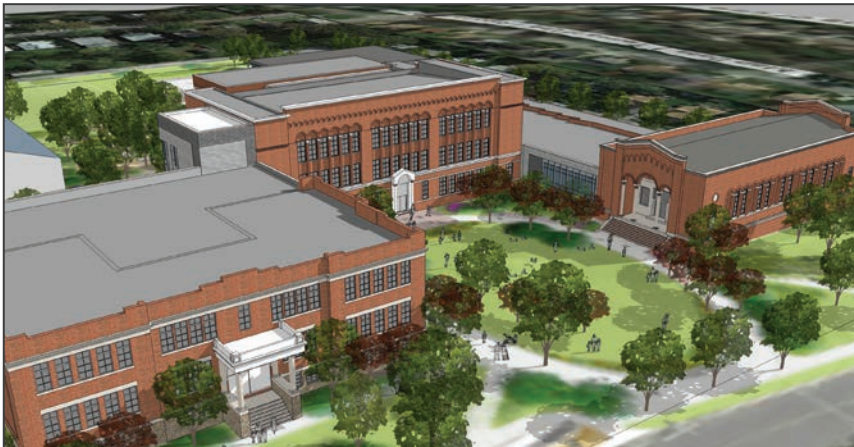




INSPIRE

Investing in Neighborhoods and Schools to Promote
Improvement, Revitalization, and Excellence

Pimlico Elementary/Middle School INSPIRE PLAN



November 2017



Pimlico Elementary/Middle School
INSPIRE PLAN



Presented to the
Baltimore City Planning Commission
November 9, 2017

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November 2017

Letter from the Director

Greetings,

It is with great pleasure that I share the Pimlico Elementary/Middle School INSPIRE plan. I want to express sincere thanks to the many residents and community stakeholders who played a role in shaping this plan, and for their commitment to working in partnership with the City to make their neighborhood a great place to live. INSPIRE plans are created through a collaboration with many stakeholder partners including neighborhood residents, organizations, businesses, and developers; the philanthropic community; anchor institutions; City agencies; and more. Together we are maximizing the impact around the modernized schools being built around Baltimore so that when the doors open for students on their first day, there will be a noticeable difference in the neighborhood surrounding the new 21st Century facility.

Every division of the Department of Planning has been involved either in developing the INSPIRE plan or in supporting the 21st Century School process. From offering urban design, architecture, and landscape design expertise, to identifying opportunities to increase access to healthy food or to secure a site and funding resources for a community garden, my team has been committed to working with others to develop the highest-quality school facilities and INSPIRE recommendations that will strengthen the connection between each school and its surrounding neighborhood.

Our commitment doesn't end here. INSPIRE plans provide a roadmap for achieving longer-term goals around housing, environmental sustainability, safety, sanitation, transportation, and health. We will continue to work with our partners – public agencies, institutions, businesses, non-profits, philanthropy, neighborhood organizations and residents – to achieve holistic progress towards the community's aspirations. New and improved school facilities both improve quality of life for existing students and families, and serve as catalysts for attracting new residents to Baltimore neighborhoods. INSPIRE plans like this one aim to capture that potential. We welcome new ideas and partnerships to help us achieve that goal.

Sincerely,



Thomas J. Stosur
Director of Planning
City of Baltimore

Acknowledgments

The Pimlico Elementary/Middle School INSPIRE Plan was created by the Baltimore City Department of Planning, but is the result of a collaborative process involving significant community and City agency input. Mary Colleen Buettner, INSPIRE Planner, led the creation of this plan, along with James Ashford, Northwestern District Planner. The Department of Planning thanks everyone who attended workshops, shared their ideas, and provided support.

Special thanks go to:

Mayor Catherine E. Pugh

State Senator Nathaniel T. Oaks

State Delegate Bilal Ali

State Delegate Angela C. Gibson

State Delegate Samuel I. (Sandy) Rosenberg

Councilwoman Sharon Green Middleton

The many residents and stakeholders from who shared their vision and recommendations for their community, especially members of Park Heights Renaissance, Neighborhoods United, and LifeBridge Sinai Hospital.

The Pimlico Elementary/Middle School scholars, their parents, and school leadership and faculty for their dedication to making their school and community thrive.

Thank you to these City agencies, from which staff helped develop this plan.

Baltimore City Department of Health

Baltimore City Department of Housing and Community Development

Baltimore City Department of Public Works

Baltimore City Department of Recreation and Parks

Baltimore City Department of Transportation

Baltimore City Police Department

Baltimore City Public Schools System

Baltimore Development Corporation

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Overview and Introduction

21st Century School Buildings Program

21st Century School Buildings Renovation/Replacement – Phase I

INSPIRE Mission and Objectives

INSPIRE Process

21st Century School Buildings Program

In the fall of 2010, groundwork was laid to address Baltimore City's aging and inadequate public school buildings. Community, education advocacy groups, the school system, and other stakeholders built a coalition of support for legislation and funding to modernize all of Baltimore's public schools. The promise of replaced and renovated schools is meant to help transform student opportunities and achievement, provide jobs and resources to families, and help revitalize neighborhoods.

The 21st Century School Buildings Program (the Program) will support excellence in teaching and learning with flexible and adaptable space, learning areas designed for interaction and collaboration, and technology-equipped classrooms, enabling students to meet today's—and tomorrow's—high standards, and will provide communities with a shared public resource that will enrich their neighborhoods. Baltimore City will benefit for decades to come from this historic effort to provide the healthy, safe, efficient, and modern school buildings all children deserve. As a result, students in Baltimore City Public Schools will benefit from:

- Replaced or renovated school buildings across the city;
- School environments that support teaching and learning to prepare students for college and career success;
- Schools that become hubs of resources supporting entire communities;
- Modern, efficient, and inspiring educational facilities that also provide recreation and community use; and
- Partnerships that encourage businesses and neighborhood residents to connect with their local schools.

All of the major renovation and replacement projects in the Program will meet or exceed U.S. Green Building Council's LEED-Silver standard. LEED stands for Leadership in Energy and Environmental Design; LEED-certified buildings are resource-efficient and save operating costs. Each school design team works with a sustainability consultant, to ensure certification.

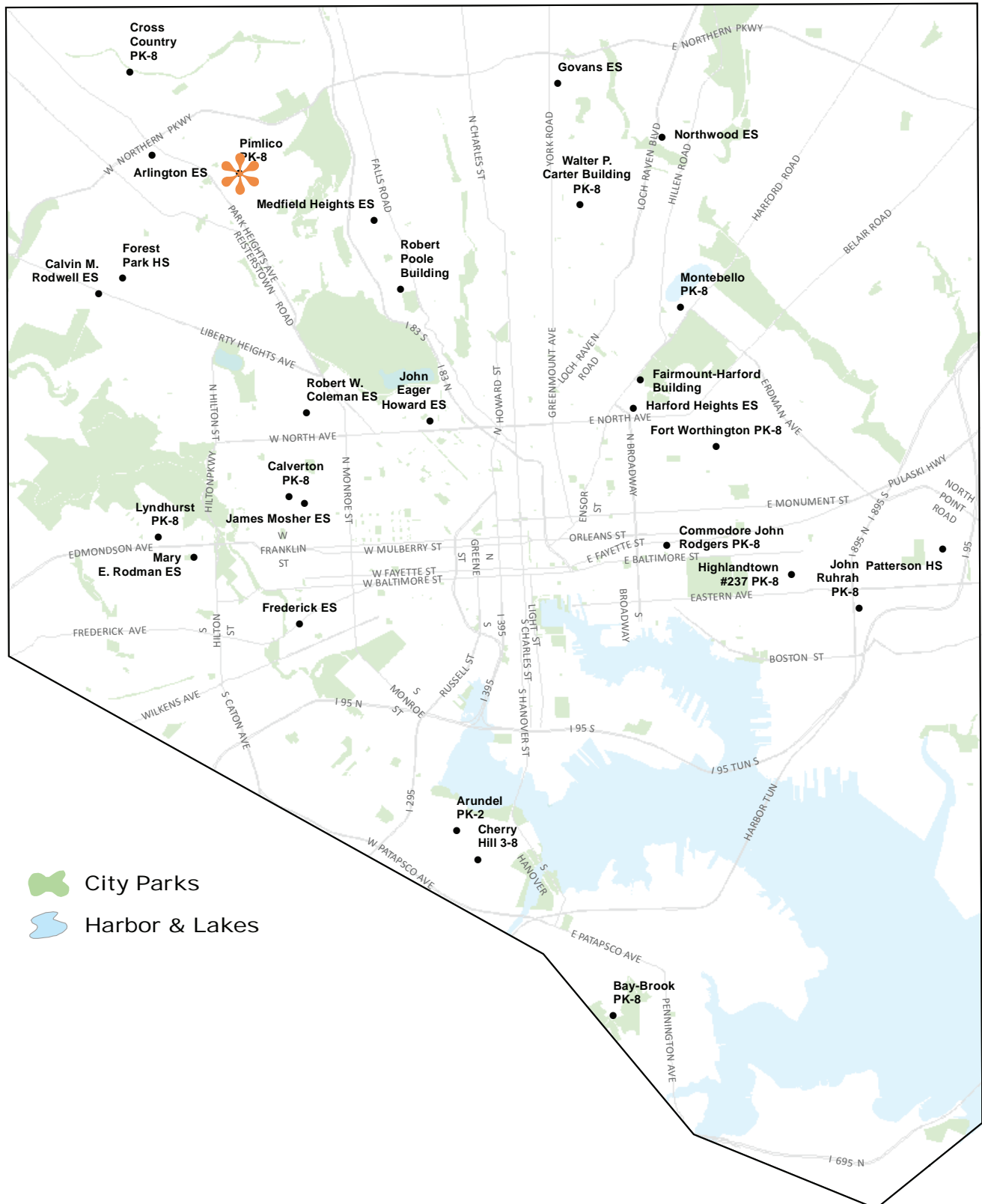
Financing and Administering the Program

The Baltimore City Public School System Construction and Revitalization Act of 2013 resulted in a partnership between the City of Baltimore, the State of Maryland, and Baltimore City Public Schools, financing a program that is leveraging \$60 million/year to provide approximately \$1 billion in bond proceeds for school construction issued by the Maryland Stadium Authority. Additionally, The City of Baltimore, Baltimore City Public Schools, the Interagency Committee on Public School Construction, and Maryland Stadium Authority are partnering through a Memorandum of Understanding in order to manage and oversee the plan.

School construction is typically funded by municipalities and states on a project-by-project basis. Alternative financing for school construction using this method for the Program allows Baltimore City Public Schools to expedite the process of significantly renovating or replacing 23-28 school buildings over a seven year period.

Find out more about 21st Century Schools Building Program, partnerships, school project statuses, community engagement, job/contract opportunities, and more at <http://baltimore21stcenturyschools.org>.

21st Century School Buildings Renovation/Replacement – Phase 1



INSPIRE Mission and Objectives



Each modernized 21st Century school represents tens of millions of dollars of public investment into the neighborhood it serves.

To leverage this investment, and to enhance the connection between the schools and the surrounding neighborhoods, the Department of Planning launched a new program called INSPIRE, which stands for Investing in Neighborhoods and Schools to Promote Improvement, Revitalization, and Excellence. This planning program focuses on the neighborhoods surrounding each of the schools, specifically the quarter-mile around the schools.

Focusing on a Quarter-Mile

Focusing on a limited geographic area allows plans to concentrate impact around the school so that assets and investments support the school as a community resource, build on each other, and continue to expand further into the neighborhood. Recommendations in the plan don't simply stop at a quarter-mile marker; a guiding principle however, is concentration of resources and impact. In this way, the INSPIRE plans respond to the aspirations of the neighborhood and school stakeholders in a way that is achievable.

Making an Impact

INSPIRE plans seek to lead to improvements in the



environment and in the quality of life for students, their families, and neighborhood residents and businesses. The plans will also articulate the community's long-term vision for guiding private investment, and address environmental, social, and economic conditions.

To achieve this, there are two categories of recommendations.

- To strengthen the connection between the school and community, the first set of recommendations focuses on blocks that have been designated as "primary walking routes." Standard improvements along these routes will help ensure that students and other community members have safer and more walkable access to the school. See page 15 for details.
- To address environmental, social, and economic conditions, and to help guide future investment, the second set of recommendations is divided into six goals. While all INSPIRE plans start with the same goals, community stakeholders help prioritize them; strategies and recommendations are developed in response to their input.
 - Invest in housing and market-strengthening development opportunities

- Improve safety
- Improve sanitation
- Create environmentally-sustainable neighborhoods
- Create opportunities for health and wellness
- Create connections and access

Implementing the Plans

Implementing recommendations that have been developed in partnership with community stakeholders is arguably the most important step. Throughout the planning process, the Department of Planning has met with City agencies, neighborhood stakeholders, and others who are critical partners in ensuring that recommendations become reality.

City agencies and others have committed to start making improvements by allocating staffing resources and capital dollars, and the Department of Planning is using General Obligation Bond funding (currently five million dollars for Fiscal Year 2016 and Fiscal Year 2017) to support improvements along the primary walking routes and community-selected projects. In some cases, recommendations highlight efforts already happening, or suggest programmatic partnerships. In others, stakeholders can decide to organize neighbors to implement a recommendation. Full implementation of the plans requires the engagement of the private market, anchor institutions, and the philanthropic community. The plans provide clear priorities to guide that investment.

Pages 47-51 contains implementation tables for all of the recommendations, and shows commitments that have already been made.

INSPIRE Process

The Planning Department works with community members, school stakeholders, City agencies, citywide organizations, and others to guide the INSPIRE process. Throughout the process we LISTEN, CREATE, and DELIVER.

- **LISTEN: Gathering Information**

Community stakeholders, Department of Planning staff, and other City agency staff examine existing conditions around the school and identify strengths, weaknesses, and opportunities. The Department of Planning reviews neighborhood history and plans, collects demographic data, conducts walking tours with an INSPIRE Steering Committee, convenes workshops, and conducts surveys to gather information from stakeholders.

- **CREATE: Drafting and Reviewing Recommendations**

Based on stakeholder input, Department of Planning staff drafts recommendations. Relevant City agency representatives will help identify where agencies can coordinate. Draft recommendations are shared with stakeholders, and are revised and prioritized.

- **DELIVER: Writing, Reviewing, and Executing the Plan**

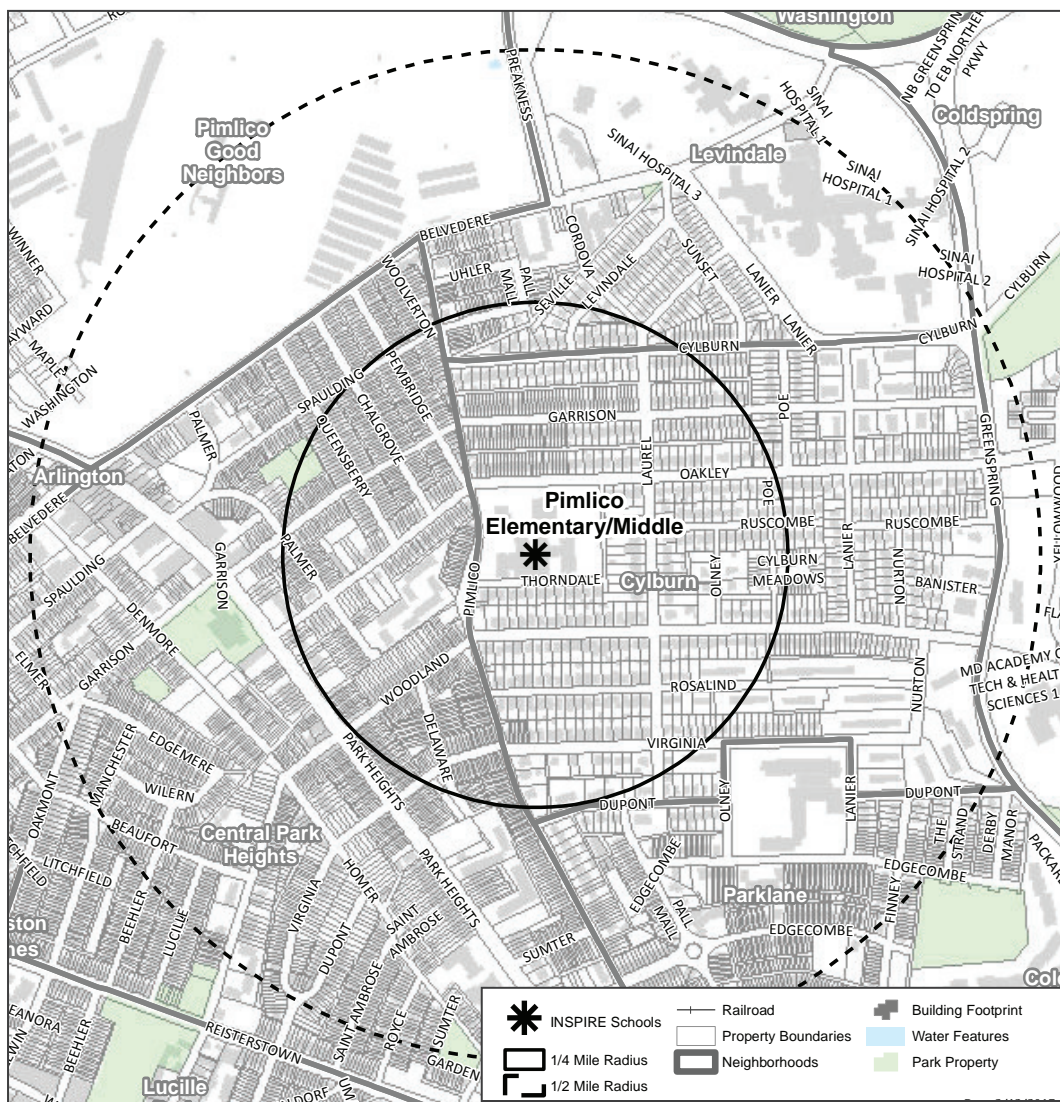
Department of Planning staff write the INSPIRE plan and share it with the community. After the plan is reviewed by the community, it is submitted to the Planning Commission for adoption.

This chart depicts the general process flow, although each planning process is unique.



INSPIRE Planning Area Background

Pimlico Elementary/Middle School is one of two 21st Century schools in the Park Heights area. The other is Arlington Elementary/Middle School located approximately one mile away. The quarter-mile Pimlico INSPIRE area around the school includes the neighborhoods of Cylburn and Central Park Heights. Pimlico Elementary/Middle School (EMS) No. 223 is situated on a 6.9 acre parcel. The site is bordered on the north by Oakley Avenue and Thorndale Avenue to the south, with Pimlico Road to the west. The east side of the school is bounded by a 25-foot alley.



Pimlico Elementary/Middle School Modernization



Pimlico Elementary/Middle School (PEMS) #223 consisted of a series of buildings organized around a formal quad. The original site of the 20,660 square foot, two-story Elementary/Middle School was built in 1910. Building additions in 1924 and 1972, plus a 2008 portable eventually created a school that totaled 164,034 square feet. The Pimlico parcel also contained a parking lot, a small playground, and a freestanding building facing Oakley Avenue, which houses the Baltimore Department of Parks and Recreation Callowhill Aquatics Center.

Once the renovation is complete, the school size and overall student capacity will be smaller than before, at 117,600 square feet and a capacity of 761. The expected pre-kindergarten through 8th grade student population will increase however, through the absorption of some students who previously attended Langston Hughes Elementary and middle school students who previously attended Arlington Elementary/Middle School. Langston Hughes closed in June 2014; Arlington, which will undergo modernization through Phase 1 of the 21st Century program, will not retain a middle school. Design Collective is the architect and engineer for the project and Dustin Construction, Inc. and Brinjac Engineering, Inc. are the construction team. The project represents a \$45 million investment.

