

## **FY13/FY14 Video Lottery Terminal Revenue**

### **Park Heights Master Plan Project Updates**

**May 13, 2014**

#### **Major Redevelopment Area:**

In FY14 through FY16, HCD will focus its acquisition and demolition efforts on approximately 113 properties in the following areas: the remainder of properties on the 3300-3400 block of Woodland Avenue, the 3300 block of Virginia Avenue; the 4600-4800 blocks of Park Heights Avenue; the 4700 block of Delaware Avenue; and the area immediately adjacent to the recently opened Renaissance Gardens senior housing project. These areas were selected in response to the community's request that blight elimination efforts be more visible. The total cost for these areas, including staffing, is \$13 Million and includes slots revenue made available from FY13 through FY16 as well as State Revitalization funds previously awarded in 2008 and 2009.

In January 2014, HCD hired a new team of real estate professionals to concentrate on the above mentioned acquisition efforts. To date, title work and appraisals have been procured for the first 62 properties to be acquired. Title work and appraisals are the first steps made towards acquisition in order to determine proper ownership interest. On March 24, 2014, a community meeting was held with HCD and the occupants who own and live in properties where acquisition will be pursued. The meeting educated occupants and property owners on what to expect during the acquisition and relocation processes. It also provided an opportunity for the community to ask questions and dialogue about the impacts of acquisition and redevelopment.

In April 2014, the staff began to review the title and appraisal work and negotiate with property owners when appropriate. On average, the acquisition process can take 12 months. HCD intends to have the majority of the first 62 properties acquired by January 2015. HCD will begin acquisition efforts for the remaining 51 properties at the beginning of FY15. Demolition of the project area will be ongoing and take place as whole blocks are acquired.

As of April 2014, all properties in the 4700 block of Delaware Avenue have been acquired and occupants relocated. The department is coordinating internally to have the block demolished as soon as possible. Demolition is anticipated to occur within the next 3 months.

#### **Human Services:**

The proposals selected during for the grant period beginning January 2014-June 2015 are:

- **Project Engage** is a collaborative effort between the Boys and Girls Club of Metropolitan Baltimore and Bon Secours Baltimore Health Systems. The program utilizes a three prong approach of innovative, research-based youth development programming, increased access to mental health services for youth and their families, and

healthy lifestyle development focused on HIV and STI prevention. Project Engage aims to serve approximately 200 youth between the ages of 15 and 24 who are not currently engaged in these services. (\$229,937)

- **Project Yes** is a collaborative effort between the Park Heights Community Health Alliance, Baltimore Healthy Start and the Holistic Life Foundation. Through the grant period 50 youth will partake in a holistic personal development curriculum including a Life Planning Institute, which jump starts disconnected youth to receive the basic credentials and skills necessary to enter the workforce, and the cultivation of intensive stress management skills to cope and thrive through challenging transitions. Project Yes will also use a research-based, and culturally adapted depression intervention program with its program participants. The project will also partner with the Baltimore Coalition of HIV Providers to address the needs of its participant. (\$218,243.50)
- **Kujichagulia Center** is a partnership between Sinai Hospital and New Vision Youth Services which aims to reduce rates of school dropouts and absences, youth unemployment, and involvement in the cycle of violence. The Kujichagulia Center methods are extensively research-based and rooted in targeting and engaging the most at-risk youth, especially those with histories in gang violence, with intensive services and resulting in transformative long-term change and personal growth. (\$230,000)

Advances to the contracted partners were approved by the BOE on April 30<sup>th</sup>. With the advances issued, organizations can fill positions and contracts can be finalized. Contracts should be finalized by mid-June. Projects will run through June 30, 2015.

#### **CC Jackson:**

\$700,000 in FY13 funding went toward the construction of the Youth Development Sport Complex (Phase I), a new 91,000 SF artificial turf sport playfield built in collaboration with the Cal Ripken Sr. Foundation. Additional funding was allocated in FY14 in the amount of \$400,000 (Phase II). These funds will be used toward athletic lighting and site improvements. Phase I was completed in November 2013. Phase II will begin in June 2014 and be completed by September 2015. Phase II is currently advertised for bid with construction beginning this summer.

