



For Release 8:00 PM
Tuesday, December 21, 2021

CHURCHILL BOROUGH COUNCIL APPROVES CHURCHILL CREEK CONDITIONAL USE APPLICATION

Pittsburgh, PA — Tuesday, December 21, 2021 — Tonight at a Special Meeting of Churchill Borough Council, the Council voted to approve the conditional use application for the Churchill Creek Project in rendering a 50-plus page decision. The approval includes a number of conditions related to mitigation of potential traffic, sound, lighting, air quality and other environmental impacts.

ONE OF LARGEST REDEVELOPMENT PROJECTS IN ALLEGHENY COUNTY

Vacant for many years, the George Westinghouse Technology and Research Park takes another step toward redevelopment into an e-commerce distribution and logistics facility (“Distribution Center”) for use and occupancy by Amazon. The developer, Hillwood Development of Dallas, Texas, estimated that the total project cost would be \$300,000,000.

COUNCIL LISTENED TO RESIDENTS’ CONCERNS

For over a year, after six meetings of the Borough Planning Commission, numerous public meeting comment periods during Council meetings, and a Conditional Use Hearing that lasted almost 60-hours over 14 nights, Borough leaders listened to a multitude of concerns related to traffic, the environment and Borough residents’ quality of life.

“Council took into account hours and hours of testimony by the applicant, objectors, experts, and residents. This has been a difficult process, but one we took on with the seriousness it requires.” said Council President Jay Dworin. “Our residents and their passion to protect what is best about Churchill played a significant role in creating the conditions set forth in this approval. I have received so many emails from our residents on this proposed project; many for and many against. I am so proud of my community’s engagement regarding this project.”

PROJECT OVERVIEW

The Churchill Creek Project plan is to redevelop the vacant George Westinghouse Technology and Research Park. The George Westinghouse Research & Technology Park housed over 1 million square feet of testing, laboratory and office space and employed 2,500 people. Until the late 1990’s, the Westinghouse Science and Technology Department supported all parts of the businesses of the Westinghouse Electric Company at this location, specializing in material evaluations and testing, including hot-cell capabilities, next generation reactor designs, chemical processing and decision analysis.

The property is owned by Churchill Crossings Partners, LP (ownership group led by the principals of Carnegie-based NAI Pittsburgh). The 133 acre property is located in the C-1 Commercial Zoning District

CHURCHILL BOROUGH PRESS RELEASE
CHURCHILL CREEK PROJECT
WEDNESDAY DECEMBER 22, 2021
Page 2 of 2

of Churchill Borough. The Applicant, Churchill Creek Project, LLC, desires to redevelop the subject property to demolish the existing blighted buildings and construct a new e-commerce distribution and logistics facility and related onsite and offsite improvements.

The Borough expects to move forward with consideration of the land development application as the next step in the process.

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Churchill Borough

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