

westport community partnerships newsletter

january 2010

a turner development initiative

In this issue...

A New Clean & Green Team for Westport...

Thanks to the Parks & People Foundation and their commitment to the work they started in Westport, a new "Clean Up, Green Up" environmental and job development program is coming to Westport; jobs are now available... **read more at right, and on page 3**

Program Updates...

Keep up to date with the façade grant program, progress on the greening plan, donations to neighbors who need heat and more... **read more on page 2**

News and Notes from the Neighborhood...

Learn about the 1st Annual Meeting and board elections of the WNA; read about the upcoming Special Joint Meeting of the WNA and WCC; get involved in the Neighborhood Design Center's strategy plan for neighborhood improvement... **read more on page 4**

Community Issues...

The 2010 Census is coming. Make sure Westport is counted! Check out potential Census Job opportunities... **read more on pages 3 and 5**

Westport Waterfront News...

Check out the latest update on the Westport Waterfront development -- sales of parcels, new construction, clarification of rumors... **see pages 6 and 7**

Westport In the News...

Have you seen the new issue of Baltimore's free magazine, *The Urbanite*? Feature article, "Edge City," takes a look at the upcoming Westport Waterfront development through a neighbor's eyes ... **see page 7**

Important City News & Notes...

Christmas tree disposal, Martin Luther King, Jr. Parade, home buyers workshops, free tax help, water bill assistance for seniors and others... **see pages 8**



NEW CLEAN & GREEN TEAM FOR WESTPORT!

Great news for Westport! A new Clean & Green Team is coming to the neighborhood. The Parks & People Foundation, which has been working with Westport Community Partnerships to help green Westport for the past two years, was awarded stimulus funding from the American Recovery and Reinvestment Act to create four "Green Up, Clean Up" crews for four Baltimore City locations, including Westport. Westport Community Partnerships will supplement the effort in Westport by providing organizational support, a Team pickup truck, trash disposal and storage facilities, and more.

"Green Up, Clean Up" crews will work on urban habitat restoration, community forestry, watershed restoration, trash cleanup and removal and other "green" projects in and around the neighborhood. Crew members will gain skills in the fields of environmental restoration and landscaping maintenance, leading to potential green career opportunities.

With funding to operate the program for 18 months, Parks & People will begin interviewing potential Clean & Green Team candidates beginning January 12th. Each crew will include four team members and a team leader. The Westport crew positions will be filled first with qualifying candidates from Westport.

Crew members will earn a wages plus benefits while they are in the program. (Note: Crew positions are not meant to be permanent jobs, but rather, are meant to be training opportunities that will hopefully lead to permanent employment in a green career. Participants will move through the program and the crew will be replaced periodically.) See page 3 for details on next week's "Clean Up, Green Up" Job Fair. And keep a welcoming eye out for the new Clean & Green Team in Westport!

