

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 15A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Reymer Brothers Candy Factory  
other names/site number Forbes Med-Tech Center, Forbes-Pride Building

2. Location

street & number 1425 Forbes Avenue n/a  
 not for publication  
city or town Pittsburgh n/a  
 vicinity  
state PA code PA county Allegheny zip code 003 15219

3. State/Federal Agency Certification

As the designated official, under the National Historic Preservation Act, as amended, I hereby certify that this  nomination  request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property  meets / does not meet the National Register criteria. I recommend that this property be considered significant  nationally,  statewide,  locally. (See continuation sheet for additional comments.)

Signature of certifying official/Title

Date

State or Federal agency and bureau

In my opinion, this property  meets /  does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of certifying official/Title

Date

State or Federal agency and bureau

4. National Park Service Certification

I hereby certify that this property

Signature of the Keeper Date of Action

entered in the National Register  
has a continuing sheet

determined eligible for the  
National Register  
(See continuation sheet)

determined not eligible for the  
National Register

removed from the National  
Register

other (explain):

5. Classification

Ownership of Property  
 (Check as many boxes as apply)

- private
- public-local
- public-State
- public-Federal

Category of Property  
 (Check only one box)

- building(s)
- district
- site
- structure
- object

Number of Resources within Property  
 (Do not include previously listed resources in the count.)

Contributing	Noncontributing	
1	0	buildings
0	0	sites
0	0	structures
0	0	objects
1	0	Total

Name of related multiple property listing  
 (Enter "N/A" if property is not part of a multiple property listing.)

N/A

Number of contributing resources previously listed  
 in the National Register

0

6. Function or Use

Historic Functions  
 (Enter categories from instructions)

industry/processing factory

Current Functions  
 (Enter categories from instructions)

commerce/trade business

7. Description

Architectural Classification  
 (Enter categories from instructions)

Romanesque

Materials  
 (Enter categories from instructions)

foundation stone/sandstone  
 brick

walls

roof asphalt/rubber

other

Narrative Description

(Describe the historic and current condition of the property on one or more continuation sheets.)

The former Reymer Brothers Candy Factory, constructed in 1906, occupies approximately one quarter of a city block in the Uptown area, six blocks west of Pittsburgh's downtown. The building is part of a neighborhood dominated by Mercy Hospital across the Street and Duquesne University on "The Bluff" to the southwest. It is surrounded by remaining warehouses, some small storefronts and a variety of parking lots and buildings in a generally low-rise neighborhood. The Reymer Factory is six stories tall and is five bays by six bays, 108 by 124 feet, except at the inside rear (northwest) corner, where three bays are missing on the long side. Its narrow facade faces south onto Forbes Avenue. The building abuts Kaufmann's warehouse, a four-story, brick-faced concrete building of 1901 to the west. Together, the two buildings

**8. Statement of Significance**

**Applicable National Register Criteria**

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

- A Property is associated with events that have made a significant contribution to the broad patterns of our history
- B Property is associated with the lives of persons significant in our past.
- C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D Property has yielded, or is likely to yield, information important in prehistory or history.

**Criteria Considerations**

(Mark "x" in all the boxes that apply)

Property is:

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C a birthplace or grave
- D a cemetery
- E a reconstructed building, object, or structure.
- F a commemorative property.
- G less than 50 years of age or achieved significance within the past 50 years.

**Areas of Significance**

(Enter categories from instructions)

commerce  
architecture

**Period of Significance**

1906-1946

**Significant Dates**

1906

**Significant Person**

(Complete if Criterion B is marked above)

N/A

**Cultural Affiliation**

N/A

**Architect/Builder**

Bickel, Charles

**Narrative Statement of Significance**

(Explain the significance of the property on one or more continuation sheets)

**9. Major Bibliographical References**

**Bibliography**

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets)

**Previous documentation on file (NPS):**

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other

**Name of repository:**

Reymer Brothers Candy Factory  
Name of Property

Allegheny County, Pennsylvania  
County and State

10. Geographical Data

Acreage of Property less than one acre

UTM References

(Place additional UTM references on a continuation sheet.)