The modernized school building and site will be different from the old school in many ways. Flexible and adaptable space, learning areas designed for interaction and collaboration, and technology-equipped classrooms will be featured. Below are some of the highlights:

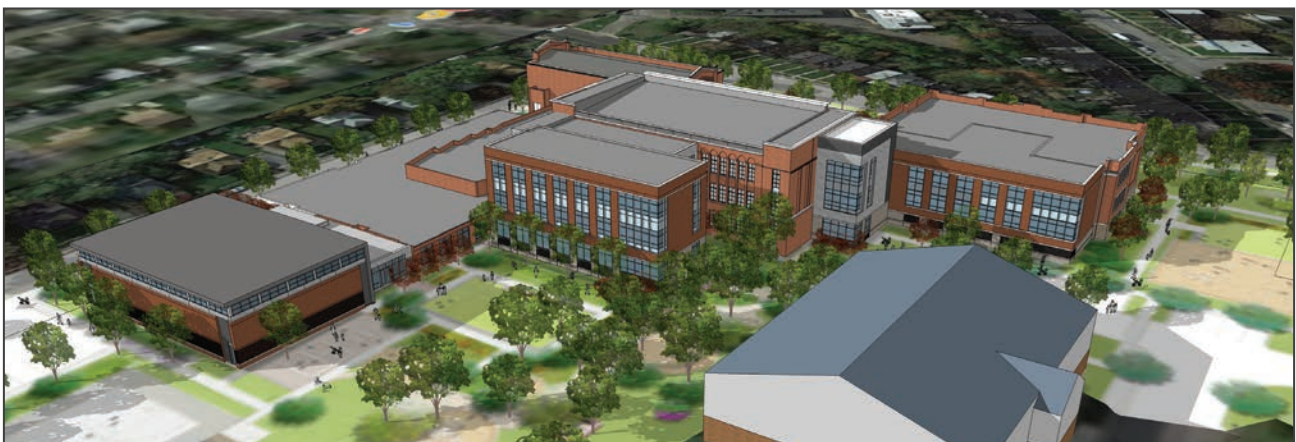
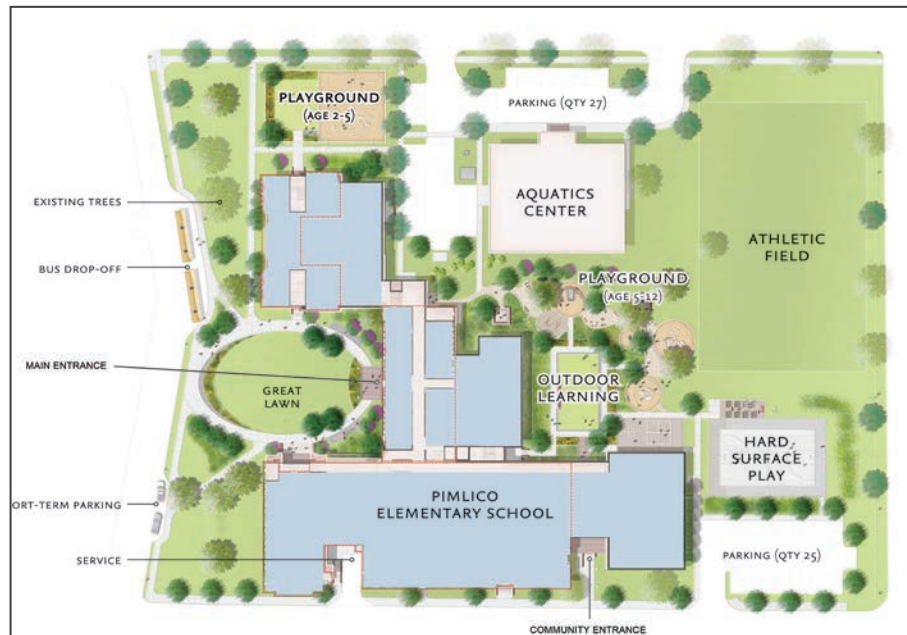
- As historically- and architecturally-significant, parts of the 1910 and 1924 buildings will be stabilized and preserved, including the historic front facades of the buildings. The majority of the 1972 building has been demolished. The project consists of a modernization and addition to connect all the buildings together while creating separate zones for the elementary school classrooms, middle school classrooms, activities, and community space.
- The auditorium and stage are being retained and renovated; there will be a new bright gym with large, clerestory windows and a new addition for fine arts.
- The new media center will be located in the Historic portion of the building with wood finishing.
- To make the school available as a resource to the surrounding neighborhood, parents, partners, and community members will have access to the gym, library, and cafeteria after school hours.
- Highlights of the community space include a food pantry, a Family Resource Suite, and a Wish List Depot (to provide space for donated supplies for teachers and their classrooms),
- Outdoor space features include parking, a bus pull-off along Pimlico Road, a main lawn, playgrounds, outdoor classrooms, hard surface play area, and a play field.

School Renderings



Facing Pimlico Road

Site Plan and Uses

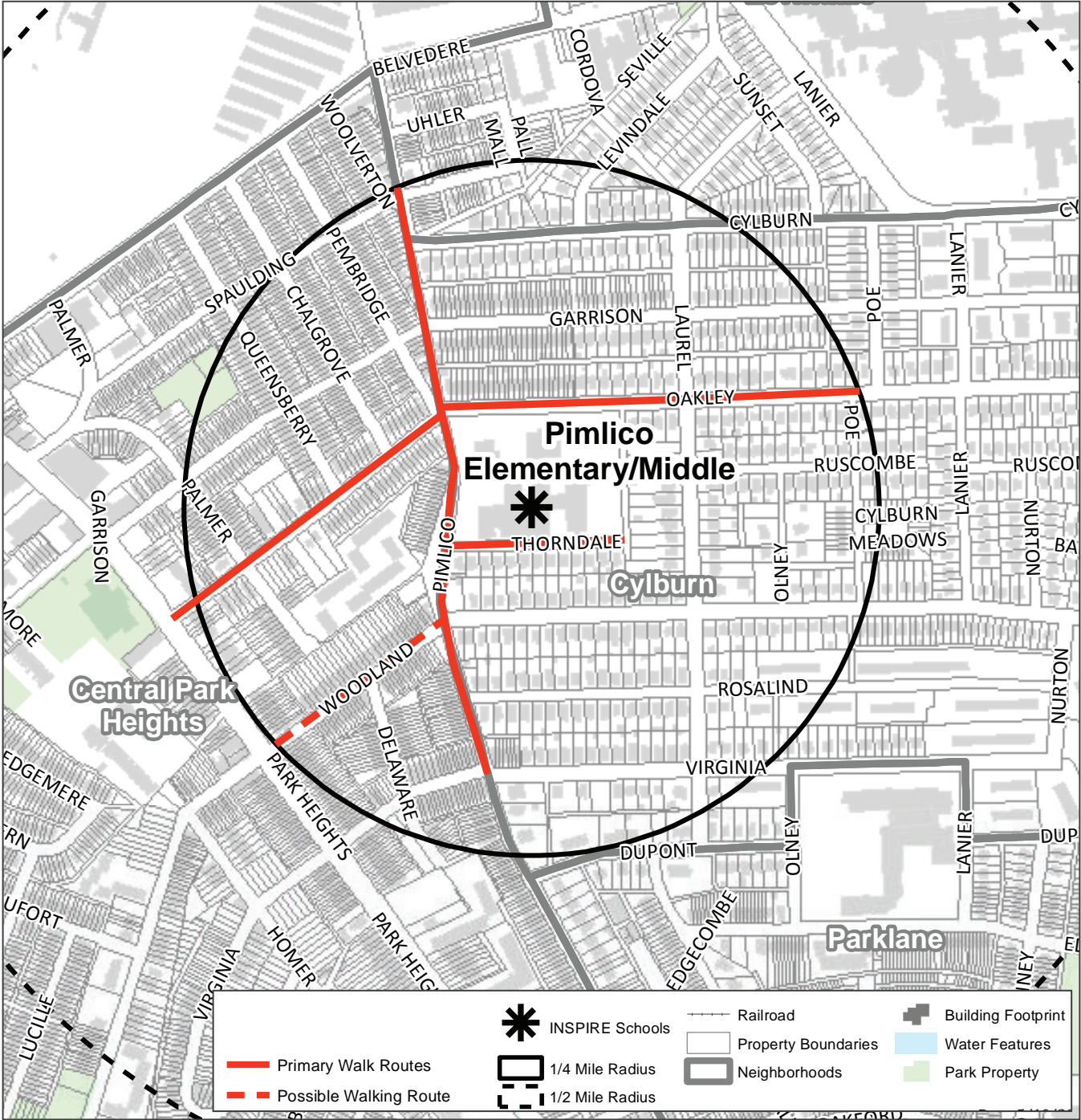


View of New addition from the back looking southwest

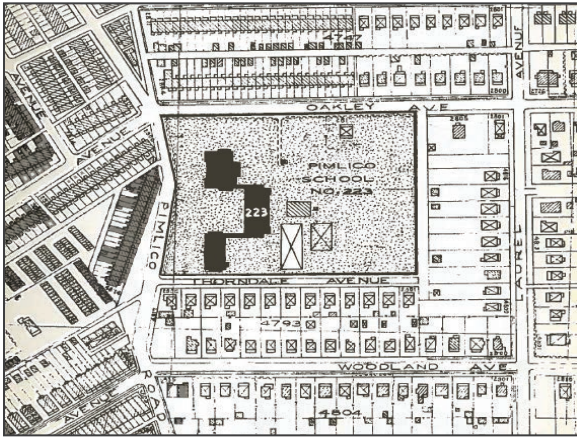
Primary Routes to School

The map below identifies the primary routes leading to the school. These routes were identified as Oakley, Thorndale, and Woodland Avenues, and Pimlico Road.

Woodland Avenue is part of the Park Heights Major Redevelopment Area and will be receiving upgrades after the block is demolished and redeveloped.



Neighborhood History



Pimlico Elementary School straddles Central Park Heights and the Cylburn neighborhoods. Since the early 19th century the area was almost exclusively residential as it developed from an area of country estates to neighborhoods filled duplexes, suburban-type rowhouses, and detached singled family homes. First, the “whole region [was] taken up with elegant residences of wealthy citizens” that were connected to the city by Pimlico Road. Wealthy merchants of Baltimore built their country estates here, fleeing from the malodorous characteristics of the city. From late spring to early fall, they stayed in at these country houses; late fall through early spring, these merchants lived in their townhouses in the city. This pattern of development – for the wealthy – continued until the automobile allowed for daily commuting. Ruscombe and Cylburn Mansions (and grounds) are existing country retreats.

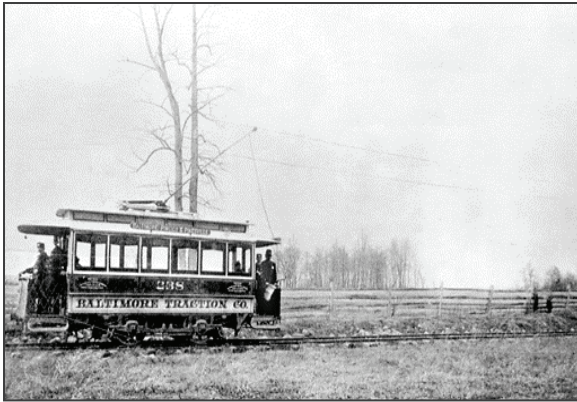


The attraction of country living, trickled down to the middle classes in the mid-1800s. First, in the 1860s-1890s, horsecar railways were built on Reisterstown Road, which allowed for development of country houses on smaller lots as long as they were within walking distance to the railway line. In the 1890s the Streetcars were electrified and suburban development intensified. Large commodious houses with bay windows, turrets, and asymmetrical designs were constructed. They were built, however, by the owner not a real estate developer. By the 20th century, many of the larger country estates were sold to real estate developers that laid out lots, built the infrastructure, and constructed whole blocks of rowhouses, duplexes, and detached, single-family homes. All these houses were built with front porches and front yards, which aesthetically unified the neighborhood. After World War II, developers constructed garden-style apartments (large three-story buildings surrounded by green open-space) throughout the area.

The area stayed exclusively residential except for the “Pimlico Fair Grounds” (which included a racetrack) and Sinai Hospital. The Pimlico racecourse became so successful after it opened in 1870 that the U.S. House of Representative adjourned during racing season. The race course attracted other development including road improvements and a railroad line to the race

track, hotels, and inns – all located on the periphery of the modern-day INSPIRE area. Today, the world famous Preakness Race attracts over 100,000 people a year to see the second race of the Triple Crown.

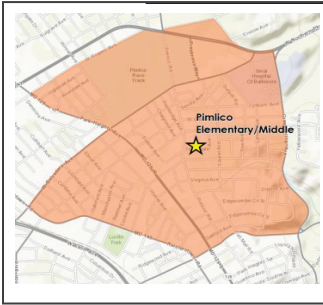
Another large-scale and historical asset in the area is Sinai Hospital. It first began in 1866 as the Baltimore Asylum for Israelites located at Monument and Ann streets. In 1959 it moved to its present site at the northeast corner of the neighborhood, and merged with the existing Levindale home and Mount Pleasant hospital.



By the 1950s the area became predominately settled by the children of the European Jewish immigrants who were moving up from the Reservoir Hill area south of Druid Hill Park. The movement of the European Jewish population has been described by historians as the Northwest Passage. Park Heights saw the expansion in housing types that were clustered further away from the streetcar lines. The area saw an increase in amenities with religious schools, stores, synagogues, and shops that catered to the dietary and religious needs of the community. Eventually the growth of the Jewish community would expand further north of Park Heights and into the growing county. The further away the new homes were built from the stops the more suburban the homes became.

As the migration continued to the Northwest the residents were replaced by Africa Americans due to a variety of social, economic, racial and political factors in the 1960s.

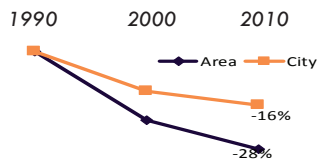
Key City and Neighborhood Data



The charts below depict data from the Census Tracts highlighted in this map (Census Tracts 2716.00, 2717.00, 2718.02). Source: U.S. Census Bureau 2011-2015 5-year Community Survey (area data) and 2015 1-year American Community Survey (City data).

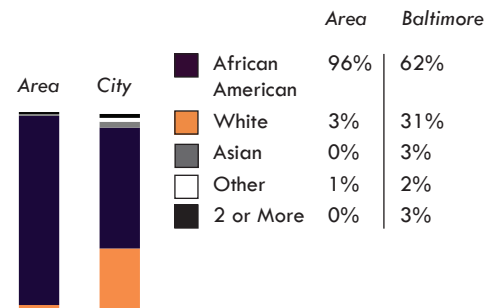
Figures may not sum to 100 percent due to rounding.

Population Change

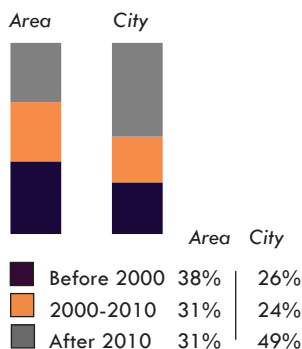


Between 1990 and 2010, the population in the area has decreased at a significantly higher rate than that of the city (28% vs. 16%).

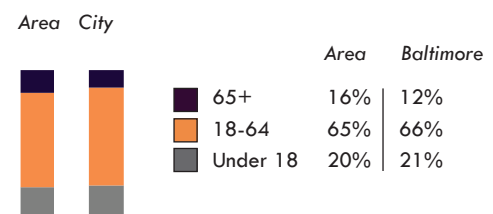
Race



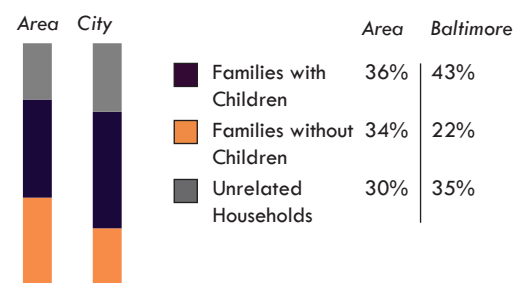
Residence Established



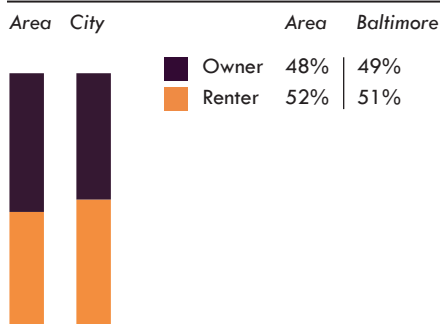
Age



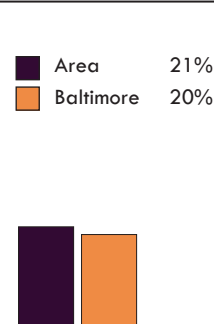
Household Structure



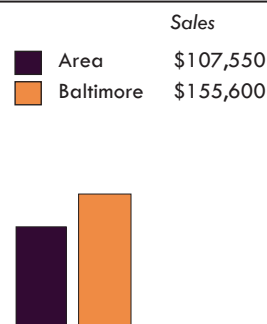
Housing Occupancy



Average Vacancy Rate



Median Housing Sales



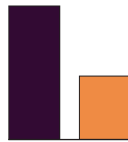
Median Income

Area	\$32,713
Baltimore	\$44,165



Unemployment Rate

Area	20%
Baltimore	10%



The area unemployment rate is double the city average.

Poverty Rate

Area	29%
Baltimore	23%



Educational Attainment

Area	City		Area	Baltimore
		No HS Diploma or GED	21%	15%
		HS Degree/ GED Attained	46%	30%
		Some College	23%	25%
		College Degree	5%	17%
		Graduate Degree	5%	13%



79% of Pimlico residents have earned at least a high school degree or GED. Of those however, just **10%** have obtained either a college or graduate degree (compared to **30%** of residents citywide).

Journey to Work

Area	City		Area	Baltimore
		Public Transportation	32%	20%
		Carpooled	7%	9%
		Drove Alone	49%	58%
		Walk/Bike	8%	8%
		Other/Work at Home	4%	6%



Vehicle Availability

Area	City		Area	Baltimore
		No Vehicles	44%	31%
		1 Vehicle	33%	39%
		2+ Vehicles	22%	30%



Almost half of residents, **44%**, lack an automobile; the comparable rate for the city is **31%**. Overall about **32%** of area residents use public transportation to get to work compared to **20%** citywide.

Percentage of Population Living in a Food Desert

Area	70%
Baltimore	25%



Neighborhood Observations

Pimlico Elementary/Middle School is located in the Cylburn Neighborhood, but sits on Pimlico Road, the border between Cylburn and Central Park Heights. The INSPIRE plan area covers both neighborhoods. Within a half mile radius of the school there are many major institutional, educational, and recreational assets; Pimlico Racetrack, Cylburn Arboretum, Life-Bridge Health Sinai Hospital (Sinai) and Levindale, Callowhill Aquatic Center, C.C. Jackson Recreation Center, a new Ripken Field, Edgcombe Elementary School and Recreation Center, Kipp Academy, and the 60-acre Major Redevelopment Area.



Land Use and Housing

The housing markets, building styles, and density of the two neighborhoods that Pimlico sits between are very different from each other. The western side of the school, in Central Park Heights, features mostly single-family row houses. An exception is Palmer Courts, a 115-unit development across the street from the school that is surrounded by row homes. The development is ripe for modernization. While Central Park Heights has suffered decline, the City is leading an effort to improve row homes adjacent to the school and to demolish nearby dilapidated structures on Woodland Avenue. The homes on Woodland Avenue are located in the upper-most part of Park Heights’



“Major Redevelopment Area” (MRA), which is a 60-acre area surrounding Park Heights and Woodland that is being prepared for mixed-income, mixed-use redevelopment.

In contrast, Cylburn features 1950s-era single-family detached houses built of brick, with yards and neighborhood trees on well-kept blocks. Although there has been a recent rise in mortgage foreclosures in this area, this community has remained more stable than Central Park Heights. Bordering Cylburn to the north is the neighborhood of Levindale, which is also a leafy community with well-maintained blocks and single-family residences adjacent to Sinai Hospital. In both Cylburn and Levindale, the majority of the homes are owner-occupied and there are relatively few vacant lots and buildings. Both communities enjoy a short walk to the Cylburn Arboretum.

Recreation and Open Space

The Pimlico school area is well-served by both indoor and outdoor recreation spaces. Two recent renovation phases have made the C.C. Jackson Fitness and Wellness Center an exemplary regional recreation center. The first phase, completed in November 2013, in partnership with the Cal Ripken Sr. Foundation, created new baseball fields that replaced vacant



and dilapidated housing. The second phase, completed in spring 2016, added an enlarged gymnasium, locker rooms, fitness area, and program and game rooms. Directly across from C.C. Jackson, on the corner of Park Heights and Garrison, is a brand new KaBOOM! playground, built by the community in the fall of 2016 in partnership with Sinai, Neighborhoods United, and Park Heights Renaissance. Callowhill Aquatic Center – located on the same parcel as the school – is operated by BCRP and houses an Olympic-sized indoor swimming pool.

Cylburn Arboretum is a significant amenity located one-half mile down Oakley Avenue east of the school. The public 207-acre arboretum grounds are comprised of gardens, woodland trails, and a historic mansion. The Cylburn Arboretum Association (CAA) is the nonprofit partner with BCRP's Horticultural Division in maintaining, enhancing, and broadening the outreach of the arboretum. The site houses the

Johns Hopkins Center for a livable Future Aquaponics Project, which demonstrates the capacity for raising edible plants and fish in an economically viable and ecologically sound environment. It is also home of the Jones Falls Trail, a 10-mile hiking and bicycling trail that runs mostly along the length of its namesake (Jones Falls), a major north-south stream in and north of the city that has long acted as a major transportation corridor for the city. The Jones Falls Trail forms a segment of the East Coast Greenway, a growing network of multi-use trails across 15 states and the District of Columbia. Cylburn Arboretum is a major educational and recreational opportunity that is underutilized by Park Heights residents. No formal physical, social, or educational connection exists between the school and arboretum. Providing opportunities for easier and visible access to the arboretum from the school is a priority for school and community leaders.