Change your thoughts and you change your world.
~Norman Vincent Peale

PROGRAM UPDATES



2815 Indiana Street -- before and after -- as improved by Noah Matten.

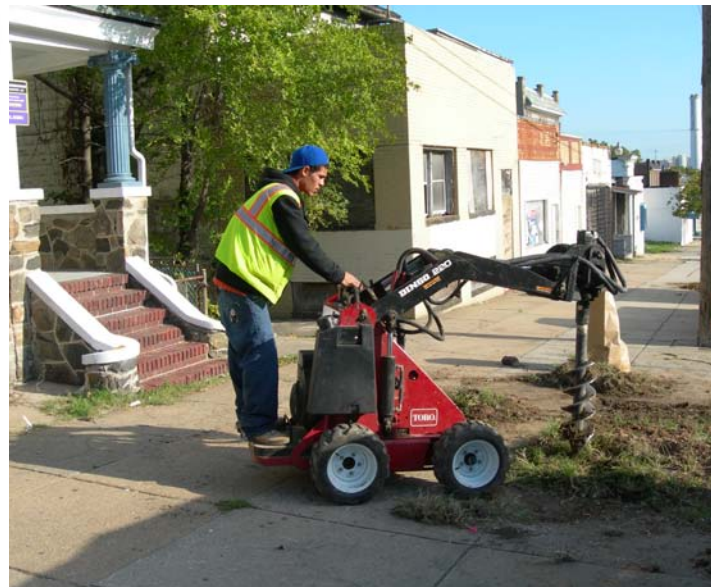
FACADE IMPROVEMENT GRANTS

The Facade Improvement Grant program is winding up. All \$50,000 of the fund established by Turner Development Group has been spent or committed over the course of the past year leveraging over \$250,000 in private investment in Westport property improvements. Over twenty-five properties will have been improved at the completion of the matching facade improvement grant program.

HEATING WESTPORT

On October 29, 2009, ten families in Westport were the lucky beneficiaries of the 5th Annual "Heat the Country" program organized by the Air Conditioning Contractors of America (ACCA) to improve the living conditions of elderly, disabled and low-income homeowners by providing safe, energy-efficient heating equipment and repairs for free. The national event takes place on the same day each year in neighborhoods across the country. Westport Community Partnerships was able to bring the ACCA "Heat the Country" program to Westport through its ongoing collaboration with a variety of effective partners, including the most generous Sean Schmidt, of R.M. Schmidt, Inc., President of the Central Maryland ACCA Chapter. Volunteers from ACCA member companies spent the entire day servicing and even replacing furnaces in ten Westport homes that day, donating labor, equipment and materials with a total value of well over \$10,000.

Working together with Westport Community Partnerships and community leaders, ten families were selected to participate in the event. Thanks to ACCA, more neighbors who have had devastating job losses, who live with disabilities and serious health problems, or who are seniors living on Social Security will be able to keep their children and grandchildren warm this winter. More new homeowners who have saved up and invested everything to buy their homes and are working to rehab them will be able to safely heat their homes this winter thanks to ACCA,



GREENING WESTPORT: A Growing Effort

As part of the introduction of the Westport Community Partnerships program almost two years ago, Turner Development donated \$60,000 to the Parks & People Foundation toward the greening of Westport. Through that fund and their own excellent resources, (and thanks to an additional 50 trees donated to Westport by CSX), Parks & People has overseen the planting of a total of 160 new trees in Westport, and the repair and restoration of Indiana Street Park and Playground. Parks & People continues to maintain all of the newly planted trees, an effort that will be taken up by the new Clean & Green Team.

This past summer, working with Westport Community Partnerships, Parks & People applied for and received \$16,619 under the Urban Greening Grant program of the Chesapeake Bay Trust to continue the greening work in Westport.

Look for more information, coming soon, about community stewardship, volunteer opportunities and participation in the greening of the neighborhood, including a Parks & People-Westport Community Partnerships spring event with a demonstration workshop on a Westport vacant lot where there will be forms for neighbors to request free street trees and small trees for sale to Westport neighbors along with volunteer assistance in planting them, and more. For more information about how you can get involved in the greening of Westport, contact Bonnie Crockett at bcrockett@westportpartnerships.org.

instead of watching their hard work fall apart from broken furnaces, freezing pipes and worse. Fewer Westport neighbors will be so cold and desperate this winter that they'll use their gas stoves for heat. Everyone who received help on Heat the Country day will now have a healthier, safer, warmer winter, and can start the new year with gratitude and joy at being given such a generous gift.

JOB OPPORTUNITIES

ANNOUNCEMENT

Green Jobs Available NOW!

The Parks & People Foundation with funding for 18 months from the American Recovery and Reinvestment Act (federal stimulus funds) will create four "Green Up, Clean Up" Crews to work in south, west and southwest Baltimore City and at school and public housing sites citywide.

Positions available include:

4 Team Leaders for crews of adult workers (hourly rate \$11 to \$13 plus benefits)

2 Team Leaders for crews of youth workers (hourly rate \$11 to \$13, no benefits)

16 Adult crew members (\$8 to \$11.75 plus benefits)

All positions listed above are for adults 18 years of age or older. Adult crews work 32 hours per week and youth crews work 14 hours per week. Parks & People is looking for people to start right away. Work will be outdoors and will require the ability to lift fifty pounds. Parks & People Foundation provides a drug free work place and a background check is required of all potential employees.