1 17 586040 4476640  
Zone Easting Northing

2 \_\_\_\_\_

3 \_\_\_\_\_  
Zone Easting Northing

4 \_\_\_\_\_

See continuation sheet

Verbal Boundary Description

(Describe the boundaries of the property on a continuation sheet.)

Boundary Justification

(Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Charles L. Rosenblum

organization \_\_\_\_\_ date January 3, 1997

street & number P.O. Box 3773 telephone 804/984-6108

city or town Charlottesville state VA zip code 22903

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

A USGS map (7.5 or 15 minute series) indicating the property's location.

A Sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative black and white photographs of the property.

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of SHPO or FPO.)

name Boulevard Building, Inc. attn: Peter Smerd

street & number 401 Bingham St. telephone 412/431-8200

city or town Pittsburgh state PA zip code 15203

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reduction Project (1024-0018), Washington, DC 20503.

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occupy the northern block of Forbes Avenue between Pride and Stevenson Streets. The Reymer Factory protrudes approximately fifteen feet closer to the street than the Kaufmann's Warehouse does, so that the Reymer Factory has a one-bay facade facing west. The building is designed in the Richardsonian Romanesque style with brick loadbearing walls, a heavy timber frame and wooden floors, although it has a few small sections of concrete flooring. It has regular intercolumnations supporting open floor spaces. Because it originally had no public functions, it lacked public lobby space in its first configuration. Accordingly, the historical fabric on the building interior includes only the unfinished surfaces of brick and timber, in addition to elevator and stair functions. The concrete stairwell and elevator shaft rise through the height of the building. The primary historical fabric is the building exterior which includes some minor changes of renovation, but largely retains its integrity.

The building's exterior is constructed of brick, with corbeled brick parapets and a flat roof. Raised a half story above ground level, the building's first floor level is indicated by a stone belt course. The one-and-a-half story entrance opening, one bay east of center on the south facade, has been restored. Windows of historically appropriate proportions have been installed, along with a classical surround of two narrow Doric pilasters on each side, surmounted by a frieze with dentils and metopes. On the remainder of the facade, window are primarily tall and narrow double-hung 2/2 sash with stone sills. They are grouped in threes between shallow, flat vertical piers. First and fifth story windows have transoms, while those on floors two through four do not. At the sixth story, one large arched window matches the width of the groups of three below, creating a series of arcuations at the top floor below the cornice. The windows on the south and east sides have been refurbished, while the window on the west facade have been replaced. Masonry is rusticated at the sixth floor level, as if alternating courses of large-scale masonry and correspondingly large voussoirs, rather than brick, were protruding from the facade. The Reymer factory cornice consists of two alternating rows of dentils and corbels.

The two westernmost vertical rows of windows on the Forbes Avenue facade are blind--faced in with brick. At the narrow strip of facade facing west, where the building protrudes further toward Forbes Avenue than the contiguous Kaufmann's Warehouse, the facade is pierced only by doors. A fire escape hangs from them. Along Pride Street, the middle vertical row of windows in the second bay from the north is blind, as are the northernmost two vertical rows. The north-to-south downward slope of Pride Street is also visible here.

The rear elevation faces a small alley and a neighboring building. Here the three "missing" bays of the floor plan are visible, two of them filled with a small mechanical shed of recent but indeterminate date. The Reymer factory has on its rear facade windows similar in type to the front, but less formal in placement.

On its interior, the Reymer Factory has a passenger/freight elevator in the southwest corner of the building. It also has a freight elevator and

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stairs in the northeast corner. These have ramifications on the otherwise regular facade, causing the windows to be offset half a story for the northeast stairs or blind for the southwest elevator. The Reymer Factory's main entrance and lobby are on the front (south) facade, one bay to the east of center. Space inside the Reymer factory is currently unpartitioned, except for the finished lobby space of the first floor and the elevator, restroom and stairway spaces. From the entrance a staircase and wheelchair lift rise half a floor to the first floor level, which is in a continuous space with them. Elsewhere, including the basement, floors are open and unfinished, punctuated only by regular intercolumnations. Floor heights vary in this building, from 13 feet in the basement, second third and fourth floors to 17 feet at the highest point of the sixth, which slopes slightly. The first and fifth floors are 16 feet high. On the fifth and sixth floor, the southernmost bays of each floor, as well as occasional bays deeper into the space have concrete rather than wood floors. However, they have no other architectural or remaining hardware differences from other sections of wooden flooring in the building.

