

GBA Steering Committee Meeting 5-24-22

4:00 PM - Welcome/check in (Dan McGinty)

33 people in attendance, see list at end of report.

4:10 - Executive Director report (Meredith Chaiken)

- Introduction of new staff:

Imari Alvarez - imari@greaterbaybrookalliance.org 443-844-4159

and Kambre Rideout (not able to attend due to illness)

Agenda

Introduction of new staff:

- Imari Alvarez, Community Engagement Coordinator
- Kambre Rideout, Youth Engagement Coordinator

Baybrook Connector (BWI Trail – Gwynn Falls) Update

- Community Engagement process
- Presentation of 10% plans by Toole Design

FY23 BRNI proposals - 13 projects, \$3,975,000 in requests

Community Updates



Baybrook Connector Outreach

Fall 2021

- Arts in the Park Festival, Chesapeake Arts Center, October 2, 2021
- Curtis Bay Festival, Curtis Bay Park, October 2, 2021
- Pop-Up Locations, November 17, 2021
 - Outside Michelangelo's Pizza, South Hanover Street and East Patuxent Avenue
 - Outsies Clark's Fishing Store, South Hanover Street and West Garnett Street
 - Brooklyn Park Senior Center
 - Brooklyn Branch Library/Garrett Park
- Music on Main Street, GBA Offices, November 19, 2021
- Online survey - 36 responses
 - Most respondents drove regularly and a plurality walk regularly, most do not bike, but 87% of residents said they would like to walk or bike more
 - The top three concerns were speeding, safe places to cross the street, and road or sidewalk maintenance



Baybrook Connector Outreach

Winter/Spring 2022

- City of Refuge Baltimore, April 28, 2022
- Earth Day Celebration, April 28, 2022
- Belle Grove Elementary School Family Event, April 28, 2022
- City of Refuge Baltimore, May 5, 2022
- Enoch Pratt Library, May 5, 2022
- Online event (zoom), May 11, 2022
- Chesapeake Art Center Open House, May 14, 2022
- GBA Steering Committee, May 25, 2022
- Online survey - 150 responses
 - 57% preferred Belle Grove Road, primarily Anne Arundel County residents
 - Baltimore City residents preferred 10th Chatham by a small margin
 - Those who said they walked or biked frequently were most likely to prefer Belle Grove Road



Baybrook Connector

Community concerns - Belle Grove vs 10th

- Wayfinding + signage
- Crime/personal safety
- Interfering with school activities
- Speeding
- Parking
- Topography
- 10th Avenue/Belle Grove Road intersection
- Traffic safety



Greater Baybrook Alliance

FY2023 BRNI proposals

Brooklyn Park Rehabilitation Program,	Acquisition and rehab of three distressed properties in the Arundel Village and Brooklyn Heights communities. Leverages \$300k in CDBG funds.	\$400,000
Chesapeake Arts Center Enhanced Branding	CAC will contract with a wayfinding and signage company to develop creative solutions to visually connect CAC's two wings of our building complex.	\$50,000
City of Refuge Baltimore Campus Transformation	Renovating 3501 7th Street, Baltimore, MD 21225 to complete our Phase 1 renovation, Building 2, which houses our Commercial Kitchen and Cafe, Workforce Development Hub (WDH) and Early Childhood Development Center (ECDC).	\$1,000,000
Baybrook Commercial Renovation Program	Incentives exterior and interior improvements for legacy and new businesses. Expansion of current Facade Improvement Program.	,\$100,000

Greater Baybrook Alliance
FY2023 BRNI proposals

Baybrook Creative Placemaking Program	Development and installation of public realm beautification and public art projects, including Spruce Up for community initiatives.	\$75,000
G&A Operating	Supports the implementation of the Greater Baybrook Vision and Action Plan including staff and other indirect costs.	\$200,000
Rehab of BOA building	Supports the renovation of the vacant bank building at 3601 S Hanover St for productive reuse.	\$300,000
Baybrook Connector 100% Design	Funding to develop 30 - 100% designs for a shared use path to connect the Gwynns Falls and BWI Trail Spur	\$750,000

