

MARCUS & SHAPIRA LLP

ONE OXFORD CENTRE, 35TH FLOOR
301 GRANT STREET
PITTSBURGH, PENNSYLVANIA 15219-6401
(412) 471-3490

FAX: (412) 391-2315

GLENN M. OLCERST
Email: Olcerst@marcus-shapira.com
Direct Dial: (412) 338-5218

May 12, 2015

Ms. Anne Kramer
Department of City Planning
200 Ross Street
Pittsburgh, PA 15219

Re: Dollar Tree, 1516 Brighton Road
Permit Application, Voucher Number 15-B-00263

Dear Ms. Kramer:

I am writing on behalf of Allegheny City Central Association (hereinafter ACCA), and the Mexican War Streets Society (hereinafter MWSS). The ACCA is the neighborhood CDC where renovation is currently being conducted by property owner Northside Real Estate LP on behalf of Dollar Tree.

It is submitted that the Application approved by Zoning on February 18, 2015 was the result of administrative error, and is defective and void. The published Site Plan is also invalid. In addition, appropriate public notices were either not provided, or were unreadable because they were posted on the inside window within the construction site until the day before the meeting with the Planning Commission.

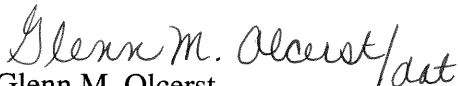
Site Plans show curb cuts to Cameo Way, which results in no parking by alley residents, and an unsafe traffic flow pattern on this very narrow alley. The Site Plan also depicts tractor-trailer traffic traveling down Jacksonia Street--with an accompanying letter from Dollar Tree indicating deliveries will be made between 12 midnight and 4:00 A.M.

MARCUS & SHAPIRA LLP

Ms. Anne Kramer
May 12, 2015
Page 2

Given that these streets are located in high residential density neighborhoods --which are not designated as truck routes, the proposed delivery plan violates Ordinance 5.503.12. After meeting with the Property Owner, the General Membership of the ACCA voted overwhelmingly to authorize the sending of this letter, along with a request for a Stop Work Order until all affected parties have an opportunity to participate in the process, and the concerns of the neighborhood are properly addressed.

Very truly yours,


Glenn M. Olcerst

GMO:dat

cc: Northside Real Estate LP
Bob Sasser, CEO, Dollar Tree, Inc.
Mayor William Peduto
Mr. Steven McMahon