## **FY13/FY14 Video Lottery Terminal Revenue**

### **1 Mile Radius Project Updates March 12, 2014, Updated May 13, 2014**

#### **Projects to be Implemented by Community Organizations**

1. The City, through the Department of Planning (DOP), will enter into an agreement with Healthy Neighborhoods Inc. (HNI) to act as the fiscal and project manager for approximately 10 projects approved under the FY13/14 spending plan which will be implemented by various community organizations (\$1,175,500).

Lead Agency: Mayor's Office, Department of Planning, and Healthy Neighborhoods, Inc.

- a. The total funding under the agreement is \$1,175,500, which includes a \$150,000 fee to HNI and a \$100,000 contingency for projects. HNI is experienced in administering grants and programs for third parties, including many of the community organizations that are receiving funds.
- b. The agreement is in substantial draft form and expected to be approved later this month by the Board of Estimates.
- c. HNI has already started to meet with grant recipients to discuss their projects and implementation. Projects are expected to be completed within one year.
- d. **Timeline:** Start Date: March 26, 2014 Completion Date: March 31, 2015.

**Update:** FY15 projects were added to the service agreement. HNI and the Law Department are completing final review of the service agreement. HNI's board will review the service agreement on May 15, 2014.

#### **Projects to be Implemented by City Agencies**

##### **Northwest Community Planning Forum (NWCPF)**

1. Traffic and transportation study of the entire SNAP area to evaluate needs and available resources (\$85,000):

Lead Agency: Department of Transportation (DOT)

- a. DOT officials met with representatives of the NWCPF on February 24, 2014. DOP provided the introduction. During the meeting, DOT and NWCPF scheduled a scoping meeting for March 12, 2014. This meeting will define and clarify the scope for the traffic and transportation study.
- b. DOT and a representative of NWCPF will scope the study. DOT will determine the appropriate staff and consultant services required to perform the traffic and transportation study for the SNAP area.
- c. DOT will prepare final scope for the study and share with the NWCPF for approval. Cost of the study will be included within the maximum budget allocation of \$85,000. Once the scope is approved by the NWCPF, DOT will conduct the traffic and transportation study.
- d. **Timeline:** Start Date: March 12, 2014 Completion Date: December 31, 2014

**Update:** Transportation met with communities to discuss the scope for the project. Transportation will send a draft scope of work to the community in May 2014 and schedule a follow up meeting with the community in June 2014 to finalize the scope. The study will

begin in June and be completed in September 2014. A final report will be issued to communities in October 2014.

2. Improvement and development of the underpass connecting the old mill and Mt. Washington Light Rail station (\$100,000):  
Lead Agency: Department of Transportation (DOT)
  - a. DOT met with representatives of the NWCPF on February 24, 2014. DOP provided the introduction. During the meeting, DOT and NWCPF agreed to schedule a site visit and meeting before April 1, 2014. DOT is inviting MTA and police to review and discuss the connection. From this meeting, DOT will develop a strategy for accomplishing this task.
  - b. **Timeline:** Start Date: April 1, 2014 Completion Date: June 1, 2014  
**Update:** Transportation met with community and business leaders on April 29, 2014 to discuss the project. In June, Transportation will provide the community with a technical memo evaluating the site and identifying short term improvement to access and wayfinding. The community will review the memo with Transportation in July to identify specific short term improvements that will be implemented in September.
  
3. Northwest Park Improvements (FY13/14 \$275,000 + \$13,000 and FY15 \$200,000)  
Lead Agency: Department of Recreation and Parks (BCRP)
  - a. Funds will be used to implement the priorities established in the recently completed park master plan. Improvements include providing a new playground, renovating the ball field, new pedestrian circulation, renovating the parking lot, and providing a new waterline to the community garden.
  - b. **Timeline:** Start Date: Summer 2014 Completion Date: Summer 2015  
*The Department of Recreation and Parks (BCRP) is currently completing a survey of the project area and developing design documents. The projects will be advertised for bid this summer with construction beginning this fall.*  
**Update:** Recreation and Parks expects to receive the survey of the project area next week. Design plans for the playground will be ready for advertisement in July 2014. Playground construction expected to start winter 2014.
  