Park Heights is also home to the Pimlico Racetrack, home of the Preakness, a live horse racing venue and located within one-half mile of the school. Host to the famed Preakness, the Race Course is a historic source of pride for Park Heights and all of Baltimore. Future studies will determine whether this site is suitable for redevelopment of the current racecourse or other development opportunities. As a result of being adjacent to the Racetrack, Local Impact Aid (slots funding) is available within Park Heights. A spending plan is prepared annually to allocate these funds towards implementing the Park Heights Master Plan.



Transportation

Park Heights sits in the heart of Northwest Baltimore and major regional arterial roads run through it. Major north-south streets are Park Heights Avenue, Reisterstown Road, and Greenspring Avenue. Major east-west streets are Cold Spring Lane, Belvedere Avenue, and Northern Parkway. Interstate 83 is easily accessible via Cold Spring Lane and Northern Parkway. The high-volume and high speeds create an unsafe environment for students, especially as they cross Park Heights avenue daily. Safety concerns are compounded because of a lack of safe and adequate intersection crossings, and students and other residents often do not use designated intersections.

Public transportation is a vital mode of transportation for the community. Approximately 44% of residents do not have a car and 33% have just one vehicle in the household. The neighborhood is served by the MTA BaltimoreLink bus service. The main LocalLink lines that serve the area are 91, 94, 31, 85, and 28. The Metro Subway Link also serves the area, with stops at Coldspring and Rogers Avenue; it provides convenient access to Owings Mills, downtown and Hopkins Hospital (see BaltimoreLINK in the Appendix A).



In conjunction with the Baltimore Bicycle Master plan and the Green Network Plan, Oakley Avenue represents an opportunity for walking and bicycle

improvements, to connect the neighborhood around Pimlico EMS to the Cylburn Arboretum and the Jones Falls Trail. Many residents and students do not know that these are public amenities in their community. The Green Network Plan identifies Oakley Avenue as a key pedestrian and bicycle connection linking the MRA, the school, and these assets.



Healthy Food Environment

In the Pimlico INSPIRE area, 70% of residents live in a food desert--areas where residents lack both access and the economic resources to purchase healthy foods. Within the target statistical area, 28.4% of families with children have an income below the poverty level. For every 10,000 residents, there are 14.4 carry-out restaurants and 18.6 corner stores, both higher than the city average. While food retail is present, healthy options are scarce.

Food insecurity and obesity cause significant chronic health problems and impact students' ability to learn and thrive both in and out of class. Studies have shown a link between hunger and obesity, and that food insecure children are more likely to be overweight or obese. The food environment and food insecurity also impact health outcomes for youth. Students at Pimlico EMS have access to fruits and vegetables in school, but a challenge remains for healthy food access, knowledge, and behaviors in their neighborhood.

Existing Plans

A number of plans and Initiatives have been produced in the Pimlico Elementary/Middle School neighborhood. The INSPIRE plan has been informed by each of them.

Park Heights Master Plan (2008)

In 2003 residents and local stakeholders began to work with the City on creating a plan and vision for their 1,500 acre community. In 2006 the Park Heights Master Plan was adopted (amended in 2008) to provide a framework for housing, recreation, transportation, land use, human services and community and economic development opportunities.

One of the recommendations in the plan is to transform the area around Park Heights and Woodland. The plan identifies this area as a 60 acre Major Redevelopment Area (MRA), an opportunity to create a mixed-income, mixed-use community and leverage additional investment. The area's most distressed housing stock is being demolished and will be replaced by high-quality housing stock. Redevelopment could accommodate hundreds of new housing units, along with new parks, streetscape improvements, and other amenities. A significant portion of local impact aid has been dedicated to pre-development activities for acquisition, relocation, and demolition in the MRA to prepare for redevelopment. This is especially important to the new construction at Pimlico EMS as Woodland is a primary walking route for children and is adjacent to the school.

Pimlico Local Impact Aid Spending Plan

Pimlico Local Impact Aid (slots funding) is available primarily for capital purposes benefitting economic and community development in the Park Heights Master Plan area and surrounding neighborhoods (1 mile radius). A spending plan is prepared annually to allocate funds. The FY18 Local Impact Aid spending plan prioritizes visible, physical redevelopment and includes a strategy for revitalization of the major corridors in the Park Heights area to spur investment. The Pimlico Community Development Authority (PCDA) serves an advisory role in determining priorities regarding the spending plan for Local Impact Aid funding. Copies of the annual Pimlico Local Impact Aid spending plans are available on PCDA's webpage (see Appendix B).

INSPIRE Recommendations

Plan Development and Overview

Standard Improvements – Primary Walking Routes

Goals, Strategies, and Recommendations – Pimlico Elementary/Middle School Planning Area

Plan Development and Overview



From January 2016 to September 2017, the Department of Planning staff worked with members of the school and neighborhood communities to better understand their neighborhood experiences, concerns, and needs. Through various community engagement processes – including community, student and parent workshops, meetings with the grandparents club at Pimlico, Family Night participation, attending community organization meetings, surveys, developer tours and multiple walking tours – stakeholders have helped inform the plan. Recommendations from previous plans – the amended Park Heights Master Plan (specifically the section related to the Major Redevelopment Area), Sinai’s Community Health Needs Assessment, Pimlico’s Community Schools Planning Process and Action Plan – were evaluated and included where appropriate. Workshop participants also included representatives from Sinai, merchants groups, local developers, and staff from the Association of Baltimore Area Grantmakers (ABAG).



Representatives from LifeBridge Health Sinai, City Councilwoman Middleton and her team, as well as state elected officials and staff from City agencies, including the Department of Planning (DOP), Housing and Community Development (HCD), Department of Transportation (DOT), Department of Recreation and Parks (BCRP), the Baltimore Police Department (BPD), the Department of Public Works (DPW), the Department of Health (Health), and the Baltimore Development Corporation (BDC) also participated in meetings and/or the walking tours, and worked with DOP staff to address stakeholder priorities. Stakeholders, community staff, and community organization leaders helped ensure community participation in the process thus far. In addition, DOP worked with the National Resource Network (NRN) to help identify strategic opportunities to collaborate with Sinai and identify potential funding resources to implement INSPIRE and/or Sinai’s work.

Presentations and notes from workshops can be found on INSPIRE’s website: <https://planning.baltimorecity.gov/inspire-plans/pimlico-elementary-middle-school>

Standard Improvements – Primary Walking Routes



Ensuring that students and other community members have safe and attractive pedestrian access to the school is critical to strengthening the connection between the school and community. Therefore, one part of each INSPIRE plan is a focus on the blocks that have been designated as the “primary walking routes.” See page 16 for the primary routes map.

The Department of Planning used BCPS student/school zone data, and worked with community members, school staff, and crossing guards, and the Department of Transportation, to identify the predominant routes that students use to get to and from the school. Within the ¼-mile INSPIRE planning area, blocks on these routes have been designated as the primary walking routes. These blocks are being prioritized for consistent streetscape improvements that will occur prior to the school reopening. They have also been designated as Safe Routes to School routes, and will be marked with the City’s Safe Routes to School wayfinding footprints.



Through commitments from many City agencies, these key improvements will be made along the primary walking routes:

- Bringing sidewalks up to a safe and standard condition
- Repainting or adding crosswalks
- Assessing the need for repairs to ADA ramps at intersections
- Assessing crossing guard deployment
- Pruning and planting street trees
- Assessing street lighting
- Boarding open vacant buildings
- Picking up trash and maintaining vacant lots



Goals, Strategies, and Recommendations – Pimlico Elementary/Middle Schools Planning Area

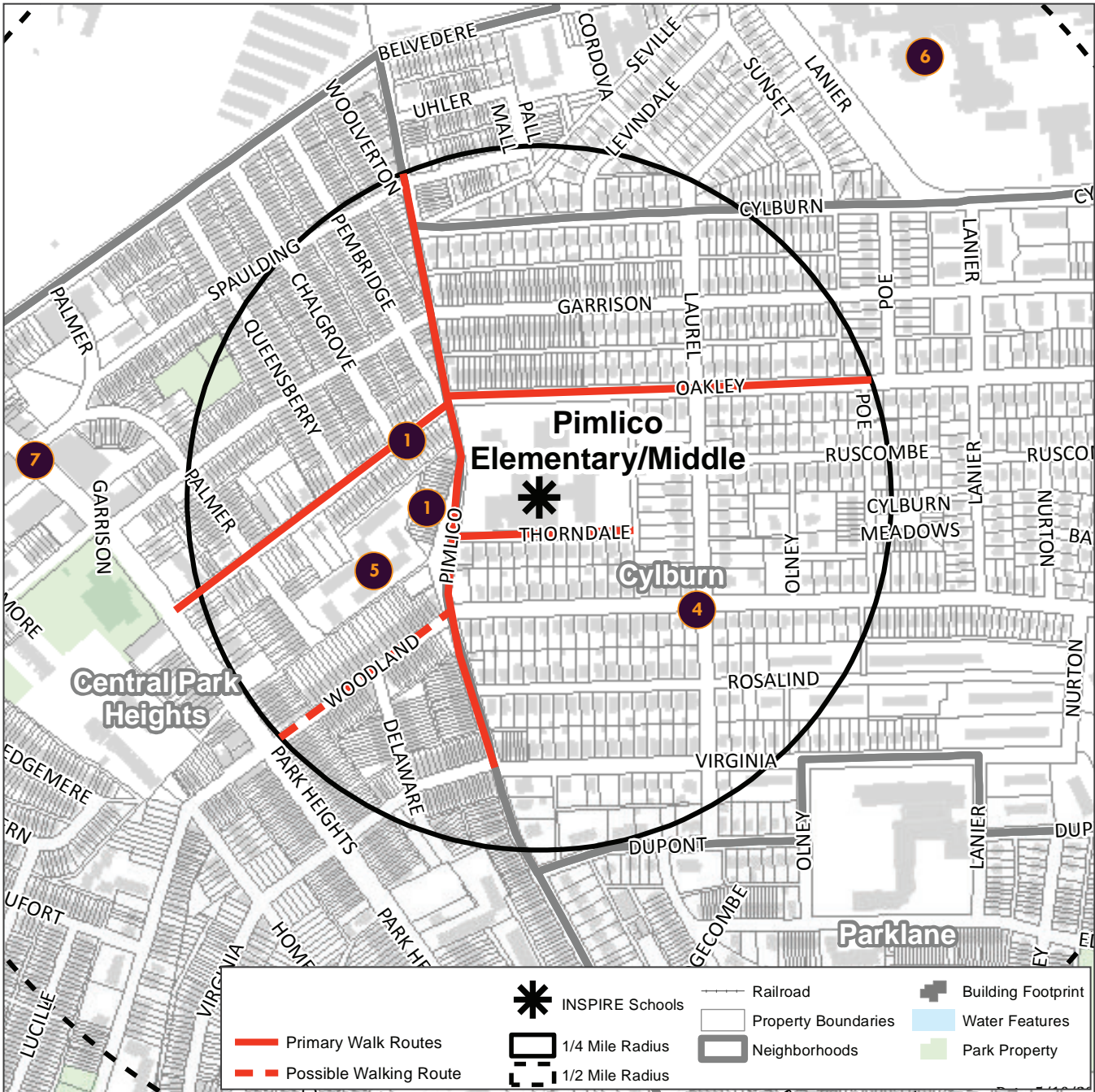
The recommendations presented in the remainder of this report are *in addition* to those that address the issues along the primary walking routes, listed on page 26. Many recommendations described could easily fit under more than one goal. Stakeholders in the Pimlico Elementary/Middle School Planning Area are already undertaking activities that address the goals.

Recommendations for the Pimlico Elementary/Middle Schools Planning Area fall under these goals and strategies:

- Invest in Housing and Market- Strengthening Development Opportunities
 - Increase Quality Housing Options
 - Promote Strategic Redevelopment Opportunities
 - Improve Retail Businesses and Seek Quality Entrepreneurs in the Community
- Improve Safety
 - Work with the Northern and Northwestern Police Districts
- Create Connections and Access
 - Improve Walkability, Pedestrian Safety and Access in the Neighborhood
- Create Opportunities for Health and Well-being
 - Enhance the Healthy Food Environment
 - Continue Community Engagement to Improve Connections and Use of Recreational Opportunities
- Create an Environmentally-Sustainable and Clean Neighborhood
 - Create a Clean and Green Neighborhood
- Provide Opportunities for Economic Self-Sufficiency
 - Provide Training and Access to Jobs

INVEST IN HOUSING AND MARKET-STRENGTHENING DEVELOPMENT OPPORTUNITIES

*Increase the stock of high quality housing, stabilize existing housing
and develop a mixed-income, mixed use community*



Increase Quality Housing Options

1. Rehabilitate and occupy vacant properties in areas that are highly visible, most stable, and/or immediately adjacent to the school within the first few years of the school building reopening by continuing to create development incentives to complement the INSPIRE planning effort.



Cylburn has been designated by Housing and Community Development as a Vacants to Value Streamlined Code Enforcement Cluster, where administrative citations and receivership can help move properties to rehabilitation and occupancy, as well as help spur further investment. Additionally, through the FY18 Pimlico Local Impact Aid Spending Plan, \$750,000 is available to provide incentives to developers to help stabilize and invest in the neighborhoods around the

school. Future spending plans should provide targeted funding around the school as well. To show what's possible, HCD is rehabbing the City-owned houses in the 4800-block of Pimlico Road, directly facing the school. Other immediate opportunities for rehabilitation include the following:

- 2900-block of Oakley Avenue
- 4800-block of Pimlico Road (private properties)

2. Promote homeownership assistance programs to help current and new owners maintain and improve their homes.

Many residential blocks in Cylburn near the school have a significant number of homeowners. Maintaining these blocks, and keeping the homeowners, is critical to building confidence and stability in the neighborhood. Programs run by the City and non-profits that can help homeowners maintain their properties should be promoted within the plan area. HCD and DOP should connect with the schools, churches, and community associations to promote these opportunities at meetings and events:

- HCD's Green, Healthy, and Sustainable Homes division offers assistance including rehabilitation services (loans and grants), home improvement incentives, homeownership incentives, lead hazard reduction, and energy conservation incentives.
- HCD's Baltimore Energy Challenge educates homeowners about lowering energy bills.





3. Promote homeownership opportunities to attract new residents to the neighborhood.

Stakeholder institutions, including Park Heights Renaissance (PHR) and Sinai, should begin a strong marketing effort to attract and prepare new homeowners to purchase around the school. PHR's homeownership counselors can promote opportunities and provide education programs. Sinai can continue to enhance incentives via its Life Near Your Work program for purchases of homes in the INSPIRE areas. Other opportunities are included in the Appendix B: Programs and Initiatives..

4. Re-invigorate the Healthy Neighborhoods program in Cylburn to incentivize home improvements, market the area, and spur investment in the community.

The Cylburn community has been designated a Healthy Neighborhood in a partnership with Sinai. This program can be a great asset to existing homeowners and attracting new ones. Analysis is needed to determine the appropriate tools, incentives and programming for the Cylburn community. Having a strong Healthy Neighborhoods presence would also allow residents to build capacity via partnering with their Healthy Neighborhoods liaison. Both Healthy Neighborhoods and Live Baltimore should use the modernized school and proximity to Sinai as an opportunity to market the community.

5. Improve existing multi-family housing stock, particularly Palmer Courts.

As the only multi-family housing development in the quarter-mile area, Palmer Courts provides an important housing resource. Community leaders and residents however, regularly highlight public safety concerns stemming from the 115-unit property, which is across the street from the school but tucked away behind the 4800-block of Pimlico. It is important to engage the owner and incentivize good management of these rental properties. Significant modernization of this property would improve the attractiveness and marketability of the neighborhood. The site is challenging because it lacks any visible street frontage and is tucked away behind Woodland Avenue and the 4800 block of Pimlico Road. The soon to be demolished Woodland Avenue and the rehabilitation of the homes on Pimlico Road both provide an opportunity for the site to be incorporated into the ongoing redevelopment activities.



Promote Strategic Redevelopment Opportunities

6. Continue to coordinate community and economic development and programming with area anchor institutions, especially Sinai.

Pimlico EMS is located in close proximity to Sinai, one of Maryland's top hospitals and the area's top employer. This presents a considerable opportunity for the school, community groups, and Park Heights Renaissance to partner with the institution to bring new residents into surrounding neighborhoods, and support future housing and retail. Partnerships could also include supporting the school with science and health based education curriculum and training to prepare interested students and family members for future careers in healthcare.

Improve Retail Businesses and Seek Quality Entrepreneurs in the Community

7. Neighborhood leadership should work with the Baltimore Development Corporation and Sinai to seek desired tenants at retail establishments.

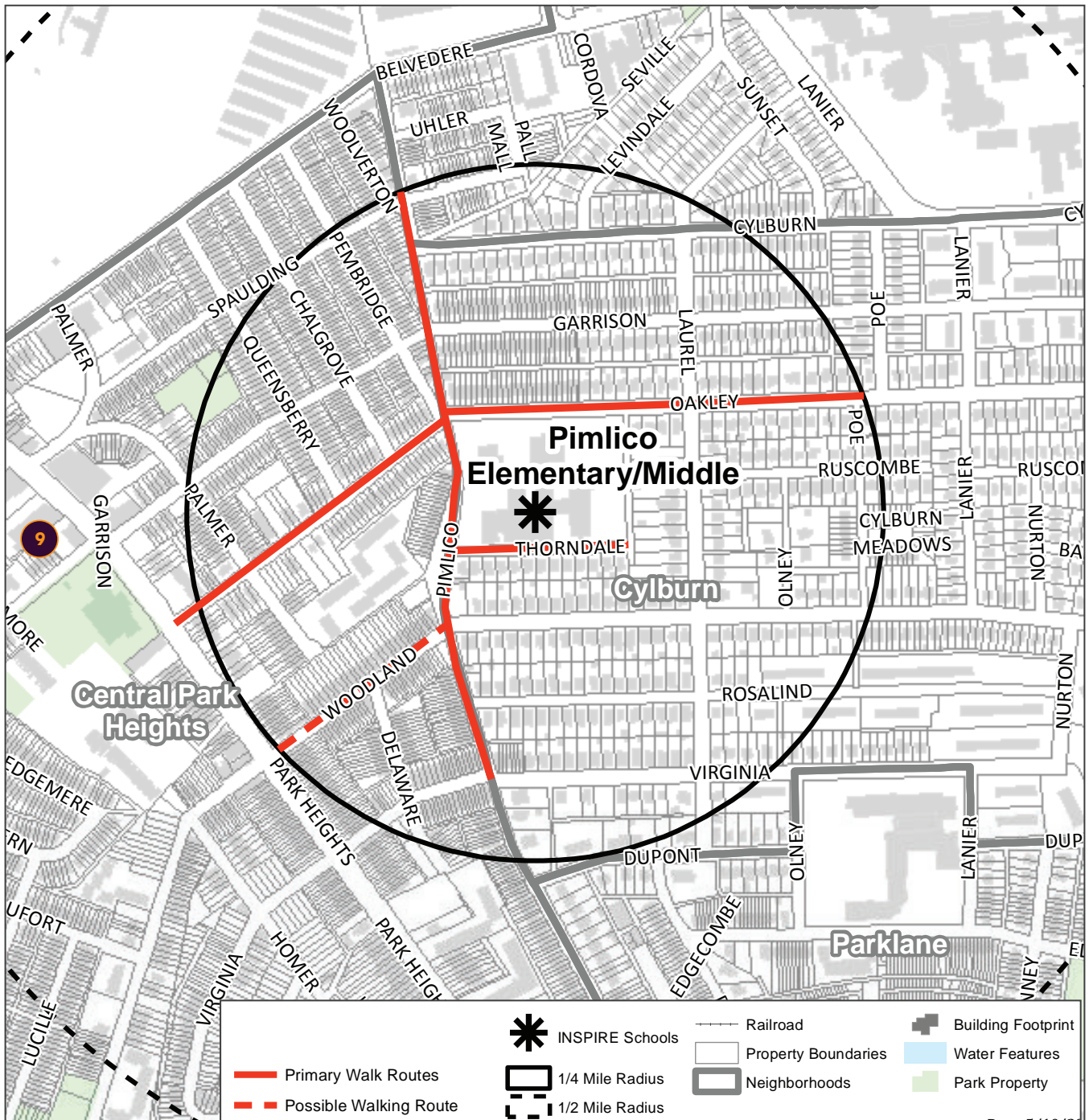
Nuisance and unkept businesses near residences and the school detract from the quality-of-life in the neighborhood. Many residents are not able to meet their

needs for goods and services within the neighborhood, either because of the types and quality of businesses available or because they feel unsafe near the establishments. To address these issues, neighborhood leadership should develop and strengthen community and business relationships by conducting site visits to these establishments on a regular basis. BDC, the Department of Planning, and community leaders (including Sinai) should explore opportunities to work with local business entities to provide business assistance for these establishments. Examples of BDC programs include micro loan programs, façade improvement programs, technical assistance for entrepreneurs and small businesses, and corner store support.



