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Les Amis de Marigny

Helping to make Marigny a better place to live, work and play

The Effect of Short Term Rentals on Our Neighborhood

By Miles W. Swanson, President, FMIA

Illegal bed and breakfasts and short-term rentals are one of the most pressing issues currently facing our neighborhood and city. Short-term rentals have always been an issue, but with the development of online services such as Airbnb, the popularity of short-term rentals has drastically increased. In turn, the problems they create have also increased.

The French Quarter is awash with short-term rentals, and their spread has killed much of the actual long-term residency of the quarter. The continued proliferation of short-term rentals, Airbnb, and other unlicensed bnb's, signal the death knell for the Faubourg Marigny and other downtown neighborhoods such as the Bywater and St. Roch.

Short-term rentals stress neighborhood integrity and exacerbate existing quality of life problems, such as noise and parking. Short-term rentals drive up rents and force long-term residents out in search of cheaper rentals. Absentee owners and packs of weekend renters

are becoming the norm in much of the neighborhood — no more friendly smiles from your neighbors. If we just ignore the problem it will continue to get worse until the Marigny becomes a shell of a neighborhood.

In fact, on the block of Kelerec between Royal and Pauger, there are only a few long-term residents left. On Mandeville between Royal and Dauphine, there are now several short-term rental properties operating — at least four entire houses. Just recently, a landlord on that block kicked out a long-term elderly tenant in order to make more room for his illegal short-term rental business.

There has been absolutely ZERO leadership from the city on the issue. The city could easily take steps to curb the issue and obtain additional revenue streams in the process, but instead it lets the problem fester, driving up our rents and driving out long-term residents. Perhaps, it is all part of the Mayor's stated goal of exponentially increasing the number of visitors to our city by attracting more nationally televised events. Perhaps, the city is so dysfunctional that it is unable to take basic steps to enforce current laws. Either way, the result is the same — our neighborhoods continue to suffer because the city does nothing. The Marigny and other downtown neighborhoods must demand action and a comprehensive plan for addressing the issue from our city leadership.

**For more reading on the issue,
please look at these news articles:**

Unfair BnB: What Unlicensed Short Term Rentals Mean for New Orleans - *Anti-Gravity, March 2014*

antigravitymagazine.com/2014/03/unfairbnb-what-unlicensed-short-term-rentals-mean-for-new-orleans/

Air BnB Gentrification: More Guests, Empty Houses - *slate.com*

slate.com/articles/business/moneybox/2014/02/airbnb_gentrification_how_the_sharing_economy_drives_up_housing_prices.html

City's Short-Term Rental Policy Leaves Room for Improvement - *New Orleans City Business, Nov. 2, 2012*

neworleanscitybusiness.com/blog/2012/11/02/citys-short-term-rental-policy-leaves-room-for-improvement/

The 42nd Annual FMIA Spring Home Tour

The Spring Home Tour is scheduled for **May 18**, between noon and 4 pm. The plan this year is to feature formerly blighted homes that have been renovated by their owners. Our goal is that this year's tour will be in a walkable area that comprises both the Rectangle and the Triangle.

Looking for Homes

We are still in the process of finding homes for this year's tour. Do you own or know of a home that was blighted and has since been renovated? Your neighbors would love to see it — please let us know.

Join the Fun!

This is a great opportunity to volunteer for two hours, and as a thank you for your volunteer time, you will receive a ticket to attend the Home Tour. To become a volunteer for this event email

secretary@faubourgmarigny.org.

Happ'ns in the 'hood

Robért Fresh Market

The operators of Robért Fresh Market, presented their conceptual plans for development of the 2222 St. Claude property, at a Neighborhood Participation Program (NPP) meeting on March 18. A large crowd gathered at St. Paul's to view the plans and ask questions.

The following Thursday the Historic District Landmarks Commission (HDLC) staff presented the proposed redevelopment plan to the HDLC commissioners, and it was accepted by the commission. This is just the first step in the process of bringing back a grocery store to the neighborhood.

Iggy's Bar Shooting

A man was killed outside of Iggy's Bar in the Triangle section of the Marigny on March 15. Over a dozen rounds were fired and he died on the scene.

