

Dave called the meeting to order at 7:08pm

Public Safety: Dave reviewed the current public safety statistics. He noted that there has been an uptick in theft from auto. He urged folks to lock their cars and homes. He also announced that a community meeting/NARCAN training has been scheduled for December 6 at PERSAD Center from 6-8pm. Andrew Moss suggested that there has been an uptick in graffiti in Lower Lawrenceville. Deb Gross and Dave Breingan noted that people who see graffiti should contact Lawrenceville United and call 911 to make a police report.

Dave introduced community process

Community Meeting on 202 38th Street/3718 Butler Street (Umami): Tom Crews represented the development team. He stated that they are seeking to create a 350sqft area on the currently vacant 2nd floor with waiting area and bar for Umami. Tom noted that the expansion would be from 2200sqft to 2500sqft [*update: the owners have since corrected this to a total gross area of 2,372 for both the 2nd and 3rd floor*]. He indicated that the occupancy of new space would be 18. Combined with the 3rd floor space, this expansion would create an occupancy of 97. Mr. Crews reported that no food will served in this space [*update: the owners have since corrected this, saying light snacks and appetizers will be available on the 2nd floor to hold people over until they receive a table on the 3rd floor*]. Dave noted that the applicant is seeking to expand from Restaurant Limited to Restaurant General and relief for two onsite parking spaces. Andrew Moss questioned why the previous expansion and patio did not require any additional parking requirements at that point. Mr. Crews reported that there are currently 2 offsite parking spaces in the lot across the street [*update: the owners have indicated that they are leasing 2 additional offsite parking spaces in the lot across the street for this expansion*]. Mary Moses questioned why there isn't an elevator in the building. Mr. Crews indicated that 20% improvements on the site went toward ADA compliance. Andrew Moss questioned when "enough is enough" with parking issue. Mr. Crews indicated that hours would not change and there would be no entertainment. Alina suggested that business owners need to be held accountable—and a system should be implemented with business owners to mitigate impact on residents. Matt suggested that he would bring back "Shush" campaign concept in coming months. Colin asked about potential expansion. Tom reported that no other expansions are currently being planned and that there is no room for an expansion in any case.

3710 Charlotte: Dave introduced Jason Lardo of ICON Development, Angelo Martini, and Eric with Dunn & Associates. The development team introduced their concept for the site. Two units would face Charlotte and two would face a newly created pedestrian walkway. The units would be 3br, 3 bath, with two-car tandem garages. The project is seeking the following variances:

- minimum 5ft front setback required and 0ft requested on 1,563sq. ft. lot and one rooftop deck

- 1ft for two front decks minimum 15ft rear setback required and 5ft and 9ft requested(dwelling) minimum 5ft interior side setback required and 0ft requested(dwelling and decks)
- maximum height 3stories permitted and 4 stories requested
- lots must have at least one street frontage; request for 1,322 sq. ft. lot to have frontage on 10ft wide way

Jason Lardo suggested that ICON's style is "classical." Alina asked whether the new walkway would be gated. Development team indicated that it is still under determination. Alina expressed concerns about views and scale. Cory asked whether the units on Charlotte could be rotated 90 degrees. Development team indicated that the site could accommodate that rotation. Alina asked about affordability. Jason indicated that there is no affordable component. Alina openly suggested that there be a conversation about neighborhood fabric and design. Development team will provide drawings to Lawrenceville United & Dave will distribute to neighbors. Dave indicated that the project will appear before the Zoning Board of Adjustment on December 15.

Announcements:

Lead: Dave distributed info sheet about lead in our homes. Deb Gross requested that residents should contact Allegheny County Conservation District for soil testing.

CLT UPDATE: Matt reported that the next info sessions for the CLT will occur on 12/1 and 12/10.

Cookie Tour: Matt reported that the 17th Joy of Cookies Tour will be held from 12/1-12/4.

11th Hour: Matt reported that the business should be open by early 2017.

Construction Debris: Councilwoman Gross will be looking into debris being left on 39th Street as a part of the Milhaus development.

Dave noted that other announcements were included in the agenda.

Adjourn 8:26pm.