

*Bill No.* \_\_\_\_\_

*No.* \_\_\_\_\_

## AN ORDINANCE

An Ordinance authorizing the County of Allegheny (the “County”) through its Department of Public Works and Law Department to acquire by condemnation a permanent right-of-way in fee simple and a temporary construction easement over one (1) parcel of land identified by the Allegheny County Department of Real Estate as Block & Lot #0374-H-00176-0000-00, being required for the Greensburg Pike (Penn Avenue Extension) (County Road No. 3139-01) Lateral Support Project (the “Project”) located in Township of Wilkins, Allegheny County, and to take such further action as may be necessary under applicable law, including but not limited to the Eminent Domain Code.

**Whereas**, the County’s Department of Public Works is presently engaged in a project to provide additional lateral support for the Greensburg Pike Road (Penn Avenue Extension) located in the Township of Wilkins, Allegheny County, (the “Project”); and

**Whereas**, the Project, has been depicted in the right-of-way plan numbered 2819-RW entitled “Right-of-Way Drawings Greensburg Pike Lateral Support at Station 17+00”, County Project No. 3139-0104, approved July 25, 2024, and recorded July 26, 2024 in the Allegheny County Department of Real Estate, Plans-HWY, Book 195, Page 97, attached hereto as “Exhibit A” and made a part hereof;

**Whereas**, the Project contemplates the acquisition of a permanent right-of-way in fee simple and a temporary construction easement over land identified by the Allegheny County Department of Real Estate as Block & Lot #0374-H-00176-0000-00 (Parcel 1) (collectively the “Property”); and

**Whereas**, the Property is identified as being portions of Parcel 1 in Exhibit A; and

**Whereas**, Parcel 1 is owned by John T. Trevaskis, evidenced by indenture deed dated October 14, 1905 and recorded in the Allegheny County Department of Real Estate at Deed Book Volume 1462, Page 305; and

**Whereas**, the Department of Public Works has conducted a diligent search and has been unable to identify any heirs of John T. Trevaskis; and

**Whereas**, Parcel 1 has tax liens in excess of \$52,000 encumbering the property; and

**Whereas**, due to the exhaustion of reasonable, good faith efforts to identify and locate the owners and heirs-at-law of Parcel 1, it is now necessary to authorize the acquisition of the Property through condemnation proceedings; and

**Whereas**, the County Council of Allegheny County recognizes that the Project constitutes a valid public purpose serving the interests of the residents of the County, and therefore deems it advisable to acquire the needed Property by condemnation.

***The Council of the County of Allegheny hereby enacts as follows:***

**SECTION 1.            Incorporation of the Preamble.**

The provisions set forth in the preamble to this Ordinance are incorporated by reference as set forth in their entirety herein.

**SECTION 2.            Authorization to Acquire Property by Condemnation.**

That Council deems it advisable and necessary to acquire by condemnation, under the power of eminent domain, certain property necessary for the Project described more particularly as follows:

**Parcel 1 on Exhibit A owned by:    John T. Trevaskis, as per Deed Book Volume 1462, Page 305**

**Lot & Block Number:                    0374-H-00176-0000-00**

**Property:                                    Required Right of Way in fee simple 881 square feet; and Temporary Easement 2,433 square feet**

**Estimated Just Compensation:       \$700.00**

**SECTION 3.            Notice to Interested Parties.**

That Council directs the Department of Public Works in conjunction with the Law Department to notify interested parties as required by law of the adoption of this Ordinance with respect to property taken under the power of eminent domain.

**SECTION 4.            Application to Court.**

That Council directs the Law Department to make immediate application to the Court of Common Pleas of Allegheny County for the purpose of having the value of said property legally ascertained.

**SECTION 5.            Severability.**

If any provision of this Ordinance shall be determined to be unlawful, invalid, void, or unenforceable, then that provision shall be considered severable from the remaining provisions of this Ordinance, which shall be in full force and effect.

**SECTION 6.            Repealer.**

Any Resolution or Ordinance or part thereof conflicting with the provisions of this Ordinance is hereby repealed so far as the same affects this Ordinance.

**SECTION 7.            Effective Date.**

This Ordinance shall enter effect immediately upon its approval.

