



Text File

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Committee: Committee on Planning, Zoning & Land Use

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Ordinance amending the Pittsburgh Zoning Code, Title Nine, Article One, Chapter 902 Section 902.03, Zoning District Map Nos. 11, 12, 16 and 17 by changing various zoning district classifications in the Shadyside neighborhood in accord with Map Pittsburgh: Zoning for your Neighborhood, the city's zoning re-mapping project relative to the city's new Urban Zoning Code.

Be it resolved by the Council of the City of Pittsburgh as follows:

Section 1. Section 902.03, Zoning District Map Nos. 11, 12, 16 and 17 of the Pittsburgh Code is hereby amended so as to change the following zoning district classifications. Throughout this ordinance, map, block and lot numbers are used to identify properties; in all cases they are derived from the Allegheny County Block and Lot System and will be represented in the standard format of map number - block number - lot number.

1. From R1D-VL, Residential Single-Unit Detached Very Low Density, to RM-M, Residential Multi-Unit Moderate Density, all certain property designated as 52-A-183-101 or 52-K-27.
2. From RM-M, Residential Multi-Unit Moderate Density, to R1D-VL, Residential Single-Unit Detached Very Low Density, all certain property bounded by 52-F-60, 52-K-314, 52-K-312, 52-K-310, 52-G-56, 52-G-57, 52-G-106, 52-G-100, and Fifth Avenue.
3. From R2-L, Residential Two-Unit Low Density, to RM-M, Residential Multi-Unit Moderate Density, all certain property designated as 52-H-93, 52-H-95, or 52-H-97.
4. From R1D-L, Residential Single-Unit Detached Low Density, to R1D-VL, Residential Single-Unit Detached Very Low Density, all certain property bounded by 52-A-94, 52-B-19, 52-B-28, Bayard Street, 52-B-170, 52-B-204, Ellsworth Avenue, and Devonshire Street.
5. From R2-L, Residential Two-Unit Low Density, to R1D-VL, Residential Single-Unit Detached Very Low Density, all certain property bounded by 52-H-220, 52-H-248, 52-H-245, 52-H-301, South Aiken Avenue, 52-H-276, 52-H-281, 52-H-283, 52-H-284, 52-H-253, 52-H-211, 52-H-212, 52-H-216, and 52-H-218.
6. From R2-L, Residential Two-Unit Low Density, to R1D-L, Residential Single Unit Detached Low Density, all certain property bounded by Leonard Street, 51-P-162, 51-P-160, 51-P-156, 51-P-152, 51-P-150, 51-P-148, Morewood Avenue, 52-B-79, 52-B-91, 52-B-95, Bayard Street, 52-B-53, 52-B-58, 52-B-59, 52-B-60, 52-B-61, 52-B-62, 52-B-65, Unnamed Way, and 51-P-127.

7. From R2-L, Residential Two-Unit Low Density, to RM-H, Residential Multi-Unit High Density, all certain property designated as 51-P-300 or 51-B-98-100.
8. From R1D-VL, Residential Single-Unit Detached Very Low Density, to R1D-L, Residential Single-Unit Detached Low Density, all certain property designated as 52-C-315, 52-C-317, 52-C-319, 52-C-322, 52-C-325, or 52-C-329.
9. From R2-L, Residential Two-Unit Low Density, to R1D-L, Residential Single-Unit Detached Low Density, all certain property designated as 52-C-126 or 52-C-128.
10. From RM-M, Residential Multi-Unit Moderate Density, and R2-L, Residential Two-Unit Low Density, to R2-M, Residential Two-Unit Moderate Density, all certain property bounded by Comet Way, 85-A-103, 85-A-106, 85-A-107, 85-A-108, 85-A-112, 85-A-113, 85-A-114, 85-A-115, Kentucky Avenue, South Aiken Avenue, 52-H-1, and 52-D-170.
11. From RM-M, Residential Multi-Unit Moderate Density, to LNC, Local Neighborhood Commercial, all certain property designated as 52-D-303.
12. From RM-M, Residential Multi-Unit Moderate Density, and R2-L, Residential Two-Unit Low Density, to R2-M, Residential Two-Unit Moderate Density, all certain property bounded by the East Busway, South Aiken Avenue, Ellsworth Avenue, Myrtle Way, 85-A-70, 85-A-52, 52-D-379, 52-D-378, Filbert Street, 52-D-359, 52-D-329, 52-D-302, Telegraph Way, 52-D-257, 52-D-155, 52-D-93, South Aiken Avenue, Pembroke Place, 52-D-13-1, 52-D-12, 52-D-10, 52-D-8, 52-H-332, 52-H-331, 52-H-330, 52-H-329, Saint James Street, Ellsworth Avenue, Saint James Place, 52-C-131, 52-C-133, 51-R-62, 51-R-106, 51-R-352, and 51-R-106-1.
13. From RM-M, Residential Multi-Unit Moderate Density, to R1A-H, Residential Single Unit Attached High Density, all certain property bounded by South Aiken Avenue, the East Busway, 51-M-280, 51-M-282, 51-M-283, 51-M-284, 51-S-79, 51-S-78, 51-S-76, 51-S-75, 51-S-82, 51-S-83, Japonica Way, 51-S-179, 51-S-180, 51-S-184, 51-S-183, and Ellsworth Avenue.
14. From RM-M, Residential Multi-Unit Moderate Density, to LNC, Local Neighborhood Commercial, all certain property designated as 84-K-8, 84-K5, or 84-J-82.
15. From RM-M, Residential Multi-Unit Moderate Density, to R1A-VH, Residential Single-Unit Attached Very High Density, all certain property bounded by 84-J-131, Tay Way, Pierce Street, College Street, the East Busway, South Negley Avenue, 51-M-325, 51-M-332, 51-M-333, 51-M-334, 51-M-335, 51-M-336, 51-M-304, 84-J-42-E, 84-J-42-D, 84-J-42-C, 84-J-42-B, 84-J-42-A, 84-J-42, 84-J-41-A, 84-J-40, Summerlea Street, 84-J-106, 84-J-105, 84-J-115, 84-J-107, and 84-J-137.
16. From RM-M, Residential Multi-Unit Moderate Density, and R2-L, Residential Two-Unit Low Density,