Five people have been shot in six months (two in September and three in the last shooting). Two were killed. There was a robbery last month and other crimes. ATC and the City Attorney are currently reviewing the calls of service related to the bar as well as Crime Stopper Tips to address the long-term problems here.

Marigny Robberies

There were recently two armed robberies in the Rectangle. They happened within 40 minutes of each other, at the 600 block of Mandeville and the intersection of Dauphine Avenue and Marigny Street. No suspect has yet been apprehended.

Construction has Begun

Construction on Burgundy Street between Elysian Fields and Esplanade began on March 24 and is expected to last for three months.

During all phases of construction one travel lane and one parking lane will be open and one travel lane and one parking lane will be closed.

For more information email: path2progress@gmail.com; visit: www.pavingLARoads.com or go to Facebook: www.facebook.com/path2progress



Construction started on Burgundy Street at Elysian Fields Avenue

ADVERTISING

Commercial Advertising

<i>Per-month Rates (1-2 times/year)</i>				
	Full Page	1/2 Page	1/4 Page	Business Card
FMIA Member	\$110	\$55	\$40	\$25
Non-Member	\$113	\$58	\$43	\$28
<i>Per-month Rates (3 or more times/year)</i>				
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FMIA Member	\$90	\$45	\$30	\$18
Non-Member	\$93	\$48	\$33	\$21

Ads should be photo ready, or in jpg, tif or pdf format.

All advertising must be received by the 15th of each month for publication in the next month's issue. For information regarding advertising, contact the business manager at ads@faubourgmarigny.org.

Classifieds Now Available

The newsletter is now accepting classified ads. Personals, however, are not being accepted. Contact ads@faubourgmarigny.org. Classified Rates: \$5.00 per each 25 words.

About the Newsletter

Les Amis de Marigny is the newsletter of the Faubourg Marigny Improvement Association, a 501(c) non-profit, all-volunteer organization committed to the preservation of the unique architectural and cultural heritage of our historic district, and to improving the quality of life in our diverse community. Contents, editorials and opinions expressed do not necessarily reflect the official views of the FMIA, its Board or its members. The FMIA does not warrant the legality of any business advertised in its newsletter. Contents of *Les Amis de Marigny* are copyrighted. Permission to reprint any of the newsletter, including photographs and original artwork, must be obtained from the editor and/or byline columnist.

Manuscripts, photographs and articles dealing with topics of interest to the Marigny neighborhood are encouraged. The editor reserves the right to reject submissions including editorial and advertising content. Submissions must be received by the 7th of the month for inclusion in the next month's issue. Send contributions to: FMIA Newsletter, 2401 Burgundy St., Box 10, NOLA 70117 or editor@faubourgmarigny.org.

The newsletter is published each month except August and January. Back issues are available online at www.faubourgmarigny.org.

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Important Information

Emergency Listings

- Police, Fire & Medical Emergencies:911
- NOPD Non-Emergency:504-821-2222
- Department of Public Works
(parking enforcement & information (answered 24 hours):504-658-8100
- Residential Parking Permits:504-658-8200
- Parking Citation Appeals:504-658-8250
- Booted Vehicles:504-658-8083 & 1-877-314-3767
- Report a Missing Water Meter Cover:..... 504-52-WATER or 504-529-2837
or email: deugene@swbno.org

Help prevent a broken ankle or worse by immediately reporting a missing meter cover. The Sewerage and Water Board considers it an emergency. Please provide the exact address/location of a missing cover.

- Report Street Flooding to:311 or 311@nola.gov
The City uses 311 calls to assist in prioritizing where it should send its vacuum trucks.

8th District Information:

- 8th District's Facebook Page:
..... <https://www.facebook.com/pages/New-Orleans-Police-8th-District/123444804371660>
- Quality of Life (QOL) complaint or concern*
- Officer Shereese Harper srharper@nola.gov or 504-218-6117
- Officer Dave Liang dliang@nola.gov
or 504-376-6637

If you would like more information on safety tips, presentations or would like the 8th District to participate in a community meeting or event

- Sergeant Jonette Williams..... jrwilliams@nola.gov
or 504-239-0356.

