



*To Preserve And Promote Our Historic Lifestyle*

**Federal Hill Neighborhood Association (FHNA)  
GENERAL MEMBERSHIP MEETING MINUTES (Mar 19, 2013)**

<b>Date</b>	<b>Start Time</b>	<b>End Time</b>	<b>Location</b>	<b>Minutes Completed By</b>
March 19, 2013	7:05pm	8:10pm	Christ Lutheran Church	Karen Angelici
<b>Attendees</b>				
Approximately 60 Attendees				
<b>Agenda/Main Issues Discussed</b>				
<ol style="list-style-type: none"> <li>1. Call to Order- Eric Costello – 7:00 Pm</li> <li>2. Membership Drive - Eric Costello – 7:05</li> <li>3. Treasurer’s Report – Gayle McClure – 7:10</li> <li>4. DigiBall 4.0 – Jim Shapiro and JonnyKay McLean – 7:15</li> <li>5. Horseshoe Casino – Chad Barnhill, Casino General Manager – 7:20</li> <li>6. The Hill – Liquor License Transfer – Bill Ruppert and Tony Pettaway – 7:45</li> <li>7. Baltimore Tool Bank – John Bacci – 8:00</li> <li>8. 311 App – Eric Costello and Rufus Lusk – 8:05</li> <li>9. Upcoming Meetings – 8:10</li> <li>10. New Business – 8:15</li> <li>11. Adjourn</li> </ol>				
<b>Membership Drive (Eric Costello)</b>				
Eric announced that there are sign-in sheets and if the space next to your name is shaded then you aren’t currently a member. He reminded the group how to become a member and what fees go towards.				
<b>Treasurer’s Report (Eric Costello for Gayle McClure)</b>				
Eric explained that we have \$21k in the bank and \$6,250 in obligations to take care of Grand Prix grants. He mentioned that Gayle will discuss how we will distribute Grand Prix money at next mtg. He added that we also have \$3-4k in obligations in the coming months for other expenses and donations. If anyone has any questions, Eric encouraged folks to email Gayle directly at <a href="mailto:GayleFHNA@gmail.com">GayleFHNA@gmail.com</a> . Eric also asked the group if there were any concerns about FHNA’s finances, and there were none.				
<b>DigiBall 4.0 (Jim Shapiro)</b>				
Jim announced that this is the fourth Digiball at the Baltimore Museum of Industry, from 7-11pm, on Saturday, April 13. Tickets are \$75. They will have a live band. It was also announced that they are looking to get a person or two from each community association to join the Alliance. If interested, residents should let Jim know. He explained the scholarship fund is administered by the Baltimore Community Foundation (BCF).				

The Digital Harbor Alliance is a member of this group. The Alliance is a 501(c)(3), and they pass on funds from BCF, among other things. The students apply to BCF online and to date, over 50 scholarships have been awarded. The stories are very heartwarming, the scholarships have changed their lives. They have a 95% retention rate, which according to Mr. Shapiro, is terrific. They have raised \$150k over the past 3 Digiballs.

### **Horseshoe Casino (Chad Barnhill)**

Chad, Horseshoe Casino General Manager, has been in the casino industry for 19 years. The project is a \$430 million project, including table games, slot machines, sports bar and pub similar to an outdoor entertainment plaza, as well as a 2<sup>nd</sup> floor restaurant, and a Baltimore marketplace where they will have up to 6 food outlets that will showcase the best of Baltimore. He anticipates driving up Baltimore hotel occupancy by 10% because the casino itself will not have its own hotel.

They will have a 4,000 car parking garage with spaces 16 feet deep (which requires a BMZA variance from the standard depth of 18 feet) and is asking for a letter of support from the FHNA. Alex Dixon will be the assistant general manager and will live at 1111 Light Street with his family. They will be creating 1,700 jobs... 2,000 construction jobs initially followed by 1700 other jobs...dealer jobs, server jobs, which will be open mid-summer. A portion of the jobs will be union jobs and most of the positions will be tipped positions. The starting rate for dealers with tip is \$21-23/per hour. Other jobs will pay \$9-12 per hour. The ones below minimum wage are the ones with the tips. Chad said that the timing for when they break ground depends on the current litigation regarding environmental concerns ...August/September might be the latest.