Between 1987 and 1992, the building owner conducted a rehabilitation under the federal historic preservation Investment Tax Credit Program. This project included the addition of a wheelchair-accessible interior lobby, the conversion of an open freight elevator to a closed passenger elevator, and an upgrade of mechanical systems. Although a minor restoration of the main entry uncovered some original architectural features, the building exterior otherwise remains in good original condition, uncleaned, with its original windows intact on the facades facing the street. The building's change of use from factory to warehouse in 1959 resulted in the removal of industrial equipment and a few non-structural partitions, but no change in structure or architectural treatments. Accordingly, the Reymer Brothers' Candy Factory has a high level of building integrity and maintains its historic appearance.

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The Reymer Brothers Candy Factory is nominated for its association with a prominent Pittsburgh industry during the city's period of extraordinary growth in the early twentieth century and for its design by architect Charles Bickel. These factors exemplify significance in industry and architecture, categories and C of the National Register Criteria. The building's period of significance is from 1906 to 1946: from its construction until the end of the period of eligibility. Reymer Brothers Candy Company was a local leader in its field. By locating a factory/office on Forbes Avenue in the Uptown section of Pittsburgh, Reymer Brothers took part in a trend toward warehousing and light industry in this part of town as Pittsburgh sprawled rapidly toward the east. Architecturally, it is significant for its Richardsonian Romanesque design, a popular style and as the work of Charles Bickel, a prominent and prolific local architect of the period.

Known since the late 19th century as Uptown, this section of Pittsburgh grew along Forbes road, the only military route to the Monongahela-Allegheny confluence. Forbes Road passes along the bluff above the Monongahela River and was one of the corridors of Pittsburgh's development during the 19th century expansion of the city. Maps of the period show three-bay brick houses and shops lining Forbes Road (later Avenue), Fifth Avenue and the cross streets of Uptown. Many of these smaller scale buildings remain today, albeit often in dilapidated condition. Two late 19th century institutions today dominate the Uptown/Bluff area: Duquesne University and Mercy hospital. Though the area is convenient to downtown, it is also near the mills lining the Monongahela and subject to their smoke and soot. At the same time, it is high enough in elevation to be out of the flood plain.

In the late nineteenth century, electric street railways opened Pittsburgh's more hospitable East End to residential development. Likewise, businesses expanding from downtown Pittsburgh displaced many of the original residential structures from the Uptown area. Uptown became the home of an increasing number of wholesale establishments, warehouses, and light manufacturing facilities. This era saw the construction of the Reymer Brothers candy factory.

The company itself began in 1846, when Phillip Reymer and R.J. Anderson opened a candy store, Reymer & Anderson, on Wood Street across from the St. Charles Hotel. The store sold imported boiled sweets, as dip-coated candy was known in the mid-19th century. They never promoted themselves as Pittsburgh's first candy vendor or manufacturer, but they seem to have had no significant predecessor in the candy trade. After a short time, Anderson withdrew and Jacob and Harmar Reymer joined the company, which became Reymer & Brothers. Their product became popular in the United States especially after being popularized by the London Exposition in 1851. The candy was found to be a practical and very popular item to send to Civil War Soldiers. Reymer capitalized on the Civil War business and continued to prosper through the late 19th century. In 1876, the store moved to 124-6 and 128 Wood street. By 1901 the Reymer brothers had died or been bought out of the business, but their names stayed with the expanding company as it became Reymer & Brothers, Inc.

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that year. At this time, the store also moved to 239 Fifth Avenue.