- Recent 8th District Crime Videos on Youtube:
..... <https://www.youtube.com/user/NOPD8DIU>
- SafeCams8 provides a detailed tutorial on how to subscribe:
..... <http://nopd8thdiu.blogspot.com/2013/02/linking-your-e-mail-to-8th-districts.html>

5th District Information:

- 5th District's Facebook Page:
..... <https://www.facebook.com/pages/New-Orleans-Police-Department-5th-District/115495038506935>
- Quality of Life (QOL) complaint or concern*
- Officer Victoria Guidry vguidry@nola.gov
or 658-6557, cell 504-444-6352

If you would like more information on safety tips, presentations or would like the 8th District to participate in a community meeting or event

- Sergeant Roderick Franklin rfranklin@nola.gov or 504-239-0356.
or 504-239-0344, cell 504-908-3185
- Sign up for NOLA Ready the City's emergency alert system. <http://new.nola.gov/ready>



Vacant Lots / Parking Lots

By Alexandre Vialou, Blight Committee Chairman

In our neighborhood almost each block has at least one lot without a structure. Looking at the Google Map below shows the location of the 57 vacant lots and 43 parking lots in the neighborhood.

Their maintenance status varies significantly from landscaped parking lots (at 511 Marigny Street) to public nuisance lots such as 2601 Burgundy Street (at right). Some are paved, some are fenced, some are being used and other just sit there.



2601 Burgundy

In most case these lots are the result of demolition by neglect from their landowners (absentee or not). As we work together as an organization to preserve the architectural and social fabric of the neighborhood we live in, it is very important that we remain active in reducing the number of abandoned or blighted properties. Please do not hesitate to call 311 to inquire and or report a public nuisance or blighted property.



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 or (504) 949-3609 x 505

*Project Lazarus helps heal and empower people
 living with HIV/AIDS by focusing on wellness,
 providing housing and offering important support services.*

Meet the Neighbors



March Meet the Neighbors was held at the **Den of Muses** on Architect Street. They served up some nice food, soft drinks and spirits right in the den amidst the Krewe du Vieux Floats (body parts were enjoyed by all).

Coming in April — **Wasabi** at 900 Frenchmen.



Supporting your neighborhood is a great way to help make the Marigny a great place to live, work and play.



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CALENDAR OF EVENTS

April 2014

Board Meeting

April 2, 7 pm,
Room 256 at the Healing Center

Meet the Neighbors

April 9, 6:30 – 8:30 pm
Wasabi, 900 Frenchmen

General Meeting

April 21, 6:30 Pot Luck, 7:15 Meeting
St. Paul Lutheran Church, 2624 Burgundy Street

May 2014

Board Meeting

May 7, 7 pm,
Room 256 at the Healing Center

Meet the Neighbors

May 14, 6:30 – 8:30 pm
Venue TBD

General Meeting

May 19, 6:30 Pot Luck, 7:15 Meeting
St. Paul Lutheran Church, 2624 Burgundy Street

NONPAC MEETINGS

5th District — 2nd Wednesday

6 pm, 4015 Burgundy Street

8th District — 2nd Thursday

6 pm, location varies between 334 Royal and the Healing Center

FREE FUN

St Claude Arts District

2nd Saturday: see www.scadnola.com

Chess Lessons

Thursdays, 5 pm,
Alvar Library, 913 Alvar Street

If you have an event for the calendar please send it to John Gutekunst at editor@faubourgmarigny.org



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Marigny Green News

By Deborah Oppenheim



How to Reuse Your Empty Pill Bottles:

I would suggest to peel off the label before you reuse your pill bottles. The easiest way to get the label off the bottle is to heat up water and pour over the bottle and wait for one minute and peel off the label.