RECRUITMENT EVENTS

If interested, please attend one of the recruitment events to learn more and fill out an application.

Tuesday, January 12, 2010; 1:00-3:00pm

The Salvation Army Temple Corps Community Center

1601 W. Baltimore St. (intersection of W. Baltimore and Frederick Avenue)

Baltimore, MD 21223

(accessible by #6, #10 and #20 MTA bus)

Wednesday, January 13, 2010; 1:00-3:00pm

Fitch Co. in Westport

2201 Russell St. (off of Annapolis Road near Rt. 295)

Baltimore, MD 21230

(accessible by #27 and #51 MTA bus, and from the Westport light rail station)

Thursday, January 14, 2010; 10:00am-12:00pm

Pleasant View Gardens Community Center

201 N. Aisquith St.

Baltimore, MD 21202

(accessible by #20, #23 and #40 MTA bus)

You may also submit an application to Parks & People Foundation, 800 Wyman Park Drive, Suite 010, Baltimore, MD 21211 or email to jobs@parkandpeople.org or Fax: 410-448-5895 by January 22.

AN EQUAL EMPLOYMENT AND AFFIRMATIVE ACTION EMPLOYER

CENSUS JOBS

The U.S. Census Bureau is recruiting temporary, part-time census takers for the 2010 Census. These short-term jobs offer good pay, flexible hours, paid training, and reimbursement for authorized work-related expenses, such as mileage incurred while conducting census work. Best of all, census takers work right in their own communities. For more information, visit the U.S. Census 2010 jobs website at <http://2010.census.gov/2010censusjobs/>. In Baltimore City, Census takers start at \$17.50/hour. Census offices are located at: Baltimore West -- South Howard St., Baltimore, MD 21201. 443-927-3950. Baltimore East -- President St., Baltimore, MD 21202. 443-927-1200. More information about the 2010 Census in Baltimore can be found at <http://www.baltimorecity.gov/2010Census/>. You may also call Live Baltimore's toll-free Jobs Line at 1-866-861-2010. TTY users should call the Federal Relay Service at 1-800-877-8339.

WESTPORT COMMUNITY NEWS & NOTES

The Westport Neighborhood Association accomplished a lot in its first year as evidenced by the many positive comments from neighbors and the excitement and hope for the new year expressed by the WNA board members at their Annual Meeting in December. Year two promises to be even better as the Westport Neighborhood Association and the Westport Community Council look for common ground for the benefit of Westport.

WNA ELECTIONS

At Westport Neighborhood Association's 1st Annual meeting on December 17, 2009, the following neighbors were elected and agreed to serve as WNA officers and directors:

Mike Eanes	President & Director
Keisha Allen	Vice President & Director
Debbie Eanes	Secretary & Director
Stacey McCracken-Jones	Treasurer & Director
Debbie Guest	Director At-Large

WNA meetings are held on the **FIRST THURSDAY** of each month, 7pm at the Westport Academy, 2401 Nevada St. However, the January meeting will be held on a special date. (See the announcement at right.)

LETTER FROM THE WNA PRESIDENT

Hello Neighbors,

As the new president of the Westport Neighborhood Association, I would like welcome all of the many new neighbors to Westport. And I'd like to invite all neighbors, old and new, to join Westport Neighborhood Association this year.

Everyone is welcome to join us at our meetings. If you would like to become a voting member, dues are \$10.00 per year. (We ask that dues be paid no later than January 30th.) Payment of dues is not required to participate in our meetings, but your support does help the WNA help the neighborhood. It is entirely up to you.

The WNA has been in operation for one year. We have made great headway in pulling together the community and getting neighbors involved in helping us better the neighborhood. We look forward to seeing you at the meetings, bringing your ideas to the table.

If you have any concerns or questions you can always contact me by e-mail at Mikee2874@aol.com or by phone at 410-733-2092.

Thanks again to all of the neighbors who came to the Annual Meeting. We hope to see you and many more at WNA meetings and events throughout 2010.