The 1906 factory on Forbes Street apparently replaced a smaller facility on Liberty Avenue at the edge of Pittsburgh's Strip District. The new location placed the Reymer Factory on a block shared with the Kaufmann's Department Store Warehouse, a four story brick building of 1901 which may also be a Bickel design. Although Reymer's company records do not survive, placing the factory next to Kaufmann's Warehouse may not have been a coincidence; there is some evidence of a business connection between the two firms as Reymer's operated one if their tea rooms in Kaufmann's.

An assessment of Reymer brothers in 1908, two years after the construction of the factory, named it "one of the largest confectionery houses in the world," with retail trade "in all principal U.S. cities, Canada and Europe." They also claimed to sell candy through up to 5000 vendors throughout the Pittsburgh area. For manufacture, nuts were reportedly purchased by the boxcar load for incorporation into candy. While promotional claims have to be regarded skeptically where they cannot be verified by company records, there is little doubt that Reymer Brothers was among the largest candy companies in the region. Until the 1950s, the company maintained as many as half a dozen retail outlets in downtown Pittsburgh and nearby commercial centers. They had tea rooms in the Oliver Building, the Union Trust Building, the Iroquois Building and the Jenkins Arcade, in addition to the one in the Kaufmann's Store.

Reymer's best-known and longest-lived product is not a candy, but a non-carbonated, concentrated drink mix known as "Lemon Blennd," usually sold as a fountain drink. The candy company purchased rights to the product in 1932 from its inventor, E. J. Keagy, a North Side druggist. By 1959, the fruit drink constituted 70 percent of the company's sales. If Lemon Blennd was the company's greatest success, their tea rooms may have been their greatest failure. Although these lavish enterprises were downtown fixtures for many years, they proved to be money losers, particularly during the Depression. In the 1930s, Reymer's lost hundreds of thousands of dollars yearly. Meanwhile, the D. L. Clark Company, their North Side competitor since 1887, was turning modest profits as their nickel candy bars continued to sell well. Other companies surpassed Reymer's as well. The Hardie Brothers Company, founded in 1901, moved within 15 years to a plant nearly four times the size of Reymer's. By emphasizing penny, 5 and 10 cent items as well as bulk goods, Hardie Brothers outsold Reymer's. Likewise, in 1919, the largest chocolate and cocoa factory west of the Alleghenies was claimed to be the Pennsylvania Chocolate Company on Centre Avenue, which had been organized in 1905. Nonetheless, with the quality of their products, innovations like the fruit and nut Easter egg and the style of their tea rooms, Reymer's maintained a unique high profile in the Pittsburgh candy industry.

Reymer's candy manufacturing days ended in 1959, apparently the victim of nationally advertised sweets. They were bought out by competitor Dimlings, who subsequently went out of business in 1969. Reymer's sold the rights for Lemon Blennd to the H. J. Heinz Company of Pittsburgh. Heinz in turn sold the



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manufacturing rights for the product to Byrnes & Kiefer Company of Pittsburgh, a wholesale bakery supply and food processing operation. Byrnes & Kiefer still market the drink mix as "Reymer's Lemon Blend."

The Reymer Brothers Candy Factory served as the location of manufacture for the company's candy and confections, but no detailed report of its day-to-day operations seems to have survived the company's going out of business and the various changes of ownership of the rights to produce Lemon Blend. This is the case despite searches in local university libraries, public libraries, the Western Pennsylvania Historical Society and the H. J. Heinz Company Archives. Accordingly, although some function-related idiosyncrasies are apparent in the building--changes in floor heights and occasional use of concrete flooring instead of wood--these cannot be definitively attributed to a particular aspect of candy manufacture. The industrial equipment was removed and with it most clues to the candy-making process. Since 1968 when the current owner purchased the building from Dimlings, it has been used as Warehouse and office space.