IMPROVE SAFETY

Create a positive and safe environment for current and future residents.



Work with the Northern and Northwestern Police Districts

8. Convene a public safety action committee made up of Pimlico Elementary/Middle school parents and faculty, Officers from the Northern and Northwestern Police Districts, school police, and other City agencies to develop a plan to address students' safety.

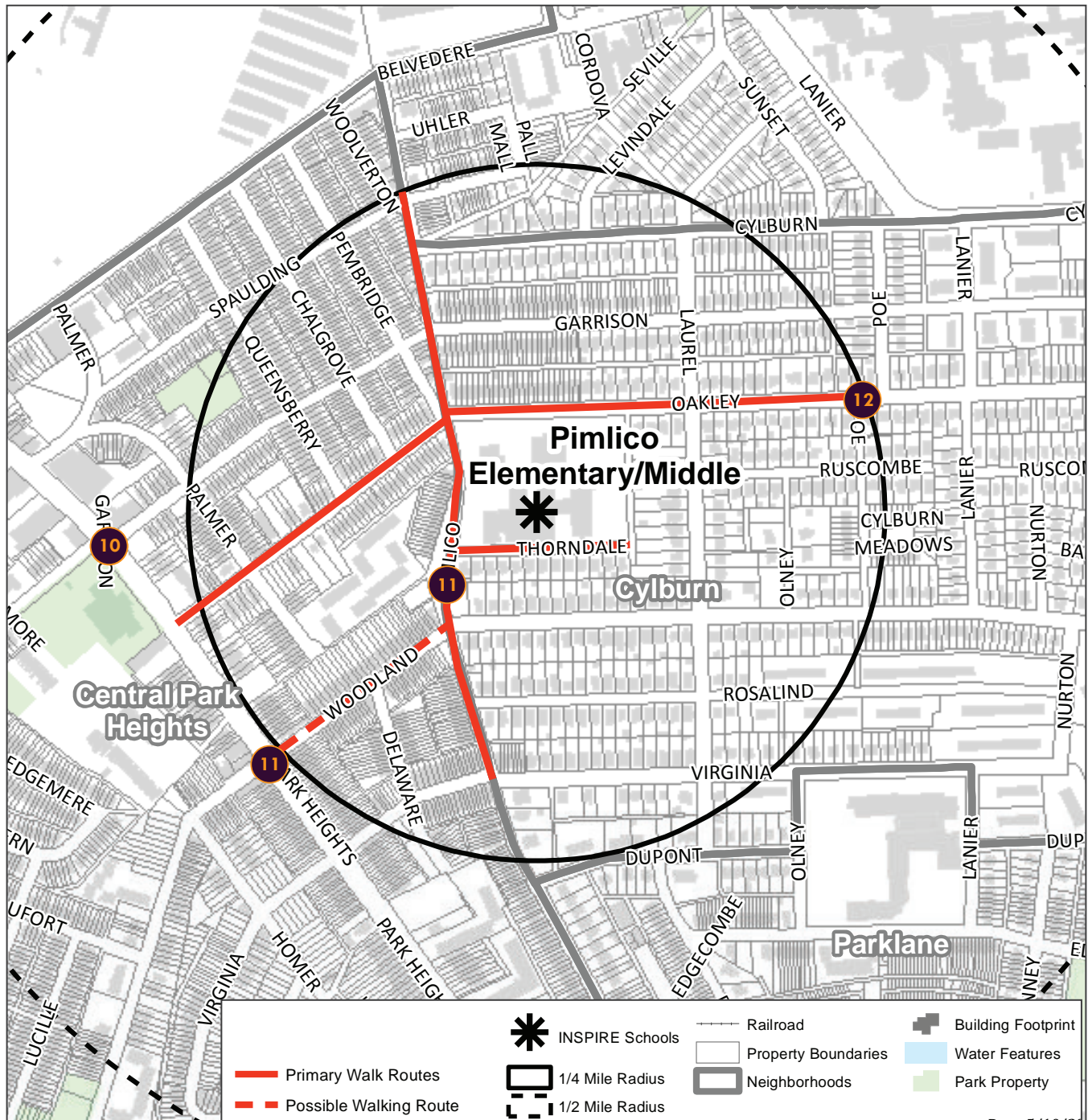
Pimlico Road divides the Northern and Northwestern police districts. While the school fronts on Pimlico Road, in the Northern Police District, the Northwestern Police District is directly across the street. Students attending the school live in both. The community has expressed safety concerns about elementary aged young people walking to and from school and extracurricular activities. A planning group should be organized by local leaders and consist of the following stakeholders: Northern and Northwestern District Commanders, Majors and Patrolling Officers, Baltimore City School Police, DOP, DOT, HCD, DPW, MTA Police, City Schools leaders and teachers, community leaders, and members from surrounding communities.

9. The school and neighboring community associations should work with the police department and members of the Transformation Zone in Park Heights to ensure that it is coordinated with INSPIRE areas.

The Baltimore Police Department (BPD) has identified four “Transformation Zones” throughout the city – areas with the highest concentration of gun-related crimes and calls for service in 2016. The Park Heights Transformation Zone (TZ) sits between Arlington and Pimlico Elementary/Middle schools. The program is developing holistic and sustainable solutions to gun violence in these areas, which requires the support of multiple City agencies, and a high level of community involvement. One cornerstone of the TZ effort is a new Neighborhood Coordination Officer (NCO) program, the goal of which is improving how the Police Department works with community members. The NCOs should continue to coordinate with the INSPIRE outreach and planning efforts, as much of it addresses the coordination needed among City agencies to provide better and consistent services geared towards the safety of children walking between home, school, and extracurricular activities.

CREATE CONNECTIONS AND ACCESS

*Improve connections throughout the neighborhood
and between the school and the major assets in the area.*



PIMLICO ELEMENTARY/MIDDLE SCHOOL SAFE ROUTES TO SCHOOL GRANT FROM THE STATE OF MARYLAND

The Baltimore City Department of Transportation and the Department of Planning's INSPIRE Program applied in partnership to the Maryland Department of Transportation – State Highway Administration's (SHA) Safe Routes to School (SRTS) 2018 grant for improvements in pedestrian safety around Pimlico Elementary Middle School (EMS). The Baltimore Regional Transportation Board recommended the full funding from the Transportation Alternatives (TA) fund which SHA administers. The goal of the project is to comprehensively address transportation safety by improving conditions for pedestrians and students walking and bicycling to the school in the Pimlico EMS INSPIRE area. See complete list of proposed improvements in Appendix C.



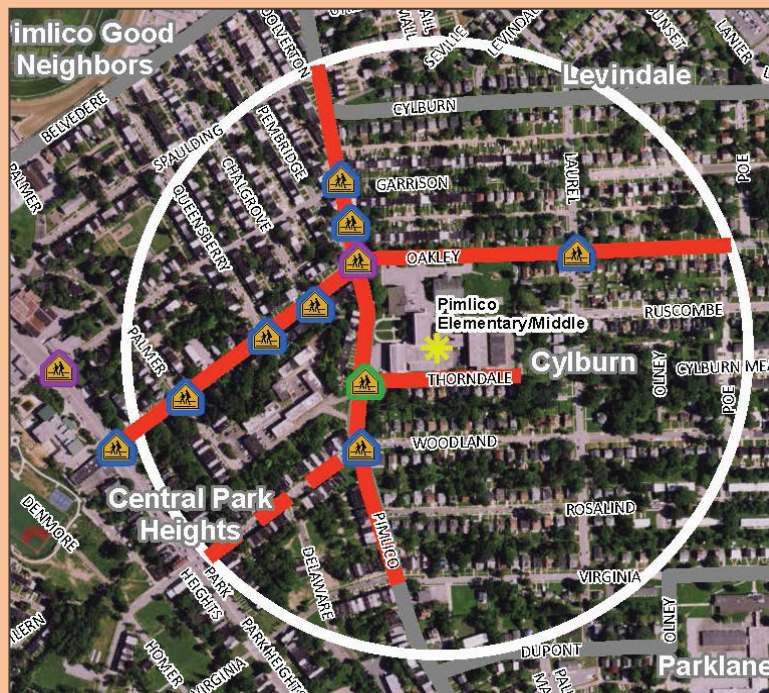
*Existing Conditions:
Oakley Avenue*



*Existing Conditions:
Improved Pimlico Triangle
Community Managed Open Space*



*Existing Conditions:
Pimlico Road at Thorndale Ave.
(connection to Pimlico Triangle)*



The majority of marked intersections will include ADA ramp upgrades, crosswalks addition or refreshing and School Crossing Signs.



Additionally includes the installation of audible countdown pedestrian signal heads at the traffic lights.



Includes traffic calming interventions with a raised crosswalk at Thorndale and Pimlico, which will connect the school to the Pimlico Triangle Community Managed Open Space created in a revitalized vacant lot directly across the street. Additionally a leg of the intersection, on Thorndale Avenue between the two improved spaces will be closed, creating a pedestrian plaza and minimizing another conflict point for students and cars.

Improve Walkability, Pedestrian Safety and Access in the Neighborhood



10. Improve the access, connection, and safety at key intersections around the school and those that are on the walk between C.C. Jackson Recreation Center and the school.

C.C. Jackson Fitness and Wellness Center is located one-quarter mile from Pimlico EMS, and many children pass by it traveling between school and home. It is not visible from Park Heights Avenue and there is not direct vehicle access from Park Heights Avenue at Garrison due to one-way street patterns:

- Install new signage to identify its location
- Garrison, west of Park Heights Avenue, should be evaluated to become a two-way street to make C.C. Jackson more accessible by vehicles and buses. If a street change cannot be made, way-finding signage through the community should be installed
- Key intersections should be evaluated for pedestrian safety interventions, including Oakley and Pimlico, Oakley at Park Heights, and Garrison and Park Heights

11. Slow traffic on Pimlico Road and Park Heights Avenue between Virginia Avenue and Belvedere. Appropriate traffic calming mechanisms should be explored and implemented.

Park Heights Avenue is a major through route and Interstate 83 alternative to motorists traveling in and out

of the city. Cars speed up and down the road, posing a hazard to many students who cross Park Heights Avenue to travel between C.C. Jackson, their homes, and school. Students and residents report high speed traffic as a critical safety issue. This is backed-up by vehicle crash data that shows 578 crashes in the half-mile radius of the school over a three year period, 2012-2014 (see Appendix B for Vehicle Crash Map). Additionally, Pimlico Road in front of the school needs to be evaluated for traffic calming interventions. It has poor sight lines approaching the school traveling north and there is no safe way for students to cross the street south of Oakley. Pimlico Road has been evaluated for a raised crosswalk at Thorndale Avenue, which will be funded through the Safe Routes to School grant..

12. Improve the connection from Pimlico Elementary/Middle School to the Cylburn Arboretum and the Jones Fall Trail by way of Oakley Avenue.

Cylburn Arboretum and the Jones Falls Trail is one-half mile down Oakley Avenue east from the school. However, there is no physical, social, or educational connection between these assets and the school. Many residents and students do not know that this significant green space and recreational asset are public amenities in their community. Oakley Avenue could serve as key pedestrian and bicycle connection linking neighborhood residents, the school, and these assets.





13. Explore ways to accommodate safe bicycle travel to school and in the neighborhood.

Students who want to bike to school should have a safe, easy way to do so. In addition to assessing opportunities along the school perimeter and primary walking routes, residents, students, and school staff should look at the Baltimore City Bike Master Plan to identify other possible methods to make biking safer around the school and in the community. Secure bicycle racks at the school and nearby community facilities will make it more likely people will bike as well.

14. Supplement Safe Routes to School capital improvements with education and partnerships.

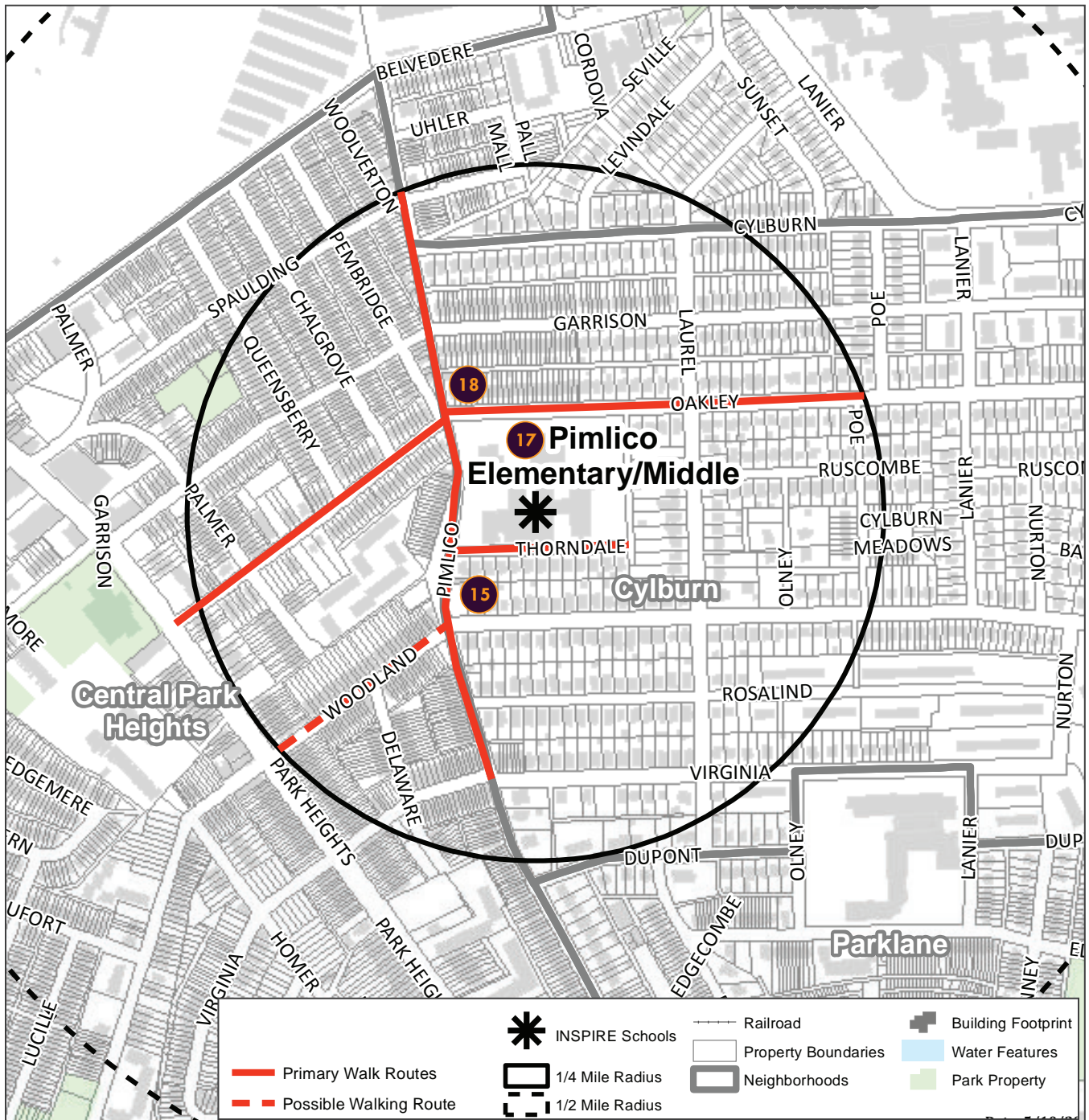
With most students likely not qualifying for school bus pickup, measures should be taken to ensure safety for children during travel to and from school. Strategies will include the following:

- Participate in the Safety City education program in Druid Hill Park. The Department of Transportation's Safety City teaches students how to cross a street and ride a bike safely. The school should take advantage of this close-by amenity.
- Explore models and opportunities for walking school buses (a group of children walking with one or more adults), bicycle trains (a group of children biking with adults), and block captain programs



CREATE OPPORTUNITIES FOR HEALTH AND WELLNESS

Provide better access to healthy foods, expand recreational activities, and increase community cohesion.



Enhance the Healthy Food Environment



15. Continue to develop and implement a comprehensive food access strategy through the completion of a Community Food Assessment (CFA) to improve the Park Heights food environment and increase access to healthy food.

Securing affordable and healthy food access in Park Heights will require multiple methods. A comprehensive food access strategy should be developed by bringing together all of the organizations, businesses, and policymakers who participate in creating a healthy food environment in the neighborhood. Some of this is already taking place with Sinai and community organizations, however it could benefit from targeted coordination. These groups and individuals should together explore solutions including community gardens, a mobile food market, a farmers' market, healthy fast food retail, and nutrition education. Specific next steps include the following:

- Engage the Johns Hopkins Bloomberg School of Public Health's Center for a Livable Future (CLF) and utilize their Community Food Assessment (CFA) tool to gather information about the communities' experience of their local food environments, including financial and logistical barriers to accessing healthy foods, food behaviors and prevalence of diet-related diseases.

- Build on Sinai's Corner Store Assessments and work with the corner store directly across from the school, the Oakley Food Market (2864 Oakley Avenue), to take advantage of Sinai's purchasing support for passing on fresh fruit, vegetables and healthy snacks at wholesale prices so the store can sell them at a reasonable price.
- Consolidate the vacant corner store at 4817 Pimlico Road (slated for demolition) and the adjacent corner lot at Pimlico and Woodland (2932) to create a community and school garden near the school and across from the recently improved community managed open space on Pimlico Road (see page 43).



16. Create and expand opportunities for the schools and neighborhood institutions to work together to improve the nutritional health of students and their families.

These are a few opportunities:

- The creation of the Pimlico Elementary/Middle School garden could teach students about the food system through hands-on experience in the growing season
- Sinai should continue to facilitate healthy cooking workshops potentially with the American Heart Association, and also should consider offering their other programs for Chronic Disease Prevention and Chronic Disease Self-Management directly at Pimlico Elementary/Middle School.

- Neighborhood churches could operate nutrition programs, and open their kitchens to the community for cooking classes, workshops, or potlucks
- Community groups should coordinate efforts of the multiple food pantries throughout the Park Heights community – including one at the school – to ensure that the pantries serve the community at large as well as the children and families at the school

17. Coordinate the use of recreation program space at Callow Hill Aquatic Center and the new spaces at the school for meal programs.

Between the school and recreation center, Pimlico has served meals to children beyond the school day through the Summer Food Service Program (SFSP) and Afterschool Meal Program, and to seniors. These programs should be reinstated when the school is reopened and recreation activities resume. The modernized school could serve as an ideal, centrally-located, program site for this neighborhood and could serve children in the community who may not be in the summer program. Additionally, recreation centers that participate in summer and/or afterschool meals may have the opportunity to open and serve meals to children during times of emergency when schools may otherwise be closed.



18. Encourage healthy food demand, and retail availability, especially at stores near the school.

Children purchase snacks or meals at multiple corner stores that they pass on their way to and from school, including one directly across the street from the school



(2864 Oakley Avenue). These stores have low availability of healthy food. To expand positive linkages between the school and corner stores and increase the demand for healthy food and snacks, explore opportunities to partner with:

- The BCHD Healthy Corner Store program
- Sinai's Corner Store Assessments and Outreach which coordinates the purchase of food at wholesale prices through their service provider
- Produce in a SNAP, a reduced-cost community market by Hungry Harvest

19. Open an affordable grocery store or supermarket that is conveniently located to serve Pimlico Elementary/Middle School area in Central Park Heights.

Park Heights Avenue, between Virginia Avenue and Northern Parkway, should be explored for grocery store or supermarket locations. The Park Heights Master Plan identified property at the edge of the Pimlico Race Course property, close to Belvedere Avenue and Park Heights Avenue (See Appendix B). BDC, DOP, ABAG, community stakeholders, and Sinai's Community Development department should coordinate this effort.



Continue Community Engagement to Improve Connections and Use of Recreational Opportunities

20. As plans move forward with the expansion and completion of the C.C. Jackson Recreation complex, ongoing community engagement and feedback should be incorporated as the plan evolves.

