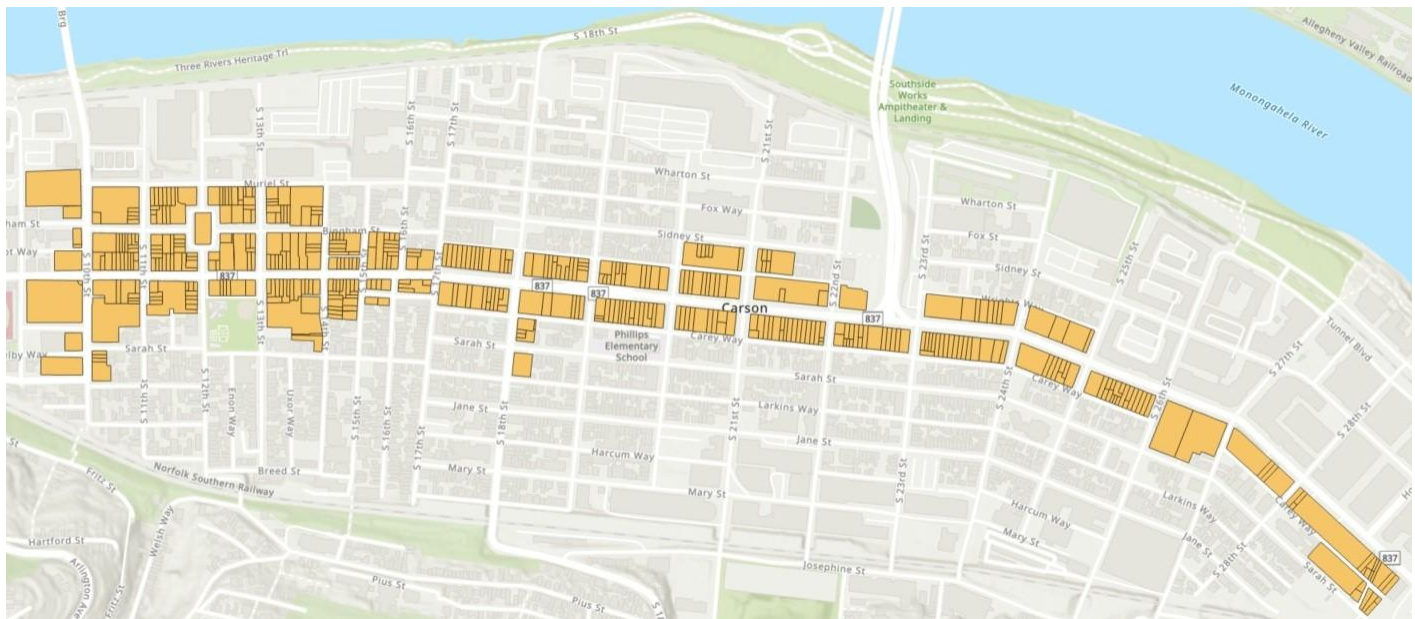


FINAL PLAN

EAST CARSON STREET IMPROVEMENT DISTRICT

The name of the proposed district shall be the East Carson Street Improvement District (hereafter sometimes referred to as “the District”). A map of the District is attached as EXHIBIT A and an enlarged copy of the map shall be kept on file with the City Clerk to be made available for inspection by the public during regular office hours. A list of assessed properties can be found in EXHIBIT B. The East Carson Street Improvement District will be administered by East Carson Street District Management, Inc., a Pennsylvania Non-Profit Corporation formed under the Non-Profit Corporation Law of 1988, as amended.

BOUNDARIES



The Boundaries include:

- The entire “Local Neighborhood Commercial” (LNC) zoning district, designated by the City of Pittsburgh for the East Carson Street corridor.
- Due to Bedford Square being one of the District’s natural hubs for event programming, the two “Neighborhood Industrial Districts” (NDI) on the eastern side of Bedford Square are also included.
- Due to 10th Street’s importance as a gateway to and from the District and its potential for improvement through gateway branding and placemaking investments, the commercial properties on 10th Street between the 10th Street Bridge and P.J. McArdle Roadway, are also included. This includes properties facing 10th Street in the “Riverfront Mixed-Use” (RIV-MU) and “Neighborhood Industrial Districts” (NDI) zoning districts.
- With expressed interest in the proposed services from commercial property ownership on the northern side of S 14th Street, up to Sarah Street, those properties have been included.