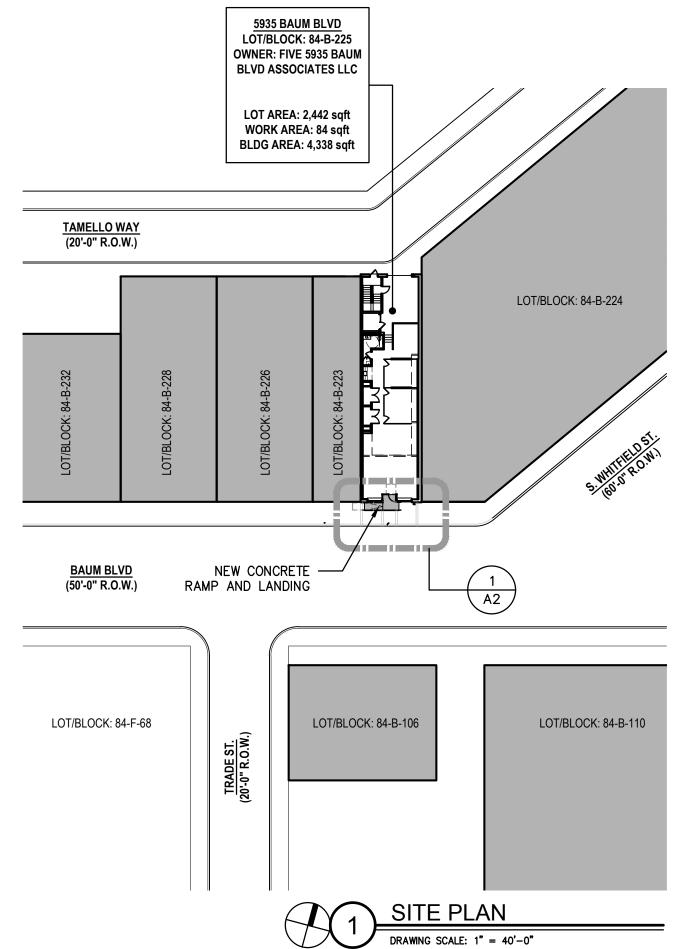
Opposite the ramp will be a single riser to the landing. The riser height shall not exceed 7" and includes handrails on either side of the riser.

At the time of this submission to DOMI we have also submitted requests to the following utility companies; PWSA, People's Gas, & Duquesne Light. We will provide this supplement information as it is received.

Thank you in advance for your review. Should you need any further information please reach me by email or phone listed below.

Sincerely,

Matthew Manzo, RA Midland Architecture, LLC <u>mmanzo@midlandarch.com</u> (m) 724.657.7345



EXISTING COMMERCIAL BUILDING. PARCEL No. 84-B-225 AS RECORDED ON ALLEGHENY COUNTY, PA RECORDS.

A PROFESSIONAL SURVEY HAS NOT BEEN COMPLETED. INFORMATION ON THIS PLOT PLAN HAS BEEN DERIVED FROM ALLEGHENY COUNTY GIS MAP.

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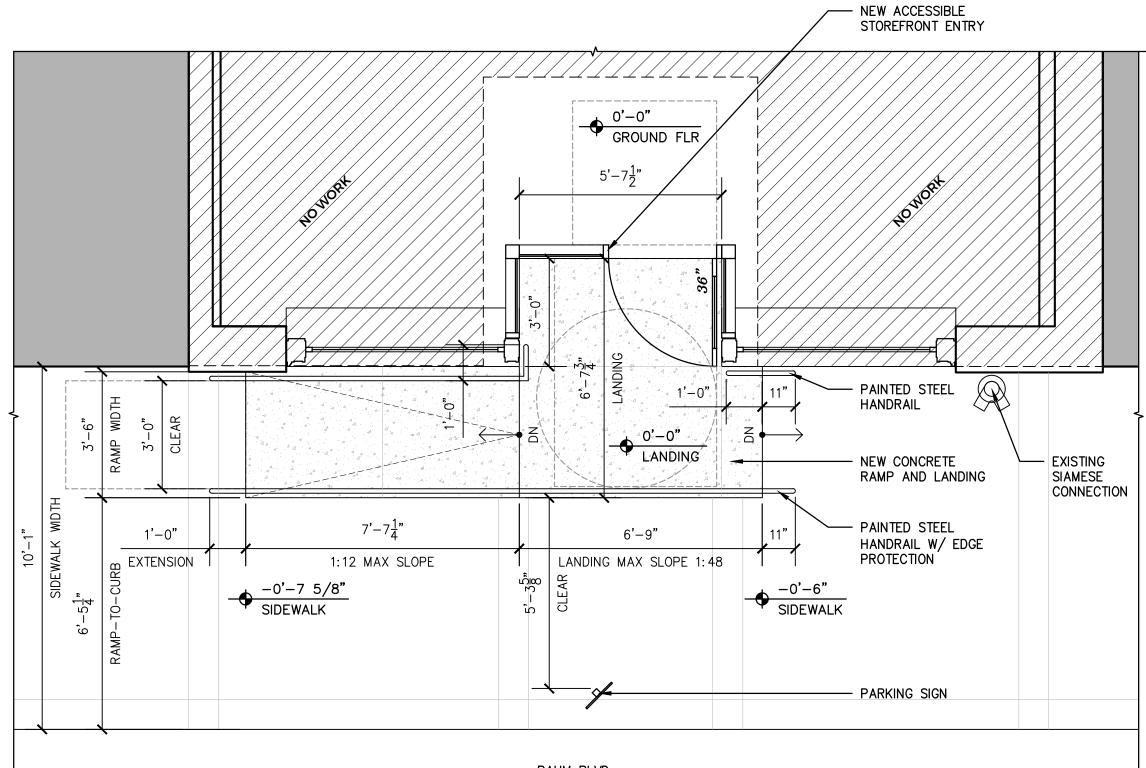
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------ BAUM BLVD ------



