



36th and Smallman Information Sheet

People

Property Owners: Big Creek Associates

Prospective Business Owners: TBD – Food Truck Vendors

Owners: Various

License Manager: N/A

Initial Timeframe:

Place

Size: Total site 29,000 sf inclusive of parking

Zoning: Current: Urban Industrial; Proposed Variance: Outside Retail Sales

Site Plan: Attached

Necessary Approvals

Building Permit: N/A

Occupancy Permit: Yes

Liquor License: N/A – Catering License use

Business Overview

Reps from LU and LC met with John McGinley and Ryan Wilson to request specific information pertaining to the proposed business and its operation. The following information has been provided in response to this request:

Ownership Principles / Vision: Restoring urban blight – creating an urban food and beverage garden
Target Audience / Customer Demographic: All ages
Days / Hours of Operation: Thursday – Sunday afternoon through evening
Hours Selling Alcohol: 3PM – 11PM
Alcohol Menu / Price points: Beer, Wine and non-alcoholic beverages only
Food Menu / Price points: TBD – food trucks
Number of Employees: TBD
Entertainment: Music
Site Plan / Façade/ Interior Improvements: Site plan attached
Parking: Approx. 15 spots on 36 th Street and 10 on Smallman Street
Number of Dining Tables / Number of Seats at Bar: N/A
Security / Video Cameras: Physical security guards during business hours
Signage: Directing patrons to entrance
Smoking Policy: Non-smoking on property
Private Events: Possible, but not yet contemplated
Kid Friendly?: Yes
Recycling: Yes
Noise/ Volume Levels: Minimal Conversational Noise

Owner and Partner Information: John McGinley and Ryan Wilson, employed by Wilson McGinley 123 36th Street Pittsburgh, PA 15201

Why Lawrenceville?

Our families have operated a business in Lawrenceville for almost 40 years. Wilson McGinley owns the adjacent properties and we have a vision for cleaning and restoring this abandoned site. This is an excellent opportunity for us to participate in the Lawrenceville rejuvenation in a positive way.