



Meeting Date/Time: Dec 6, 2022 6:30 pm
 Location: Pittsburgh Glass Center

Friendship Community Group Zoning and Development Committee Meeting Summary

<p>Committee Members: Chair: Emily George Vice Chair: Tom Youngs Board Member Representative: Joe Mattis Community Representatives: Barbara Adams, John Axtell, Jennifer Haven, Tom Hritz, Brian Sullivan</p>	<p>Committee Members: Chair: Emily George Vice Chair: Tom Youngs Board Member Representative: Joe Mattis Community Representatives: Barbara Adams, John Axtell, Jennifer Haven</p>
<u>AGENDA ITEM</u>	<u>SUMMARY</u>
<p>Neighborhood Development Updates</p> <ul style="list-style-type: none"> • Penn Plaza - Enright Park <ul style="list-style-type: none"> ○ https://engage.pittsburghpa.gov/enright ○ \$400k discrepancy between promised city spending (\$1.7m) and current park budget (\$1.3m) – discuss with Deb Gross (Jennifer) ○ DPW needs reminder for timeline?: Construction FA22-SP23, Open FA23 (Jennifer emailing Jake Pawlik) ○ Coordinating with near neighbors for pedestrian-focused design (John) • 525 S Aiken Ave apartment development <ul style="list-style-type: none"> ○ Committee awaiting ZBA decision • 5128 Penn Ave – Mary’s <ul style="list-style-type: none"> ○ MOU with BGC • 302 S Atlantic – Permitting issues <ul style="list-style-type: none"> ○ Update? • 5138 Penn Ave – New Pabla restaurant, liquor license <ul style="list-style-type: none"> ○ Meeting with near neighbors (John) • 5324 Penn Ave – Children’s Home <ul style="list-style-type: none"> ○ HVAC noise CCP hearing on 1/10 (docket # CP-02-SA-0000686-2022) ○ former St. Lawrence O’Toole property • 5472 Penn Ave – PGC Expansion <ul style="list-style-type: none"> ○ Awaiting updates from Heather McElwee • Penn Avenue Phase II Streetscape Project 	<ul style="list-style-type: none"> • Funding discrepancy could be due to how the city displays recently allocated funds vs funds allocated in previous years. • John suggested Committee come up with a list of Phase II “asks” and concerns. Then we can share with the City. • No updates • ZDC leadership has completed draft edits of Mary’s MOU and will return to BGC for review <ul style="list-style-type: none"> ○ Post-meeting: Emily emailed draft edits to Carlee Kukula on 12/9 • AI: John to discuss with Rick S at 12/6 BGC meeting • Would be good to gather neighbor concerns to address in MOU • No updates • Post-meeting: Contractor selected is AM Higley • Working with them on value engineering by the end of the year • Still targeting a March 1st start date (planned 12 months) • No updates