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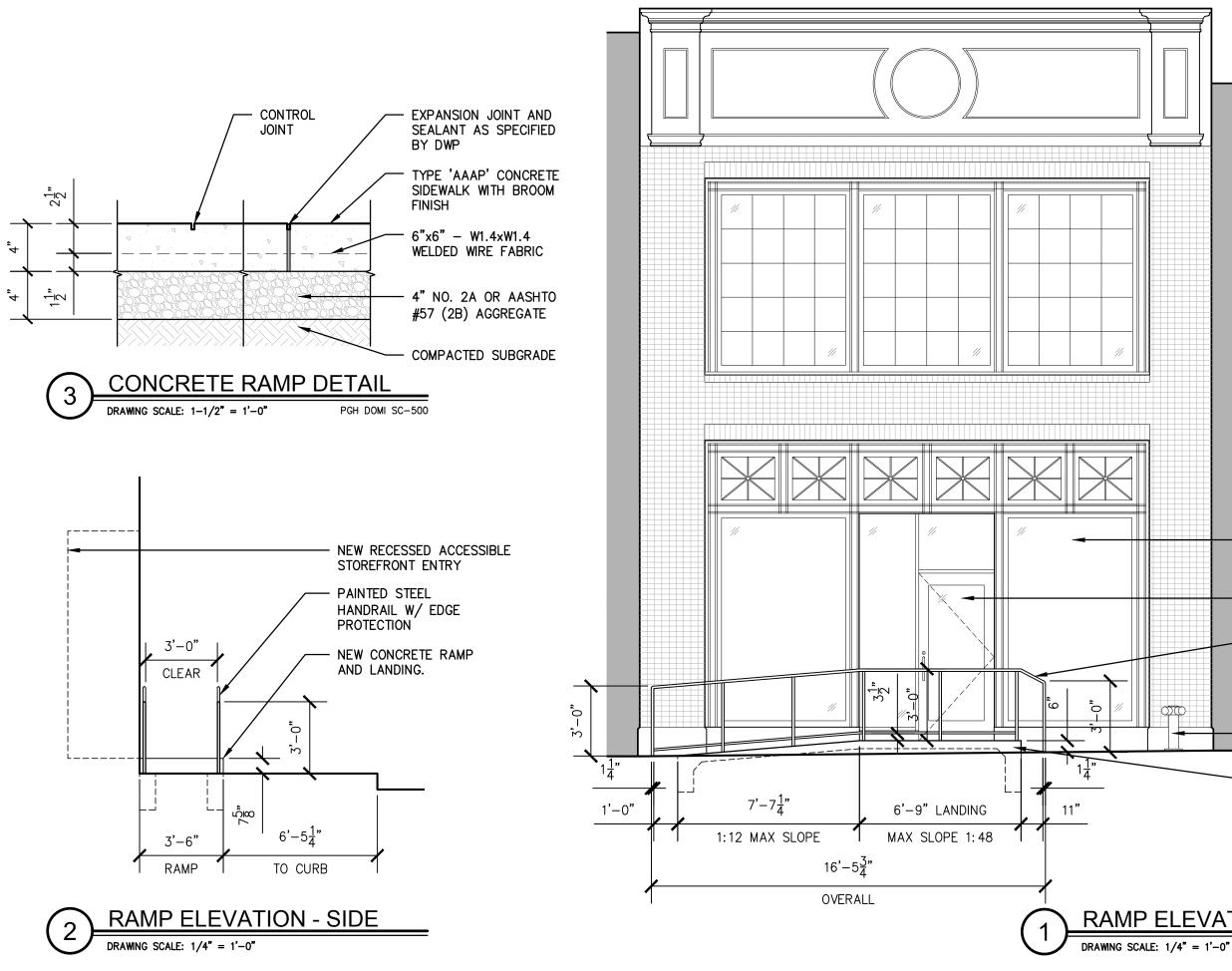
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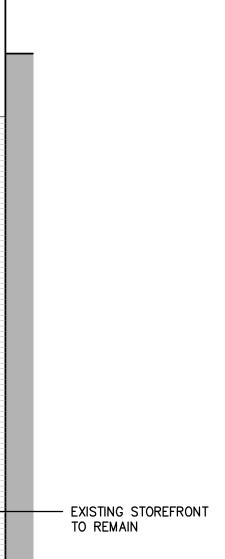
**PITTSBURGH** 219 57TH STREET, STUDIO PITTSBURGH, PA 15201 412.444.4624