The Reymer Brothers Candy Factory is credited to Charles Bickel, one of Pittsburgh's most prolific practitioners of the era, in a published biography in History of Pittsburgh and Environs. Additionally, a partial set of undated plans for the Reymer's factory gives his name. Unlike many of his Ecole des Beaux Art-trained contemporaries, Bickel was educated in Germany. From there, he returned to Pittsburgh to enjoy a thirty-five year career (1885-1920). He designed some 90 major works and averaged close to \$3 million per year in the value of his built work. His obituary in the May 1921 American Institute of Architects Journal perhaps reflects the design orientation of the AIA or the times: "...Better known as an authority on structural engineering rather than architectural design, Mr. Bickel had a large and successful practice in his line of work." No treatise on Bickel's career exists.

Bickel's work included many commercial buildings in Revival styles, including Romanesque examples like the German National Bank (now Granite Building, 1890, National Register listed), Ewart Building (1891, National Register listed), and South Side Market House (1893, National Register district). Renaissance Revival work by Bickel includes the Kaufmann's Department Store (1898), multi-story buildings for 109-115 Wood Street (1906-7, National Register listed), and, at the corner of Wood Street and Second Avenue, now the Pittsburgh Ballet Theatre, 11 Wood Street (1902), and the Boggs Building on Federal Street in Pittsburgh's North Side (1912). Bickel also designed a number of municipal buildings, such as the Public Safety Building and various fire and police stations in his several years as city architect.

The prominence of the Richardsonian Romanesque Style in Bickel's work and in Pittsburgh generally relates directly to Henry Hobson Richardson's Allegheny County Courthouse of 1888. The popular and widely-heralded building established a trend toward Romanesque Revival architecture which lasted for several years in Pittsburgh and included many building types. As a commercial building, the Reymer Factory also relates to Richardson's Marshall Field Warehouse in Chicago of 1887 (now demolished), a well-published building in

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Richardson's Romanesque Style. Among Bickel's own works, the Reymer Factory bears resemblance to the lower seven floors of the nine-story Ewart Building; the seventh floor of the latter has the same tripartite bays in an arch as the top floor of the Reymer Factory.

The Reymer Brothers Candy Factory is a locally important example of turn-of-the-century factory construction and the Richardsonian Romanesque style. Among those commercial buildings of the period that do remain in Pittsburgh, few remain in this style, and perhaps no others retain this high degree of building integrity. With the need for parking both Uptown and Downtown, many old warehouse buildings have been leveled or replaced by parking garages. Two roughly contemporary buildings have been retained by its police station and physical plant, but both of these have drastic, non-historical alterations. On the South Side, the W. W. Lawrence Company of 1897 by builder George W. Hogg remains on Carson Street, similar to Reymer's in size, brick facade, and top floor arcuations. Another comparable building is the Kaufmann's Department Store Warehouse, adjacent to the Reymer Factory. This four story brick-faced building was built in 1901. It too has a rusticated base, arcuated upper windows and a corbeled cornice. Importantly, the Reymer Brothers Candy Factory survives with its Richardsonian Romanesque architecture intact and still in use, signifying merits in architecture as well as eminence in the history of Pittsburgh commerce and industry.

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### Major Bibliographical References

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### Boundary Description:

Beginning at the Northwest corner of Forbes and Pride Street; thence North 86 44' 10" West along the Northerly line of Forbes Avenue a distance of 103.83 feet to the line of land now or formerly of Kaufmann; thence by said land of Kaufmann North 4 11' 03" East a distance of 125.20 feet to the Southerly line of Watson (formerly Ann) Street, formerly Beech Alley; thence South 86 44' 10" East along the Southerly line of Watson Street a distance of 103.83 feet to the southwest corner of Watson and Pride Streets; thence South 4 11' 03" West along the Westerly line of Pride Street, a distance of 125.20 feet to the Northwest corner of Forbes Avenue and Pride Street, at the place of beginning.

### Boundary Justification:

The boundary contains the legally recorded boundaries of the property comprising the historic building location. There is no additional historically-associated property.

Raymer Bros. Candy  
Factory, Allegheny Co,  
Pennsylvania  
Pittsburgh East Quad  
ZONE 17  
UTM  
F 586040  
N 4476640

