

Federal North Project

SPECIAL POINTS OF INTEREST:

- Proposed Mixed-use
- 1 square block
- Located in Central Northside, Federal and North Avenue
- Council District 6
- Total Project Cost: TBD

The Federal North Project is a collaborative redevelopment effort of an entire city block. There are currently three project partners, each holding different properties within the project.

The community is currently undertaking a master planning process that will direct development decisions within this block.

A joint venture of the Central Northside Neighborhood Council and Northside Leadership Conference and are in an exclusive negotiation period for the properties at 6 & 8 W. North, the Bradberry Theater, Masonic Hall, and Garden Theater. They have engaged Pfaffmann + Associates and Basile Baumann Prost Cole & Associates to complete master planning and a market



analysis for the project area. Aiello Development Company and JRA Development Group are pursuing a mixed-use development at 2 & 4 W. North Avenue, and 1107, 1109, 1111, 1113, and 1115 Federal Street. Preliminary plans call for demolition of non-historic structures, and new

construction of buildings that will bring back the massing the corner once had before years of neglect and deterioration. The first floor will be developed for retail uses, and upper stories for residential. Aiello has secured Fifth Third Bank as an anchor tenant for the corner building.

Key Partners & Funding Sources

Developers:

Central Northside Neighborhood Council
Northside Leadership Conference
Aiello Development Company
JRA Development Group

Funding Sources:

Urban Redevelopment Authority of Pittsburgh
Pittsburgh Partnership for Neighborhood Development

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