COLUMBUS 1277 E BROAD ST COLUMBUS, OH 43205 614 706 7947



APRIL 20, 2021





NEW ACCESSIBLE STOREFRONT ENTRY

PAINTED STEEL HANDRAIL W/ EDGE PROTECTION

EXISTING SIAMESE CONNECTION

NEW CONCRETE RAMP AND LANDING.

## **RAMP ELEVATION - FRONT**

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July 14, 2021

Matthew Manzol Midland Architecture LLC 1120 Jancey St. Pittsburgh, PA 15206 724-657-7345 mmanzo@midlandarch.com

Work Request: Location:

872723 5935 Baum Blvd., Pgh, PA 15206

Matthew,

After visiting the site on 7/13/21 and browsing our underground maps for the area in front of 5935 Baum Blvd. it appears we have no underground facilities in the sidewalk in front of the building.

As with any excavation project you/your contractor should perform a 1-Call to verify/confirm no underground facilities are impacted by your project scope.

If you have any questions, please feel free to call me at (412) 393-2967.

Sincerely,

Chuck Berkley

Chuck Berkley Sr. Technician Penn Hills Service Center



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

June 7, 2021

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

> RE: Encroachment in City Sidewalk/Public Right of Way 5935 Baum Boulevard Block/Lot 84-B-225 8<sup>th</sup> Ward, City of Pittsburgh

Dear Ms. Ricks:

This letter is in response to a request that Peoples Natural Gas Company (Peoples) received from Midland Architecture, LLC regarding a proposed accessibility ramp to be constructed in a portion of the public right of way in front of 5935 Baum Boulevard.

Based on the drawings provided to Peoples, the proposed encroachment does not interfere with our gas facilities in this area. Peoples has no objection to this encroachment.

Sincerely, Janie Saltyman

Janice Saltzman Land Department

375 North Shore Drive, Pittsburgh, PA 15212 · peoples-gas.com





| То:      | Karina Ricks, Director of the Department of Mobility and Infrastructure |  |  |  |  |
|----------|---|--|--|--|--|
| From:    | William J. Pickering, PWSA Chief Executive Officer                      |  |  |  |  |
| Date:    | April 29, 2021  |  |  |  |  |
| Subject: | Proposed Encroachment at 5935 Baum Boulevard                            |  |  |  |  |

The following is in response to the attached 4/20/2021 request regarding the encroachment near 5935 Baum Boulevard in the 8th Ward of the City of Pittsburgh.