**Enacted in Council, this \_\_\_\_\_ day of \_\_\_\_\_, 2025**

**Council Agenda No. \_\_\_\_\_**

\_\_\_\_\_  
**Patrick Catena**  
**President of Council**

**Attest: \_\_\_\_\_**  
**Jared Barker**  
**Chief Clerk of Council**

**Chief Executive Office \_\_\_\_\_, 2025**

*Approved:* \_\_\_\_\_  
**Sara Innamorato**  
**Chief Executive**

*Attest:* \_\_\_\_\_  
**John Fournier**  
**County Manager**

## **Summary**

Authorization to commence one (1) condemnation action (Parcel 1) in connection with the Lateral Support at Station 17+00 located on Greensburg Pike (Penn Avenue Extension) County Road No. 3139-01 located in the Township of Wilkins, Allegheny County. After exhaustion of reasonable efforts to locate the owners and/or heirs of Parcel 1 institution of condemnation proceedings is required to acquire the property for the Project.

PLANS PREPARED BY: KENNETH URBANEK, P.E.  
COUNTY PROJECT MANAGER: RANDALL L. MEERT, P.E. - D'APPOLONIA ENGINEERING

COUNTY	TOWNSHIP	BOROUGH	MUNICIPALITY	COUNTY ROAD	TOTAL SHEETS
ALLEGHENY	WILKINS			3139-01	3

# COUNTY OF ALLEGHENY



## DEPARTMENT OF PUBLIC WORKS DRAWINGS AUTHORIZING ACQUISITION

OF  
RIGHT-OF-WAY

FOR  
GREENSBURG PIKE COUNTY ROAD 3139-01

IN  
ALLEGHENY COUNTY

FROM STA. 16+95.2 TO STA. 18+30.8 LENGTH 135.6 FT. 0.026 MI.

THIS PLAN PREPARED PURSUANT TO SECTION 2001.3(a) OF THE ADMINISTRATIVE CODE, AS AMENDED, 71 P.S. SECTION 513(a), AND SECTION 2001.3(b) OF THE ADMINISTRATIVE CODE, AS AMENDED, 71 P.S. SECTION 513(b)(3), AND PURSUANT TO SECOND CLASS COUNTY CODE, ACT OF JULY 28, 1953, P.L. 723, AS AMENDED AND PURSUANT TO THE ALLEGHENY COUNTY HOME RULE CHARTER LAW AND ALLEGHENY COUNTY ADMINISTRATIVE CODE.

SCALE  
HORIZONTAL 1" = 20' 100'  
VERTICAL 1" = 5' 25'

### DESIGN DESIGNATION:

HIGHWAY CLASSIFICATION: MINOR ARTERIAL  
ROADWAY TYPE: LOCAL ROAD  
DESIGN SPEED: 45 MPH  
SHOULDER WIDTH: N/A

RECORDED IN THE OFFICE FOR THE DEPARTMENT OF REAL ESTATE IN ALLEGHENY COUNTY, PA. IN PLANS - BOOK 1915 PAGE 97  
WITNESS MY HAND AND SEAL OF OFFICE  
JULY 26, 2024  
DATE

WITNESS MY HAND AND SEAL OF OFFICE  
JULY 26, 2024  
DATE

COMMONWEALTH OF PENNSYLVANIA  
COUNTY OF ALLEGHENY  
ON THIS 26th DAY OF JULY 2024 BEFORE ME, A NOTARY PUBLIC, THE UNDERSIGNED PERSONALLY APPEARED STEPHEN PLASKI, KNOWN TO ME (OR SATISFACTORILY PROVEN) TO BE THE PERSONAL REPRESENTATIVE OF THE ALLEGHENY COUNTY DEPARTMENT OF PUBLIC WORKS, WHOSE TRUE IDENTITY AND AUTHORITY TO SIGN THE FOREGOING INSTRUMENT IS KNOWN TO ME, AND HE/ SHE/ IT ACKNOWLEDGED THAT HE/ SHE/ IT IS ONLY AUTHORIZED TO ACT AS COUNTY MANAGER AND EXECUTED THE SAME FOR THE PURPOSES THEREIN CONTAINED.

