



## Central Northside Neighborhood Council

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### General Membership Meeting Minutes Monday, March 12, 2012 Allegheny Traditional Academy, 7:00 p.m.

**In Attendance:** Michele Adams, Steve Adams, John Augustine, Colleen Bender, Patricia Buck, Randy Burns, Anthony Cabral, John Canning, David Charlton, Christopher D'Addario, Patrick Dexter, Bill Donovan, John Francona, Joan Gielas, Tom Hardy, Arthur James, Paul Johnson, Brian Kaminski, Barbara Kelly, Susan Larkin, Randi Marshak, Janet Moore, Gregory Mucha, Jason Owens, Neil Parham, Henry Reese, John Rhoades, Vincent Salvino, Bob Sechler, Sheila Sechler, Brad Spencer, Gregory Spicer, Barbara Talerico, Ruth Tomlin, Karina Westfall, Thomas Westfall, Andrew Wickesberg, Craig Worl, Al Zanon

Meeting called to order by Christopher D'Addario, President

#### 1. Announcements

- a. None

#### 2. Approval of the Meeting Minutes from the February 13, 2012

No amendments were made to the February 2012 minutes.

Motion made to approve the February General Membership Meeting Minutes by Steve Adams. Motion seconded by Anthony Cabral. Motion unanimously approved.

#### 3. President's Report – Chris D'Addario, President

Chris announced that he would defer to individual presenters to disseminate information to the group.

Chris thanked all those contributing to this evening's meeting.

#### 4. Development Report

##### 2013 Assessment Appeal Deadline April 2, 2012

Tom Hardy reminded the group that if you want to appeal, you have until April 2, 2012 to appeal the 2013 assessments.

##### GTB Update – Craig Totino, Collaborative Ventures

Collaborative Ventures (CV) has a signed lease with Nakama for 5,000 square feet for the Masonic Temple. Press Event January 30<sup>th</sup> at the Masonic has created a lot of positive feedback, and more interested parties have contacted CV following that media event. There is not a second signed lease at this time, but close with the former Garden Theater and the owner of the Firehouse Lounge. 1113-1115 Federal Street is looking at a modern Thai restaurant/concept.

The existing Letter of Intent with the Round Corner Cantina has not yet converted to a lease. Other tenants considering space include a yoga studio, a fitness studio and others.

Historic Review Process for Garden Block – Section 106 submitted to State, and now in process of MOU for the Block. Not sure how long process with State will take, but hopeful it is moving along.

CV is moving ahead on all architectural plans. Anticipate that close on properties this summer with goal to start construction this summer as well. Think that it will take 6 months to do landlord-type work, then another few months for tenants build out with goal for December 2012/Spring 2013. Goal is to have Nakama and Garden tenant this time next year. Apartments will likely take a little longer into next year. Some new signs are up on 1113-1115 and on the façade of the North Ave. structures.

Craig opened it up to questions from the floor. There were none.

Background: Many of the structures in our neighborhood are in danger of being lost and therefore steps are being taken to maintain land use and to preserve historical structures within the City. Expanding the boundaries of the Mexican War Streets is one effort that can help this cause.

Reference Sites: Municipal Code of City of Pittsburgh, Title Eleven, which concerns historical renovation, can be read at [www.municode.com](http://www.municode.com). Information for local historical standards are available at [www.mexicanwarstreets.org](http://www.mexicanwarstreets.org). A map of the proposed expanded district boundaries may be found at [www.cnn-c-pgh.org](http://www.cnn-c-pgh.org).

Process: Originally, a larger expansion area was proposed versus that currently on the table, but initial feedback from City representatives was not encouraging regarding the initially proposed boundaries. There was concern that if kept with the originally proposed larger area that any expansion would be defeated entirely. The revised and current approach to expanding historically protected areas within the Central North Side is to break the expansion into two Phases. The goal of Phase I is to follow the 2008 National Historic District Boundaries and the goal of Phase II will be to expand the District across Brighton and east of Federal.

#### Phase I – Current Proposed Expansion

The Phase I Proposal was presented to the City Historic Review Commission (HRC) on 2/15/12. The HRC has a period of time to review the proposal. Once they have reviewed the information, it will be presented to the Commission itself. After 45 days, the City will notify all homeowners affected and there will be a preliminary hearing where anyone will be invited to comment. Following that preliminary meeting, there will be a preliminary recommendation. If the preliminary recommendation moves forward, that will be followed by another period of 90 days where there will be a second public meeting with comments requested from the community.

#### **5. Treasurer’s Report – Barb Talerico**

Barb Talerico reviewed the Treasurer’s Report. Barb noted that the full Treasurer’s Reports are available at the CNNC website and posted every month. A copy of the Treasurer’s report may also be requested by emailing [treasurer@cnn-c-pgh.org](mailto:treasurer@cnn-c-pgh.org). Barb reviewed the P&L for the period February 14 – March 11 as well as the Balance Sheet. Fiscal Year starts June 1, and the Balance Sheet was reviewed.

Motion to approve the Treasurer’s Report made by Al Zanon. Motion seconded by Craig Worl. Motion passed unanimously.

