



PNC – 433 Wood Street Stabilization Project.



- *Over the past 4-1/2yrs PNC has embarked on a self funded, multi-phased project to revitalize the 400 block of Wood Street in the Downtown Business district. Through those efforts, PNC has purchased, planned and implemented extensive renovations to the existing buildings located at 443 Forbes, a.k.a "Skinny Building"; 429 Wood Street, a.k.a. The Roberts Building; The building at 439 Wood Street, now home to Pittsburgh Public Safety Zone 2 station; and the building located at 443, known internally to PNC as "The Aux". Among those acquisitions we also are including the building located at 433 Wood Street, formerly the home of Mama Lucia's pizza.*
- *Although all of the above-mentioned buildings were in different stages of decay, significant effort was placed on bringing the existing structures up to code in a useful and meaningful way. The intent was to give new life to the buildings by mixing new and reused materials, creating a busier, more vibrant feel with increased security to the entire block. 433 Wood street represents the last leg of this journey, and although no less significant, presents it's own set of challenges. Given the condition of the structure when it was purchased, and the dimensional challenges of it's size, bringing the building up to current code left us with little to no usable space. Combining that with the challenges of maintaining the integrity of the wall between 433 and 435 (a.k.a DTLR) during any sort of full reconstruction became financially unfeasible.*
- *The design we are presenting for 433 involves a methodic deconstruction of the floors and facade while erecting a structure that will maintain the stability and integrity of the masonry wall mentioned earlier, as well as the rear wall that is home to several utility paths for the remaining buildings. The result of this effort will provide a structurally sound, architecturally pleasing exterior accessory space to our building located at 429 Wood Street. The open space will permit further maintenance to the neighboring building envelopes as well as the new structure.*

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