IN WITNESS WHEREOF, I HERETO SET MY HAND AND OFFICIAL SEAL.  
JULY 26, 2024  
DATE



MY COMMISSION EXPIRES: 12/31/24

PREPARED BY:  
**D'APPOLONIA**  
701 RRD ROAD, FLOOR 2  
PITTSBURGH, PA 15235



REGISTERED PROFESSIONAL ENGINEER  
DATE: 7/12/24

VERIFIED BY:  
**KAG ENGINEERING, INC.**  
2704 BROWNSVILLE ROAD  
PITTSBURGH, PA 15227



REGISTERED PROFESSIONAL SURVEYOR  
DATE: 7/12/24

APPROVED  
BY THE COUNTY EXECUTIVE, THROUGH THE MANAGER OF ALLEGHENY COUNTY, THIS PROJECT WAS AUTHORIZED FOR PROPERTY ACQUISITION BY THE ALLEGHENY COUNTY MANAGER.  
STEPHEN PLASKI, ALLEGHENY COUNTY MANAGER  
DATE: 7/26/24

REFERENCE NO. DATE  
COUNTY OF ALLEGHENY  
DEPARTMENT OF PUBLIC WORKS  
7/26/24  
DEPUTY DIRECTOR  
7/26/24  
ASSISTANT DEPUTY DIRECTOR  
7/26/24  
PROJECT MANAGER  
7/26/24  
PROJECT MANAGER



Pittsburgh, Pennsylvania  
Department of Public Works

RIGHT-OF-WAY PLAN  
FOR  
GREENSBURG PIKE LATERAL SUPPORT AT  
STATION 17+00

TITLE SHEET

TOWNSHIP OF WILKINS, PENNSYLVANIA  
COUNTY PROJECT NO. 3139-0104

DRAWN BY: RLM  
CHECKED BY: EPV  
DATE: 7/12/24  
SCALE: AS SHOWN  
SHEET: 1 OF 3  
2819-R/W

GENERAL NOTES

THE LEGAL RIGHT-OF-WAY ON GREENSBURG PIKE, COUNTY ROAD 3139-01 FROM STATION 16+30.8 TO STATION 18+30.8 VARIES DUE TO THE VARIOUS EASEMENTS AND ENCUMBRANCES OF ALLEGHENY COUNTY, MAY SESSIONS 1957, CONFIRMED ON MAY 10, 1957 AND RECORDED IN ROAD DOCKET VOLUME 13, PAGE 176.

ALL REQUIRED RIGHT-OF-WAY FOR THIS PROJECT SHALL BE ACQUIRED IN FEE SIMPLE UNLESS OTHERWISE NOTED. AREAS, IF ANY, NOT TO BE ACQUIRED IN FEE SIMPLE SHALL BE ACQUIRED IN THE LESSER ESTATE OF INTEREST NOTED ON THE PLAN SHEET.

PRIVATE PROPERTY LINES ARE PLATTED FROM DEEDS OF RECORD, RECORDED SUBDIVISION OR LOT PLANS, EXISTING TOPOGRAPHICAL FEATURES AND LIMITED SURVEY DATA. THESE LINES ARE NOT TO BE SUBSTITUTED BY A PROFESSIONAL LAND SURVEYOR RESPONSIBLE FOR THE PROJECT. THIS PLAN IS NOT TO BE SUBSTITUTED FOR A BOUNDARY SURVEY.

THE HALF CIRCLED NUMBER INDICATES A SCALED DIMENSION.

THE FILING OF THIS PLAN IS NOT A CONDEMNATION OF THE PRIORITIES DESIGNATED THEREON AND DOES NOT IN ANY MANNER WHATSOEVER RESTRICT THE USE OR DISPOSAL THEREOF. AUTHORIZATION TO CONVEY UNDER THIS PLAN MAY BE GRANTED BY THE PASSAGE OF AN ALLEGHENY COUNTY ORDINANCE, ENACTED BY THE ALLEGHENY COUNTY COUNCIL AND APPROVED BY THE ALLEGHENY COUNTY BOARD OF SUPERVISORS. SUCH ACTION IS NECESSARY FOR ALLEGHENY COUNTY TO ACQUIRE CERTAIN PROPERTY NECESSARY FOR THE PROJECT DESCRIBED IN THIS PLAN UNDER THE POWER OF EMINENT DOMAIN.

HORIZONTAL CONTROL IN LIEU TO THE PENNSYLVANIA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, (NAD 83). VERTICAL DATUM FOR THESE PLANS IS BASED ON NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88).

TEMPORARY CONSTRUCTION EASEMENT, AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OF WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER REINVESTED IN WRITING BY THE COUNTY.

