



A. PROJECT INFORMATION

1. ZONING DEVELOPMENT REVIEW CASE INFORMATION

Application is: Development Project Protest Appeal

ZDR Case Number: BDA-2026-00600

Project Description: Install new electronic advertising signage

Case Review Date: February 2026

2. SITE INFORMATION

Development Address: 921 SAW MILL RUN BLVD, Pittsburgh, PA 15220

Parcel (s): 5-L-110

Zoning Designation: UI

Neighborhood: Duquesne Heights

Registered Community Organization: Mount Washington Community Development Corporation

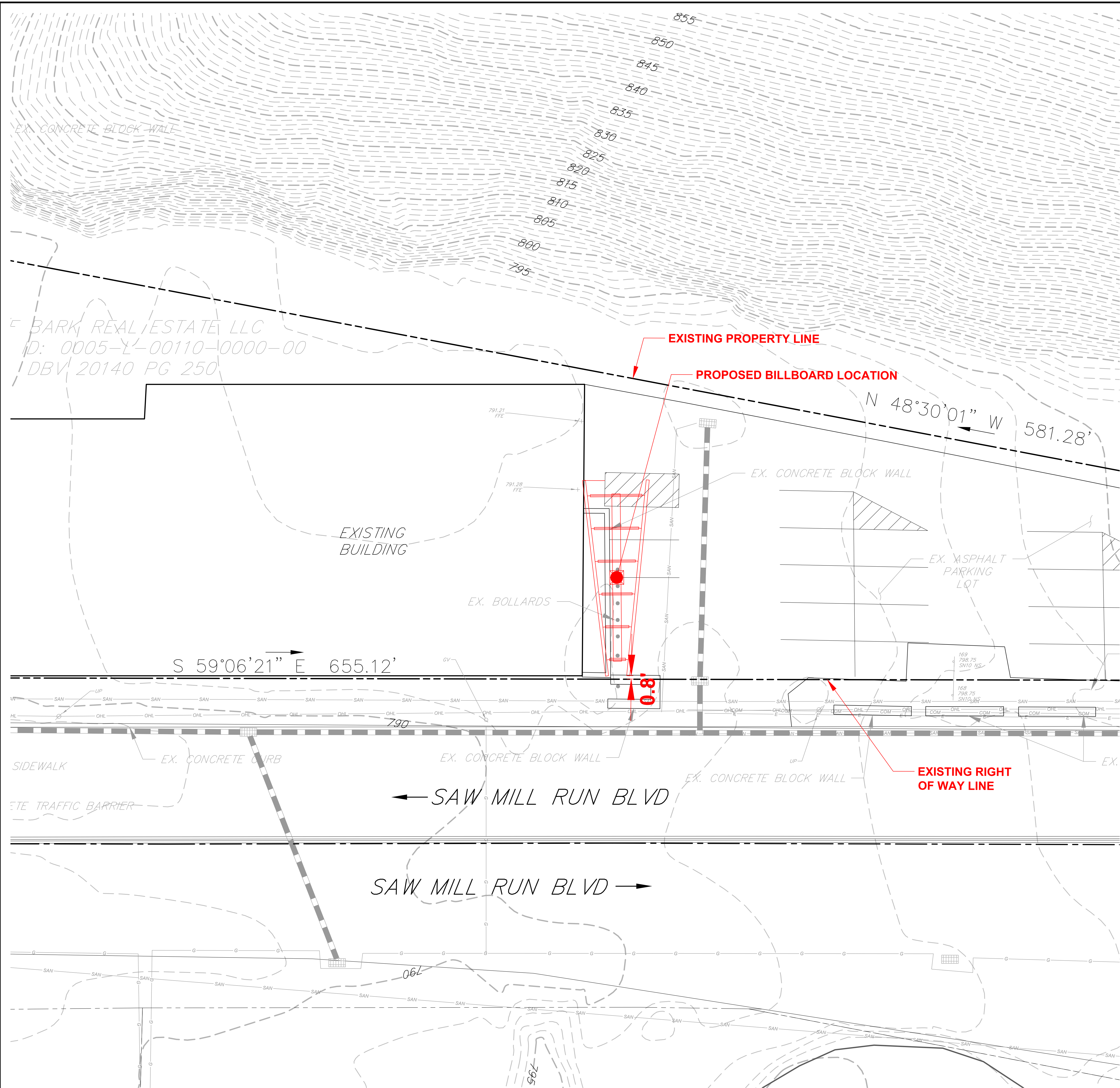
Date of Development Activities Meeting: N/A