Eric added that there is a local development council that FHNA has a seat on and the next meeting is on April 11 and is open to the public. More info is available at [www.BaltimoreLDC.wordpress.com](http://www.BaltimoreLDC.wordpress.com).

A resident asked for clarification about the hotel and Chad said currently there are no plans to add a hotel, but the site could accommodate that later on. Chad explained that that land is planned for use for bus drops. Residents asked about traffic concerns near the I-95 ramp and they are looking into that and stop lights. They have met with the police department on this already. They have also met with the Orioles and Ravens and they may share some garage spaces with them. They want to mitigate congestion on game days.

In response to a question about the casino location, he said it covers all of the warehouse space behind the existing Holiday Inn and the city block between Russell Street, the Holiday Inn, and the storage facility. It does not extend to the train tracks.

In response to a question about whether increased crime is anticipated, Chad said the opposite is expected because development has sprung up around the casino. Crime has actually gone down in other places they have moved in.

A resident asked "how are you addressing environmental concerns?" Chad explained he has had meetings with the Maryland Department of Environment and he can't speak about details due to open litigation. They are making sure that it is done correctly.

A resident asked "Is there a good way to connect with the business owners and bring some of the new employees to the neighborhood?" Chad explained that one of the programs is that if you show your Total Rewards Card you will get a discount at local businesses. There is also the opportunity for restaurants and bars to fit into the market place concept. Eric suggested getting Chad in touch with the local business association.

It was asked, "Do your studies show what the excess capacity would be, if any, of the 4,000 spaces?" Chad explained that employees would park there as well. They expect to be at less than 50% capacity during mid-week. He expects 1,100 cars daily on a midweek day, on Saturdays/holidays it would differ and they have an

opportunity to move employees offsite and bus them in.

A resident asked “Is pending litigation typical?” Chad said it can happen especially in urban environments. Concerns were expressed by residents about the Gwynn Falls Trail and runoff. “What is in your plan to mitigate those,” someone asked. Chad said he can’t speak about it due to the litigation. He said they plan to maintain the trail section behind the garage, which will be a positive aspect.

A resident commented, “This neighborhood has suffered in recent years from the heavy bar scene.” He asked “what you are doing, to reverse that trend and improve the character of the community?” Chad said he doesn’t think there will be any negative overflow.

Attendees were asked to vote about reduction of parking space and setback of the trail.

Eric explained that parking is a big issue in the neighborhood. It was asked whether there is any opportunity to provide overflow parking in your garage so that the impact is felt less in our neighborhood. Eric encouraged residents to email Eric any questions and to attend meetings to ask questions.

Chad would like a letter of support to build within existing footprint of buildings but there are two variances they need, one for the parking space depth, and one for the 15 feet setback (Zoning requires 30 feet). Rich indicated concerns that he would send to the Board and Eric said he would get back to Chad by the end of the week.

#### **The Hill Liquor License Transfer (Bill Rupert and Tony Pettaway)**

Bill Rupert will be the only individual listed on the liquor license, if the transfer is successful.

Eric explained that he discussed the importance of a Memorandum of Understanding (MOU) between FHNA and Mr. Rupert, as the address is currently zoned for live entertainment. The MOU has been sent to Bill’s son, Jake, for review. A precondition of a letter of support from FHNA is that an MOU needs to be signed. The MOU drafted includes some guidelines for live entertainment as well as conditions regarding operations and hours. Clark Hudak (the current selling owner) and Tony worked with FHNA previously to ensure that its proposal for live entertainment met FHNA’s acceptable guidelines. The crux of the MOU is legal language on how they will operate live entertainment and Keenan is working on policies surrounding establishments.