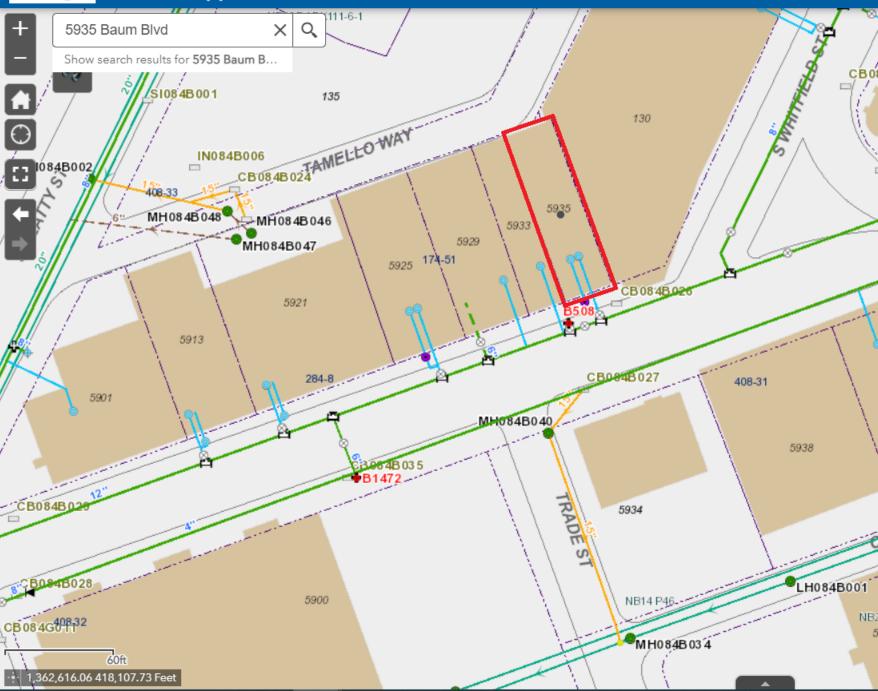
- 1. The Water Mapping (attached) indicates that there are no known PWSA waterlines within the area of the proposed encroachment.
- 2. The Sewer Mapping (attached) indicates that there are no known PWSA sewerlines within the area of the proposed encroachment that will be impacted during construction of project. 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.

JAT

Attachment

## PGH2O GIS Web Application



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## **CERTIFICATE OF LIABILITY INSURANCE**

TCAMPAGNA

DATE (MM/DD/YYYY)