Greater Baybrook Alliance
FY2023 BRNI proposals

Habitat for Humanity - Curtis Bay Homes	Complete construction 9 homes on the 1100 block of Church Street for low/mod (30 - 80%) income homeownership. ¹	\$250,000
Rehoboth Place at Patapsco	Rehoboth CDC's predevelopment of mixed use affordable housing/retail complex on the 600 block of E Patapsco Ave.	\$250,000
Reveille Grounds - Place For Purpose	Renovation of first floor office space to retail for coffee house and veteran-focused coworking space.	\$50,000
South Baltimore Community Land Trust	Acquisition and pre-development of blighted properties on the 1600 block of Hazel St. and surrounding	\$300,000
United Way - South Baltimore Gap Network	Build a gap network in the community that couples wireless home access with free Wi-Fi hotspots to blanket the community in reliable, high-speed Internet. Leverages \$400k	\$250,000

4:20 - Presentation and Q&A about the Baybrook Connector with Toole Design and KCI Technologies

Baybrook Connector

10% Concept Design Presentation 5/25/2022




Consultant Team





- TOOLE DESIGN** – multimodal transportation planning, design, and engineering.
Brittany Sirk PLA, Jordan Silz, Stacie Desai, Rob Pinckney PE
- CITYSCAPE ENGINEERING, LLC** – stormwater management planning, design, and engineering.
Nick Lindow PE, Caroline Bibb PE
- KCI TECHNOLOGIES, INC.** - planning, design, and engineering.
Anthony Coppola
- ROSSI GROUP** - environmental planning.
Alexis Morris, Savannah Edwards
- CV, INC.** - engineering, surveying, and other support services.
Charles Mueller



Project Goals

- Improve existing trail (making it safer for people already using it)
- Create safe spaces for pedestrians
- Expand transportation opportunities
- Expand economic opportunities
- Slow down traffic

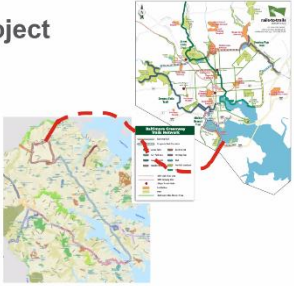

Shared Use Path Benefits

- Creates value and generates economic activity
- Improves safety for bicycle and pedestrian transportation
- Can increase overall community safety, "eyes on the street"
- Improves environmental conditions – clear skies, clean rivers, protected wildlife
- Improves health through active living






Context of the Project

- Connects Medstar Harbor Hospital to Nursery Rd Light Rail Station
- Extends popular Gwynns Falls Trail past the hospital via the Middle Branch Trail
- Improves the existing East Coast Greenway
- Connects to Baltimore Greenway, Anne Arundel Trail Network, and BWI Connector Trail

Connections

- Middle Branch Trail** - extension from Middle Branch Park to Brooklyn.
- Masonville Cove Connector** – Frankrust Avenue and Md Port Administration.
- W Patapsco Avenue** – Brooklyn to Patapsco Light RailLink Station.
- E Patapsco** – Brooklyn to Curtis Bay.
- Patapsco Regional Greenway** – South Area Park to Light RailLink and neighborhoods.

Next Steps

- 30% Design drawings and cost estimate
- Another round of public engagement
- Pursue funding for final design and construction

TOOLE
DESIGN



Thank you!

- Comments? Questions?

- Greater Baybrook Alliance project webpage:
<https://www.greaterbaybrookalliance.org/baybrookconnector>
- IG: @greaterbaybrookalliance
- Facebook: Greater Baybrook Alliance



TOOLE
DESIGN

Full presentation is available from GBA.

There was extensive discussion of the proposed project with many questions from those in attendance.

Portion of Chat transcript with questions regarding proposed bike path

From Melissa Owens to Everyone 04:42 PM

There is a small access to the river where Thomas St. meets Belle Grove. People park their cars in a small spot and walk through the trees (I believe to fish). It seems to have some markings by park services or something like that. Will that be developed as a green space?

From Meredith Chaiken to Everyone 04:43 PM

Hi Melissa, we can look into it! Do you think it could be Maryland Department of Natural Resources? I believe they own the land there

From Melissa Owens to Everyone 04:44 PM

I think that might be right. It would be a great spot to widen out for public access, but it would need some TLC

From Meredith Chaiken to Everyone 04:44 PM

Thanks - TLC of green space is up our alley!

