

Canterbury Place



Project Summary: Developer: UPMC Canterbury (Dan Grant)
Project Manager: Michael Chiappetta (UPMC Project Director)
Property Owner Rep/Attorney: Ray Baum (Pepper Hamilton)
Project Consultant: Cindy Jampole (Trans Associates)
Property Information

Address: 310 Fisk Street
Lot and Block: 49-K-168
Lot Size: 37,132 SF
Project Size: 7,000sqft.
Zoning: R1A-H

History: LC and LU staff met project team January 30th to review the project. The LC real estate committee received a courtesy review on February 7. Project team will appear before the relevant block watch in late February. Thereafter, the project will go to the ZBA. Based on funding, the project must be completed by February 2016.

Project overview: Concept includes the creation of a 7,000 sqft dialysis center on the first floor of the building, which will create 11 new FTE jobs. Project seeks to create five parking spaces (2 ADA), which will require a new curb-cut and the vacation of 3 on-street parking spaces. Proposed parking lot is currently small greenspace.

Lawrenceville Community Plans: n/a

Current Zoning Issues: Project is seeking to move from non-conforming to non-conforming use (office to clinic). The project requires a setback variance. The project will require off-site parking for employees, and so the applicants will be requesting to utilize the Children's Hospital shuttle to move employees. In addition to being off-site, the lot is also more than 1000 feet away.