<ul style="list-style-type: none"> ○ engage.pittsburghpa.gov/penn-avenue-phase-2 ○ Construction to start 2025 per EngagePGH 	
<p>Neighborhood Environment Updates</p> <ul style="list-style-type: none"> • Baum-Center Initiative (BCI) participation <ul style="list-style-type: none"> ○ Jennifer is primary representative ○ Tom to be secondary rep in 2023 • 240 S. Graham parking lot <ul style="list-style-type: none"> ○ Variance request (DCP-ZDR-2022-01693) ○ South Atlantic Inc CCP hearing on 1/10 (docket # CP-02-SA-0000974-2022) ○ Administrator Exception sent prematurely, AE not approved ○ Other parking lots behind houses on S. Graham • 5160 Penn Ave – Family Dollar <ul style="list-style-type: none"> ○ BGC (Rick S) to set up a joint meeting with owner • 425 S Winebiddle St – Parking lot <ul style="list-style-type: none"> ○ PLI issued criminal complaint 11/2 	<ul style="list-style-type: none"> • No updates • No updates • AI: John to discuss with Rick at 12/6 BGC meeting • No updates in AgencyCounter • AI: Emily to email Sarah Kinter to ask about docket
<p>New</p> <ul style="list-style-type: none"> • Joint Project review • Expanding FCG’s boundaries <ul style="list-style-type: none"> ○ Bylaws updated per 10/20 community vote ○ New RCO boundaries on file with DCP, Emily to follow up to ensure RCO map is updated 5546 Baum Blvd – Baumhaus II <ul style="list-style-type: none"> • Dapper Way • Standing virtual meeting with Councilwoman Gross: 3rd Mondays at 12pm <ul style="list-style-type: none"> ○ Recap/comments? • FCG DAM SOP development 	<ul style="list-style-type: none"> • FCG-BGC joint meeting at 11:30am Thursday 12/6 at BGC office • AI: Emily to follow up with Stephanie Joy Everett to confirm GIS maps of RCOs are updated • Tom observed that the garages have gravel access now • Mike Gornick agreed to pay Centre Villa residents for days residents’ garages were blocked due to PWSA • Discussed necessary sewer repairs on Dapper Way • Discussed the budget
<p>2022 Goals</p> <ul style="list-style-type: none"> • Speakers <ul style="list-style-type: none"> ○ New traffic engineer ○ Building inspectors ○ Members of City Council ○ Member of new City administration such as community liaison/relations ○ Absentee landlord representative 	
<p>Not Actively Tracked Projects</p> <ul style="list-style-type: none"> • 440 S. Aiken 	<p>Not Actively Tracked Projects, continued</p> <ul style="list-style-type: none"> • Committee voted by email in early October 2021 to

<ul style="list-style-type: none"> • 5501 Baum Blvd – Howard Hanna Shadyside • 5502 Baum Blvd – Goodblend • • 5623 Baum Blvd – John O’Dell development • 5634 Baum Blvd – Hertz • 301 S Fairmount – Trash issues • 486 S Graham – Albright Church • 5207 Liberty Ave – The Junction signage • 300 S Pacific – Perk & Brew deck construction • 5152 Penn Ave – Daycare • 5228 Penn Ave – Henry Simmons Art galleries • 5401 Penn Ave – former Penn Aiken Dairy • 5456 Penn Ave – Montana bldg renovations • 5525 Penn Ave – First National Bank • Penn/Negley Intersection • 327 N Negley Ave – B’nai Israel development • 200 Stratford Ave – unpermitted apartment • 352 Stratford Ave • 5G cell phone towers 	<p>support zoning amendment codes to</p> <ul style="list-style-type: none"> ○ Not permit drive thru facilities in most zoning areas of the City (supported) ○ Change restaurant parking requirement (supported) ○ Change certain residential setbacks in regard to on-site parking (not supported) <ul style="list-style-type: none"> • City legislation <ul style="list-style-type: none"> ○ Polish Hill/Bloomfield IZOD ○ Residential rental registry ○ Short term rental (Airbnb) regulation • 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 (Jennifer)
<p>List of Requests for City Planning:</p> <ul style="list-style-type: none"> • Do other cities have this process where signage is reviewed only after initial plans are approved? Results in buildings being designed to force signage to be in the public right-of-way (ex: Whole Foods, Hyatt) • Post results of zoning decisions publicly 	
<p>Next Meetings (first Tuesday of the month)</p> <p>Jan 3, 2022, Pittsburgh Glass Center</p> <ul style="list-style-type: none"> • Odd month, public meeting (no speaker) <p>Feb 7, 2022, Location: Pittsburgh Glass Center</p> <ul style="list-style-type: none"> • Even month, Committee members only 	
<p>Abbreviations</p> <p>AI – Action Item BCI – Baum-Center Initiative BDC – Bloomfield Development Corporation BGC – Bloomfield-Garfield Corporation BOD – Board of Directors DAM – Development Activities Meeting DOMI – Department of Mobility and Infrastructure DPW – Department of Public Works</p>	<p>Abbreviations, continued</p> <p>ELDI – East Liberty Development, Inc. FCG – Friendship Community Group IZOD – Inclusionary Zoning Overlay District MOU – Memorandum of Understanding PLCB – Pennsylvania Liquor Control Board PLI – (Department of) Permits, Licenses, and Inspections RCO – Registered Community Organization ZBA – Zoning Board of Adjustment ZDC – Zoning and Development Committee</p>