Michael Eanes

Mike Eanes
President of the WNA
2220 Annapolis Road
410-733-2092
Mikee2874@aol.com

WESTPORT NEIGHBORHOOD ASSOCIATION
and
WESTPORT COMMUNITY COUNCIL

Join us for a fresh start!

WNA and WCC Special Joint Meeting

TUESDAY, JANUARY 12TH
7:00 pm

UNITY TABERNACLE OF GOD
2314 ANNAPOLIS RD

Join your neighbors...

Discuss ideas for design and planning strategies to bring back "Main Street" to Annapolis Road with the **Neighborhood Design Center (NDC)**, (an opportunity brought to the neighborhood through a grant awarded to the WNA).

Hear the latest news, dispel the latest rumors. **Patrick Turner** will be at the meeting to give the neighbors an update and answer questions about the **Westport Waterfront project**.

The WNA Board of Directors will extend a formal invitation to the WCC to join forces and merge with the WNA, including a seat on the board for the new WCC leadership, alternating meeting locations, and the pooling of energy, resources and focus for the mutual benefit of all community members and the neighborhood as a whole. Come to the meeting, listen to the proposal and share your thoughts.

If you have any questions or if you need a ride, please call WNA President Mike Eanes at 410-733-2092.

WHAT IS THE NDC? AND HOW ARE THEY HELPING WESTPORT?

Since 1968, the non-profit Neighborhood Design Center has worked to improve neighborhood livability and viability by providing free design and planning services for community-sponsored initiatives. The NDC organizes volunteer architects, planners, landscape architects, engineers, and other design professionals who donate their professional services to help groups in the initial stages of neighborhood revitalization efforts. The NDC takes on projects that both strengthen community participation in neighborhood improvement efforts and serve as a catalyst for increased investment in neighborhood development.

Last summer, the Westport Neighborhood Association applied for and was awarded a grant from the nonprofit Neighborhood Design Center (NDC) to help "bring back Main Street." The WNA asked the NDC for urban design assistance, including a strategy for building redevelopment, façade renovation, streetscape and sidewalk improvements, gateway/signage/lighting elements, etc., and a plan to implement that strategy.

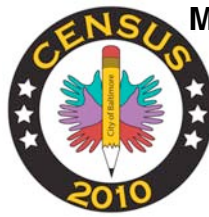
As part of the WNA's mission to work for positive change and promote a cleaner, safer and brighter future for the neighbors of Westport, the WNA is working with city agencies, area developers, nonprofit organizations and others to help bring back "Main Street." The revitalization and improvement of Annapolis Rd.

A clean, green and lively "Main Street" will provide jobs and business opportunities as well as goods and services for the neighbors. A lively business district puts more eyes on the street, making the neighborhood a safer place.

Everyone in the neighborhood uses Annapolis Road. It is, indeed, Westport's "Main Street." Each step of its revitalization will benefit and energize all of the neighbors because it will be at work in the heart of Westport.

The WNA envisions a clean, green, safe and lively boulevard with retail shops and restaurants, professional and community services, where neighbors shop, dine, work and gather together as a community. The WNA is looking for a strategy and a plan that can be used to help leverage resources and new investment so that revitalization benefits everyone in the neighborhood.

The NDC awards free professional services, it does not grant cash awards. When the NDC has completed its work on the WNA's Westport Strategy & Plan, all that the WNA will have are the plans. Additional grant applications requesting funding to implement the plans will have to be pursued as a next step.



MAKE SURE WESTPORT IS COUNTED!

Don't forget to answer the Census questionnaire on April 1, 2010 so that federal, state and local services and programs such as education, health care and infrastructure improvements will be there for Westport and all Baltimoreans over the next decade.

As required by the Constitution, the U.S. Census counts every resident in the United States every 10 years. Your participation is important! The Census count impacts one of your most fundamental rights - how you are represented in the U.S. Congress, the MD General Assembly and City Council. The census count helps determine the number of seats each State has in the U.S. House of Representatives, and can prompt States to redraw electoral district boundaries.