We'll check it out

From Melissa Owens to Everyone 04:46 PM

Morgan/Hilltop/1st Avenue intersection is very tough because Daddy Pa's market is there and it draws a lot of foot traffic!

From Erik J Meyers (he/him)- The Conservation Fund to Everyone 04:47 PM

IS there an opportunity for improved SW management on Hanover? Lots of impervious surface there.

From Melissa Owens to Everyone 04:49 PM

Will that bridge portion also have some type of barrier to protect bikers/walkers?

Ooopss. never mind. I see it on this slide now.

From Erik J Meyers (he/him)- The Conservation Fund to Everyone 04:50 PM

Seems like a more solid barrier would be better on that high speed bridge

From Sophia to Everyone 04:50 PM

How would that impact the businesses on south Hanover?

From Carolyn Brooks-McCutcheon to Everyone 04:53 PM

Why cut completely thru the middle of a community with a foot/bike path?

From Ramocille Johnson to Everyone 04:54 PM

It is the consensus of the homeowners in the Pumphrey community that this ROUTE through community is an intrusion, will render our entrance into our community from both ends as dangerous. We are already subjected to trucking companies on both ends of our community. We do not want this route through our community.

From Carolyn Brooks-McCutcheon to Everyone 04:55 PM

What is advantage of extending path beyond Belle Grove and 10th Ave? No retail businesses there.

From carol to Everyone 04:55 PM

I have multiple questions too many to put in chat . Can you call on me

From Melissa Owens to Everyone 04:56 PM

I need to duck out of this meeting. Thank you so much for addressing my concerns and best wishes in your development of this fantastic project. I truly believe it will bring long awaited vitalization to our neighborhood! :-)

From joann clough to Everyone 04:56 PM

The triangles on Morgan and on Marshall belong to the Brooklyn park community association.

From Ramocille Johnson to Everyone 04:56 PM

The Pumphrey community was never surveyed or canvassed until April 2022.

From Carolyn Brooks-McCutcheon to Everyone 04:57 PM

Are we privy to 150 responses to survey we never received?

From joann clough to Everyone 04:58 PM

It sounds like nobody in any of these neighborhood was the bike trail

From Venus to Everyone 04:59 PM

There are already road flooding, parking problems and inadequate emergency services room on Belle Grove from the last project that have not been addressed that make Belle Grove residents uncomfortable and unsafe already. This project just amplifies those problems

From carol to Everyone 05:01 PM

Agree with Venus

I want to leave my info

From Dan McGinty to Everyone 05:06 PM

Thank you Marnie!

From Sarah Hope to Everyone 05:11 PM

I was at the Olde Brooklyn Park Meeting last week and talked about this project.

The survey results are already on our website.

From Daisy Heartberg to Everyone 05:11 PM

I have to hop off. If anyone wants to reach out to me about public safety related questions/concerns feel free to reach out to me: Daisy@greaterbaybrookalliance.org

From carol to Everyone 05:12 PM

How many responses to the survey

From Emma Simpson to Everyone 05:14 PM

Imari Alvarez imari@greaterbaybrookalliance.org 443-844-4159

Meeting Attendance List

RS Robert Summers (Me)			I Imari Alvarez		
Meredith Chaiken (Host)			I iPhone		
DM Dan McGinty (Co-host)			J JoyceWhite		
J judy			Laurie Rollins Anderson (she/her)		
Marnie Ford			MO Melissa Owens		
C carol			MW Mizetta Wilson		
MW Mizetta Wilson			RP Rob Pinckney - Toole Design		
RJ Ramocille Johnson			R Ross		
R Ross			S Sarah Hope		
SK sharon kight			SD Stacie Desai, Toole Design		
A anthony.coppola			YD Yolande Dickerson		
CB Carolyn Brooks-McCutcheon			14102711783		
DH Daisy Heartberg			M marydaywalt		
DP Daniel Paschall, East Coast Greenway Allia...					
EI E'lisha iPhone					
EH Elias Hinderberger, GBA					
ES Emma Simpson					
EJ Erik J Meyers (he/him)- The Conservation ...					
EA Erin Allison					
Erin Karpewicz, ACDS					
G Gill					