IDEAS:

- I just did this and it works well. Fill your empty pill bottles with quarters for parking.
- Store items such as tacks, small nails and push pins and don't forget to label the bottle.
- Store small items that could get lost.
- Items like glitter, sequins, beads, etc. really works well in pill bottles.
- Donate clean, label free pill bottles to the veterinary office or local humane society. Dispensing medication in recycle bottles to animals does not have the controls as it does for humans.
- Use various sizes of prescription bottles for buttons.
- Store dried herbs for teas in pill bottles and place them in the freezer with the appropriate label.
- Router bits works well in larger pill bottles and it also helps keeps out the moisture.
- Pill bottles are good for a travel sewing kit.
- Take dried beans, pebbles or anything that makes noise into a tightly capped pill bottle for the cat to chase.
- If you are mixing acrylic paint for small projects, pills bottles are perfect for storing the mixtures. The bottles can be reused for other colors if you wash them out when done.
- Good for soaking small instrument parts such as woodwind reeds for cleaning.
- Make a mini ice pack by filling the pill bottle with water and freeze.
- For no more missing board game pieces pill bottles work great.
- Make a waterproof survival kit for outdoor activities and/or a day at the beach.
- Some pharmacies will accept old medication bottles. Ask your pharmacist when you fill your next prescription.
- New Orleans curbside recycle does accept prescription bottles.

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Fundraising	Special Projects	

For comments — email info@faubourgmarigny.org

Do You Receive Our Weekly E-Blast?

FMIA sends out an email blast every Sunday with important news about what's happening in the Faubourg Marigny and surrounding area — news that you need to know! To sign up for this service, email secretary@faubourgmarigny.org to be put on the list. IMPORTANT NOTE: You may need to change your email settings to allow news@faubourgmarigny.org as an approved sender or add it to your contact list.



Did you ever wonder who these people are? ↑

Find out at the next Meet your Neighbors!
And if you have a favorite place in the neighborhood that you think would be interested in hosting an upcoming event, let us know by emailing editor@faubourgmarigny.org.

What's Up at Alvar Library!

By Adele Marrs, Assistant Manager, Alvar Branch, New Orleans Public Library

Happy spring to you! We hope that you enjoyed your Mardi Gras and are now enjoying lovely weather and many trips to your local library. We have plenty of programs coming up this month and Summer Reading Program is just around the corner.

This month's Alvar Arts falls on the evening of Thursday, April 17. Come join us 7 - 9 pm for a dance performance by Scott Heron. We will offer snacks and drinks while Scott performs a wild and wonderful original piece. For more information about Mr. Heron, check out <http://www.scottheron.org/>.

Additionally, accompany us for an afternoon with the author on Saturday, April 26, 3 - 4:30 pm.

S. Frederick Starr, Washington, D.C., is chair of the Central Asia Caucasus Institute at John Hopkins University and the author of numerous books on New Orleans. On this afternoon, he will be discussing his book *Une Belle Maison*, which details the history of and shares his personal experience of restoring the Lombard plantation house in New Orleans' Bywater neighborhood.



Charlotte with quilt crafts made during a story time for Black History Month.

Furthermore, AARP is providing free tax help at multiple libraries through April 10. This help is available at the Algiers Regional Library on Mondays from 10 am - 2 pm and Tuesdays and Thursdays at the Latter and Norman Mayer Libraries from 10 am - 2 pm. Lastly, the week of April 5 is Money Smart Week and the library is hosting eight financial literacy events sponsored by Capital One and the Federal Reserve. Programs are as follows:

April 5: 9 am to 11:30: Central City

Kick Off Story Time with a visitor from the Super Why PBS children's program. 9 to 10 Episodes of Super Why will be shown.

April 5: 11 am, 1 pm, and 3 pm: Norman Mayer
(The same workshop will be repeated 3 times)

College Planning Workshops for parents and teens
with reps from Delgado, Dillard +

April 7: 10 to 11:15: Norman Mayer

Adult financial literacy class (participants will receive workbooks)

April 7: 5 to 6:15: Keller Library

Adult financial literacy class (participants will receive workbooks)

April 7: 5:15 to 6:15: Central City

Adult financial literacy class (participants will receive workbooks)

April 8: 9:15 to 10:30: Central City

Children's Story Time with Bunny Money book & craft

April 8: 5:30 to 6:45: Keller

Family Story Time with Pigs Will Be Pigs book and craft

April 9: 10:30 to 11:45: Norman Mayer

Family Story Time with Bunny Money book and craft

On a final note, please stay tuned for upcoming teen programs at Alvar. As always, all programs are free and open to the public. We look forward to seeing you very soon!