#### Citizens Bank Grant Application

\$35,000 Application to Citizens Bank with a request to be used for Safety Equipment was submitted last week. If awarded, these funds would be unrestricted funds that may be used for typically harder-to-access Safety funding. Decisions for awardees of this grant should be known in July.

#### PPND TIP Grant Application (Targeted Investment Program)

Applied for the TIP Grant citing additional safety and blight control for vacant and other properties in the Central North Side.

#### **6. Councilman Lavelle’s Office – Harry Johnson**

Reminded the group that Councilman Lavelle is holding office hours the second Monday of every month. Working to move the Councilman’s mobile office monthly meeting location to ATA, if possible, in an effort to make it more convenient for residents to talk to the Councilman directly.

#### **7. Safety Committee Update – Chris D’Addario**

##### Camera Donation

The Safety Committee has been meeting regularly for a few weeks. One item was that the CNNC did receive a sizable donation of camera equipment from Vector Security. A member of the Safety Committee is working to identify strategic properties and to determine installation sites for the donated equipment. Equipment that cannot be used will be sold on eBay and proceeds will be used to buy new equipment.

##### Safety Signage

Susan Larkin mentioned that the Safety Committee suggested that safety signage be posted throughout the neighborhood. Asked how to go to the CNNC to request monies for the signage, regardless of any pending grants. Chris D’Addario noted that if the Safety Committee provides a signage proposal that the Board will definitely consider it. Chris D’Addario added that when he worked on the Safety Committee that there was a logistics issue in using telephone poles to hang safety-related signage.

##### Proposed Hired Police Patrol

Al Zanon asked about the proposed pilot project involving hiring off-duty police officers to monitor problem areas, and whether or not additional financial contributions would be asked of residents to support the effort. Chris D'Addario noted that there are ongoing pre-planning discussions with an officer at Zone 1 who is assisting with this effort. Also reminded the membership that safety-related initiatives are often some of the toughest to apply for and to be awarded grant funding.

#### **8. Elections Committee Update – John Rhoades**

John offered to organize a Board 'Meet and Greet', inviting interested candidates to stop by the next Board meeting on March 28<sup>th</sup> at 6:30 pm. The Meet and Greet could be held for 30 minutes prior to the start of Board business. For anyone interested, please email [elections@cnnc-pgh.org](mailto:elections@cnnc-pgh.org).

John noted that today's meeting is the first that nominations will be accepted from the Floor. Nominations can be accepted at any time up until the General Membership Meeting on April 9<sup>th</sup> through [elections@cnnc-pgh.org](mailto:elections@cnnc-pgh.org).

Susan Larkin asked if there would no longer be nominations from the floor on Election Night in May. John Rhoades noted that according to the Bylaws, nominations could only be taken until the April meeting.

Nominations from the floor were taken. Randi Marshak nominated Steve Adams. Karina Westfall nominated Tom Westfall.

John reminded Members that nominations would again be taken again from the floor at the next General Membership Meeting on April 9, 2012 as well as via email to [elections@cnnc-prgh.org](mailto:elections@cnnc-prgh.org) through April 9, 2012. At that time nominations will be closed for the May 2012 election.

#### **9. Old Business**

##### City of Asylum (COA) / Alphabet City Project – Henry Reese

Henry presented updated architects plans to the CNNC Board, and the feedback has been generally favorable. The only setback now is the corner entrance. The façade is now more consistent with what has been voiced by the residents. As COA move forward, they will come back to the Membership with an update on progress.

Henry added that two neighbors filed objections to the Zoning ruling, and COA has been working to resolve the matter. Goal is to resolve all open issues so that there are no open issues with Zoning-related items. There is a hope that these items will be resolved in March or April.

Susan Larkin asked about solutions to potential parking limitations. Henry Reese mentioned that he assumes that the court will order COA/Alphabet City to provide a parking plan during the planning process.

#### **10. New Business**

##### Salvation Army Survey for North Avenue Property

John Canning – At present the Salvation Army located on North Avenue is conducting a survey related to expansion of their program offerings to serve children and family services. The Salvation Army hasn't made a final decision, and is looking for neighborhood input. John Canning distributed paper surveys and asked those in attendance for feedback on the potential use of the facility. A Member asked if The Salvation Army would reach out to the CNNC. John Canning noted that he had asked The Salvation Army to come to the CNNC to keep us up to speed on this item, but thus far no representative has attended a CNNC Membership meeting. John Canning noted that the surveys have been out for 2 weeks. Completed surveys may be dropped off at the office of The Salvation Army at Reddour and North Avenue.

##### Light of Life

Pat Buck asked about the possible relocation of Light of Life to Ridge Avenue. Chris D'Addario noted that the last conversation was at the North Side Leadership Conference level, and that we were told that no meetings have been held recently regarding Light of Life.

Motion to adjourn made by Susan Larkin. Motion seconded by John Canning.  
Meeting adjourned by Christopher D'Addario, President, at 7:59 pm.

The next CNNC General Membership Meeting will be Monday, April 9, 2012, 7:00 p.m. at Allegheny Traditional Academy.