



FRIENDSHIP COMMUNITY GROUP

Housing and Business Borders Committee Summary

Meeting Date/Time: Tuesday, April 6, 2021
6:30 pm

Location: Zoom Video Conference
pitt.zoom.us/j/3048514804
Meeting ID: 304 851 4804
Audio only: (267) 831-0333

<p>Committee Members:</p> <p>Chair: Tom Youngs, Interim</p> <p>Board Member Representatives: Tom Hritz, Joe Mattis, Danielle Novick</p> <p>Community Representatives: Barbara Adams, John Axtell, Emily George, Jennifer Haven, Brian Sullivan</p>	<p><u>IN ATTENDANCE</u></p> <p>Tom Youngs</p> <p>Joe Mattis</p> <p>Barbara Adams, John Axtell, Emily George, Jennifer Haven, Brian Sullivan</p>
<u>AGENDA ITEM</u>	<u>SUMMARY</u>
<p>2021 Goals Update</p> <ul style="list-style-type: none"> • Update HBBC mission statement, vision and website <ul style="list-style-type: none"> ○ Summary (John) 	<ul style="list-style-type: none"> • Committee decided to hold a meeting on Wednesday, April 21, 2021 specifically dedicated to developing goals, a mission statement, vision and identity for the website
<p>Neighborhood Development Updates</p> <ul style="list-style-type: none"> • Penn Plaza - Enright Park <ul style="list-style-type: none"> ○ Responses to Gumbergs and City – update ○ Zoom meeting with Andrea Ketzel from the City for to discuss next steps for the park (John) 	<ul style="list-style-type: none"> • - <ul style="list-style-type: none"> ○ Due to the age of the court case there was a routine request sent from the judge’s office to close the case. FCG’s attorney asked the court to keep the case open until Enright Park is complete ○ FCG is still awaiting an update from City regarding – <ul style="list-style-type: none"> • Property transfer • Park design documents

<ul style="list-style-type: none"> • Penn and Negley Intersection Issue <ul style="list-style-type: none"> ○ Develop plan (Brian) • 5226 Penn Ave • Penn Avenue Phase II • 352 Stratford – Building permits, court date <ul style="list-style-type: none"> ○ March court date • 5241 Liberty Ave – Roots Kitchen <ul style="list-style-type: none"> ○ Zoning appeal • Goodblends <ul style="list-style-type: none"> ○ Interior construction concern 	<ul style="list-style-type: none"> • - <ul style="list-style-type: none"> ○ No action ○ Brian will discuss with Bloomfield-Garfield Corporation and the Enright Park Neighborhood Association • Construction continues, no issues • - <ul style="list-style-type: none"> ○ Planned large community meeting was moved to April ○ There is disagreement between the City and State regarding an art component to the project ○ Jennifer will report to Committee in May • Owner did not attend, and the court date was moved to an as yet unspecified date • - <ul style="list-style-type: none"> ○ The Zoning Board of Adjustment granted a continuance to allow the community association to meet and discuss with Roots Kitchen management ○ The Committee voted by email on March 22, 2021 to not oppose the variance request ○ However, there is continued concern that a sign variance could pass along to future tenants ○ Jennifer has been in contact with Philip Wu as the City Neighborhood Planner and Cory Layman as the City Zoning Administrator regarding rules pertaining to variances flowing through to future tenants ○ HBBC through Jennifer is drafting an email to share with John, Lenore Williams from Baum-Centre Initiative, and Christina Howell from Bloomfield Development Corporation with the suggestion that the groups approach the ZBA with an approval based upon language such as “remove and abandon the sign after Roots Kitchen exits the lease” or any zoning variance approval is “temporary” and thus expires when Roots Kitchen departs • - <ul style="list-style-type: none"> ○ Goodblends’ management is stating that PA State regulations require that
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<ul style="list-style-type: none"> • 440 So. Aiken <ul style="list-style-type: none"> ○ Zoning appeal 	<p>certain activities be shielded from the public and passersby. There, however, seems to be disagreement with the City on this issue</p> <ul style="list-style-type: none"> ○ FCG would like Goodblends to also adhere to City zoning requirements regarding window transparency ○ There was discussion of forming a coalition with neighboring community associations regarding commercial storefront standards ○ Jennifer (John) moved - Resolved: That the Committee form a coalition with Bloomfield Development Corporation, Baum Centre Initiative, and Shadyside Action Coalition to oppose any future zoning variance for Goodblends and to encourage the City zoning administrator to uphold the zoning requirements. None opposed. The motion passed. <ul style="list-style-type: none"> • The appeal was heard at the ZBA on March 11, 2021 which FCG opposed. Final ruling should be announced prior to April 25, 2021.
<p>Neighborhood Environment Updates</p> <ul style="list-style-type: none"> • Baum-Center Initiative (BCI) participation <ul style="list-style-type: none"> ○ Regular update • “Rightsizing” the trash cans at various buildings • Children’s Home HVAC noises <ul style="list-style-type: none"> ○ Results of magistrates hearing ○ City leadership response 	<ul style="list-style-type: none"> • Barbara noted the presentation from Roots Kitchen and the follow-up conversation. Barbara also discussed the presentation by Christina Howell from Bloomfield Development Corporation regarding an upcoming neighborhood plan to possibly include BCI • To be removed • - <ul style="list-style-type: none"> ○ March 4, 2021 court date resulted in charges being dismissed based upon City solicitor’s poor performance ○ Tom has had several email exchanges with Dan Gilman, Mayor Peduto’s Chief of Staff but there are not yet any concrete next steps ○ Committee and affected neighbors would like to take further, yet undetermined actions, after 30 days of the hearing ○ Committee will need to decide upon next steps ○ Also, discussion of the Children’s Home Institutional Master Plan that appears to be out of compliance based upon