From the Kitchen of the NEWORLEANS FOODCO-OP

Mexican Pizzas

- 4 corn tortillas
- 1 cup salsa
- 1 cup cooked black beans
- ½ green bell pepper, diced
- ¼ yellow onion, diced
- ½ jalapeno pepper
- ½ cup cheddar cheese, shredded
- 1 lime
- ½ tbsp. chili powder

Preheat oven to 400 degrees. While oven is preheating place tortillas on rack in the oven for 3-4 minutes, or until tortillas begin to harden but are not crisp.

Remove tortillas from oven and place on a baking sheet. Top each with ¼ of the salsa, chili powder, black beans, green peppers, onions, cheese, and jalapenos. Bake for 8-10 minutes or until cheese is melted. Remove from oven and top with lime juice.



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Size Matters



The Zoning committee brought to the March General Meeting this map (and Monopoly board complete with hotels) showing the potential for high rises along the riverfront.



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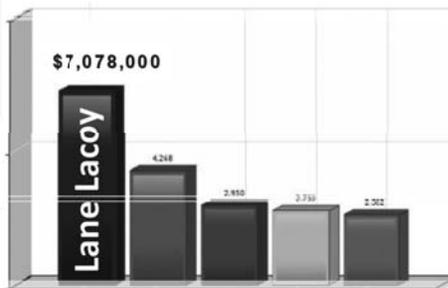
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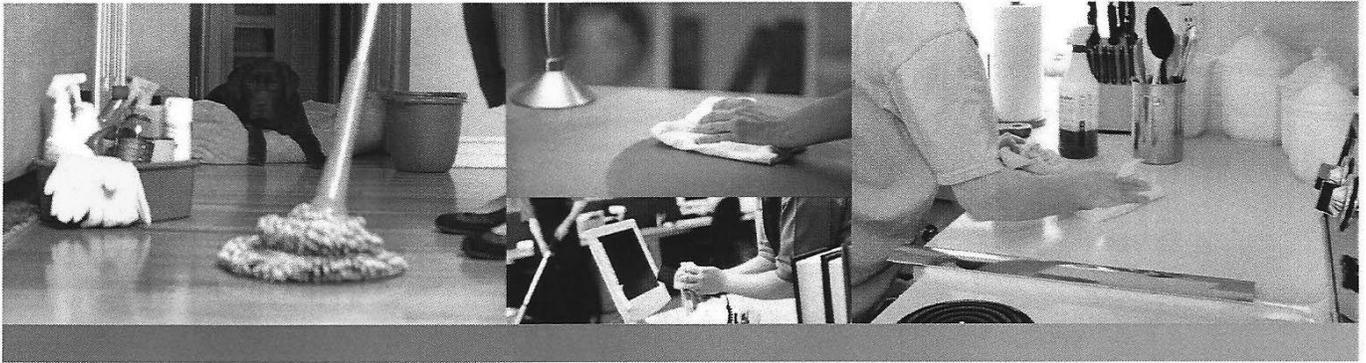
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FMIA General Meeting Minutes March 24, 2014

The meeting was called to order at 7:15 pm.

New faces:

Keith and Miriam Wismar. Mary spoke briefly about her project to document the upcoming anniversary of St. Paul's Church. She will be making a film about it and is asking for input from neighbors who are interested in the project. Hayley and Will Sampson. They are running the new Indiewood on Elysian Fields Avenue, showing independent films. They passed around a survey asking people to list films they would like to see.

Aimee Charbonezza

Regina Serafino

Bernard Marino

Jennifer Taylor who is business partner with Gregor Fox
Allen Johnson

NOPD Update

Sergeant Jonette Williams presented an update on crime in the neighborhood. Concerning the murder outside of Iggy's Bar in the Triangle, the Eighth District is working with various agencies to deal with the problem, including the City Attorney's office and the ATC. There is also an undercover narcotics team at work. There were questions from the audience about what neighbors could do about the situation. She responded that they should not hesitate to call the police if they perceive a problem.