B. ZBA REQUESTS

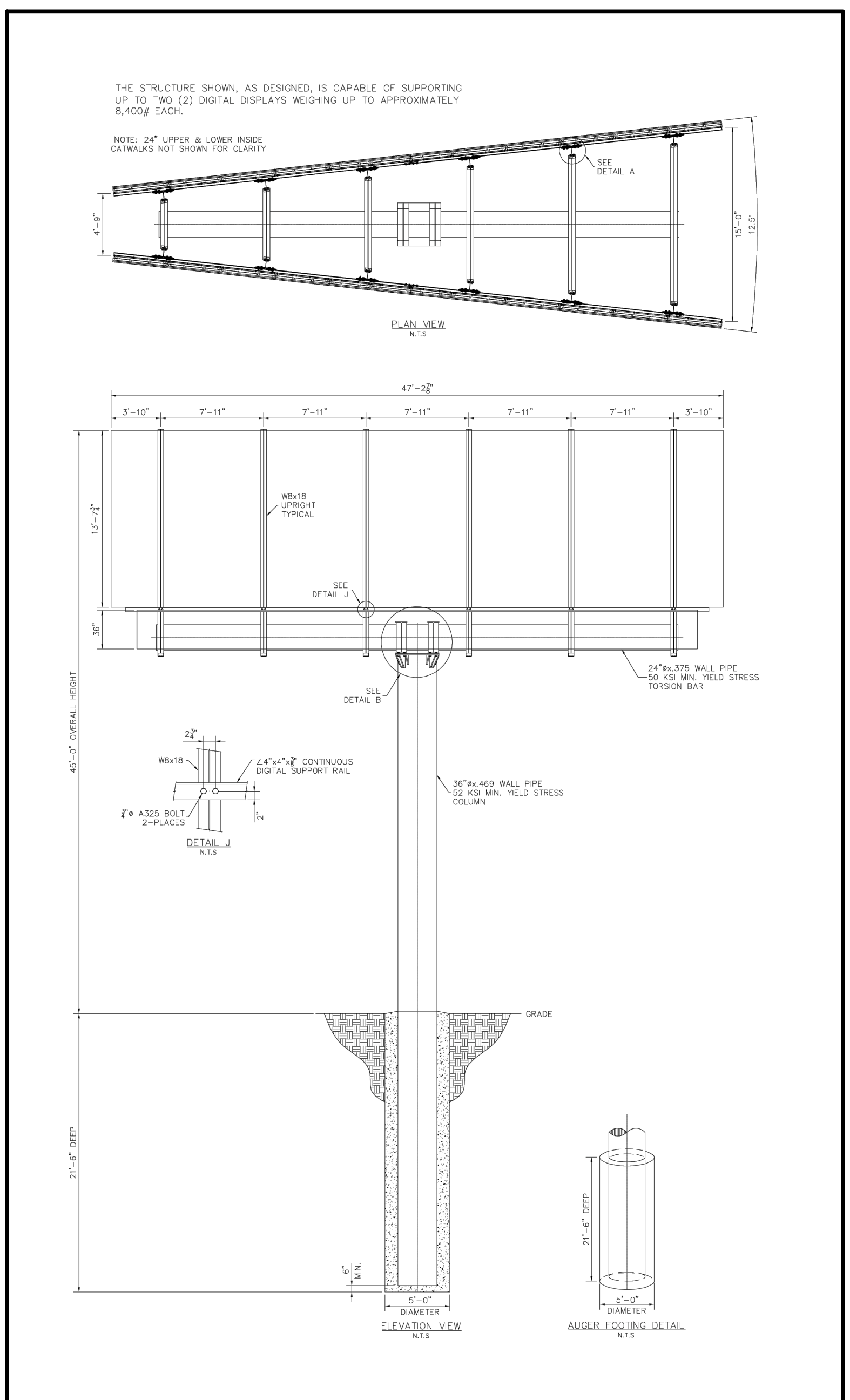
Type of Request: Special Exception

Code Section: 919.02.C.3

Description: New electronic advertising signage in the UI district requires a special exception.



