



E-Blast

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What's so great about the city?



Community vegetable gardens (like the Homewood Cemetary Garden pictured above) are a great asset to the city's communities. The shared use space allows many without yards to grow their own food and connect with neighbors.

Greetings!

In this issue you can learn why the Cool Space Locator operates as a non-profit organization, hear about one of our technology placements, and share your ideas with us about what makes a space cool... Enjoy!

• Technology Placement

Who

Q-Chem, Inc.

What

Developer of molecular modeling software that allows customers to study details of molecular structures and chemical processes.



Where

The Design Center, corner of Baum Blvd. and Morewood Ave. on the border of Oakland and Shadyside in Pittsburgh

Why

Q-Chem, Inc. came to Cool Space Locator from their suburban location in Export, PA in search of a small space near Carnegie Mellon University and the University of Pittsburgh. Their neighborhood offers a variety of small businesses, but in particular they wanted to make use of the research libraries and attend seminars related to their field. There are several bicycles in their office to be used for easy transportation around the neighborhood.

What Else?

The 5 member Q-Chem team is extremely diverse, bringing together scientists from all over the world. Q-Chem Director and Chief Chemical Research Scientist Jing Kong, PhD is from the Republic of China; Research Scientists Shawn T. Brown PhD and Laszlo Fusti, PhD

The following are some of the most successful community gardens in the City of Pittsburgh, which are mainly funded by City of Pittsburgh Community Development Block Grants:

Allegheny Cemetary
(4200 Block, Stanton Ave.)

Garfield

Homewood Cemetary

Lawrenceville
(42nd St.)

Mexican War Streets
(1300 Block, Sherman St.)

North Side
(East, Thropp Way)

For more information on how to start a garden in your community, or to reserve a plot in an existing garden, visit the Western Pennsylvania Conservancy website at www.wpconline.org.

What do you love about your city? If you have a photograph of urban life that you would like to see featured here, please send it to us, and be sure to tell us what you love about urban living.

come from Ohio and Hungary, respectively, and a fourth scientist, Dr. Yihan Shao works from California. Each member of the team brings with them different views and ideas, sometimes coming together for extended lunch hours to debate world problems. Pittsburgh is lucky to have such an eclectic team working in the city!

They like their space at the Design Center because of the access to indoor parking in an adjacent garage, as well as many restaurants and cultural amenities in Oakland and Shadyside. The building, which was originally built in the late 1920s, was the distribution plant for Hudson Essex; automobile parts were delivered by rail, unloaded at the rail siding on the bottom level of the building, and assembled on various upper floors. To learn more about the building and its history, visit www.ibp.com/pit/design.

For more information about the company, visit www.q-chem.com.

● **Is a Non-Profit Real Estate Company an Oxymoron?**

We are often asked the question "Why is the Cool Space Locator a non-profit?" CSL is a commercial brokerage, and it does work on commission for the deals it does. However, The Cool Space Locator team is often working with smaller firms, those high growth high-tech companies finding their first space, their first place. Apart from just FINDING a space for them, we have to help work out the 900 details that are a part of each deal; zoning, design, parking, extra costs, community issues. The deals are so small that most commercial agents can't afford to work on them; they simply aren't profitable.

Now, an organization that has non-profit status can make a profit. (There are some stipulations - for instance, it cannot distribute those profits to shareholders.) It's not that we can't work with larger more established firms where the commissions might be bigger; we have and we do. But we also don't turn down the two person firm, right out of CMU with a great idea and a bit of seed funding to get their business started. These are the future economic leaders of our region. And we are inspired to work with them. For us, our economic development mission drives us to help revitalize Pittsburgh by placing companies in walkable communities - whether we earn a profit or not.

CSL focuses mainly on connecting new and emerging businesses to neighborhoods for the purpose of building community in the urban core. It is for this reason and our desire to revitalize Pittsburgh's urban areas that we receive support from several sources, which are listed at the bottom of this newsletter.

● **What's your definition of Cool Space?**

We all know that determining what is and isn't cool is a very subjective 'science' (or is it art?). Last month we shared with you some of our ideas about what is and isn't cool in the "Take Your Cool Space Temperature" article. This month, we want to know *your* thoughts! Think carpet squares and dropped ceiling tiles are the greatest inventions ever? We invite you to share your reasons with us - there is always an exception or two to the rule, so tell us why you think what you think.

Email your ideas to info@coolspacelocator.com. In addition, let us know if it's OK to share your opinion and/or your name in the August e-blast.

Thanks in advance for your valuable input!

- **Allegheny County Public Policy Survey**

To Allegheny County residents:

Allegheny County Department of Economic Development is currently in the process of completing the Pennsylvania state mandated comprehensive plan. In order to encourage all residents to have their voices heard, an online survey has been made available at www.county.allegheny.pa.us/economic/survey04/.

The results will be used to help format public policy that will shape the future of Allegheny County in regards to housing, transportation, land use, development, historic and natural resources, and other characteristics.

Please take a few minutes to complete the survey and pass it along to other Allegheny County residents. The more people that complete the survey will result in a more accurate and comprehensive document.

The survey is also available in a paper format for organizations to distribute at public meetings. Any individual or group that is willing to help distribute the surveys should call (412) 350-1000 for additional information. Your assistance in getting the word out about this important initiative is greatly appreciated.

- **About Us**

Cool Space Locator, a project of the Tides Center (PA), is a non-profit that helps find locations for office based organizations in Pittsburgh's urban core. Aside from working directly with companies to find space, we work with government, economic and community development agencies, and commercial property owners to help boost the growth of office based jobs in the great urban commercial districts of Pittsburgh. We are supported by:

- Richard King Mellon Foundation
- The Heinz Endowments
- The Pittsburgh Foundation
- Roy A. Hunt Foundation

:: [email us](#)
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phone: 412-683-5790

- State of PA; Stay Invent the Future
- The Urban Redevelopment Authority of the City of Pittsburgh
- City of Pittsburgh, Mayor's Office
- Councilman Bill Peduto

Cool Space Locator · 279 45th Street · Pittsburgh · PA · 15201