Sergeant Williams spoke about the two recent armed robberies in the rectangle. She sent around flyer with a link to a YouTube video of the suspect, as well as a composite sketch.

Other questions concerned activity on Frenchmen Street and the gathering of street kids on the Esplanade neutral ground around. Again the answer is to call the police, who would not be able to make an arrest if there is no illegal activity, but they can make their presence known. Sergeant Williams told the audience that there is one police car that stays in the Marigny at all times. They will respond as quickly as possible.

Holy Cross

Sarah DeBacher from the Holy Cross Neighborhood Association spoke about the proposed development of the former Holy Cross School by the Perez development company. Their plans called for building heights of 75 feet, over the current zoning maximum of 40 feet. The plans call for 284 residential units and 521 parking spaces.

The neighborhood association has been fighting this proposal for over a year, insisting that any development in this Historic District should conform to current zoning. They also say there is not a demand for such a high density development.

The proposal went before HDLC, who could not come to any agreement on the issues. Holy Cross Neighborhood Association also met with CPC staff, who said they have no recommendation against changing to MUI zoning, because

there is a "larger conversation" going on about riverfront zoning.

Ms. DeBacher is asking for support from all neighborhoods along the river. She was accompanied by Rodney Dejoie also on the Holy Cross Board.

Zoning Committee Update

Zoning Chair Lisa Suarez gave a brief report on what will be discussed at the upcoming Zoning meeting on March 31. On the agenda will be

Size Matters: Implications for high rises on the Riverfront after "no decision" for Holy Cross. Lisa spoke briefly on the proposed CZO, how it would keep height restriction except in the "Riverfront Overlay" which would allow height bonuses in the so called "Gateways".

The Frenchmen Street Stroll, where they will observe and take notes on the activities on the street.

Sub-Committee on Illegal Air B-n-B's. Many in the audience voiced concerns about the number of these in the neighborhood, and questioned what can be done. Lisa replied that it helps to take pictures of people entering and leaving with luggage. Illegal B & B's are a quality of life issue. Kan Caron suggested that if anyone sees illegal activity in the

Continued on page 14



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neighborhood, call 911 because these calls are documented. Also calling Crimestoppers is effective because they will follow up on the call. Crimestoppers is anonymous.

Crime Committee

Kash Schriefer, head of the Crime committee noted that there is a serious problem because we have bullets flying in the neighborhood and it is happening at one location – Iggy’s. Kash stated that as of now the owners are not cooperating with any efforts to bring positive changes to the site. Questions arose again about what neighbors can do, and the answer again was call 911 or Crimestoppers.

Homer Plessy

The Homer Plessy School announced they will be holding a fundraiser art auction at Café Istanbul on March 28 from five to eight, everything from Dr. Bob to Michealopolis.

Rhonda Fleming announced that she had been “summoned” to meet with Sean Cummins who said that she is narrow minded and is destroying opportunity for Marigny and Bywater.

It was announced that the lot on Mazant and Chartres in Bywater has been purchased by Habitat for Humanity.

Hubig’s Pies.

There has been no movement on the proposed rebuilding of Hubig’s Pies on Press Street due to disagreements between a partner and the family.

Robért’s

There was concern voiced about the proposed development of the St. Claude property. Questions were raised about how we can promote local businesses rather than national chains in the retail spaces. Concern was also voiced about the orientation of these buildings to the street, and the use of the parking lot for nearby businesses at night.

Gary Delaumont announced that some of the proceeds from the showing of “Warhorse” at the Saenger Theater on certain dates would go to the mounted division of the NOPD.

Home Tour

Gretchen Bomboy announced that the FMIA Home Tour is scheduled for May 18. The plan this year is to feature blighted houses that have been renovated. We are still looking for homes.

Meetings

Ken Caron said that he has been in contact with the Bishop Perry Center in the Triangle concerning having some of our meetings there. They can not accommodate the general meeting, but they are available for Board and other Meetings. He said that he will be in contact with Christopher Inn concerning General Meetings. The plan in the future is to alternate meetings between the Triangle and Rectangle. Meeting was adjourned at 8:28 pm.

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Meet the Neighbors Night — Wednesday, 4/9/14
General Meeting — Monday, 4/21/2014



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