There is great opportunity in continuing to implement the plan for C.C. Jackson so it becomes the great regional recreation asset that it is. Aspects that should continue to be improved are:

- Identification Signage
- Way-Finding signage
- Upgrading the outdoor pool
- Expanding the open space along Park Heights Avenue so visibility and access are enhanced
- Exploring opportunities for more parking

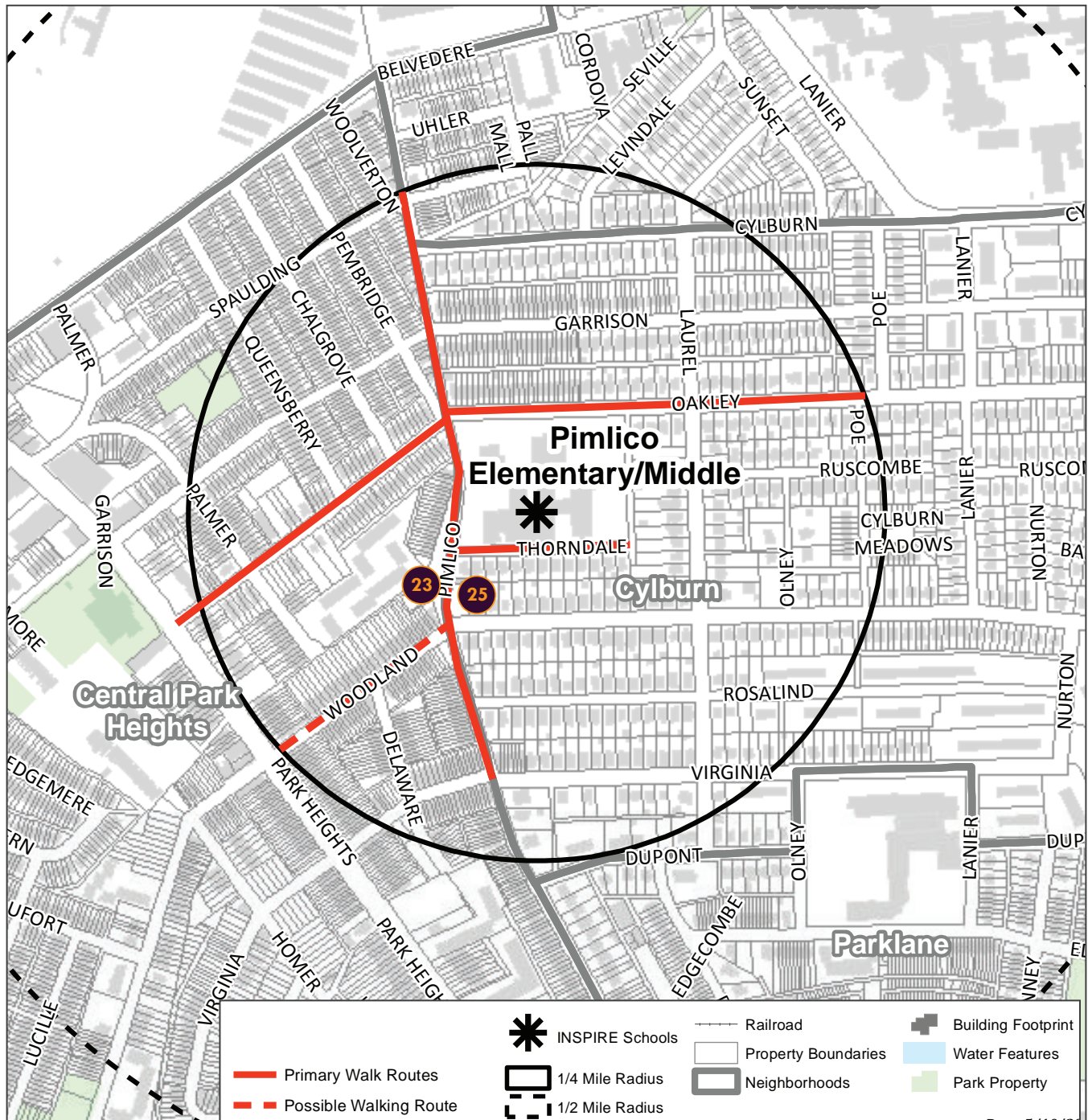
21. Provide more formal and informal places for children to play throughout the neighborhood.

Although there are formal playgrounds and recreational areas in the INSPIRE area, regular walking trips connecting the schools, recreation center, parks, playgrounds, and shopping area offer opportunities to incorporate active play and learning throughout the day. The community should build off of their success with the KaBOOM! Playground build at Garrison and Park Heights Avenues, and initiate a “playability walk” with community members – especially children – to further help identify locations and opportunities for playful design.



CREATE AN ENVIRONMENTALLY- SUSTAINABLE AND CLEAN NEIGHBORHOOD

Improve the natural environment.



Create a Clean and Green Neighborhood

22. Continue to coordinate with Park Heights Renaissance’s Clean and Green Team, DPW, and HCD to develop a consistent greening, mowing, and cleaning strategy to address overgrown yards and deterioration of vacant properties.

Clean streets, sidewalks, vacant lots, alleys, and areas throughout the communities surrounding Pimlico Elementary/Middle School are important for students as they walk to and from school, for residents in the area, and for projecting a positive image to people passing



through. PHR has a team that is working on this issue daily; their efforts should ensure a focus along the primary walking routes. Additionally, with a large inventory of vacant lots in the neighborhood, and more being created through strategic demolition, it is important that community stakeholders, City agencies, and others work together to turn some of them into productive green places. This could include seeding and fencing properties, planting trees, clearing overgrowth, installing temporary art, land maintenance, and/or community managed open spaces. These efforts should continue to be coordinated and incorporated in the City’s Green Network Plan that revitalizes communities by creating an interconnected system of intentional green spaces throughout the city.

23. Complete the Pimlico Triangle Community Managed Open Space.



Through a series of design charrettes with the community and students, two vacant lots across the street from the school have been transformed into a community managed open space with native plantings and places for sitting; student art will be coming soon. The second phase of the project will include the closure of a leg of the intersection and removal of the pavement, on Thorndale Avenue between the two improved spaces, to create a pedestrian plaza and minimizing a conflict point for students and cars. The Safe Routes to School grant includes traffic calming interventions with a raised crosswalk at Thorndale and Pimlico, which will connect the school with the space. More community art and signage is also desired and could be explored in the future. (See Appendix C for Design)



24. Explore opportunities for Pimlico Elementary/Middle School to become a “Green School.”



There are ample opportunities for the school and students to adopt sustainability practices both inside and outside of the school. Pimlico leadership might consider forming a “Green Team” or “Green Workgroup” – a team made up of a range of stakeholders that could include faculty, students, administrators, parents, and community members – to focus on greening, sustainability, and environmental education opportunities, including those listed here:

- Develop and help implement greening practices – a requirement for all Baltimore City schools. This might include recycling, energy conservation, and green cleaning.
- Apply for the Office of Sustainability’s Green, Healthy, Smart challenge grant program for student-led sustainability projects.
- Apply for the Maryland Association of Environmental and Outdoor Education’s Maryland Green Award, through which students and staff can promote responsible environmental stewardship practices and awareness of the connections between the environment, public health, and society.

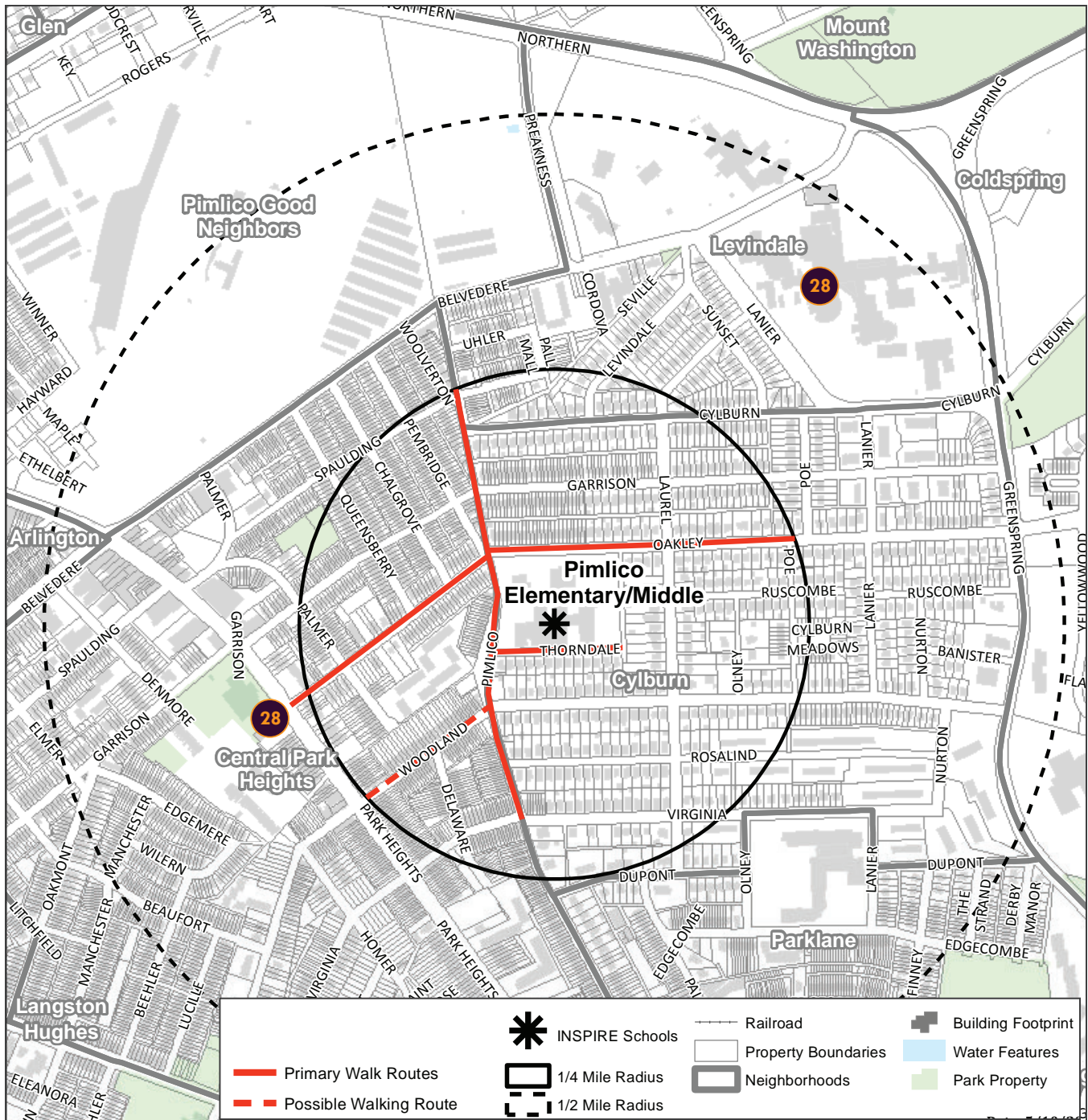
25. Create a school and community garden near the school.



Pimlico faculty, staff, and parents have expressed the desire to have a school and community garden. Close to the school on the corner of Pimlico and Woodland, the Department of Housing and Community Development is demolishing a shed and an old carry-out – a perfect location to assess the potential for this garden within one block of the school. In the meantime, the space should be maintained by PHR’s Clean and Green Team.

PROVIDE OPPORTUNITIES FOR ECONOMIC SELF-SUFFICIENCY

Expand employment and workforce development opportunities.



Provide Training and Access to Jobs

26. Tailor job training for placement at Sinai.

The Employment Connection Center that serves Northwest Baltimore should continue to work with Sinai and other major employers to match the projected needs for jobs with the skill training required for local residents.

27. Address the barrier to employment for people with criminal records.

The Center for Urban Families (CFUF) already has programming in Park Heights. Their mission is to strengthen urban communities by helping fathers and families achieve stability and economic success. More deliberate partnerships should continue to be pursued and coordinated with community groups and Pimlico EMS as CFUF they seeks to increase their programming and impact.

28. Continue to connect residents to workforce development opportunities in their community, specifically JARC and VSP at Sinai.

The Jane Addams Resource Corporation (JARC) is located at 4910 Park Heights Avenue, directly in front of C.C. Jackson Recreation Center and one-quarter mile from Pimlico EMS. Launched in 2015, they sup-

port healthy communities and economies by teaching low-income adults and workers the skills they need to earn a living wage. Going beyond basic skills training, they also connect job seekers with good jobs in the manufacturing sector, and foster the life skills that create a path out of poverty.

VSP-Vocational Services- is a vocational rehabilitation and workforce development department at Sinai Hospital – a LifeBridge Health System entity. In existence for 50 years, VSP provides vocational rehabilitation, workforce development services and employment opportunities to over 300 individuals with disabilities and economic need, on an annual basis. VSP’s mission includes “maximizing the employability of persons with significant barriers to employment through an array of workforce development services.” VSP’s Vocational Services division offers a flexible, client-centered continuum of services including (for more information see link in Appendix B):

- Career Assessment Services
- Work Readiness at LifeBridge Health
- Contemporary Office Technology Training
- Win through Work
- Job Placement Services
- Healthcare Careers Alliance Program

Plan Implementation

INSPIRE plans are already beginning to be implemented. Although not everything can happen right away, the Department of Planning is committed to continuing to work with community members to see recommendations become reality.

The Department of Planning, community stakeholders, and others should continuously refer to this section to hold each other accountable. This section:

- **Sets forth a desired time frame for implementation**
- **Identifies lead and support agencies/organizations**
- **Estimates the cost of implementation and identified or potential funding sources**
- **Identifies commitments already made**

As part of completing the plan, City agencies have already made some funding and staffing commitments. Complete implementation however, will require more resources.

We believe that the significant investment in Pimlico Elementary/Middle School, in addition to the commitments represented in these tables, can encourage additional resources.

Timeframe

Short: 0-2 years

Medium: 3-5 years

Long: 5+ years

Estimated Cost of Improvements

\$ = \$5,000 or less

\$\$ = \$5,001-\$50,000

\$\$\$ = \$50,001-\$250,000

\$\$\$\$ = \$250,001 - \$500,000

\$\$\$\$\$ = More than \$500,000

Lead Responsibility

(for funding, advocacy, implementation)

Baltimore City Agencies

BCRP: Recreation and Parks

BCPD: Police Department

DGS: Department of General Services

DOP: Department of Planning

DOT: Department of Transportation

DPW: Department of Public Works

HCD: Housing and Community

Other

CBO: Community-Based Organization

Private: Philanthropy, anchor institutions, investors, etc.

Community: Residents, groups, businesses, etc.

LIA: Pimlico Community Development Authority-

Local Impact Aid

Implementing Pimlico Area Recommendations

Projects with at least some funding commitments are italicized.

Invest in Housing and Market-Strengthening Development Opportunities

Recommendation & Actions	Type of Action	Timeframe	Lead Responsibility	Estimated Cost	Potential Funding
Increase Quality Housing Options					
<i>1. Rehabilitate, and occupy vacant properties in areas that are highly visible, most stable, and/or immediately adjacent to the school within the first few years of the school building reopening by continuing to create development incentives to complement the INSPIRE planning effort.</i>	Capital, Planning	Short	HCD, DOP, LIA	\$\$\$\$\$	HCD, LIA, Private
<i>2900-block of Oakley •2923-31 Oakley are planned for demolition.</i>	Capital	Short - Medium	HCD, Private	\$\$\$\$\$	HCD, LIA, Private
<i>4800-block of Pimlico Road</i>	Capital, Planning	Short	HCD, Private	\$\$\$\$\$	HCD, LIA, Private
<i>2. Promote homeownership assistance programs to help current and new owners maintain their homes.</i>	Capital	Ongoing	HCD, Private	\$\$\$\$\$	HCD
<i>Connect homeowners with programs available through Baltimore Housing's Green, Healthy and Sustainable Homes division by sharing program information at community association meetings, community events, and through the school.</i>	Operating	Ongoing	HCD, Community	\$	HCD
<i>Promote the Baltimore Energy Challenge to educate homeowners about lowering energy bills by sharing program information as noted above</i>	Operating	Ongoing	HCD, Community	\$	HCD
<i>3. Promote homeownership opportunities to attract new residents to the neighborhood.</i>	Operating	Ongoing	HCD, Private	Dependent upon application volume	HCD
<i>4. Re-invigorate the Healthy Neighborhoods program in Cylburn to incentivize home improvements, market the area, and spur investment in the community.</i>	Operating, Planning, Capital	Short, Ongoing	HCD, DOP, Private	\$\$\$	HCD, Private
<i>5. Improve existing multi-family housing stock, particularly Palmer Courts. • Use code enforcement ensure that multi-family housing is safe and code compliant</i>	Operating	Medium, Ongoing	HCD, DOP	\$\$\$\$\$	HCD, Private
Promote Strategic Redevelopment Opportunities					
<i>6. Continue to coordinate community and economic development and programming with area anchor institutions, especially Sinai.</i>	Capital, Planning	Short	HCD, DOP, Private, Community	N/A	N/A
Improve Retail Businesses and Seek Quality Entrepreneurs in the Community					
<i>7. Neighborhood leadership should work with the Baltimore Development Corporation and Sinai to seek desired tenants at retail establishments.</i>	Operating, Planning	Short - Medium	BDC, Private, Community, DOP	N/A	BDC, Private

Improve Safety

Recommendation & Actions	Type of Action	Timeframe	Lead Responsibility	Estimated Cost	Potential Funding
Work with the Northern and Northwestern Police Districts					
8. Convene a public safety action committee made up of Pimlico Elementary/Middle school parents and faculty, Officers from the Northern and Northwestern Police Districts, school police, and other City agencies to develop a plan to address students' safety.	Planning, Operating	Short, Ongoing	BCPD, Pimlico E/MS	N/A	N/A
9. The school and neighboring community associations should work with the police department and members of the Transformation Zone in Park Heights to ensure that it is coordinated with INSPIRE areas.	Operating, Planning, Community	Short - Medium	BCPD, Community, Pimlico E/MS, DOP, DPW, HCD, DOT, BDC	N/A	N/A

Create Connectivity and Access

Recommendation & Actions	Type of Action	Timeframe	Lead Responsibility	Estimated Cost	Potential Funding
Improve Walkability, Pedestrian Safety and Access in the Neighborhood					
10. Improve the access, connection, and safety at key intersections around the school and those that are on the walk between C.C. Jackson Recreation Center and the school.					
<ul style="list-style-type: none"> • Install new signage to identify its location • Garrison, west of Park Heights Avenue, should be evaluated to become a two-way street to make C.C. Jackson more accessible by vehicles and buses. If a street change cannot be made, way-finding signage through the community should be installed. • Key intersections should be evaluated for pedestrian safety interventions, including Oakley and Pimlico, Oakley at Park Heights, and Garrison and Park Heights 	Capital, Operating	Short	DOT, BCRP, DOP	\$\$\$\$\$	DOT, SRTS, INSPIRE GO Bonds
11. Slow traffic on Pimlico Road and Park Heights Avenue between Virginia Avenue and Belvedere. Appropriate traffic calming mechanisms should be explored and implemented.	Capital	Short - Medium	DOT	\$\$\$\$\$	DOT, SRTS
12. Improve the connection from Pimlico Elementary/Middle School to the Cylburn Arboretum and the Jones Falls Trail by way of Oakley Avenue.	Capital	Short - Medium	DOP, DOT	\$\$\$	DOT, Private
13. Explore ways to accommodate safe bicycle travel to school and in the neighborhood	Capital	Short	DOT	\$\$\$	DOT
14. Create and execute a robust Safe Routes to School program that includes capital improvements, education, and partnerships.	Capital, Operating, Planning	Short, Ongoing	DOT, DOP, Pimlico E/MS, Community	\$\$\$	Operating, SRTS

Create Opportunities for Health and Wellness

Recommendation & Actions	Type of Action	Timeframe	Lead Responsibility	Estimated Cost	Potential Funding
Enhance the Healthy Food Environment					
15. Continue to develop and implement a comprehensive food access strategy through the completion of a Community Food Assessment (CFA) to improve the Park Heights food environment and increase access to healthy food.	Planning	Short	DOP/BFPI, Private	\$	Private
16. Create and expand opportunities for the schools and neighborhood institutions to work together to improve the nutritional health of students and their families.	Planning	Short	Private, Schools, DOP/BFPI	\$\$	Private
The creation of the Pimlico Elementary/Middle School garden could teach students about the food system through hands-on experience in the growing season (see #25)	Planning, Capital	Short	Pimlico E/MS	\$\$\$	INSPIRE GO Bonds, Private
Sinai should continue to facilitate healthy cooking workshops and consider other programs for chronic disease prevention and self-management at Pimlico	Operating	Ongoing	Private		
Neighborhood churches could operate nutrition programs, and open their kitchens to the community for cooking classes, workshops, or potlucks	Planning	Short	Community, Private		
Community groups should coordinate efforts of the multiple food pantries throughout the Park Heights community – including one at the school	Planning	Short	Community, Private		
17. Coordinate the use of recreation program space at Callow Hill Aquatic Center and the new spaces at the school for meal programs.	Operating	Short, Ongoing	BCRP, City Schools		
18. Encourage healthy food demand, and retail availability, especially at stores near the school.	Operating	Short, Ongoing	DOH, DOP, Community, Private		
19. Open an affordable grocery store or supermarket that is conveniently located to serve Pimlico Elementary/Middle School area in Central Park Heights.	Capital, Planning	Medium	BDC, DOP/BFBI, Private		
Continue Community Engagement to Improve Connections and Use of Recreational Opportunities					
20. As plans move forward with the expansion and completion of the C.C. Jackson Recreation complex, ongoing community engagement and feedback should be incorporated as the plan evolves. <ul style="list-style-type: none"> •Identification Signage •Way-finding signage •Upgrading the outdoor pool •Expanding the open space along Park Heights Avenue so visibility and access are enhanced •Exploring opportunities for more parking 	Capital, Planning	Short - Medium	DOT, BCRP, DOP	\$\$\$\$\$	DOT, BCRP, LIA
21. Provide more formal and informal places for children to play throughout the neighborhood.	Capital, Operating, Planning, Community	Short - Medium	Community, DOP, Private, Pimlico E/MS	\$\$\$\$	Private