25.00'

SUMMARY OF PROJECT COORDINATES

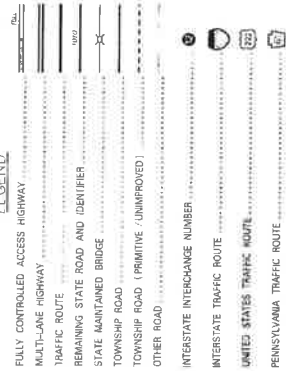
COORDINATES ARE REFERENCED TO NAD 83 PA STATE PLANE SOUTH ZONE

ROUTE	STATION	POINT	COORDINATES		BEARING
			NORTHING	EASTING	
GREENSBURG PIKE #	16+00.00	BP	399231.39	1386326.48	N66°31'04.92"W
	18+26.98	PC	399320.46	1388177.71	N66°31'40.82"W
	19+32.04	PI	399351.69	1388021.08	N66°31'40.82"W
	20+32.45	PT	399445.08	1387957.18	N37°27'46.08"W
	21+00.00	EP	399458.69	1387916.09	N37°27'46.08"W



LOCATION MAP

N.T.S.



TABULATION OF REQUIRED RIGHT-OF-WAY AND EASEMENT BREAK POINTS

COORDINATES ARE REFERENCED TO NAD 83 PA STATE PLANE SOUTH ZONE

ROUTE	TYPE	STATION	SIDE	OFFSET (FT)	COORDINATES	
					NORTHING	EASTING
GREENSBURG PIKE #	CONSTRUCTION	16+89.41	RT	30.3	399294.349	1388256.136
		18+69.41	RT	52.7	399314.973	1388264.936
	TEMPORARY CONSTRUCTION	18+38.10	RT	52.6	399372.749	1388129.512
		18+17.43	RT	30.1	399352.086	1388120.700
GREENSBURG PIKE #	RIGHT-OF-WAY	17+04.41	RT	30.3	399300.219	1388242.333
		17+04.41	RT	37.7	399307.065	1388245.253
	REQUIRED RIGHT-OF-WAY	18+21.64	RT	37.7	399353.066	1388137.422
		18+21.64	RT	30.1	399346.096	1388134.448

THREE (3) DECIMAL PLACE COORDINATES ARE FOR COMPUTATIONAL PURPOSES ONLY AND DO NOT IMPLY PRECISION BEYOND TWO (2) DECIMAL PLACES.

LIST OF EQUALITIES

THERE ARE NO EQUALITIES FOR THIS PROJECT.

TABULATION OF OVERALL AND AUTHORIZATION LENGTH

GREENSBURG PIKE STATION 16+30.8 TO STATION 18+30.8 = 139.6 FT ~ 0.026 MI.

PUBLIC UTILITIES

SYMBOL	UTILITY	ADDRESS	CONTACT
STORM SEWER	ALLEGHENY COUNTY DEPT. OF PUBLIC WORKS (UNDERGROUND)	542 FORBES AVENUE SOT COUNTY OFFICE BUILDING PITTSBURGH, PA 15219	MECHAN, SIMONEAUX 412-350-6608 mechan.simoneaux@allegheycounty.us
PEOPLES GAS COMPANY, LLC (UNDERGROUND GAS)	PEOPLES GAS COMPANY, LLC (UNDERGROUND GAS)	375 NORTH SHORE DRIVE PITTSBURGH, PA 15212	MICHAEL, DENNY 1-800-764-0111 michael.denny@peoples-gas.com
VERIZON PENNSYLVANIA, LLC (OVERHEAD COMMUNICATIONS)	VERIZON PENNSYLVANIA, LLC (OVERHEAD COMMUNICATIONS)	1028 HAY ST PITTSBURGH, PA 15221	DEBORAH, BARIM 1-800-837-4966 deborah.barim@verizon.com
DUQUESNE LIGHT COMPANY (OVERHEAD ELECTRIC)	DUQUESNE LIGHT COMPANY (OVERHEAD ELECTRIC)	2645 NEW BEAVER AVE PA-10 PITTSBURGH, PA 15233	JIM, RUMATZ (412) 393-8411 jrumat@duqlight.com
TOWNSHIP OF WILKINS (UNDERGROUND STORM AND SANITARY)	TOWNSHIP OF WILKINS (UNDERGROUND STORM AND SANITARY)	110 PEPPER ROAD TURTLE CREEK, PA 15145	SCOTT, MATTHEWS 412-824-6650 FAX 16 smatthews@wilkins-township.com
WILKINSBURG PENN JOINT WATER AUTHORITY (UNDERGROUND WATER)	WILKINSBURG PENN JOINT WATER AUTHORITY (UNDERGROUND WATER)	2200 ROBINSON ROAD PITTSBURGH, PA 15221	SMITH, JAMES 412-343-0200 bsmith@jwa-pa.com