<ul style="list-style-type: none"> • Bloomfield Development Corporation neighborhood planning process involving Friendship • Neighborway 	<p>the required noise attenuating equipment never being installed</p> <ul style="list-style-type: none"> ○ Tom will contact Dan Gillman again for any further updates <ul style="list-style-type: none"> • The Committee discussed the suggestion from Bloomfield Development Corporation that FCG participate in an upcoming neighborhood planning process <ul style="list-style-type: none"> ○ Jennifer (Emily) moved - Resolved: The Committee formally recommends to the FCG Board of Directors that FCG, and thus Friendship, participate in the Bloomfield neighborhood planning process. Seven in favor, none opposed, none abstained. The motion passed. • There was a robust conversation regarding the Neighborway and more specifically the many parking violations surrounding the new mini traffic circles <ul style="list-style-type: none"> ○ Brian was able to share a very well documented PowerPoint presentation evidencing the many traffic violations ○ Left unresolved was whom to call to voice continued concerns about the project ○ Committee is concerned that Neighborway issues should be “owned” by another FCG committee
<p>2021 Goals Updates</p> <ul style="list-style-type: none"> • Presentations below are tentative – <ul style="list-style-type: none"> ○ Neighborhood planner, Philip Wu ○ Representative from Bloomfield Development Corporation ○ Representative from Bloomfield Livable Streets ○ Inspector from the City Department of Permits, Licenses and Inspections (specifically focused on violations) ○ Private developer ○ Graffiti (FCG Quarterly Community Meeting?) 	
<p>Long Term Goals</p> <ul style="list-style-type: none"> • HBBC recommendation that FCG should consider applying for a grant to develop a new strategic plan / community plan • Incorporate consideration of expansion of RCO boundaries 	

<ul style="list-style-type: none"> • Incorporate possible development of “Penn Avenue overlay” • Include possibility of neighborhood zoning changes? 	
<p>Not Actively Tracked Projects</p> <ul style="list-style-type: none"> • 5222 Penn Ave renovations • North Negley Residences – B’nai Israel • Montana Building on Penn Avenue – renovations • Two Frays Brewing on Penn Avenue - development • Aldi renovations / scaffolding (Baum Blvd) (Bloomfield) • West Penn Hospital Institutional Master Plan • Residential Permit Parking • Continuation of discussion of “house flippers” in Friendship <ul style="list-style-type: none"> ○ John and Jennifer developing a presentation regarding actions homeowners may consider when approached by house flippers. • New tax abatement programs <ul style="list-style-type: none"> ○ Jennifer – month? • Baumhaus Phase II • Howard Hanna Shadyside Office, 5501 Baum Boulevard 	
<p>New</p>	
<p>Next Meeting</p> <p>May 4, 2021, Location - Zoom</p>	<p>Meeting adjourned at 9:08 pm</p>