Create an Environmentally-Sustainable Neighborhood

Recommendation & Actions	Type of Action	Timeframe	Lead Responsibility	Estimated Cost	Potential Funding
Create a Clean and Green Community					
22. Continue to coordinate with Park Heights Renaissance's Clean and Green Team, DPW, and HCD to develop a consistent greening, mowing, and cleaning strategy to address overgrown yards and deterioration of vacant properties.	Operating, Planning	Short, Ongoing	HCD, DOP, Community, Private	\$\$\$	DPW, HCD, LIA, Private
23. Complete the Pimlico Triangle Community Managed Open Space.	Operating, Community	Ongoing	DOP, Community, DPW, DOT	\$\$\$\$	DPW, DOT, INSPIRE GO Bonds
24. Explore opportunities for Pimlico Elementary/Middle School to become a "Green School."	Planning	Short	Pimlico E/MS, DOP	\$	DOP - Office of Sustainability Grant
25. Create a school and community garden near the school.	Planning, Capital	Short	Pimlico E/MS, Community	\$\$\$	INSPIRE GO Bonds

Provide Opportunities for Economic Self-Sufficiency

Recommendation & Actions	Type of Action	Timeframe	Lead Responsibility	Estimated Cost	Potential Funding
Provide Training and Access to Jobs					
26. Tailor job training for placement at Sinai.	Planning, Operating	Short - Ongoing	MOED, Private		
27. Address the barrier to employment for people with criminal records.	Policy	Ongoing	Community, MOED, Private		
28. Continue to connect residents to workforce development opportunities in their community, specifically JARC and VSP at Sinai.	Planning, Operating	Short, Ongoing	Community, MOED, Private		Operating Budget

Appendix A: Maps

Areas Where Students are Traveling from to School

Assets and Priorities

Housing Market Typology

Vacancy Map

Zoning

Transformation Zone with Student Walking Routes

Part 1 Crime

Vehicle Accident Map with Student Walking Routes

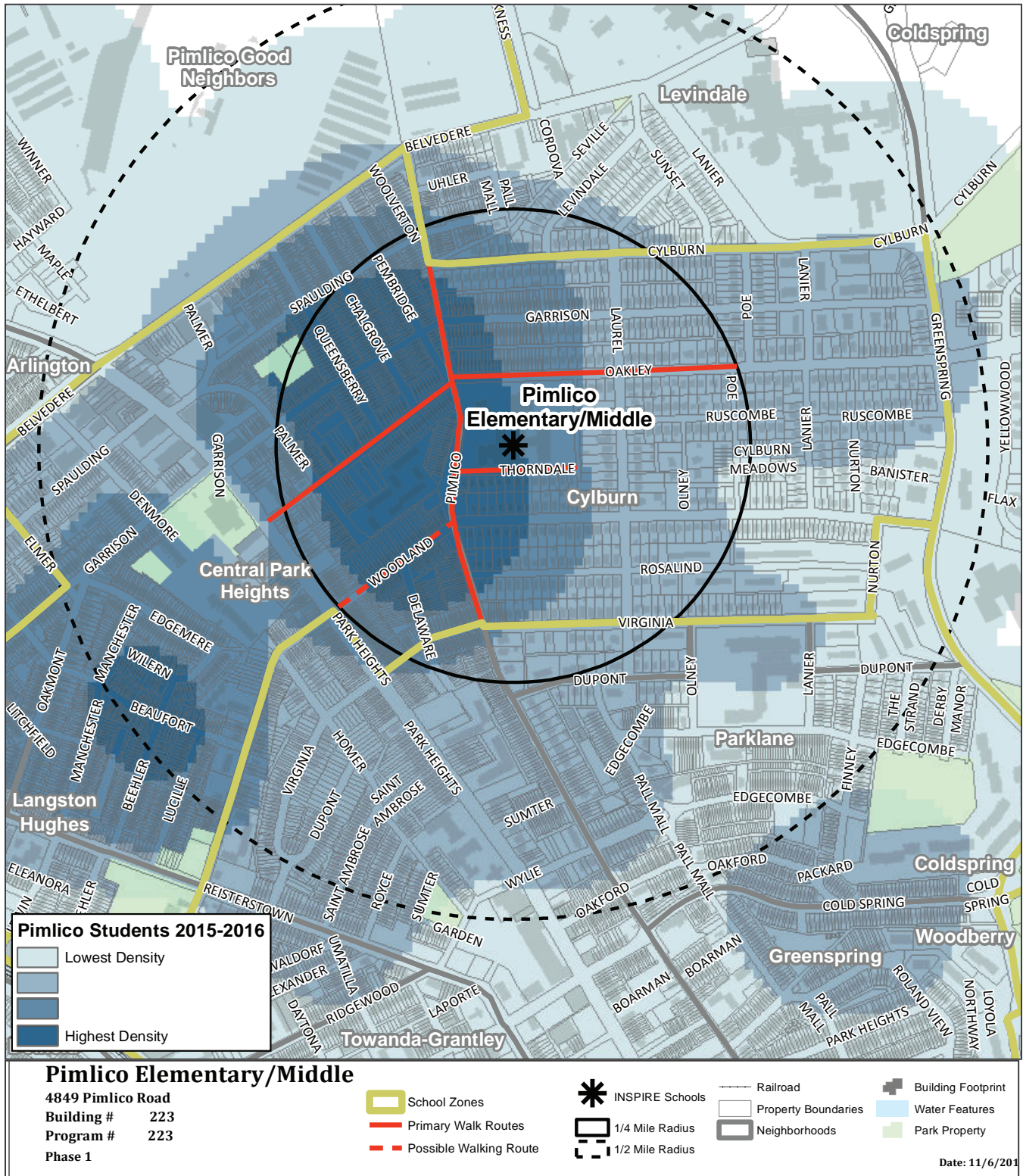
BaltimoreLink Routes

Food Environment

311 Sanitation Reports

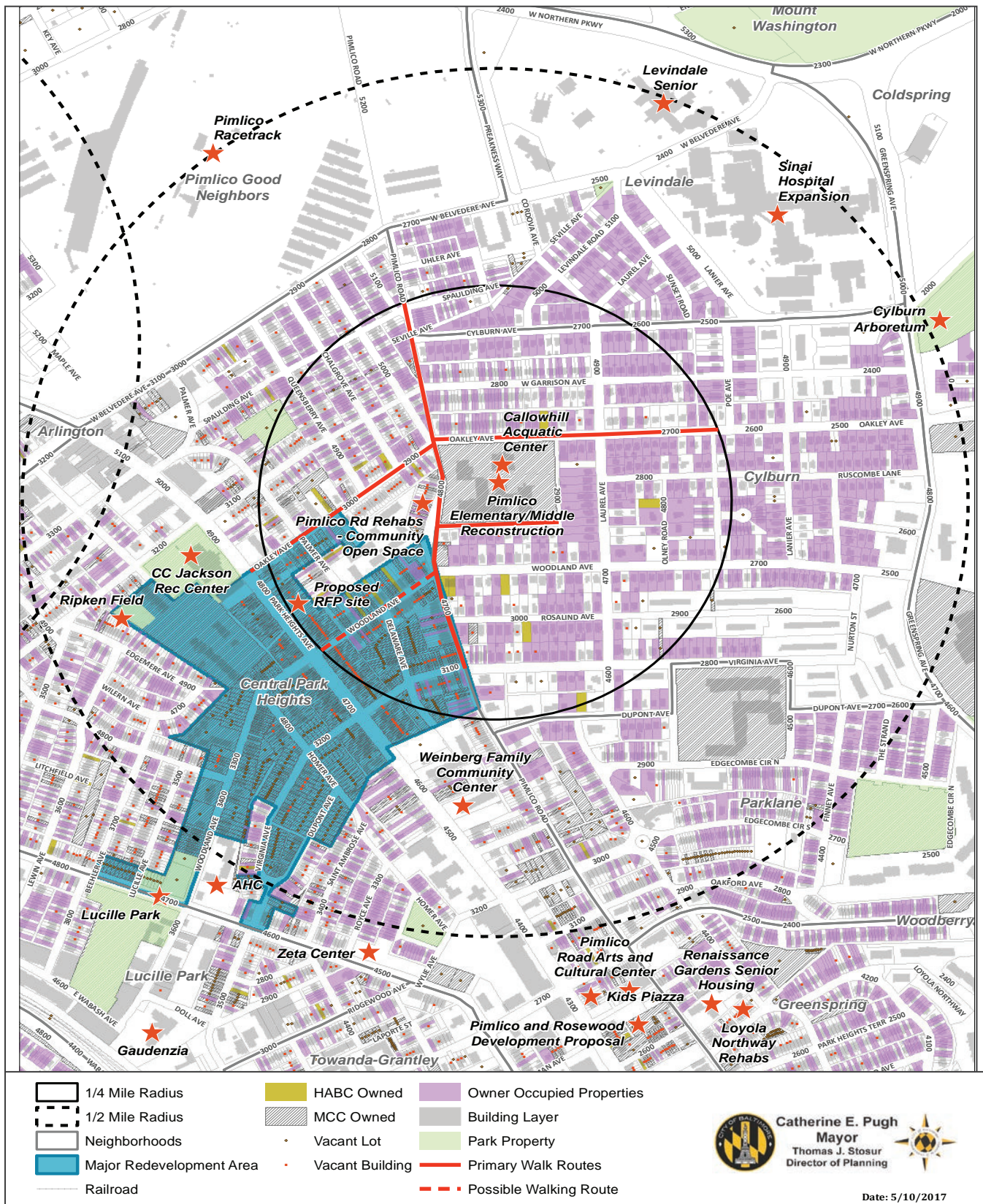
Areas Where Students are Traveling from to School

Darker areas on the map show where larger numbers of students who attend Pimlico come from.



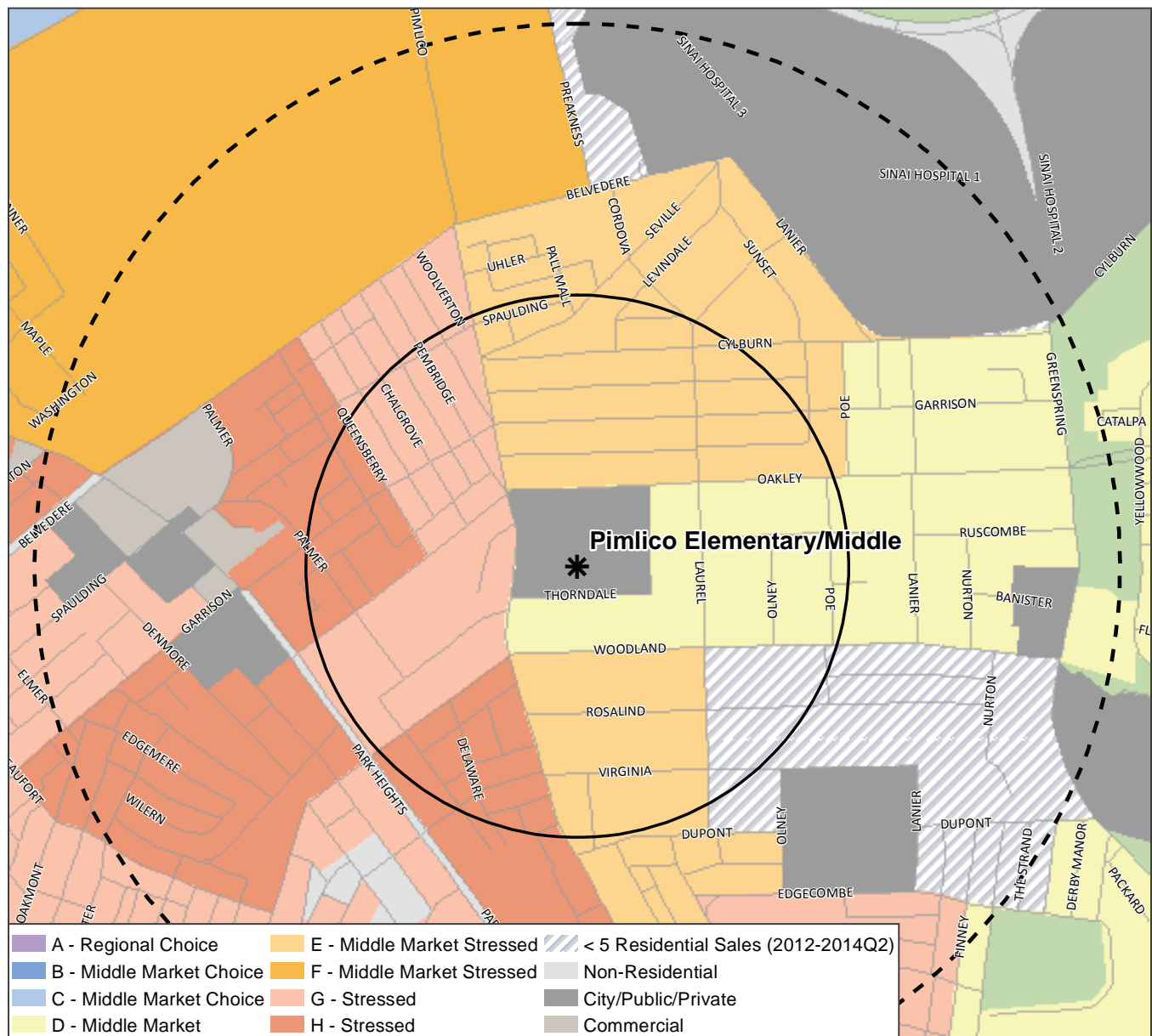
Assets and Priorities

This map shows capital assets, homeownership strength and the Major Redevelopment Area.



Housing Market Typology

Neighborhood market conditions affect most neighborhood change strategies city governments, community development corporations, or others would like to pursue. For goals to be met – whether to improve the quality of rental housing, foster reuse of vacant properties, attract commercial development, etc. – interested parties must take into account local market conditions. Market conditions are not the only factor to consider, but they can help inform activities that will have the greatest positive impact. Baltimore’s housing market typology was developed to assist the City in its efforts to strategically match available public resources to neighborhood housing market conditions. The typology is also used to inform local neighborhood planning and activities by helping residents understand the housing market forces impacting their communities. The 2014 update of the City’s Housing Market Typology was jointly developed by the Baltimore City Planning Department, the Department of Housing and Community Development (HCD), and The Reinvestment Fund. This map identifies market conditions around Pimlico Elementary Middle School.



Neighborhoods in the **Regional Choice** market category represent competitive housing markets with high owner-occupancy rates and high property values in comparison to all other market types. Foreclosure, vacancy and abandonment rates are low. Market interventions are not necessary in the Regional Choice market, but basic municipal services such as street maintenance are essential to maintaining these markets.

Neighborhoods in the **Middle Market Choice** category have housing prices above the city's average with strong ownership rates, and low vacancies, but with slightly increased foreclosure rates. Modest incentives and strong neighborhood marketing should keep these communities healthy, with the potential for growth.

Neighborhoods in the **Middle Market** category have median sales values above the City's average, as well as high homeownership rates. These markets experienced higher foreclosure rates when compared to higher value markets, with slight population loss. Interventions are geared toward aggressive code enforcement, in an effort to move vacant buildings as quickly as possible to rehabilitation, which in turn supports existing homeowners. Significant portions of the Middle Market spectrum are covered by Streamlined Code Enforcement.

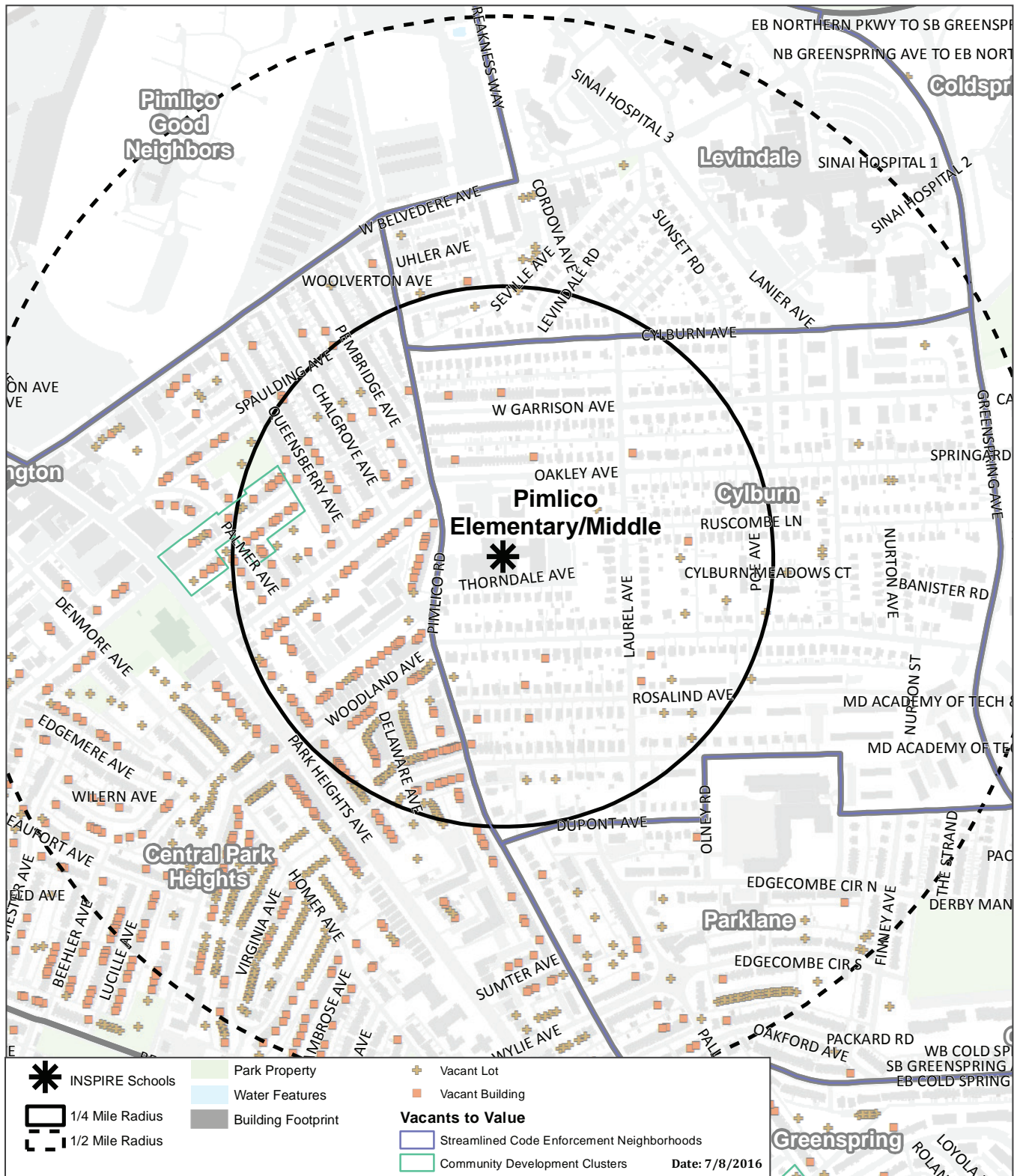
Neighborhoods in the **Middle Market Stressed** category have slightly lower home sale values than the City's average, and have not shown significant sales price appreciation. Vacancies and foreclosure rates are high, and the rate of population loss has increased

in this market type, according to the 2010 Census data. Based on these market conditions, intervention strategies should support homeowners who may be facing economic hardships due to the national economy. These communities often have under-appreciated assets such as historic housing stock, significant park spaces and choice locations that can serve as building blocks for future revitalization efforts.

Neighborhoods in the **Stressed** category have experienced significant deterioration of the housing stock. This market category contains the highest vacancy rates and the lowest home ownership rates, compared to the other market types. It also has experienced some of the most substantial population losses in the city during the past decade. Comprehensive housing market interventions should be targeted in this market category, including site assembly, tax increment financing, and concentrated demolitions to create potential for greater public safety and new green amenities. Support for stable residential blocks is also necessary.