4. Pimlico Safety Academy (FY13/14 \$115,000 + FY15 \$50,000)  
Lead Agency: Department of Recreation and Parks (BCRP)
  - a. Funds will be used for ball field and pedestrian circulation improvements.
  - b. **Timeline:** Start Date: Summer 2014 Completion Date: Spring 2015  
*BCRP is currently completing a survey of the project area and working with the community to develop a specific site improvement plan. The project will be advertised for bid this summer with construction beginning this fall.*  
**Update:** Recreation and Parks is currently working on the survey of the project area and working with the community to develop the specific site improvement plan. The project will be advertised for bid this fall with construction beginning this winter.
  
5. Luckman Park (\$25,000)  
Lead Agency: Department of Recreation and Parks (BCRP)

- a. The City recently completed major renovations to Luckman Park. Funds will be used for a community “Kick-Off” event to reopen the park and to provide additional site furnishings and signage.
  - b. **Timeline:** Start Date: April 2014 Completion Date: August 2014  
**Update:** “Kick off” Event scheduled for May 18, 2014. Some site furnishings have been installed. Remaining site furnishings are in process.
6. Planters in Cross Country Creek Park (\$13,000)  
Lead Agency: Department of Recreation and Parks (BCRP)
- a. Funds will be used for general park beautification, bench and planter installation.
  - b. **Timeline:** Start Date: May 2014 Completion Date: August 2014  
**Update:** Working with community for site furnishing improvements.
7. Reisterstown Road Library Parking (FY13/14 \$115,000 + FY15 \$100,000)  
Lead Agency: Department of General Services (DGS)
- a. DGS and Pratt Library explored acquisition of 4112 Kenshaw Avenue as a potential parking lot for the library and concluded that it was not an appropriate site.
  - b. With additional funds available in FY15, DGS and Pratt Library will explore acquisition of the used car lot adjacent to the library as a more appropriate site for parking in coordination with the Department of Real Estate.
  - c. **Timeline:** Start Date: March 2014 Completion Date: June 2014  
*During this timeframe DGS will evaluate the feasibility of acquiring the adjacent property.*  
**Update:** Meeting was held on April 2nd between DGS, Enoch Pratt Free Library, Dept. of Planning, and the Dept. of Real Estate to discuss plan of action. Concern was expressed by Real Estate over the potential cost of the proposed parking lot and the owner’s willingness to sell. It was mutually agreed that the next step would be to perform an appraisal of the lot and then approach the owner if the appraised value was feasible. The appraisal will take approximately 45-60 days to complete. Upon completion, Real Estate Department will approach the property owner to investigate owner’s willingness to sell and make an offer.

## **Wabash/Liberty**

1. Dolfield Commercial Area Public Realm Detailed Landscape Plan (\$40,000)  
Lead Agency: Department of Transportation (DOT)
- a. DOT met with community representatives in fall 2013 and developed the study scope.
- b. DOT has engaged a landscape architect to facilitate and perform the detailed landscape plan.
- c. The DOT design team met with the community in December 2013 to discuss goals, constraints, and opportunities for the Dolfield Street (from West Cold Spring to Bell Avenue). A list of issues, goals, wants and needs was developed.
- d. On March 10, 2014 the design team met with the community representatives, in a working session, to begin the process of creating the detailed landscape plan for the street.
- e. The design team will refine the detailed landscape plan from in input of the March 10, 2014 meeting to prepare a preliminary plan and budget cost estimate for implementation.

- f. DOT expects to schedule the next public meeting in June 2014 to review and refine the preliminary plan and develop implementation and phasing plans that the community can use to prioritize future impact fund availability.
  - g. **Timeline:** Start Date: December 2013 Completion Date: July 2014  
**Update:** Consultant is working on development concept. Preliminary streetscape development meeting will be held in June 2014.
2. Dolfield/Coldspring Beautification (FY15 \$30,000)  
**Lead Agency:** Department of Transportation (DOT)
- a. DOT hosted a community meeting on March 10, 2014 to finalize elements of the streetscaping/beautification funds along the 3500 block of Dolefield Avenue. DOT is responsible for beautification and BDC is acting as the fiscal agent.
  - b. **Timeline:** Start Date: Summer 2014 Completion Date: July 2014  
**Update:** To be completed after the Dolfield commercial area public realm landscape plan is complete.
3. Dolfield/Coldspring Facade Improvement (\$100,000)  
**Lead Agency:** Baltimore Development Corp. (BDC)
- a. BDC attended a DOT-hosted community meeting on March 10, 2014 to finalize elements of the façade commercial improvement funds for businesses with members of the community. These funds will be used improving the facades of businesses of the 3500 block of Dolefield Avenue. Businesses were engaged in earlier this year.
  - b. **Timeline:** Start Date: Summer 2014 Completion Date: December 2014  
**Update:** Over the past several months we have been working with the community and the property owners (Jung and Heffernan). Despite our best efforts we have not been able to get an agreement from the property owners to authorize the façade work.

