



To Preserve And Promote Our Historic Lifestyle

November 13th, 2012

Councilman William H. Cole IV
Suite 527 City Hall
100 N. Holiday Street
Baltimore, MD 21202

Councilman Cole:

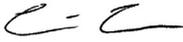
This letter is in opposition to Monarch Academy's proposed plan to move to the former University of Maryland Specialty Hospital at S. Charles Street in between E. Lee Street and E. Hughes Street. We invited Dr. Andrew Ross of the Children's Guild to attend our Board of Director's meeting on Nov 13th, 2012. After Dr. Ross's presentation, the FHNA Board of Directors voted unanimously to send a letter of opposition in response to the proposed project.

After Dr. Ross's presentation, our Board maintains several concerns, specifically:

- The proposal included the introduction of potentially 990 students with no plans for mitigation of the impact of student foot traffic to the neighborhood. Specifically, Dr. Ross stated that approximately 160 of the currently 660 students would not be bused in which introduces additional foot traffic and vehicles. Once this number increases to 990 as he stated, it is reasonable to expect approximately 240 students not being bused in.
- The proposal included approximately 30 busses entering twice per day, the facility on Light Street and exiting on E. Hughes Street. There was no acknowledgement of the proposed change in the one way direction of E. Hughes Street from west-bound to east-bound as a result of the proposed traffic circle at Key Highway and Light Street, which would result in the busses immediately entering a busy traffic circle during rush hour, further compounding traffic congestion.
- The proposal included potentially walking students across Light Street to Rash Field or to a park in Otterbein, with no set plans for a student recreation area.
- The proposal indicated that there are 194 parking spaces underneath the building with approximately 93 being dedicated to faculty and staff and the remainder being dedicated to the proposed 90 residential units. Under current Baltimore City law, specifically the Residential Permit Parking (RPP) program legislation, each added residence is required to provide up to 4 RPP decals and 2 visitor's permits in Area 8, in excess of any off-street parking. It is our understanding that Dr. Ross's group has not contacted the Area 8 coordinator, Bob Gisriel, to discuss these issues. It is our belief that this overflow will lead to increased abuse of Area 9 parking, directly adjacent to the south of Area 8. As the Area 9 coordinator, I have serious concerns about the lack of outreach to another RPP coordinator.

We stand with our neighbors in Harbor Court, Harbor Way Condominiums Association, Harbor Way East Condominiums Association, Harbor Walk Townhouse Association, Otterbein Community Association, and Sharp Leadenhall Planning Committee in our opposition to this project. Please let me know if you have questions (costello.eric@gmail.com or 607-743-8926).

Sincerely,

A handwritten signature in black ink, consisting of a stylized 'E' followed by a horizontal line and a small flourish.

Eric Costello, Acting President
Federal Hill Neighborhood Association