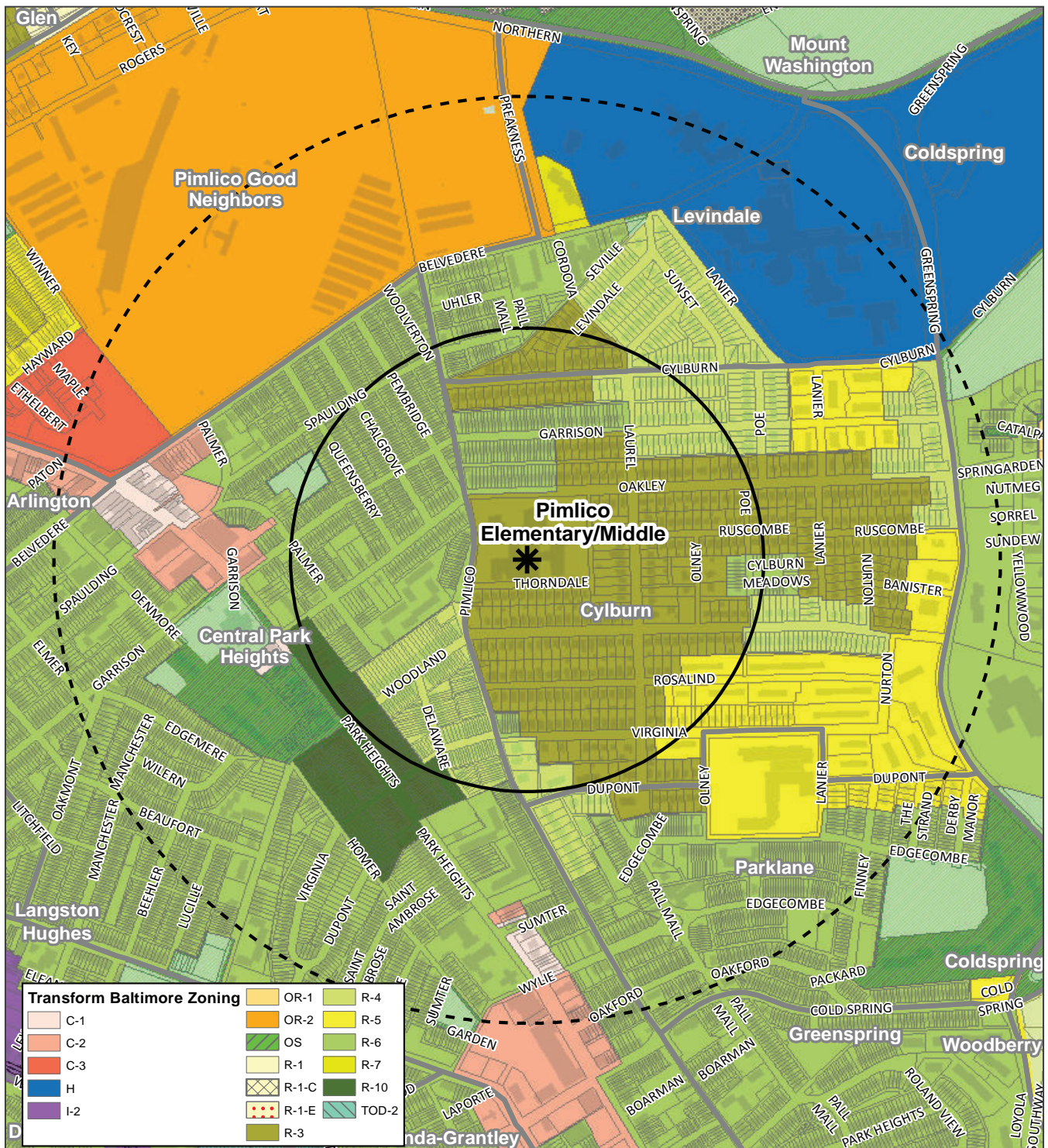
Vacancy Map

This map shows data collected from Vacant Building Notices (as of January 2017).



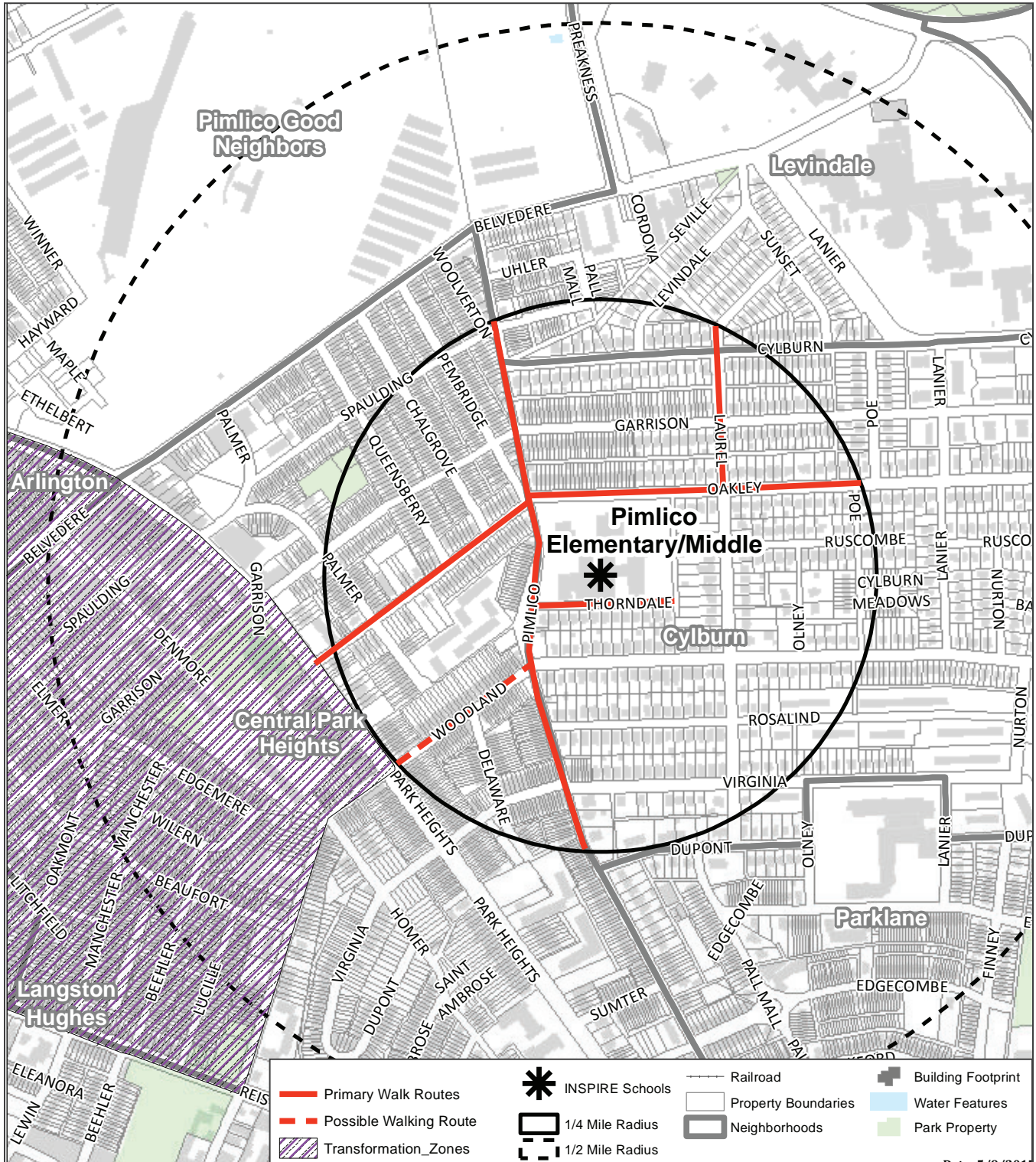
Zoning

This map reflects new zoning categories, as defined in Transform Baltimore.



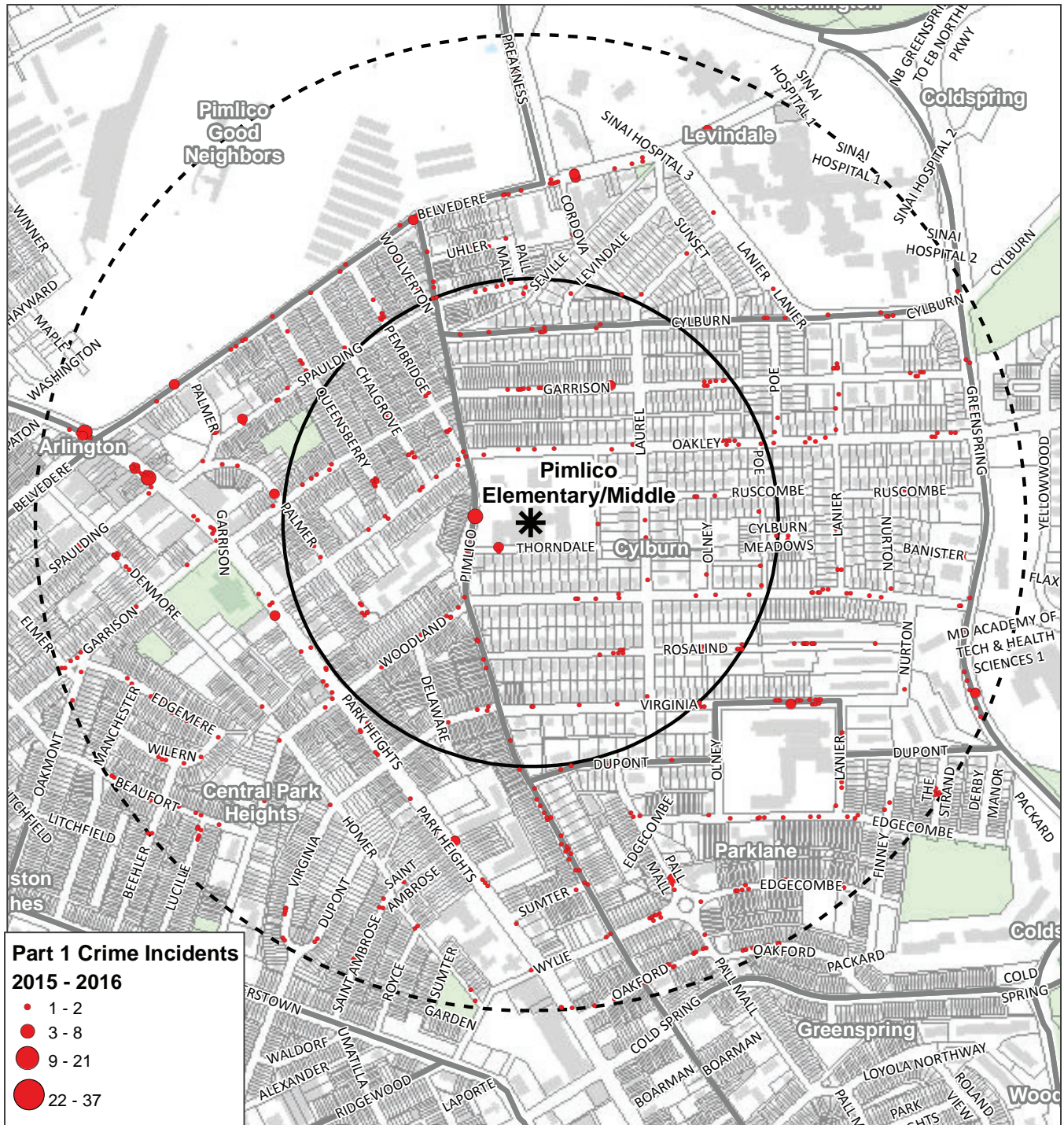
Transformation Zone with Student Walking Routes

The Park Heights Transformation Zone sits between Arlington and Pimlico Elementary/Middle schools.

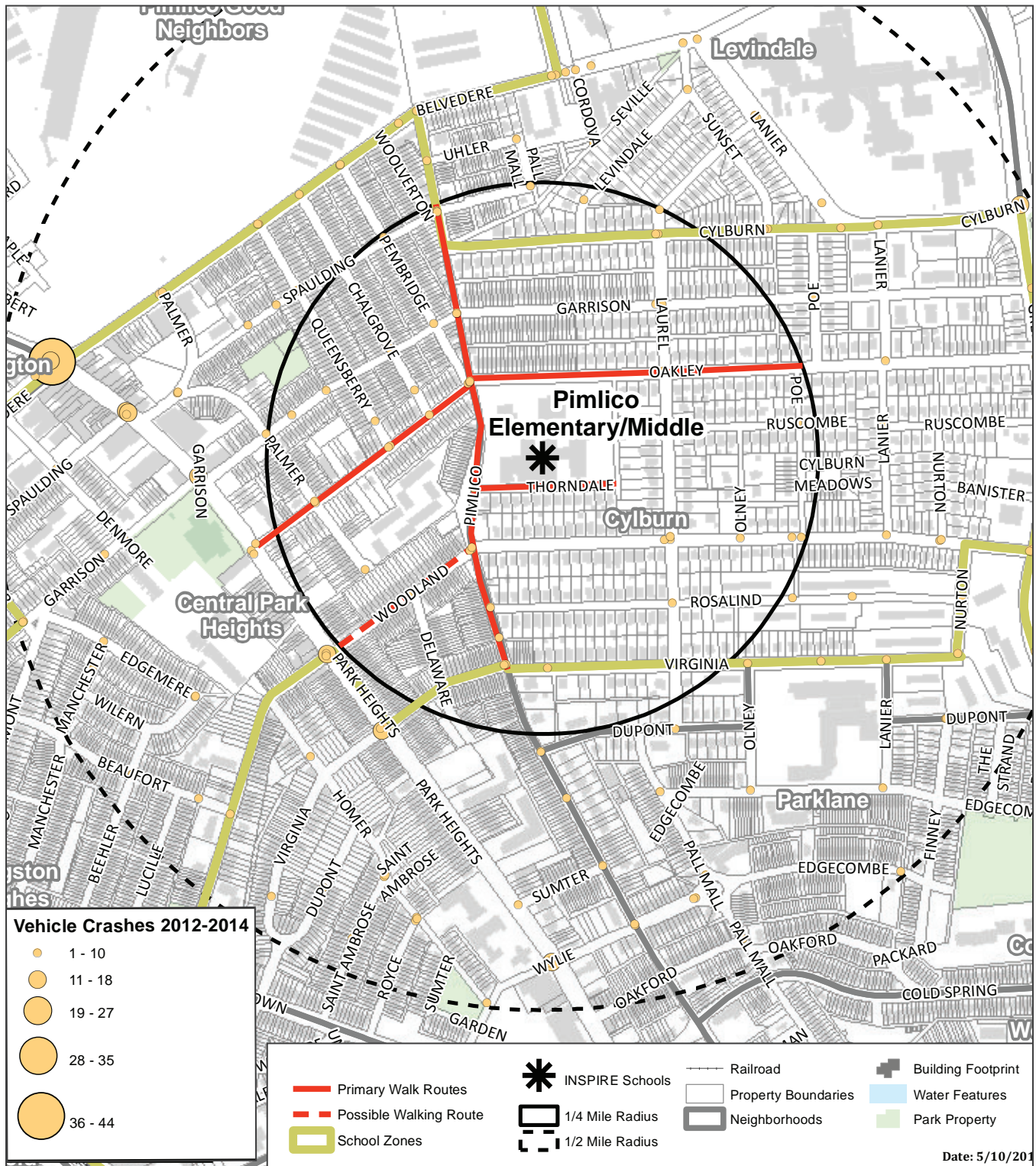


Part 1 Crime Incidents (2015-2016)

Part 1 crimes are incidents of homicide, rape, aggravated assault, arson, robbery, burglary, larceny, and auto theft.

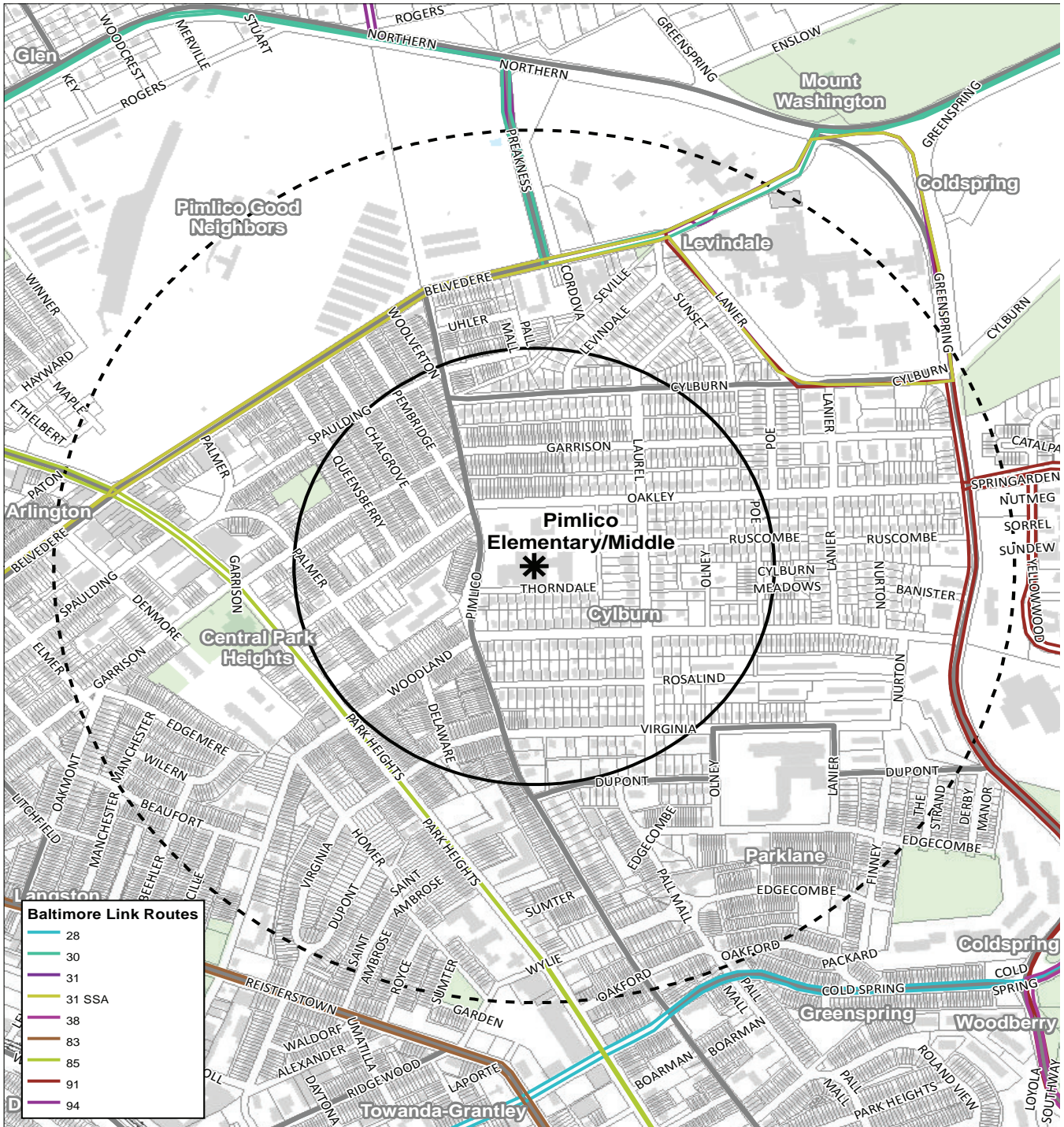


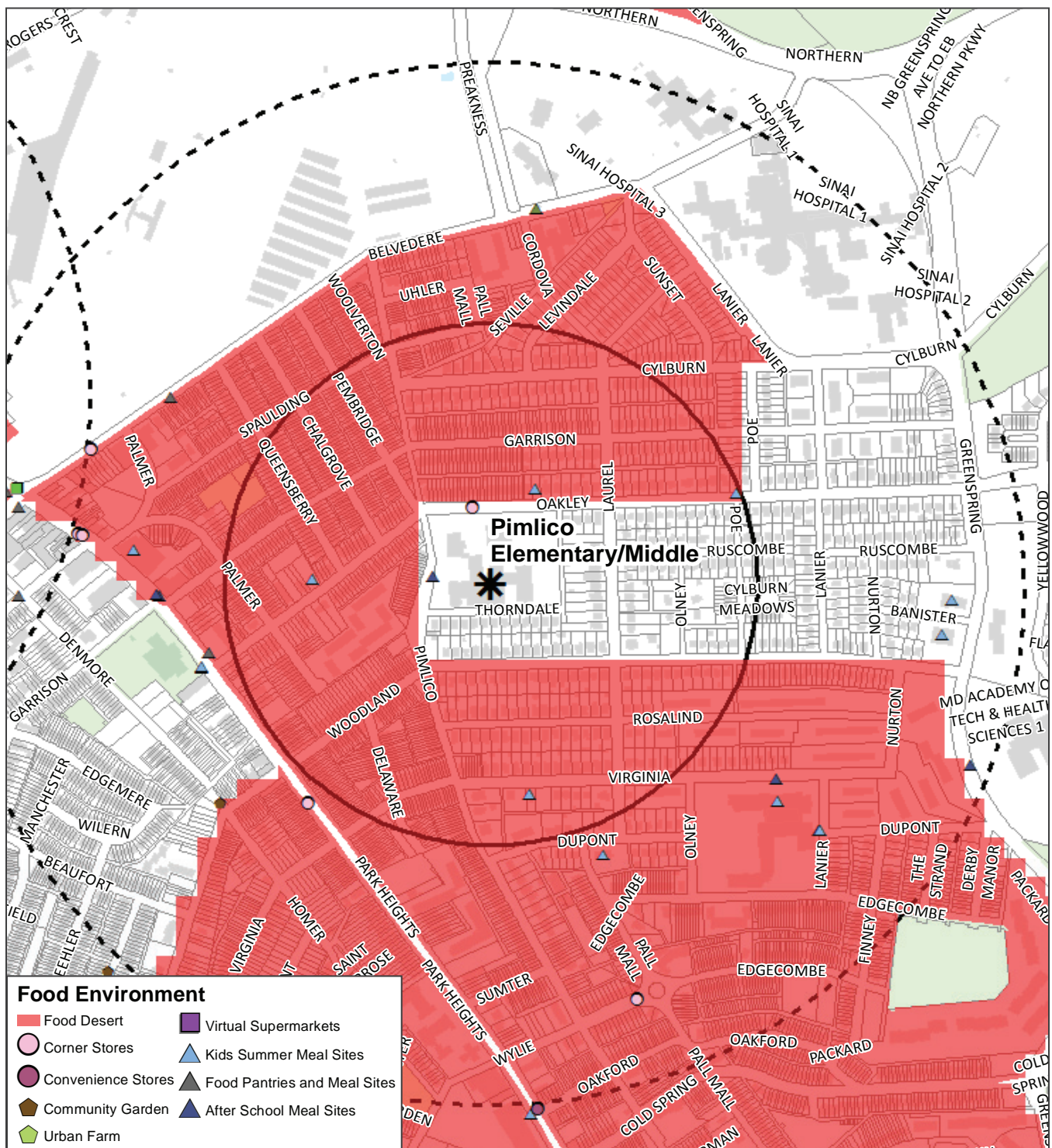
Vehicle Accident Map With Student Walking Routes



