

DEVELOPMENT REVIEW COMMITTEE

Minutes of the Meeting of June 20, 2017

Members Present

Larry McEwen, Co-chair
 John Landis, Co-Chair
 Cynthia Brey, LUPZC
 Brad Flamm, LUPZC
 Patricia Cove, HDAC

Amanda Yoder, Business Assn.
 TT&P
 Mark Keintz, Parking Foundation
 John Romano Streetscape Committee
 Bob Rossman, VP Physical
 Laura Lucas, CHCA President

Others Attending

Joanne Dahme, public relations, Philadelphia Water Department
John DiGuilio, public affairs Philadelphia Water Department
Landscape architect for the water Department
Neighbors of Norwood/Sunset rain garden
William Lauinger, owner 14 E. Gravers Lane
Celeste Hardester
Melissa Nash, recorder

The meeting was opened by Larry McEwen, co-chair, at 7:37pm.

Rain Garden for Norwood Avenue

•Presentation: Joanne Dahme of the Water Department introduced the project, which is designed to reduce flooding at the intersection of Norwood and Sunset. The Water Department plans to bid out the project during the summer and complete it before winter. Tim, landscape architect, distributed conceptual drawings and presented the project. The rain garden will have a Belgian block curb and will also include boulders to prevent parking on the garden. A neighbor noted that during school events, that there is parking on both sides of the road. She also asked if this would result in increased runoff in her driveway due to the curb. The curb will have openings designed to direct the rain water into the rain garden. These overflow inlets will allow runoff to enter the stone bed designed to retain storm water. Another neighbors suggested the design was like a French drain/holding basin; he also noted the curb was not high enough to prevent parking. Another neighbor indicated that he was opposed to the project at first but now appreciates it due to parking deterrents and the pathway to the street from his house. Questions were asked about the trees in or near the installation. There will be an effort made to preserve the existing trees but some will need to be removed. New trees will be planted. L McEwen asked about the amount of water that can be handles. The rain garden with the rock bed under the street should be able to accommodate a 5 year storm – 4.2” in 24 hours. Patricia Cove asked about the maintenance of the garden. The water department will maintain the garden with the surface being maintained once each month and the subsurface maintained on a seasonal basis. A neighbor noted that private improvements made by neighbors have helped with the runoff problem. Another noted that controlling water from Chestnut Hill Avenue would also help.

•Committee/Audience Comments: It was asked how long construction would take, how long would driveways be blocked and if the road would be partially open. Heavy work would be completed during the summer to avoid school traffic. The exact schedule would be created by the contractor. It was noted that the school does have summer camps, so there is some traffic. It was asked when the

ornamental grasses are cut. This is usually done in the fall. It was also noted that Caryl Lane is a private road and should not be used as a bypass. It was asked if there would be an informational sign on the rain garden telling who created the project and why. There will be.

Fence at 14 E Gravers Lane

•Presentation: William Lauinger, owner of 14 East Gravers Lane, presented. The side yard of his house backs up to the alley of Rollers Express-o, Fiesta, Campbell's, former O'Doodles and 10,000 Villages. His kitchen window looks out on the alley. He would like to build an 8' fence to block the view of the alley. The fence would run from the front of the house to an existing stuccoed wall that is 6-1/2' tall (behind 10,000 Villages). He has a refusal. The existing fence from the street to the front of the house is to code and would remain.

•Committee Discussion: The process was explained. He should come to LUPC on July 6 for review the project would then go back to DRC on July 18, then to the Board. Letters should be sent to the notification list. Letters to the businesses should indicate support. It was suggested his drawings be corrected to clearly show the extent of the fence.

Committee Business

•Minutes Review: The minutes will be reviewed in July.

•Firehouse Review: The Fire Department has suggested that it will not be ready for review by DRC in July. The project has its other approvals. It is possible to designate the LUPZC August meeting as the RCO meeting. The project would be reviewed by the Executive Committee if needed. As an alternative the Board could be invited to the DRC meeting as it is expected that there will not be an August Board meeting.

•The meeting was adjourned at 9:01pm.