



## FRIENDSHIP COMMUNITY GROUP

### Housing and Business Borders Committee Agenda

**Meeting Date/Time:**      **Tuesday, February 2, 2021**  
6:30 pm

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

<p><b>Committee Members:</b></p> <p><b>Chair:</b> Tom Youngs, Interim</p> <p><b>Board Member Representatives:</b> Tom Hritz, Joe Mattis, Danielle Novick</p> <p><b>Community Representatives:</b> Barbara Adams, John Axtell, Emily George, Jennifer Haven, Brian Sullivan</p>	<p><b><u>IN ATTENDANCE</u></b></p> <p>Tom Youngs</p> <p>Tom Hritz</p> <p>Barbara Adams, John Axtell, Jennifer Haven, Brian Sullivan</p>
<b><u>AGENDA ITEM</u></b>	<b><u>SUMMARY</u></b>
<p>2021 Goals Update</p> <ul style="list-style-type: none"> <li>• Update HBBC mission statement, vision and website               <ul style="list-style-type: none"> <li>○ Summary (John)</li> </ul> </li> </ul>	<p>John is almost finished with developing summary.</p>
<p>Neighborhood Development Updates</p> <ul style="list-style-type: none"> <li>• Penn Plaza - Enright Park               <ul style="list-style-type: none"> <li>○ Letter to Gumbergs and City – update</li> </ul> </li> <li>• Penn and Negley               <ul style="list-style-type: none"> <li>○ Sidewalk size (Brian)</li> </ul> </li> </ul>	<ul style="list-style-type: none"> <li>• The letter was issued to the City and to LG Realty regarding timing for the park development.               <ul style="list-style-type: none"> <li>○ Numerous responses were received from the City and LG Realty.</li> <li>○ All responses provided assurance that work and plans are moving ahead for the park site and that it will be cleared and graded this fall.</li> <li>○ John is developing a response to the various letters.</li> <li>○ John will also work with Andrea Ketzler from the City for a Zoom meeting to discuss next steps for the park.</li> </ul> </li> </ul>

<ul style="list-style-type: none"> <li>• 5226 Penn Ave</li>   <li>• Penn Avenue Phase II <ul style="list-style-type: none"> <li>○ Main Streets Manager update</li> <li>○ Upcoming community meetings</li> </ul> </li>   <li>• Howard Hanna Shadyside Office, 5501 Baum Boulevard <ul style="list-style-type: none"> <li>○ Phillip Wu, City neighborhood planner meeting update</li> </ul> </li>   <li>• 352 Stratford – Building permits, court date</li>   <li>• 5231 Liberty Ave – special exception?</li>   <li>• Baumhaus, Goodblends <ul style="list-style-type: none"> <li>○ Community meeting</li> </ul> </li>   <li>• 425 So. Winebiddle St</li> </ul>	<ul style="list-style-type: none"> <li>• Brian sent an email to DOMI Director Karina Ricks with photos documenting the sidewalk issues. Ms. Ricks has not yet responded.</li> <li>• No update. No complaints from neighbors.</li>   <li>• Jennifer spoke with Nina Gibbs from Bloomfield Garfield Corporation in her role as Main Streets Manager. There is a City-managed Zoom meeting on February 4, 2021 that Jennifer plans to attend. There will be larger community meetings in the following months.</li>   <li>• After discussing the proposed development with Mr. Wu, the Committee consensus is to not write a pre-emptive letter to Howard Hanna but instead to wait to hear if Howard Hanna submits any plans to the City.</li>   <li>• A court date is planned for March.</li>   <li>• Tom Y. shared the special exception approval document from late 2020 with the Committee earlier in the month.</li>   <li>• A community meeting regarding the development is planned for February 11, 2021. Tom Y. will share the information about the meeting with Lenore Williams from Baum-Centre Initiative and Mike Gornick at Baumhaus.</li>   <li>• Jennifer explained that the property is for sale and a potential purchaser requested thoughts from the neighborhood groups regarding building five to nine townhouses on the site. Christina Howell from Bloomfield Development Corporation and Jennifer expressed that such a development might not be openly received by the neighborhood.</li> </ul>
<p>Neighborhood Environment Updates</p> <ul style="list-style-type: none"> <li>• Baum-Center Initiative (BCI) participation <ul style="list-style-type: none"> <li>○ Regular update</li> </ul> </li>   <li>• “Rightsizing” the trash cans at various buildings</li>   <li>• Children’s Home HVAC noises <ul style="list-style-type: none"> <li>○ Court date (info from PLI Director)</li> </ul> </li>   <li>• Hertz location, 5634 Baum Boulevard.</li> </ul>	<ul style="list-style-type: none"> <li>• No BCI meeting was held in January. <ul style="list-style-type: none"> <li>○ To be discussed at the next BCI meeting is the subject of BCI applying for Registered Community Organization status</li> <li>○ BCI will also discuss forming as a 501 (c)(3)</li> </ul> </li>   <li>• Brian did not receive a response from Marcelle Newman at the City. Brian is, however, continuing to pursue</li>   <li>• This case is scheduled before Judge Pappas on March 4, 2021 at 9 a.m. (Court case: 05231-NT-406-20)</li>   <li>• Tom met on Thursday evening, January 28, 2021, in Baum Grove with Cory Sarver, Hertz Branch</li> </ul>