5935BAU-01

| THIS CERTIFICATE IS ISSUED AS A MATTER OF INFORMAT<br>CERTIFICATE DOES NOT AFFIRMATIVELY OR NEGATIVELY<br>BELOW. THIS CERTIFICATE OF INSURANCE DOES NOT CO<br>REPRESENTATIVE OR PRODUCER, AND THE CERTIFICATE HOL  | DISTITUTE A CONTRAC   | T BETWEEN  | I THE ISSUING INSURE   | ATE HO<br>BY TH<br>R(S), A               | IE POLICIES                             |  |
|--|---|--|--|--|---|--|
| IMPORTANT: If the certificate holder is an ADDITIONAL INSUR<br>If SUBROGATION IS WAIVED, subject to the terms and condi<br>this certificate does not confer rights to the certificate holder in li   | ED, the policy(ies) must h  | nave ADDITIO   | ONAL INSURED provision   | ons or b<br>ent. A s                     | e endorsed.<br>tatement on              |  |
| PRODUCER   | ou or such endorsemently  | 5).  |  |  |   |  |
| HHM Insurors   | PHONE   | CONTACT Terri L. Campagna CISR   PHONE<br>(A/C, No, Ext): (412) 893-2543   FAX<br>(A/C, No): (412) 893-2525   E-MAL<br>ADDRESS: tcampagna@hhminsurance.com |  |  |   |  |
| 500 Commerce Drive<br>PO Box 1138  |   |  |  |  |   |  |
| Moon Township, PA 15108-6138   | ADDRESS: ICampa   |  |  |  |   |  |
|  | INSURER(S) AFFORDING COVERAGE   |  |  |  | NAIC #                                  |  |
| INSURED  | INSURER A : HARFO   | INSURER A : HARFORD MUTUAL INSURANCE COMPANIES   |  |  |   |  |
| 5935 Baum Blvd Associates LLC  | INSURER B :   |  |  |  |   |  |
| 5933 Baum Boulevard  | INSURER C :   | INSURER C :  |  |  |   |  |
| Suite 200  | INSURER D :   | INSURER D :  |  |  |   |  |
| Pittsburgh, PA 15206   | INSURER E :   | INSURER E :  |  |  |   |  |
|  | INSURER F :   |  |  |  |   |  |
| COVERAGES CERTIFICATE NUMBER:  |   |  | <b>REVISION NUMBER:</b>  |  |   |  |
| THIS IS TO CERTIFY THAT THE POLICIES OF INSURANCE LISTED F<br>INDICATED. NOTWITHSTANDING ANY REQUIREMENT, TERM OR CC<br>CERTIFICATE MAY BE ISSUED OR MAY PERTAIN, THE INSURANCE<br>EXCLUSIONS AND CONDITIONS OF SUCH POLICIES. LIMITS SHOWN MA<br>USR TYPE OF INSURANCE ADD. SUBR POLICY NUM | AFFORDED BY THE POLIC<br>Y HAVE BEEN REDUCED BY<br>POLICY EFF   | PAID CLAIMS  | RED NAMED ABOVE FOR<br>R DOCUMENT WITH RESP                      | THE POI<br>ECT TO<br>TO ALL <sup>-</sup> | LICY PERIOD<br>WHICH THIS<br>THE TERMS, |  |
| A X COMMERCIAL GENERAL LIABILITY POLICY NU   | MBER (MM/DD/YYYY)   | (MM/DD/YYYY)   | LIMI   | TS                                       |   |  |
|  |   |  | EACH OCCURRENCE  | \$                                       | 1,000,00                                |  |
| CLAIMS-MADE CCCUR 8196652  | 7/24/2020   | 7/24/2021  | DAMAGE TO RENTED<br>PREMISES (Ea occurrence)                     | \$                                       | 100,00                                  |  |
|  |   |  | MED EXP (Any one person)   | \$                                       | 5,00                                    |  |
|  |   |  | PERSONAL & ADV INJURY  | s  | Include                                 |  |
| GEN'L AGGREGATE LIMIT APPLIES PER:   |   |  | GENERAL AGGREGATE  | s  | 2,000,00                                |  |
| X POLICY PRO-<br>JECT LOC  |   |  | PRODUCTS - COMP/OP AGG   |  | 2,000,00                                |  |
| OTHER:   |   |  | TRODUCTO COMPTOP AGG   |  |   |  |
| AUTOMOBILE LIABILITY   |   |  | COMBINED SINGLE LIMIT  | \$                                       |   |  |
| ANY AUTO   |   | 1. 2. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1. 1.   | (Ea accident)  | \$                                       |   |  |
| OWNED<br>AUTOS ONLY SCHEDULED<br>AUTOS   |   |  | BODILY INJURY (Per person)                                       | \$                                       |   |  |
| HIRED<br>AUTOS ONLY<br>NON-OWNED<br>AUTOS ONLY   |   |  | BODILY INJURY (Per accident)                                     | \$                                       |   |  |
| AUTOS ONLY AUTOS ONLY  | (Per  | PROPERTY DAMAGE<br>(Per accident)  | \$   |  |   |  |
| X UMBRELLA LIAB X OCCUR  |   |  |  | \$                                       |   |  |
|  |   | 7/24/2021  | EACH OCCURRENCE  | \$                                       | 1,000,00                                |  |
|  | 7/24/2020   |  | AGGREGATE  | s  |   |  |
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| WORKERS COMPENSATION<br>AND EMPLOYERS' LIABILITY   |   |  | PER OTH-<br>STATUTE ER   | Ψ  |   |  |
| ANY PROPRIETOR/PARTNER/EXECUTIVE   |   |  | E.L. EACH ACCIDENT   | \$                                       |   |  |
| (Mandatory in NH)  |   |  |  |  |   |  |
| If yes, describe under<br>DESCRIPTION OF OPERATIONS below  | 다 같은 것이 같은 것이 같이 같이 같이 같이 같이 같이 않는 것이 같이 많이 않 |  | E.L. DISEASE - EA EMPLOYEE                                       |  |   |  |
|  |   |  | E.L. DISEASE - POLICY LIMIT                                      | \$                                       |   |  |
| SCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks  | Schedule, may be attached if mor  | e space is require   | ed)  |  |   |  |
| SCRIPTION OF OPERATIONS / LOCATIONS / VEHICLES (ACORD 101, Additional Remarks<br>ective 4/19/2021, City of Pittsburgh is an Additional Insured under the<br>5935 Baum Blvd. Associates LLC.  | Schedule, may be attached if mor<br>General Liability coverage a  | e space is requir<br>as respects to  | <sup>ed)</sup><br>o liability arising out of th                  | e work                                   | or operation                            |  |
|  |   |  |  |  |   |  |
| ERTIFICATE HOLDER  | CANCELLATION  |  |  |  |   |  |
| ERTIFICATE HOLDER<br>City of Pittsburgh<br>611 Second AVve.<br>Pittsburgh, PA 15219  | SHOULD ANY OF T   | HE ABOVE DE<br>DATE THE<br>H THE POLIC   | ESCRIBED POLICIES BE CA<br>EREOF, NOTICE WILL E<br>Y PROVISIONS. | NCELLE<br>BE DELI                        | D BEFORE<br>VERED IN                    |  |
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| City of Pittsburgh<br>611 Second AVve.   | SHOULD ANY OF T   | THE POLIC  | ESCRIBED POLICIES BE CA<br>EREOF, NOTICE WILL E<br>Y PROVISIONS. | NCELLE<br>BE DELI                        | ED BEFORE<br>VERED IN                   |  |