



Text File

Introduced: 2/12/2021

Bill No: 2021-1198, **Version:** 1

Committee: Committee on Intergovernmental Affairs

Status: Passed Finally

Resolution adopting the Plan Revision to the City of Pittsburgh's Official Sewage Facilities Plan for the BaumHaus Phase II project which will involve the development of a 198 multi-unit apartment complex with associated indoor amenities as well as a leasing office. The site address is 5536 Baum Boulevard, Pittsburgh, PA 15232, in the 8th Ward.

WHEREAS, SECTION 5 of the Act of January 24, 1966, P.L. 1535, No. 537, known as the "Pennsylvania Sewage Facilities Act," as amended, and the rules and regulations of the Pennsylvania Department of Environmental Protection (the "Department") adopted thereunder, Chapter 71 of Title 25 of the Pennsylvania Code, requires the City of Pittsburgh to adopt an Official Sewage Facilities Plan (the "Official Plan") providing for sewage services adequate to prevent contamination of waters of the Commonwealth and/or environmental health hazards from sewage wastes, and to revise said plan whenever it is necessary to determine whether a proposed method of sewage disposal for a new development conforms to a comprehensive program of pollution control and water quality management; and

WHEREAS, Baum Haus Holdings, LLC has proposed the project identified as the BaumHaus Phase II, located at 5536 Baum Boulevard, Pittsburgh, PA 15232, within Allegheny County, Lot 20 of Block #51-M, in the 8th Ward of the City of Pittsburgh and described in the attached Sewage Facilities Planning Module (the "Planning Module") for land development and proposes that project be served by sewer tap-ins to the City of Pittsburgh sewage systems; and

WHEREAS, the Pittsburgh Water and Sewer Authority, the Allegheny County Sanitary Authority, and the City of Pittsburgh Planning Department have reviewed the respective components of the attached Planning Module in regard to each authority/department's expertise and have approved the respective components as explained in the attached Planning Module.

WHEREAS, based upon the approval of the above authorities and departments, the City of Pittsburgh finds that the project described in the attached Planning Module for land development conforms to applicable zoning, subdivision, other municipal ordinances and plans, and to a comprehensive program of pollution control and water quality management.

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

Section 1. The City of Pittsburgh hereby adopts as a Plan Revision to the City of Pittsburgh's Official Sewage Facilities Plan, the above-referenced Planning Module for land development, which is attached hereto

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as **Exhibit A**.

Said Planning Module addresses the additional sanitary flow which will be generated by the development of a 198-multi unit apartment complex with associated indoor amenities as well as a leasing office, located along Baum Boulevard. The site address is 5536 Baum Boulevard, Pittsburgh, PA 15232, Allegheny County, Lot 20 of Block # 51-M, in the 8th Ward of the City of Pittsburgh.

Finally, that any Ordinance or Resolution or part thereof conflicting with the provisions of this Resolution, is hereby repealed so far as the same affects this Resolution.