to R2-M, Residential Two-Unit Moderate Density, all certain property bounded by Fifth Avenue, 85-B-81, 85-B-123, 85-B-124, 85-B-125, 85-B-126, Kentucky Avenue, 85-B-146, 85-B-147, 85-B-148, 85-B-149, 85-B-150, 85-B-170, 85-B-171, 85-B-173, 85-B-172, 85-B-177, Howe Street, College Street, 84-P-81, Walnut Street, 84-P-69, 84-N-288, 84-N-291, 84-N-302, 84-N-303, 84-N-303-1, 84-N-305, 84-N-311, Elmer Street, 84-P-18, 84-P-19, 84-P-21, 84-P-23, 84-P-28, Elwood Street, 84-P-194, 84-P-193, 84-P-192, 84-P-191, 84-P-190, 84-P-188, 84-P-187, 84-P-186, Elwood Street, Greenbriar Way, the East Busway, Lamont Place, 84-F-325, Felix Way, 84-K-4, Ellsworth Avenue, 84-J-267, Felix Way, 84-J-68, 84-J-67, 84-J-65, Alder Way, Rosary Way, Elmer Street, Summerlea Street, Elwood Street, South Negley Avenue, Walnut Street, 85-A-220, Tulip Way, 85-A-281, Howe Street, South Negley Avenue, 85-E-64, 85-E-66, 85-E-68, 85-E-70, 85-E-72, and 85-E-74.

17. From RM-M, Residential Multi-Unit Moderate Density, to R1A-H, Residential Single-Unit Attached High Density, all certain property bounded by the East Busway, Swope Street, 84-L-22, 84-L-14, 84-L-30, 84-G-34, and Carron Street.
18. From RM-M, Residential Multi-Unit Moderate Density, and R2-L, Residential Two-Unit Low Density, to R1A-H, Residential Single-Unit Attached High Density, all certain property bounded by Walnut Street, 84-R-3, 84-R-5, 84-L-276, Walnut Street, Emerson Street, Sellers Street, ~~Walnut Street, 84-L-215~~, Puritan Way, 84-R-198, 84-R-181, 84-R-154, 84-R-156, 84-R-158, 84-R-160, Kentucky Avenue, 84-R-168, 84-R-116, 84-R-115, 84-R-110, 84-R-108, 84-R-106, 84-R-104, Kentucky Avenue, 84-R-102, 84-R-67, 84-R-55, 84-R-54, 84-R-53, 84-R-52, 84-R-51, 84-P-303, and South Highland Avenue.
19. From UI, Urban Industrial, to RM-M, Residential Multi-Unit Moderate Density, all certain property designated as 84-M-204.
20. From RM-M, Residential Multi-Unit Moderate Density, to RM-H, Residential Multi-Unit High Density, all certain property bounded by Carron Way, 84-L-2, 84-L-8, 84-L-10, 84-L-13, 84-L-44, Swope Street, 84-G-192, Aurelia Street, Melmore Way, 84-L-116, 84-L-126, 84-L-148, Walnut Street, 84-L-174, 84-L-192, 84-R-290, 84-S-45, 84-S-44, 84-S-36, 84-S-38, Howe Street, 84-R-296, 84-R-299, 84-R-323, 84-R-326, Kentucky Avenue, 84-R-185, 84-R-189, 84-R-196, Puritan Way, Sellers Street, Shady Avenue, Walnut Street, 84-R-3.
21. From RM-M, Residential Multi-Unit Moderate Density, and R2-L, Residential Two-Unit Low Density, to R2-M, Residential Two-Unit Moderate Density, all certain property bounded by Aurelia Street, 84-M-72, Kaufman Way, 84-M-42, Marchand Street, Denniston Street, Walnut Street, 84-M-11, 84-M-12, 84-L-170, 84-L-171, 84-L-172, 84-L-173, Walnut Street, 84-L-151, 84-L-104-6330, 84-L-111, 84-L-114, 84-L-82, Kaufman Way, and 84-G-250.
22. From RM-M, Residential Multi-Unit Moderate Density, and R2-L, Residential Two-Unit Low Density, to R1A-H, Residential Single-Unit Attached High Density, all certain property bounded by 84-S-152, 84-S-141, 84-S-131, 84-S-130, 84-S-129, 84-S-118, 84-S-74, 84-S-75, 84-S-76, 84-S-77, 84-S-18, 84-S-24, 84-S-25, 84-M-330, 84-M-326, 84-M-325, Renning Street, 84-M-300, Denniston Street, 84-M-10, 84-

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M-8, 84-S-40, 84-S-41-1, Social Way, Howe Street, 84-R-293, 84-S-52, 84-R-333, 84-R-332, 84-R-331, 84-R-329, and 84-S-148.