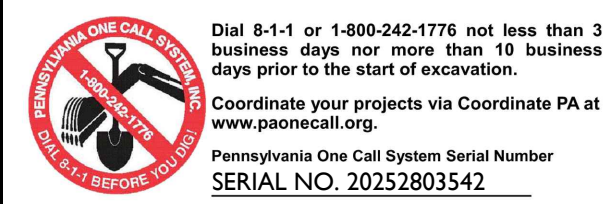
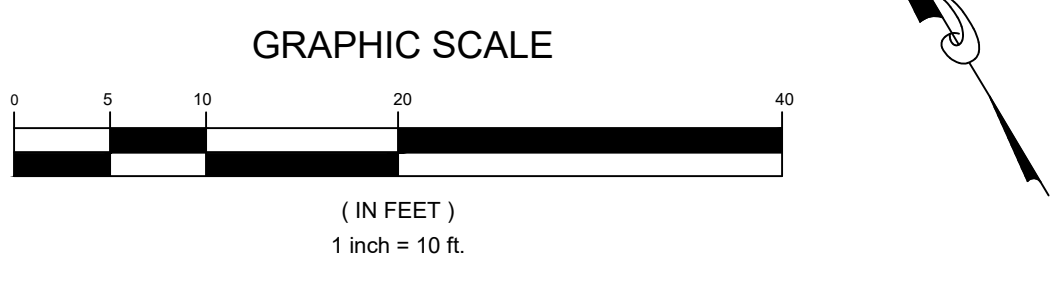
EXISTING LEGEND	
NOTE: LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE.	
	EXISTING INLET
	EXISTING WATER VALVE
	EXISTING GAS VALVE
	EXISTING POWER POLE
	EXISTING UTILITY POLE WITH GUY ANCHOR
	SANITARY MANHOLE
	PROPERTY LINE
	PROPERTY ADJOINER LINE
	EXISTING ELECTRIC LINE
	EXISTING GAS LINE
	EXISTING OVERHEAD LINE
	EXISTING STORM SEWER



PROPOSED SIGN VIEW
 TAKEN FROM PLANS PREPARED BY
SELECTIVE STRUCTURES, LLC.
 811 EAST AVENUE
 ATHENS, TN 37303
 (DATED: 12/03/2025)

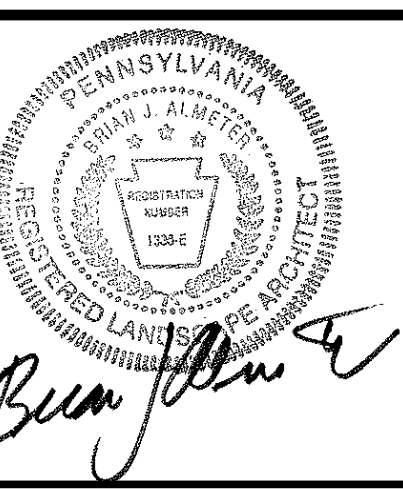
GENERAL EXISTING CONDITIONS NOTES:

1. SURVEY INFORMATION SHOWN SUCH AS A PORTION OF THE BUILDINGS, A PORTION OF THE PROPERTY LINES, EDGE OF GRAVEL, EDGE OF ASPHALT, STORM PIPES, GAS LINES, SANITARY LINES, COMMUNICATION LINES, ELECTRIC LINES, OVERHEAD WIRES, CURBS, TRAFFIC BARRIER, INLETS, CONCRETE BLOCK WALLS, SIGNS, BOLLARDS, PAINT LINES, ELECTRIC BOX, MANHOLES, UTILITY POLES, GAS VALVES, VENTS, AND CHAIN LINK FENCE WERE FIELD SURVEYED BY THIS OFFICE.
2. SUBJECT TO ALL EASEMENTS, SERVITUDES, RIGHTS-OF-WAY, LEASES, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, ETC. IF ANY, AS SAME MAY APPEAR IN INSTRUMENTS OF RECORD.
3. THE TOPOGRAPHIC INFORMATION (CONTOUR LINES), A PORTION OF THE ROADS, A PORTION OF THE PARCELS, AND A PORTION OF THE BUILDINGS WERE TAKEN FROM ONLINE COUNTY GIS SYSTEMS AND ARE APPROXIMATE.
4. FAHRINGER, MCCARTY, GREY, INC. MAKES NO GUARANTEE THAT THE UTILITIES SHOWN COMPROMISE ALL UTILITIES IN THE AREA, EITHER SERVICE OR ABANDONED. NEITHER DOES FAHRINGER, MCCARTY, GREY, INC. WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN EXACT LOCATIONS SHOWN.
5. BEARINGS ARE BASED ON THE PA STATE PLANE COORDINATE SYSTEM GRID NORTH, PA SOUTH ZONE NAD83.
6. THIS DRAWING SHOULD BE USED FOR PLANNING PURPOSES ONLY.



PRINT TO SCALE ON 30X42

FAHRINGER,
 MCCARTY,
 GREY, INC.
 LANDSCAPE ARCHITECTS AND CIVIL ENGINEERS
 1810 GOLDBRIDGE HIGHWAY HONOLULU, HI 96813
 WWW.FMGINC.COM | (771) 327-4889



NO.	DATE	BY

REVISIONS	

STEEL CITY BILLBOARDS - SAW MILL RUN BLVD.
 WEST MIFFLIN BOROUGH
 347 LEBANON ROAD | WEST MIFFLIN, PENNSYLVANIA 15122
 PREPARED FOR
STEEL CITY BILLBOARDS
 PHONE: (888)288-7411 | EMAIL: INFO@STEELCITYBILLBOARDS.COM

SITE PLAN

5214-13	AGH	01/26/2026
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1" = 10'

SD-2.0