The Census count also helps determine how over \$400 billion in federal funds will be allocated each year to communities across the country for things like hospitals, schools, job training centers, senior centers, parks, bridges and roads, emergency services, etc. More than \$4 trillion over a 10-year period. **Make sure Westport is counted! Complete and return your census form on April 1, 2010.**

All sorts of people and organizations, including community groups, use census data to advocate for causes, rescue disaster victims, prevent diseases, research markets, locate pools of skilled workers, etc. The benefits of an accurate Census count for the neighborhood of Westport, Baltimore City, and the State of Maryland are significant, and important in ways that affect your daily life. **Complete and return your census form on April 1, 2010.** It's not only important, it's mandatory.

WESTPORT BUSINESS ASSOCIATION MAKES DONATION TO WESTPORT ACADEMY

Complicated by record snows and school closings, the WBA's plans to treat Westport Academy students to hot chocolate and cookies on their last day before Christmas vacation were waylaid. Instead, the WBA is making an \$800 donation to the Westport Academy School Store in recognition of the holiday spirit. The School Store doesn't trade for cash. Students are awarded credits for good grades and good behavior and can only buy items from the school store with those credits. The WBA hopes that \$800 worth of new store items will inspire a lot of good grades and good behavior.

NDC volunteers listened to neighborhood concerns and ideas at the November WNA meeting and took them back to the drawing board. They will return this month to the Special Joint Meeting of the WNA and the WCC on Tuesday, Jan. 12th, to continue the discussion as well as to share some thoughts of their own. All neighbors are welcome to attend and contribute to the conversation. For more information about the meeting, see the announcement on page 4.

WESTPORT WATERFRONT NEWS

Updates and explanations...

Why is the sale of waterfront parcels a good thing?

An urban development the size and scale of the Westport Waterfront development is a rare situation and frequently gives rise to confusion and crazy rumors. Some folks hear about the sale of a waterfront parcel, (like the Landex parcel discussed in this article), and worry that the sale is a sign that something is going wrong and Turner Development has to "sell out." But that is not the case at all. The sale of waterfront parcels is supposed to happen. It is not only good news, it's very good news!

Turner Development Group is focused on development more so than building. It was never Pat Turner's intention to retain ownership of all 54 acres and build the entire waterfront.

Over the last several years, working with Baltimore City and others, Turner Development created the Westport Planned Unit Development (PUD), a 54-acre mixed-use planned neighborhood, including design guidelines covering urban design, landscape design, building design goals, "and a set of standard practices to ensure each individual building parcel enhances the Westport Waterfront as a whole," as well as a Master Plan setting forth building usage, density, parking, public improvement provisions, etc. The PUD is a matter of law, implemented by Baltimore City Council Ordinance. Purchasers and builders are held to the PUD's standards and requirements.

It was always Turner Development's intention to promote the waterfront development by selling various parcels -- the townhouse parcel to the best townhouse builder, for example, and the luxury apartment parcel to a superior luxury apartment builder like Landex, etc. The fact that parcels are selling in this economy is remarkable news and definitely a good thing!

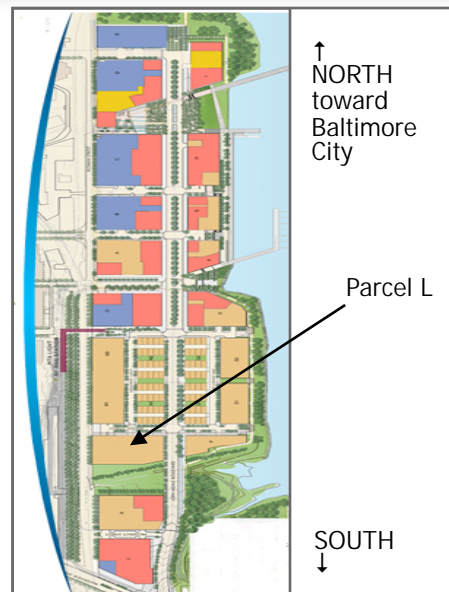
LANDEX CORPORATION TO BUILD A 200-UNIT APARTMENT BUILDING ON THE WATERFRONT

Turner Development Group recently announced that Landex Development, LLC, signed a contract to purchase a 1.07 acre Westport Waterfront parcel located on the newly created John Moale Blvd. at the southern end of the site near the Light Rail station.