BaltimoreLink Routes

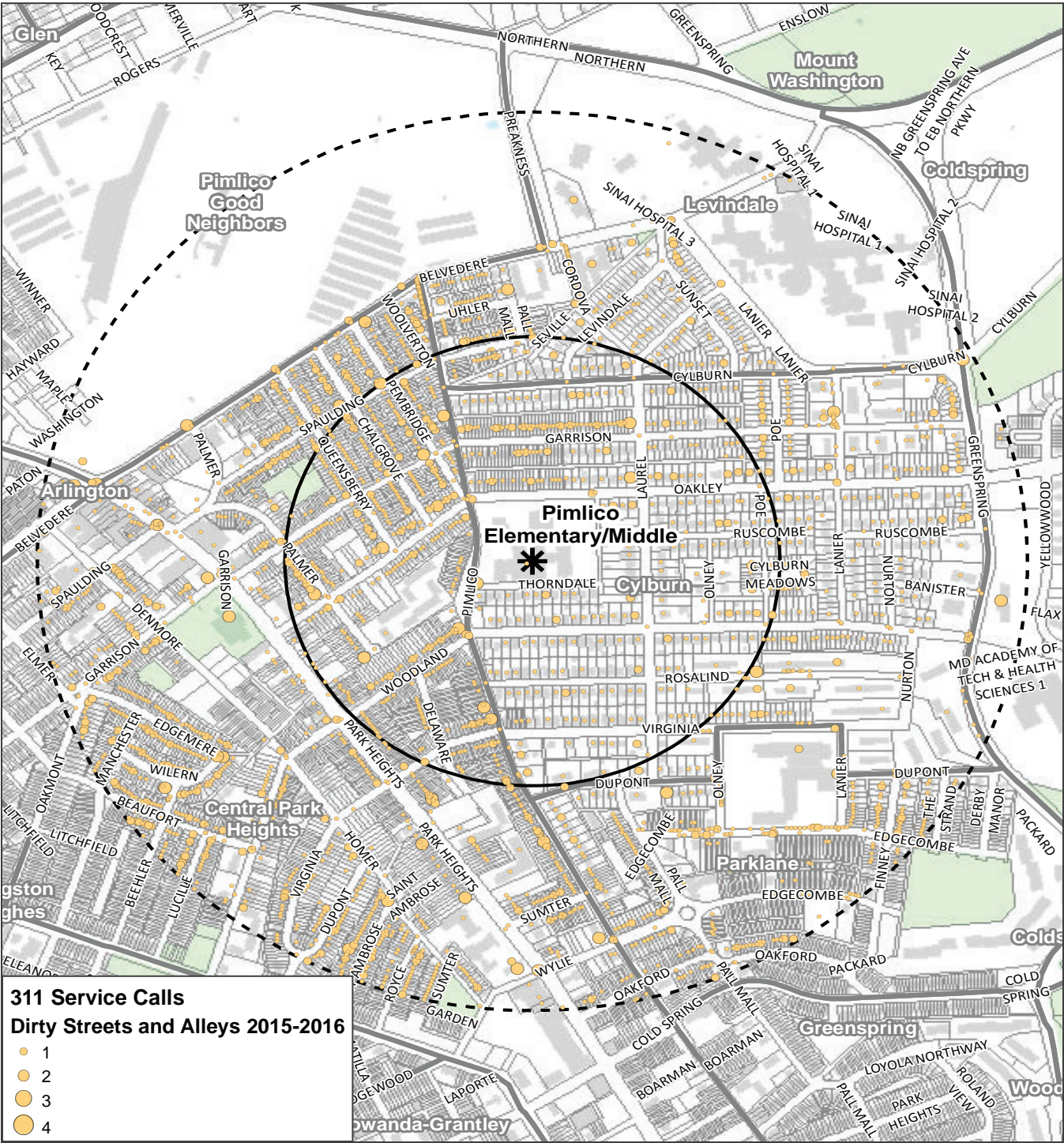
This map shows the MTA BaltimoreLink bus routes that went into effect in June 2017.





311 Calls - Dirty Streets and Alleys (2015-2016)

This map shows to locations of 311 calls for dirty streets and alleys.



Appendix B: Programs & Initiatives

Appendix B contains information about, and links to, programs and initiatives mentioned in this plan.

The **Baltimarket Healthy Corner Store Program** works with store owners and with communities to make healthy food available in corner stores. The Healthy Corner Store Program is a part of Baltimarket, a suite of community-based food access and food justice programs through the Baltimore City Health Department (BCHD).

<http://www.baltimarket.org/healthy-corner-stores/>

The **Baltimore Bike Master Plan** was updated in 2015 and establishes the vision, reviews progress made since the 2006 Bike Master Plan, specifies goals and objectives, and provides recommendations to make Baltimore more bicycle-friendly in the next 15 years.

<https://transportation.baltimorecity.gov/bicycle-plan>

The **Baltimore Energy Challenge** teaches low to no cost ways to save energy to Baltimore City residents, businesses, and nonprofits through a grassroots effort in neighborhoods and schools. The website provides information about the Community Engagement Program, Energy Efficiency Program, the Baltimore Business Energy Challenge, and more.

<https://baltimoreenergychallenge.org/about>

Baltimore Food Policy Initiative (BFPI) is an intergovernmental collaboration between the Department of Planning, Office of Sustainability, Baltimore City Health Department, and Baltimore Development Corporation. It was founded in 2010 to “improve health outcomes by increasing access to healthy affordable food in Baltimore City’s food deserts”. With each agency lending its expertise, the City creates comprehensive strategies that tackle food access from many perspectives, and implements programs and policies with multi-sector support. Interested parties can contact BFPI through the Planning Department to learn more about food-related issues in Baltimore.

<http://www.baltimoresustainability.org/projects/baltimore-food-policy-initiative/>

The **Baltimore Housing website** provides information about many programs and incentives, including homebuyer incentives, weatherization and energy efficiency programs, and more.

<http://www.baltimorehousing.org/>

The **Green Network Plan** will be a collective vision for Baltimore to revitalize communities by creating an interconnected system of greenspaces throughout the city. The planning process will bring together City agencies, residents, neighborhood partners and Baltimore businesses to transform vacant properties into community assets such as recreation areas, trails, and urban gardens.

<http://www.baltimoresustainability.org/projects/green-network/>

The **Growing Green Initiative** is a City-led effort to use sustainable, innovative, and cost-effective practices for stabilizing and holding land for redevelopment, and reusing vacant land to green neighborhoods, reduce stormwater runoff, grow food, and create community spaces that mitigate the negative impacts of vacant properties and set the stage for growing Baltimore.

<http://www.baltimoresustainability.org/projects/growing-green-initiative/>

Healthy Neighborhoods helps strong but undervalued Baltimore neighborhoods increase home values, market their communities, create high standards for property improvements, and forge strong connections among neighbors. The initiative provides capital for rehabilitation and purchase of homes, funding community-based projects, marketing neighborhoods to homebuyers and developers, and creating partnerships between neighborhood organizations, non-profits, and lenders.

<http://www.healthyneighborhoods.org/>

In 2003 residents and local stakeholders began to work with the City on creating the **Park Heights Master Plan**; a plan and vision for their 1,500 acre community. In 2006 the Park Heights Master Plan was adopted (amended in 2008) to provide a framework for housing, recreation, transportation, land use, human services and community and economic development opportunities.

<https://planning.baltimorecity.gov/sites/default/files/091807%20Park%20Heights%20Master%20Plan%20Sept%202008.pdf>

Pimlico Community Development Authority – Local Impact Aid-- Through an annual spending plan, Local Impact Aid (slots funding) is available primarily for capital purposes benefitting economic and community development. The funding is designated for the Park Heights Master Plan area and surrounding neighborhoods (1 mile radius). The Pimlico Community Development Authority (PCDA) serves an advisory role in determining priorities regarding the spending plan for Local Impact Aid funding.

<https://planning.baltimorecity.gov/about-pimlico-community-development-authority>

The **Family League Summer Food Service Program** serves breakfast, lunch and supper to eligible sites around the City. In the summer, Family League goes to community sites around the city and uses mobile food vans to serve food to children so that they get the food and nutrition they need to grow, learn and thrive.

<http://familyleague.org/focus/food-access/summer-meals-program/>

KaBOOM! is a national non-profit dedicated to giving all kids the childhood they deserve, filled with balanced and active play, so they can thrive. KaBOOM! works to bring balanced and active play into the daily lives of all children, particularly those growing up in poverty in America.

<https://kaboom.org/>

The **Maryland Green Schools Award** is a program of the Maryland Association of Environmental and Outdoor Education that allows schools and their communities to evaluate their efforts in environmental sustainability. Participating schools empower youth to make changes to reduce environmental impact, encourage sustainability and foster environmental literacy.

<http://maeoe.org/green-schools/>

The **Mayor's Office of Employment Development (MOED)** coordinates and directs workforce development initiatives responsive to the needs of Baltimore City employers and job seekers in order to enhance and promote the local economy.

<http://moed.baltimorecity.gov/>

The **National Resource Network** launched as part of the Obama Administration's Strong Cities, Strong Communities initiative, and develops and delivers innovative solutions to American cities to help them address their toughest economic challenges. NRN works with local leaders to identify practical solutions, share real-world expertise and best practices, and help cities develop the tools and strategies they need to grow their economies.

www.nationalresourcenetwork.org/en/home

The **Office of Sustainability – Green, Healthy, Smart Challenge Grant** is a grant program for student-led sustainability projects in Baltimore City Public Schools. Students must be a part of an organized green team that meets to complete their project. The aim is to have projects encourage and assist schools in reaching Maryland Green School Certification.

<http://www.baltimoresustainability.org/projects/green-schools-initiative/green-healthy-smart-challenge/>

TreeBaltimore serves as the umbrella organization for all City agencies, private organizations, and individuals in their effort to increase the tree canopy of Baltimore. TreeBaltimore partners with individual homeowners, communities, schools, and businesses to establish, manage, and preserve trees. This mayoral initiative, led by Baltimore City Recreation and Parks, partners with Blue Water Baltimore, the Parks & People Foundation, Baltimore Tree Trust, and the Alliance for the Chesapeake Bay.

<http://treebaltimore.org/>

The **Safe Routes to School** program in Baltimore City aims to substantially improve safety for students in grades K-8 who walk and bike to school. The three main goals of the program are: to enable and encourage children, including those with disabilities, to walk and bike to school; to make biking and walking to school a safer and more appealing transportation choice, thereby encouraging a healthy and active lifestyle from an early age; and to aid the planning and building of projects and activities that will improve

safety and reduce traffic, fuel consumption, and air pollution nearby primary and middle schools.

The **School-Centered Neighborhood Investment Initiative** is a strategic effort to leverage the 21st Century Buildings program

through the alignment of resources, partners, and programs that can support transformational neighborhood revitalization. Sponsored by ABAG's Neighborhood and Community Development Funders Affinity Group, phase one of the initiative will concentrate on the Cherry Hill, Park Heights, Southwest Baltimore, and Reservoir Hill neighborhoods to attract private investment, increase the capacity of community based organizations and leverage physical development within communities and improve the lives of families in target areas. Phase two neighborhoods include Southeast Baltimore, Govans and Coldstream/Homestead/Montebello.

<http://www.abagrantmakers.org/?page=SCNI&hhSearchTerms=%22scni%22>

Vacants to Value is housings initiative to clean up and redevelop vacant properties, help raise property values, create community amenities, increase local tax revenue, and attract new residents and businesses.

<http://www.vacantstovalue.org/>

VSP-Vocational Services- is a vocational rehabilitation and workforce development department at Sinai Hospital – a LifeBridge Health System entity.

<http://www.lifebridgehealth.org/Main/VocationalServices.aspx>

A **walking school bus** is a group of children walking to school with one or more adults. That may sound simple, and that is part of the appeal. It can be as informal as two families taking turns walking their children to school or as structured as a planned route with meeting points, a timetable and a schedule of trained volunteers. A variation on the walking school bus is a bicycle train where a group of children and adult leaders ride together to school.

http://guide.saferoutesinfo.org/walking_school_bus/

Appendix C: Project Details

Appendix C contains more detailed information about two Pimlico area projects:

- **The Pimlico Elementary Middle School Safe Routes to School Grant**
- **The Design of the Pimlico Triangle Community Managed Open Space Project**

Pimlico Road (Pembroke Avenue) and Oakley Avenue

- Replace existing ramps on the north side of the intersection with new ADA ramps (total 3 ramps)
- Replace pavement markings for all existing crosswalks (total $\approx 1000'$)
- Replace existing stop line for all approaches (total $\approx 100'$)
- Install new CPS for all Crosswalks (total 8)
- Install new APS for all Crosswalks (total 8)
- Install new "School Crossing Assembly" signs on all legs (total 8 sign assembly)
- Install new "School Crossing" sign on all legs (total 4 signs)

Pimlico Road and West Garrison Avenue

- Replace existing ramps on the east side of the intersection with new ADA ramps (total 2 ramps)
- Install pavement markings for the east leg crosswalk (total $\approx 250'$)
- Replace existing stop line for all approaches (total $\approx 20'$)
- Install new "School Crossing Assembly" signs on east legs (total 2 sign assembly)
- Install new "School Crossing" sign on east legs (total 1 sign)

Pimlico Road and Garrison-Oakley Alley

- Replace existing ramps for the Alley on the east side of the intersection with new ADA ramps (total 2 ramps)

Oakley Avenue and Laurel Avenue

- Replace all existing ramps with new ADA ramps (total 8 ramps)
- Replace pavement markings for all existing crosswalks (total $\approx 1000'$)
- Replace existing stop line for all approaches (total $\approx 60'$)
- Install new "School Crossing Assembly" signs on all legs (total 8 sign assembly)
- Install new "School Crossing" sign on all legs (total 4 signs)

Oakley Avenue and Chalgrove Avenue

- Replace existing ramps on the north leg of the intersection with new ADA ramps (total 2 ramps)
- Install crosswalk pavement markings for the north leg (total $\approx 250'$)
- Replace existing stop line for the north leg (total $\approx 25'$)
- Install new "School Crossing Assembly" signs on the north leg (total 2 sign assembly)
- Install new "School Crossing" sign on the north leg (total 1 signs)

Oakley Avenue and Queensberry Avenue

- Replace existing ramps on the north leg of the intersection with new ADA ramps (total 2 ramps)
- Install crosswalk pavement markings for the north leg (total $\approx 250'$)
- Install new "School Crossing Assembly" signs on the north leg (total 2 sign assembly)

Oakley Avenue and Palmer Avenue

- Replace all existing ramps with new ADA ramps (total 8 ramps)
- Replace pavement markings for all existing crosswalks (total $\approx 1000'$)
- Replace existing stop line for all approaches (total $\approx 100'$)
- Install new "School Crossing Assembly" signs on all legs (total 8 sign assembly)
- Install new "School Crossing" sign on all legs (total 4 signs)

Pimlico Road and Thorndale Avenue

- Install crosswalk pavement markings for the east leg (total $\approx 250'$)
- Replace existing stop line for the east leg (total $\approx 20'$)
- Install new "School Crossing Assembly" signs on the north leg (total 4 sign assembly)
- Install new "School Crossing" sign on the north leg (total 1 sign)
- Install raised crosswalk on the south leg of the intersection (total 1)

Pimlico Road and Woodland Avenue

- Install crosswalk pavement markings for the east leg (total $\approx 250'$)
- Replace existing stop line for the north leg (total $\approx 25'$)
- Install new "School Crossing" sign on the north leg (total 2 signs)

Oakley Avenue – Park Heights Avenue to Pimlico Road

- Replace 50% of existing ($\approx 1200'$) sidewalk along the south side (total $\approx 600'$)

Pimlico Road – Oakley Avenue to 4838 Pimlico Road

- Replace existing sidewalk along the east side (total $\approx 350'$)

Oakley Avenue and Park Heights Avenue

- Install crosswalk pavement markings for the west leg (total $\approx 250'$)
- Install new “School Crossing Assembly” signs on the north leg (total 2 sign assembly)

Park Heights Avenue and West Garrison Avenue

- Install new ADA ramp on the south leg (total 1 ramp)
- Install crosswalk pavement markings for the south leg (total $\approx 400'$)
- Install new “School Crossing Assembly” signs on all legs (total 8 sign assembly)
- Install new “School Crossing” sign on all legs (total 4 signs)

Improvement summary:

Total ADA ramps: 28

Total S1-1: 63

Total W16-7p: 44

Total APS: 8

Total CPS: 8

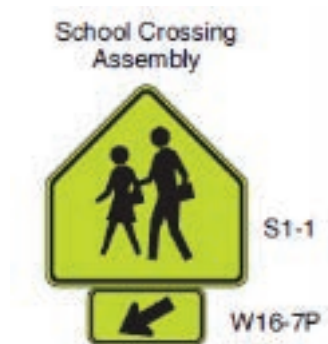
Total Raised Crosswalk: 1

Total sidewalk: ≈ 950 linear feet (4750 square feet)

Total Pavement Markings:

≈ 4650 ft. 12” white line

≈ 325 ft. 24” while line





- 1 **LAWN AREA** - LAWN FOR EASE OF MAINTENANCE AND COMMUNITY PROGRAMMING
- 2 **CORNER STOP-OFF** - PAVED FOR DURABILITY AND FORMALITY
- 3 **HIGH VISIBILITY PLANTING** - AN ALTERNATING PATTERN OF HEAVY FLOWERING POLLINATOR SPECIES, INTERPRETIVE SIGNAGE FOR MAXIMUM EDUCATION VALUE
- 4 **COMMUNITY ART FENCE** - BORDER FENCE FOR COMMUNITY CREATED ART INSTALLATION
- 5 **CONNECTIVE PATH** - LAWN PATH TO ENCOURAGE PASSAGE ACROSS THE SITE
- 6 **FRONTIER PLANTING** - EXTREMELY DURABLE LOW PLANTING TO BUFFER STREET AND SIDEWALK TRAFFIC AND DEFINE SPACE
- 7 **NATURALISTIC PLANTING** - VIBRANTLY COLORED PLANTING DESIGNED FOR HIGH VISUAL IMPACT, WATER TOLERANCE, AND LOW MAINTENANCE
- 8 **FULLY PLANTED CONSERVATION AREA** - A BEAUTIFULLY PLANTED SITE CORNER TO DISCOURAGE UNSAFE OCCUPATION AND ENCOURAGE MAXIMUM HABITAT VALUE
- 9 **FUTURE ARTISTIC SITE FEATURES** - CONCRETE PILLARS CAST IN DIFFERENT HEIGHTS AND WIDTHS TO ACT AS SCULPTURE OR NON-TRADITIONAL SEATING