PA ONE CALL SYSTEM, INC. PHONE NO. 1-800-242-1776  
DESIGN SERIAL NO. 2032022570 - WILKINS TOWNSHIP, COMPLETED 07/21/2023

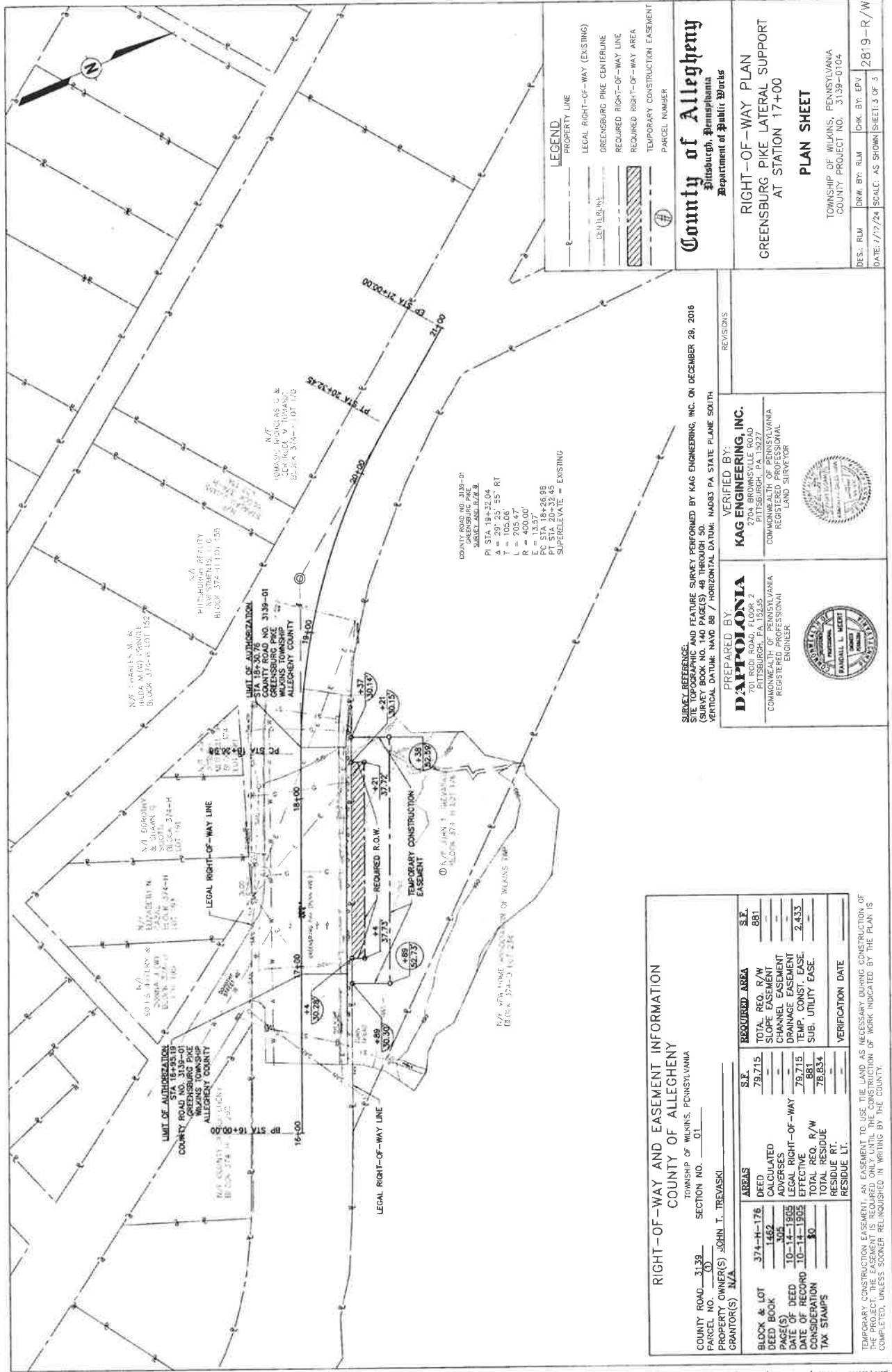
County of Allegheny  
Pittsburgh, Pennsylvania  
Department of Public Works

