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**General Membership Meeting Minutes**  
**Monday, September 9, 2013**  
**Allegheny Traditional Academy, 7:00 p.m.**

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## **In Attendance (25)**

Steve Adams, John Canning, David Charlton, Laurie Charlton, Kimberly Flaherty, Joan Gielas, Pam Grove, Tom Hardy, Rebecca Hudock, Arthur James, Brandon Keller, Deena Kelly, Gregory Mucha, Jason Owens, Mace Porac, Henry Reese, Craig Ryan, Vincent Salvino, Sheila Sechler, David Shlapak, Erich Spessard, Patrick Sweeney, Barbara Talerico, Thomas Westfall, Craig Worl

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## **Introduction**

The regular monthly meeting for the membership of the Allegheny City Central Association was held on Monday, September 9, 2013, at 7:00 p.m. in the auditorium of Allegheny Traditional Academy, President Barbara Talerico being in the chair and Secretary Arthur James being present. The minutes of the last regular monthly meeting on 07/08/13, being posted on the web site beforehand, were approved with corrections.

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## **Treasurer's Report**

The treasurer's report was given by David Shlapak.

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## **Development**

Tom Hardy reported on development topics

- Garden Theater Block
  - It was reported in the July meeting that the closing was expected to happen in August. The closing hasn't happened yet.
  - Still working on closing with the developer, the URA and lenders.
  - The original ticket booth was located in the basement of the Frick museum. It will be incorporated in the restaurant in the Garden Theater.
- Residential RFP
  - There are about 30 properties, most of them vacant lots, in the city's land reserve.
  - More neighbors and developers have expressed interest in these lots.
  - The city is pushing us to take properties out of the reserve and do something with them.
  - An RFP will be published and placed on the website seeking developers with plans for these lots.
  - Proposals will be reviewed by the Development Committee.
  - Proposals are due September 30<sup>th</sup>.
- 1527 Arch Street
  - Was a condemned building in the property reserve.
  - The city was ready to demolish it a couple of weeks ago
  - It's between two other buildings.
  - The Development Committee reached out to developers looking for someone to submit a proposal to save it.

- Received a response from John Hancock to rehab the building.
  - Will close with him within the next couple of weeks.
  - John Hancock plans to sell it as an owner occupied home have rehabilitating it.
- Boyle Street Properties
  - Two properties, I413 and I423 have been in the works for about a year, but haven't seen any progress.
  - I413 Boyle is vacant and still tied up in an estate.
  - I423 Boyle is owned by the city, but the title has not cleared.
  - The Development Committee has tried to get permission from the city to go on site at I423 to stabilize it, but so far the city hasn't granted permission.
  - These properties continue to generate complaints from neighbors.
  - These properties might not be able to be saved.
- Saturn Way Properties
  - Frank Quinn has finished renovating I525 and I527 and is in the process of renting them out.
  - The titles for I529 and I531 have cleared and they are available now from the city.
  - We'll close with Frank Quinn on I529 and I531 next week and he will begin to rehab them.
- Columbus Middle School
  - Pittsburgh Public Schools wants to sell the Columbus Middle School building on Brighton Road.
  - Propel Charter School has been leasing the first floor of the building.
  - Propel is interested in purchasing the building and has made an offer.
  - The City has a policy where they must obtain 3 appraisals, and they can't sell for less than the highest appraisal.
- 250 Alpine and 104 Sampsonia
  - These two properties were sold to Todd Meyer for development, but there has been very little progress made. It was asked if there was anything we can do to encourage further development.
  - Tom Hardy answered that no, there's not, since the timeframe outlined in the buyback option agreement hasn't yet expired.

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## Safety

Steve Adams reported on safety topics.

- Cameras
  - Cameras have been installed on 6 properties.
  - The latest installation was 5 cameras installed on the Brown A.M.E. Church.
  - Looking for additional properties to install cameras on.
  - Someone suggested looking for spots around Carrington since there has been recent activity there.
  - Will order some signs saying cameras are in use and will work on identifying locations for these signs to be installed.
- National Night Out
  - After the rousing success of National Night Out, would like to keep the momentum going and maybe have more events throughout the year to bring neighbors together.
  - Looking for people to help organize these additional events.

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## Communications

Arthur James reported on communications topics.

- Introduced Kimberly Flaherty as the new communications consultant for the organization.
- The Communications Committee has narrowed the submitted proposals for a website redesign to two firms. Will further evaluate the two firms and make a final recommendation to the board.
- The Communications Committee is working on a social media strategy as well including Facebook and Twitter.
- The Communications Committee is striving to keep the membership better informed, through emails, website and social media, of developments between monthly meetings.



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## **Bike Share**

Barbara Talerico reported on the Bike Share program being rolled out by the city.

- The Bike Share program will be modeled on other successful cities like London and Chicago.
- There will be stations throughout the city, each holding about 15 bikes.
- It works kind of like the ZipCar program. You can take a bike from one location, and drop it off at another.
- It will be operational next spring or summer.
- There will be 3 stations on the North Side, one near Cedar & E. Ohio, one near Federal & North, and one near CCAC.

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## **Adjournment**

The meeting adjourned at 7:50

Meeting minutes prepared by Arthur James, secretary.  
Minutes approved on 10/21/13.



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