Landex executives plan to build a luxury apartment building as part of Westport Waterfront's first phase of development. The architectural plans provide for a glass-fronted, six story, LEED certified, luxury apartment building with 200 apartments boasting balconies and terraces with views of the waterfront and surrounding parks. The spacious, contemporary apartments will have a variety of suite layouts and will include secure underground parking and concierge service. Construction is slated to begin by the 2nd quarter of 2010.

"The Westport Waterfront's proximity to rail and highway transportation, as well as the availability of outdoor recreation activities such as biking, walking trails and kayaking at the front door, make it a very desirable location for professionals looking to combine beautiful living space with outdoor activities and easy access to Washington and Baltimore," said Peter Siegel, CEO of Landex Development. "Landex is very excited about collaborating with Patrick Turner and helping to implement his vision for the Westport Waterfront Master Plan."

"Landex is exactly the kind of partner we want to bring to Westport Waterfront -- an experienced developer that takes a holistic approach to housing, neighborhoods and communities," said Patrick Turner. "Their design mandate that the building must be attractive, contemporary and sustainable over the long term fits our vision for Westport Waterfront."



What is LEED certification?

LEED certification is the recognized standard in the U.S. and many other countries for measuring building sustainability. Achieving LEED certification is evidence that a building project is truly "green." The LEED green building rating system, developed and administered by the U.S. Green Building Council, (a Washington D.C.-based, nonprofit coalition of building industry leaders), is designed to promote design and construction practices that increase profitability while reducing the negative environmental impacts of buildings and improving occupant health and well-being.

LEED certification looks at five green design categories: sustainable sites, water efficiency, energy and atmosphere, materials and resources, and indoor environmental quality. The LEED rating system offers four certification levels for new construction -- Certified, Silver, Gold and Platinum. The Westport Waterfront development project is currently the only neighborhood development project on the East Coast seeking Platinum LEED designation for an entire neighborhood development (LEED-ND).



CONSTRUCTION BEGINS ON WESTPORT WATERFRONT Project Receives Stimulus Funds

Construction has begun on the first phase of public improvements on the Westport Waterfront, including the living shoreline wetlands along approximately 900 feet of the Patapsco River. \$620,500 in American Recovery & Reinvestment Act(stimulus) funding awarded by the MD Dept. of the Environment will be used to reconstruct the shoreline and create the waterfront tidal wetlands.

The wetlands reconstruction is the first step in making the first 25 acres of the site ready for building construction. Construction of new utilities, roads, landscaping and bike paths should begin in March 2010.

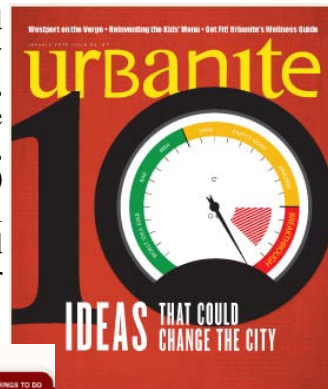
The wetland reconstruction is part of an overall strategy of Turner and the City to restore the ecology of the Middle Branch, which is home to abundant populations of fish, birds and other wildlife and is a popular location for recreational fishing. Restored wetlands improve water quality by filtering contaminants, while also providing important habitat for juvenile fish that provide food for larger fish and birds. Wetland restoration in the Middle Branch is a key priority of Baltimore City as it focuses on the redevelopment of the Middle Branch watershed as Baltimore’s “green harbor.” Turner is also planning additional wetland areas in Phase II of the waterfront project.

The Whiting-Turner Contracting Company is acting as construction manager for the shoreline reconstruction, wetland installation and the infrastructure construction. Westport Community Partnerships is working to ensure Westport residents are made aware of all job opportunities and programs in connection with the waterfront development as soon as they become available.

WESTPORT IN THE NEWS ...