It is our hope that by the end of May 2014 we will have authorization from the property owners to initiate the project. Upon receiving authorization from the owners in June 2014 we will be able to schedule the architect to meet with the property owners to discuss possible scenarios for the façade improvement. In July 2014 we will complete the review of the architectural plans for the façade work, with the expectation that the contractors could start work in September 2014. The façade work is anticipated to take approximately three (3) months and be completed by December 2014.

### **Coldspring**

- 1. Fencing along Springarden Drive and Greenspring and Yellowwood (\$15,000).  
**Lead Agency:** Department of Transportation (DOT)
- a. DOT met with the community association in fall 2013.
- b. DOT is acting as an agent for the community association to contract services for the fence installation.
- c. DOT evaluated the proposal for professional fence installation from the contractor selected by the community. DOT is following City procurement processes.
- d. DOT has met with the community at the proposed fence site to review DOT requirements including sight distance, access, and safety.
- e. **Timeline:** Start Date: November 2013 Completion Date: September 2014

**Update:** Original fence contract was provided to Transportation by the community (Long Fence). Due to contract issues, community was required to obtain three additional quotes. Only two additional quotes were received. Transportation is submitting the quotes to Purchasing for approval.

2. Rail along both sides of Springarden between Yellowwood and Tamarind (\$60,000)  
Lead Agency: Department of Transportation (DOT)
  - a. DOT met with the community association in fall 2013.
  - b. DOT is acting as an agent for the community association to contract services for the guard rail installation.
  - c. DOT evaluated the proposal for professional guard rail installation from the contractor selected by the community. DOT is following City procurement processes.
  - d. DOT has met with the community at the proposed fence site to review DOT requirements including sight distance, access, and safety.
  - e. **Timeline:** Start Date: November 2013 Completion Date: September 2014  
**Update:** Original guard rail contract was provided to Transportation by the community (Long Fence). Due to contract issues, community was required to obtain three additional quotes. Only two additional quotes were received. Transportation is submitting the quotes to Purchasing for approval.
  
3. Decorative crosswalks/traffic calming (Springarden at Tamarind) (\$60,000)  
Lead Agency: Department of Transportation (DOT)
  - a. DOT met with the community association in fall 2013.
  - b. DOT is reviewing traffic calming studies previously performed and is evaluating the location for potential traffic calming measures for consideration by the community.
  - c. DOT expects to meet with the community in late April 2014.
  - d. **Timeline:** Start Date: November 2013 Completion Date: July 1, 2014  
**Update:** Community asked Transportation to review previous traffic calming studies prior to starting this project. Scheduling community meeting to discuss previous traffic calming studies and request from community in June 2014.
  
4. Coldspring sign at Greenspring Avenue (\$20,000)  
Lead Agency: Department of Transportation (DOT)
  - a. DOT met with the community association in fall 2013.
  - b. DOT is acting as an agent for the community association to contract services for the sign installation.
  - c. DOT evaluated the proposal for professional sign installation from the contractor selected by the community. DOT is following City procurement processes.
    - i. DOT has reviewed the preferred contractor proposal and has requested a meeting to review City requirements.
    - ii. DOT is consulting the community on the contractual issues identified in the contractor proposal.
  - d. **Timeline:** Start Date: November 2013 Completion Date: September 2014  
**Update:** The community has provided the quote for the sign. Transportation met with the community and sign contractor to review and revise the quote. Transportation will execute the contract and issue the notice to proceed in June 2014.

5. Jones Falls Trail Seat Wall (\$12,000)

Lead Agency: Department of Recreation and Parks (BCRP)

a. Funds will be used for the installation of a seat wall by the recently completed section of the Jones Falls Trail at Springarden and Tamarind.

b. **Timeline:** Start Date: May 2014 Completion Date: July 2014

**Update:** Recreation and Parks is working with the community to determine how best to achieve the desired outcome.