<ul style="list-style-type: none"> <li>○ Reuse of space as a result of the Hertz bankruptcy.</li> <li>○ 11/30/20, Letter to Hertz regarding parking in neighborhood (Tom Y.)</li> <li>○ Meeting update</li> </ul>	<p>Manager, and Justin Repullo, General Manager - Pittsburgh, West Virginia. Cory has been the branch manager since August and Justin has been in his position for about one year.</p> <ul style="list-style-type: none"> <li>○ The meeting went exceedingly well. Both Cory and Justin said all of the right things. Cory stated that since he began in August the branch has not been parking cars on neighborhood streets. The branch pays for 15 overflow spots at the Coda apartment complex and he also pays Rite Aid for two employee parking spots.</li> <li>○ Both Justin and Cory stated that the branch will not park Hertz vehicles in the neighborhood. They also stated that they will have graffiti removed from the Hertz building.</li> <li>○ Justin apologized for any problems that the branch may have caused in the past and stated that Hertz wishes to be a good neighbor. He would like Hertz to participate as a neighborhood business when we can have neighborhood public events again.</li> </ul>
<p>2021 Goals Updates</p> <ul style="list-style-type: none"> <li>● Meeting presenters have changed based upon COVID-19. Presentations below are tentative – <ul style="list-style-type: none"> <li>○ Pittsburgh Glass Center (regarding nearby proposed renovations)</li> <li>○ Graffiti (FCG Quarterly Community Meeting?)</li> </ul> </li> </ul>	<ul style="list-style-type: none"> <li>● Committee discussed the possibilities of the following presenters at future Committee meetings – <ul style="list-style-type: none"> <li>○ Neighborhood planner, Philip Wu</li> <li>○ Representative from Bloomfield Development Corporation</li> <li>○ Representative from Bloomfield Livable Streets</li> <li>○ Inspector from the City Department of Permits, Licenses and Inspections (specifically focused on violations)</li> <li>○ Private developer</li> </ul> </li> </ul>
<p>Long Term Goals</p> <ul style="list-style-type: none"> <li>● HBBC recommendation that FCG should consider applying for a grant to develop a new strategic plan / community plan</li> <li>● Incorporate consideration of expansion of RCO boundaries</li> <li>● Incorporate possible development of “Penn Avenue overlay”</li> <li>● Include possibility of neighborhood zoning changes?</li> </ul>	
<p>Not Actively Tracked Projects</p> <ul style="list-style-type: none"> <li>● 5222 Penn Ave renovations</li> <li>● North Negley Residences – B’nai Israel</li> <li>● Montana Building on Penn Avenue – renovations</li> </ul>	

<ul style="list-style-type: none"> <li>• Two Frays Brewing on Penn Avenue - development</li> <li>• Aldi renovations / scaffolding (Baum Blvd) (Bloomfield)</li> <li>• West Penn Hospital Institutional Master Plan</li> <li>• Residential Permit Parking</li> <li>• Continuation of discussion of “house flippers” in Friendship <ul style="list-style-type: none"> <li>○ John and Jennifer developing a presentation regarding actions homeowners may consider when approached by house flippers.</li> </ul> </li> <li>• New tax abatement programs <ul style="list-style-type: none"> <li>○ Jennifer – month?</li> </ul> </li> <li>• Baumhaus Phase II</li> <li>• Neighborway on Coral Street</li> </ul>	
New	<ul style="list-style-type: none"> <li>• Consideration of Committee name change, to be discussed in future Committee meetings</li> <li>• Confirmation of new Committee members – Barbara Adams, Emily George and Brian Sullivan as well as members from Board of Directors</li> </ul>
Next Meeting  March 2, 2021, Location - Zoom	