

Ordinance amending the Pittsburgh Code, Title Nine, Zoning, Article IV, Chapter 909 Planned Development Districts, Section 909.01.Q, SP-10 Hazelwood Green Specially Planned District, by amending the certain provisions of Chapter 909.01.Q as follows:

The Council of the City of Pittsburgh hereby enacts as follows:

Section 1. Amend Article IV, Chapter 909, “Planned Development Districts”, Section 909.1.Q, SP-10 Hazelwood Green by amending certain text with the following:

A. SP-10 Appendix – Table 1 is hereby amended as follows:

SP-10 Appendix - Table 1

USE	ACTIVE USE CATEGORIZATION	HG USE CATEGORIZATION	SUBDISTRICT/ BLOCKS WHERE PERMITTED
Agriculture (Limited) With Beekeeping	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Agriculture (Limited)	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Animal Care (Limited)	Yes	Commercial	All
Animal Care (General)	No	Commercial	All
Art or Music Studio.	Yes	Community	All
Assisted Living Class C	No	Residential	[Open]
Public Assembly (Limited)	Yes	Community	All
Public Assembly (General)	Yes	Community	All
Bank or Financial Institution (Limited)	Yes	Commercial	All
Bank or Financial Institution (General)	Yes	Commercial	All
Bed and Breakfast (Limited)	No	Hospitality	All
Bed and Breakfast (General)	No	Hospitality	All
Child Care (Limited)	Yes	Commercial	All
Child Care (General)	Yes	Community	All
Club (Limited)	Yes	Community	All

Club (General)	Yes	Community	All
College or University Campus (See Section VIII)	Yes	Community	All
Community Center (Limited) (See Section VIII)	Yes	Community	All
Community Center (General)	Yes	Community	All
Construction Contractor (Limited)	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Construction Contractor (General)	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Controlled Substance Dispensation Facility	No	Commercial	All HG Blocks except not permitted on HG Blocks 61, 62, 63, 64, 65, 66, 67 and 68.
Cultural Service (Limited)	Yes	Community	All
Cultural Service (General)	Yes	Community	All
Educational Classroom Space (Limited).	Yes	Community	All
Educational Classroom Space (General)	Yes	Community	All
Film Production	No	Light Industrial & Production	All
Grocery Store (Limited)	Yes	Commercial	All
Grocery Store (General)	Yes	Commercial	All
Hotel/Motel (Limited)	Yes	Hospitality	All
Hotel/Motel (General)	Yes	Hospitality	All
Laboratory/Research Services (Limited)	No	Research & Development	All
Laboratory/Research Services (General)	No	Research & Development	All
Laundry Services	Yes	Commercial	All
Library (Limited)	Yes	Community	All
Library (General)	Yes	Community	All

Manufacturing and Assembly (Limited)	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Manufacturing and Assembly (General)	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Medical Marijuana Dispensary	No	Commercial	All HG Blocks except not permitted on HG Blocks 61, 62, 63, 64, 65, 66, 67 and 68.
Medical Office/Clinic (Limited)	No	Office	All
Medical Office/Clinic (General)	No	Office	All
Office (Limited)	No	Office	All
Office (General)	No	Office	All
Parking Structure (Limited)	No	Parking & Transit	Permitted on all HG Blocks except 1, 6, 7, 13, 15, 16, 17, 29, 30, 31, 32, 33, 36, 41, 51, 53, 54, 55, 56, 65, 66 and 67.
Parking Structure (General)	No	Parking & Transit	Permitted on all HG Blocks except 1, 6, 7, 13, 15, 16, 17, 29, 30, 31, 32, 33, 36, 41, 51, 53, 54, 55, 56, 65, 66 and 67.
Parks and Recreation (Limited) (See Section VIII)	Yes	Community	All
Parks and Recreation (General) (See Section VIII)	Yes	Community	All
Recreation and Entertainment, Indoor (Limited) (See Section VIII)	Yes	Commercial	All
Recreation and Entertainment, Indoor	Yes	Commercial	All

(General) (See Section VIII)			
Recreation and Entertainment, Outdoor (Limited)	Yes	Commercial	All
Recreation and Entertainment, Outdoor (General)	Yes	Commercial	All
Recycling Collection Station	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Recycling Processing Center	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Religious Assembly (Limited)	Yes	Community	All
Religious Assembly (General)	Yes	Community	All
Restaurant, Fast-Food (Limited)	Yes	Commercial	All
Restaurant (Limited) (See Section VIII)	Yes	Commercial	All
Restaurant (General)	Yes	Commercial	All
Retail Sales and Services (Limited)	Yes	Commercial	All
Retail Sales and Services (General)	Yes	Commercial	All
Safety Service	No	Community	All
School, Elementary or Secondary (Limited)	Yes	Community	All
School, Elementary or Secondary (General)	Yes	Community	All
Sidewalk Cafe	Yes	Hospitality	All
Transit Facility	No	Parking & Transit	All
Utility (Limited)	No	Light Industrial & Production	All
Utility (General)	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.

Vehicle/Equipment Repair (Limited)	No	Commercial	All
Vocational School (Limited) (See Section VIII)	Yes	Community	All
Vocational School (General) (See Section VIII)	Yes	Community	All
Welding or Machine Shop	No	Light Industrial & Production	As a primary <u>the sole</u> use, only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Warehouse (Limited, General)	No	Light Industrial & Production	All. However, not more than 4 HG Blocks may contain a Warehouse as primary use, and no Warehouse shall be closer than 500 feet to another Warehouse.
Farmer's Market (See Section VIII)	Yes	Community	All
Neighborhood Hospital (See Section VIII)	Yes	Commercial	All
Basic Industry (See Section VIII)	No	Light Industrial & Production	As a primary <u>the sole</u> use only permitted on HG Blocks 13, 14, 18, 19, 20, 21, 22, 23, and 24.
Spa (See Section VIII)	Yes	Commercial	All
Temporary Interim Use (See Section VIII)	No	Commercial	Permitted by Special Exception in accordance with Section V.B.
Water-Dependent Facility or Use (See Section VIII)	No	Commercial	All
Water Enhanced Facility or Use (See Section VIII)	Yes	Commercial	All
Residential: Low (See Section VIII)	No	Residential	As a primary <u>the sole</u> use, only permitted on HG Blocks 62 and 63.
Residential: Medium (Section VIII)	No	Residential	All

Residential: High (See Section VIII)	No	Residential	All
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Section 2. Repealer. All ordinances and parts of ordinances, inconsistent with the terms of this ordinance are hereby repealed; provided, however, that such repeals shall be only to the extent of such inconsistency and in all other aspects, this ordinance shall be cumulative of the other ordinance regulating and governing the subject matter covered by this ordinance.

Section 3. Savings Clause. If any section or provision or parts hereof in this ordinance shall be adjudged invalid or unconstitutional, such invalidity or unconstitutionality shall not affect the validity of the ordinance as a whole or any other section or provision or part thereof.

Section 4. Effective Date. This ordinance shall be in full force and effect from and after its passage.