Eric requested approval to negotiate the terms of the MOU. The terms were approved a while back by this group except for a few additions. Keenan, Chair of the Liquor / Live Entertainment Committee, explained that they drafted an MOU for them to consider with their attorney. Keenan explained that they are waiting for their feedback. Rich explained that neighbors want them to be good neighbors by keeping streets clean and sticking within Health Code sound requirements. Keenan explained FHNA would like all the bars to sign an MOU to define a relationship with FHNA. Bill explained the new Hill owners plan to be good neighbors. He said there is no intention to expand the seating. The landlord did present the opportunity to expand dining space upstairs.

Eric asked if there are concerns with how the Hill is currently being operated. One resident said it would be nice if they could open for lunch.

The group voted unanimously to allow Eric and Keenan to negotiate the MOU with the guidelines set forth by FHNA, and agreed to allow them to write a letter of support if they move forward with the MOU.

#### **Baltimore Tool Bank (John Bacci)**

John explained that he and his wife are residents on E. Montgomery. In 2011, a friend approached him with a concept to create a warehouse full of tools that could be lent to non-profits of all types. They went out and

raised enough money to find space, fill it with tools and they have a warehouse with tools now on Wicomico and Ostend that they are lending to non-profits in the area. An organization can sign up online and needs to prove that they are a nonprofit. They lend tools out for a week for 3% of the retail value. A habitat group may borrow \$10k in tools for a fee of \$300 to maintain the tools, for example. BGE is underwriting the cost of rentals in April for up to \$2k tools for free. They are helping build community gardens. The idea is to be the hub of the wheel to get out to non-profits. For example, if a law firm wants to do a community project, they will set them up with a nonprofit. They have some power tools available, but not larger equipment such as back hoes. They have coolers and tables for parties too. The executive director is Cassandra Champion and can be reached at [Cassandra.champion@tool.org](mailto:Cassandra.champion@tool.org).

One attendee mentioned this could be a great opportunity to work with FHNA at Robert Baker Park. Eric suggested that FHNA be a member of the group and the group anonymously approved.

### **311 App (Eric Costello and Rufus Lusk)**

Eric and Rufus discussed the Baltimore 311 smart phone application which allows residents to make and track service requests easily.

### **Upcoming Meetings (Eric Costello)**

Eric announced the following upcoming meetings and deadlines.

- a. 03/21, Thu, 7pm – SDPCRC Mtg, SD Police Station
- b. 03/25, Mon, 6pm – One Piece Trash Mtg
- c. 03/28, Thu, 7pm – COP Walk, Porters
- d. 04/02 Tues, 7pm – Liquor Committee Mtg, YWGC, 1011 Light Street
- e. 04/03, Weds, 7pm --- Parking Committee Mtg, YWGC, 1011 Light Street
- f. 04/11, Thu, 5:30pm – 8 – FHNA Social, Stalking Horse (will be bingo)
- g. 04/16, Tue, 7pm – FHNA General Membership Meeting, YWGC, 1011 Light Street
  - i. Jack Young, Grand Prix Community Impact Grants, BGE Smart Meters

### **New Business**

-Waterfront partnership is working on an inner harbor strategic plan. Eric asked if anyone was interested in working on it to please email him.

-A new Du Burns sculpture will be put in behind the Science Center.

-The group agreed that they liked the new timekeeping approach. Eric asked for more suggestions to make the meetings better. Eric encouraged residents to send Eric or Jody (who will keep it anonymous) any feedback on meetings.

### **Other Items (Trash, Grand Prix, Traffic)**

- Group unanimously agreed they want more trash cans.
- Eric mentioned the One Piece Trash Initiative is an initiative that encourages residents to pick up a piece of trash a day. Anyone interested should contact Gayle McClure.
- The group agreed they would like a Grand Prix update for the May or June meeting.
- The group agreed they would like an update from DOT on the proposed traffic circle at Light and Key.

### **To Do's**

- Negotiate MOU with the Hill and draft letter of support, if MOU is successfully negotiated.
- Join Baltimore Tool Bank
- Rich to email Eric/FHNA board about concerns surrounding casino's request for a letter of support.