RIGHT-OF-WAY PLAN  
GREENSBURG PIKE LATERAL SUPPORT  
AT STATION 17+00

GENERAL INFORMATION

TOWNSHIP OF WILKINS, PENNSYLVANIA  
COUNTY PROJECT NO. 3139-0104

DES: RLM  
CHK: BY: EPV  
DATE: 7/12/24  
SCALE: AS SHOWN  
SHEET 2 OF 3  
2819-R/W



COUNTY ROAD NO. 3139-01  
GREENSBURG PIKE  
SUBJECT AND B/L/A/E  
PI STA 19+32.04  
A = 20' 25' 55" RT  
L = 106.67  
R = 205.67  
E = 13.57  
PC STA 18+26.98  
PT STA 19+32.04  
SUPERELEVATE = EXISTING

LEGEND

---	PROPERTY LINE
---	LEGAL RIGHT-OF-WAY (EXISTING)
---	GREENSBURG PIKE CENTERLINE
---	REQUIRED RIGHT-OF-WAY LINE
---	REQUIRED RIGHT-OF-WAY AREA
---	TEMPORARY CONSTRUCTION EASEMENT
---	PARCEL NUMBER

**County of Allegheny**  
Pittsburgh, Pennsylvania  
Department of Public Works

RIGHT-OF-WAY PLAN  
GREENSBURG PIKE LATERAL SUPPORT  
AT STATION 17+00

PLAN SHEET

TOWNSHIP OF WILKINS, PENNSYLVANIA  
COUNTY PROJECT NO. 3139-0104  
DES: RLM  
DATE: 1/17/24  
SCALE: AS SHOWN  
SHEET 3 OF 3  
2819-R/W

SURVEY REFERENCE:  
SITE TOPOGRAPHIC AND FEATURE SURVEY PERFORMED BY KAG ENGINEERING, INC. ON DECEMBER 28, 2016  
(SURVEY BOOK NO. 140 PAGE(S) 48 THROUGH 50)  
VERTICAL DATUM: NAVD 88 / HORIZONTAL DATUM: NAD83 PA STATE PLANE SOUTH

PREPARED BY: **DAPOLONIA**  
DAPOLONIA, INC.  
1000 BRIDGEMAN ROAD  
PITTSBURGH, PA 15225  
COMMONWEALTH OF PENNSYLVANIA  
REGISTERED PROFESSIONAL  
ENGINEER

VERIFIED BY: **KAG ENGINEERING, INC.**  
KAG ENGINEERING, INC.  
2700 BRIDGEMAN ROAD  
PITTSBURGH, PA 15227  
COMMONWEALTH OF PENNSYLVANIA  
REGISTERED PROFESSIONAL  
LAND SURVEYOR

RIGHT-OF-WAY AND EASEMENT INFORMATION COUNTY OF ALLEGHENY									
COUNTY ROAD 3139		TOWNSHIP OF WILKINS, PENNSYLVANIA		SECTION NO. 01					
PARCEL NO. 00		PROPERTY OWNER(S) JOHN I. TRIVASKI		GRANTOR(S) N/A					
BLOCK & LOT	DEED BOOK	PAGE(S)	DATE OF DEED	DATE OF RECORD	CONSIDERATION	TAX STAMPS	AREAS		S.F.
							DEED	REQUIRED AREA	
374-H-176	1462	305	10-14-1905	10-14-1905	\$0		79.715	TOTAL REQ. R/W	881
								SLOPE EASEMENT	
								CHANNEL EASEMENT	
								TEMP. CONST. EASE.	2,433
								SUB. UTILITY EASE.	
								TOTAL REQ. R/W	881
								TOTAL RESIDUE	78,834
								RESIDUE LT.	
							VERIFICATION DATE		

TEMPORARY CONSTRUCTION EASEMENT: AN EASEMENT TO USE THE LAND AS NECESSARY DURING CONSTRUCTION OF THE PROJECT. THE EASEMENT IS REQUIRED ONLY UNTIL THE CONSTRUCTION OF WORK INDICATED BY THE PLAN IS COMPLETED, UNLESS SOONER RELINQUISHED IN WRITING BY THE COUNTY.