

April 22, 2016

Councilwoman Deborah Gross
City of Pittsburgh Council District 7
5th Floor, City County Building
414 Grant Street
Pittsburgh, PA 15219

Dear Councilwoman Gross,

We are writing this letter to share information and community input gathered regarding Bill No. 2016-0235 Inter-municipal Liquor License Transfer – Fumanchew, LLC. Lawrenceville United and Lawrenceville Corporation held a community meeting on April 18, 2016 as part of our community-process to introduce Fumanchew, LLC owners Domenic Branduzzi and Roger Li, and their business plan for Ki Ramen to the community. As per our process, we have identified specific issues and concerns that we would like to see addressed by the owners as they move through this process, and we hope that you and your colleagues will request that the following issues be addressed during the public hearing and as part of any Inter-municipal Liquor License Transfer approval.

We appreciate Mr. Branduzzi's and Mr. Li's willingness to participate in our community process, as well as their commitment to the Lawrenceville community. We have outlined the following issues that we believe need to be addressed in order for the business to mitigate significant negative impacts on the directly adjacent residential area and on surrounding businesses and properties:

1. The owners have agreed to limit their hours during the week to protect the quality of life of nearby residents. The establishment would close by midnight Sunday – Thursday, and would remain open until 2:00 AM Friday's – Saturday.
2. The owners are planning to convert the existing garage located at the rear of the establishment, that sits along 44th St. and Eden Way into a bar, with garage door openings that would open to 44th Street. Given the directly adjacent residential area along 44th St, and the concerns with noise, we are asking that the following conditions be met:
 - a. Garage doors be closed by 9:00 pm on weeknights (Sunday – Thursday) and by 11:00 pm on weekend nights (Friday and Saturday) weather permitting.
 - b. No live entertainment within the garage.
 - c. Soundproofing to be installed through sound panels or other systems to absorb sound and to prohibit amplified sound or any sound from traveling out of the establishment.
3. The owners have planned a deck that would be built on top of the existing garage. There were noise and public safety concerns raised in the meeting:
 - a. No live entertainment or speakers/ amplified sound on the deck.

- b. The deck would close by 10:00 pm during the week and by 11:00 on weekends.
 - c. A wall around the perimeter be built for the safety of patrons, and that noise absorption materials be applied to capture sound.
4. No café tables on the sidewalk along 44th St. so as to protect the public right of way and accessibility for pedestrians.
5. Dumpster location, and trash/ recycling pick-up:
- a. Dumpsters will be located at rear of the establishment, and will be screened appropriately as part of a corral or other enclosure. Dumpsters will be picked up twice a week and pick-up will not occur before 7:00 AM.
 - b. Staff will not carry loud recyclables or other trash out between the hours of 11:00 PM and 7:00 AM.
 - c. Grease will be collected once a week and will be timed so as to not occur between the hours of 11:00 PM and 7:00 AM.
 - d. Any loading, unloading, and pick-up will be done in a way as to not disrupt pedestrian and vehicular traffic patterns and safety at the intersection of Eden Way and 44th Street.

We believe that by applying these conditions, the business will mitigate negative impacts on the quality of life of adjacent residents.

Additionally, we look forward to continued work with the Nighttime Economy Manager, City Council, and Mayor Peduto's Administration to implement the recommendations that came out of the work with the Responsible Hospitality Institute over the past five years. We need to explore changes to the zoning code and to planning districts and definitions that can help to guide development of the overall districts. We continue to react to individual business proposals, but we must look at the collective impact, occupancy, and uses in these districts so as to avoid and deter negative quality of life issues.

Thank you for your consideration.

Sincerely,



Lauren Byrne
Executive Director
Lawrenceville United



Matthew Galluzzo
Executive Director
Lawrenceville Corporation