ON THE CUTTING EDGE

Instead of looking backward at the last decade, the January 2010 issue of the *Urbanite*, (a free monthly magazine about city life in Baltimore), looks forward, exploring 10 innovative ideas and potential breakthroughs “that could change Baltimore City for the better.”



“...A long-neglected neighborhood is about to get a billion-dollar makeover.

...But what will the Westport of the future owe to the Westport of the past?”

Check out feature article *Edge City*, by Martha Thomas, which takes a look at Westport primarily through the eyes of long-time Westport resident, Deborah Guest, (below).



Free copies of the *Urbanite* magazine are available throughout the city. Readers can also log on to www.urbanitebaltimore.com to read the issue online.

No star is ever lost we once have seen. We always may be what we might have been.
 ~Adelaide Proctor

BALTIMORE CITY NEWS & NOTES

Christmas Tree Recycling & Pickup

Dept. of Public Works will provide Christmas tree mulching every Saturday during the month of January at the Citizen Drop-off Center, 701 Reedbird Ave., from 9 am until 5 pm. If you want to bring back mulch for your own use, your own bags or containers to carry it. While supplies last, community groups are encouraged to come by and bag up free mulch for neighborhood gardens.

For residents who cannot bring their trees for mulching, the city is offering curbside tree collection from Tuesday, January 5th through Friday, January 29th. Set out trees on your regular trash collection day, (Tuesday in Westport), in the alley or other location where your trash is normally picked up. All tinsel and ornaments should be removed from trees before they are set out for curbside collection or mulching. For additional information, please call 311.

Dr. Martin Luther King, Jr. Parade: Monday, January 18, 2010

Celebrating the life of one of America's most influential civil rights, political, and social icons, now in its tenth year, the Dr. Martin Luther King Jr. Parade, will be held on Monday, January 18th at 12:00 noon. The parade steps off at the intersection of Martin Luther King, Jr. Boulevard and Eutaw Street, proceeds south on Martin Luther King, Jr. Boulevard.

Live Baltimore Home Buyers Workshops Coming Soon

Live Baltimore puts together events all year to promote Baltimore City living. Here are just a few events coming up in February and March. For more information and online registration for these events, go to www.livebaltimore.com.

SATURDAY, FEBRUARY 13 Workshop: Is Now the Right Time To Buy a Home?

SATURDAY, FEBRUARY 20 Workshop: The Baltimore City Homebuyer's Guide.

WEDNESDAY, FEBRUARY 24 Workshop: Renovating a Fixer Upper or Handyman Special in Baltimore City.

WEDNESDAY, MARCH 24 Smart Home-Buying Night: A pre-buying home-buying education event designed to help give homebuyers a head start on the home-buying process.

Free Tax Preparation!

The Baltimore Cash Campaign and its partners offer free tax preparation services to individuals who made \$25,000 or less and a family of two that made \$49,000 or less in 2009. Don't miss out on new tax credits for working families and free money management advice. Visit www.bmorefreetaxes.org or call 410.234.8008.

Assistance with Water Bills for Seniors and Low Income Residents

Baltimore City has two programs to help reduce the water bill for homeowners and tenants responsible for paying the water bill: (1) Low Income Senior Citizen Water Discount Program. and (2) Low Income Water Assistance Program. There are income and other qualifications for both programs. Low income senior citizens may apply at any of the Senior Community Centers in the city or may call 311 or 410-396-5398 to obtain an application. Nearby Senior Centers:

Cherry Hill Senior Life Center: 9:00-2:00

Robin Rich, Center Director
606 Cherry Hill Road - Suite 201
Baltimore, MD 21225
Phone: 410-354-5101
Email: rich@cc-md.org

Allen Senior Center: 8:30-3:30

Coryetha Arrington, Project Director
1404 S. Charles Street
Baltimore, MD 21230
Phone: 410-685-6224
Email: allcenter@verizon.net

Low income neighbors who are not seniors should call 311 or contact:

Southern Community Action Center
McCain-Lucas, Manager
606 Cherry Hill Road
Baltimore, Maryland 21225
410-545-0900