

# LAND USE, PLANNING AND ZONING COMMITTEE

## *Minutes of the Meeting of August 6, 2020*

This is the fifth LUPZC meeting conducted virtually via Zoom

### Members Present

<u>✓</u>	JeanMcCoubrey, Chair	<u>✓</u>	Larry McEwen
<u>        </u>	Steve Gendler	<u>✓</u>	Ned Mitinger
<u>✓</u>	John Landis	<u>        </u>	Andrew Moroz
<u>✓</u>	Joyce Lenhardt	<u>✓</u>	Bradley Wells, co-chair
<u>✓</u>	Chris Linn	<u>        </u>	Laura Lucas, Pres, CHCA (ex-officio)
<u>✓</u>	Denise Chapline	<u>✓</u>	Joyce Lenhardt, VP Physical

### Others Attending:

Patricia Cove, HDAC  
Shirley Hansen, HDAC  
Leah Silverstein, CH Conservancy  
Diane Fisk, *Inquirer*  
Melissa Degenhardt  
Don Ratchford  
Anne Mc Niff, Executive Director CHCA  
Celeste Hardester, CHCA Development Review Facilitator  
Melissa Nash, recorder

The meeting opened at 8:04 pm by Bradley Wells, co-chair. This meeting was conducted remotely using Zoom. There were no action items.

### **Minutes**

- It was noted that Joyce Lenhardt was not present at the July meeting. It was moved that the minutes be accepted as presented with the attendance error noted. The motion was seconded and approved.

### **LUPZC Resources**

- Discussion: John Landis asked Chris Linn about the grants program at the Delaware River Valley Planning Commission. Chris Linn stated they are running a program for sidewalks and streets, transportation and community development. These run on one or two year cycles. It was asked if Chestnut Hill could qualify due the wealth of the community. The city is another source of funding, especially for ADA compliance. Jean McCoubrey asked about the Steering Committee 2017 plan. Is its mission still setting priorities or is it carrying them out. Anne McNiff stated that the group has not met in months. J McCoubrey asked if that group should carry on with the work that the LUPZC is discussing. The Chestnut Hill Development Plan Group responded to the 2035 plan. LUPZC should not be duplicating work done by others. It was noted that very little was active at the moment. A McNiff has met with Ian Hegarty of the Planning Commission about protecting large lots to protect the watershed and historic designations. This effort has stalled. J Landis stated that, at present, there are no tools to prevent large lot subdivision. J McCoubrey asked if the LUPZC recommend further work on community issues or open the way for other groups to do this. L McEwen suggested not waiting for Covid to end to begin work. It was asked where money for sidewalks is. It was noted that the City has also slowed work. A follow up meeting should be scheduled to restart and align work. This should be beyond a regular LUPZC meeting and should include other groups that have shared priorities. J

Lenhardt noted the Green Space Initiative should be included. A McNiff provided a brief overview of the evolution of the GSI.

### **Executive Session**

All visitors left the meeting

### **Committee Business**

•Parking Lot Lighting Issues: L McEwen brought up lighting issues in the Parking Foundation's lots. The Parking Foundation needs to be approached regarding the condition of the fixtures that produce light spillover on to residential properties He noted the lighting at the Wawa lot was a good example of excessive spillover. Overall, the lots need better quality of illumination. P Cove asked if Phil Dawson had been contacted. He has not. It was noted that lighting could be controlled by timers. It was asked if all Parking Foundation lots need new lighting. They do. Joyce Lenhardt asked if the lighting needs to be updated by code. The lighting levels need to be tested. Changing the fixtures could save money.

### **Adjournment**

•Patricia Cove asked about the Goldenberg Group for the September meeting. C Hardester has not confirmed that they will attend. The meeting was adjourned at 9:50 PM.