

# Lower Hill (Mellon Arena) Redevelopment

Interested Parties  
Meeting #7  
(June 09, 2010)



# Lower Hill (Mellon Arena) Redevelopment

INTRODUCTIONS

# AGENDA

---

- Meeting # 6 Minutes
- Presentations
  - Historic Hill Institute
  - Five Mile Development
- Draft Effects Report
- Draft Options Report
- Mitigation Measures

# IP Meeting # 6 Minutes

---

## Meeting # 6 Minutes

- Shared Economic Assumptions
- Met on Economic Analysis Issues
- Option 3 Arena ReUse Refinements
  - “Refinement Notes” in Options Report
    - Greater Development Density
    - Hotel Removal / Relocation
    - Public Park within Arena

# **Presentations**

---

**Historic Hill Institute**

**Five Mile Development**

# Draft Effects Report

---

## Effects Summary:

Option 1 - Do Nothing..... (No Effect)

Option 3 - Arena ReUse..... (Adverse Effect)\*

Option 5 – Arena Demo..... (Adverse Effect)

# **Draft Options Report**

## **Summary Findings**

---

- **Continued use of Arena as multi-purpose Arena is not feasible (Options 2 & 4)**
- **Option 1 “Do Nothing” is not feasible**
- **Adverse Effect is unavoidable**
- **Mitigation of Adverse Effect required**

# Draft Options Report

## Summary Findings

---

### Option 3 Refinements:

- Increased density
- Hotel removal / relocation
- Flexible public open space

# Draft Options Report

## Summary Findings

---

### Option 5 is Preferred:

- Street Grid
- Urban Blocks & Parking throughout
- Site Gradients & ADA Compliance
- Higher Public Economic Benefit
- Urban Blocks & Marketability
- Unencumbered development Site

# Mitigation

## PROPOSED MEASURES TO MITIGATE UNAVOIDABLE ADVERSE EFFECT

Proposed Mitigation Measures	Option 3	Option 5	Comments
1 - HABS/HAER recordation	✓	✓	
2 - Selective salvage by Heinz History Center	✓	✓	
3 - Interpretive display on history of Lower Hill & Civic Arena construction	✓	✓	
4 - Historical markers of Lower Hill landmarks predating the Arena	✓	✓	
5 - Arena materials for reuse in other buildings and public art	✓	✓	
6 - Select Arena building elements for relocation	✓	✓	
7 - Reuse of historic street names for new development	✓	✓	
8 - Photo documentation (Gigapan) of Arena deconstruction		✓	
9 - Permanent display of Arena skyline element from various vantage points		✓	
10 - Street & sidewalk markings of Arena footprint arc outline		✓	
11 - Sidewalk imprints within arc footprint commemorating key Arena events		✓	
12 - Construct fountain with design elements influenced by Arena		✓	
13 - Conduct oral history interviews of Hill residents Civic Arena officials	✓	✓	
14 - Other			

# Lower Hill (Mellon Arena) Redevelopment

Questions & Comments?

