

Chestnut Hill Community Association Board of Directors Meeting

Chestnut Hill Library
Thursday, June 25, 2015

MINUTES

Board Members Present: Liz Bales (VP Social Division), Jason Bissonette, Bob Boyer, Dan Compton, Will Detweiler (President), Mark Keintz, Andy Kite, Joyce Lenhardt, Laura Lucas (VP Operations), Karl Martin, Larry McEwen (VP Physical Division), Jenny McHugh (SCH Academy), Jack McMeekin, Remy Pizzichini, Christopher Plant (CH Business Association), Tony Reilly (Treasurer), Bob Rossman, Michelle Sage, Richard Snowden (CH Parking Foundation), and Jean Wedgwood (Secretary)

Board Members Absent: Julie Byrne, George Coates, Patricia Cove, Sam Earle, Lisa Howe, Mary Lynskey (Jenks Academy), Drew Meschter, Arianna Neromiliotis (Teenagers Inc.), Marilyn Paucker, and Brien Tilley (Immediate Past President)

Attendance: 20 present and 10 absent = 30

Others Present: Jonathan Berardino (owner 210 E. Evergreen Avenue), Kevin Dicciani (CH Local), Tom and Susan Hemphill (E. Evergreen neighbors), Larry Hochberger (Associate Publisher), Caryl Johnston (Recorder), Kristin McDonald (owner 8109 St. Martins Lane), Eileen Reynolds (E. Evergreen neighbor), Martha Sharkey (Executive Director, CH Business District)

President Will Detweiler called the meeting to order at 7:40 PM, and the roll call was conducted by Caryl Johnston (Celeste Hardester was on vacation).

Approval of Agenda and Minutes. The night's agenda was adopted and the minutes of the Board meeting held on May 28, 2015 were approved.

Residential Variance Request (210 E. Evergreen Avenue)

Larry McEwen asked Joyce Lenhardt to speak to this request for a variance. Joyce said it was recommended by the Development Review Committee that the variance not be granted for this property, because the proposal would entail a curb cut with the result that the car would be parked in the front yard. Neighbors objected. Joyce reminded the Board members that there has been a longstanding opposition to parking in front yards. Richard Snowden said that we should never support these kind of variances; people know when they purchase property in Chestnut Hill that there is to be no front yard parking where this would mar the view of gardens going down to the sidewalk. A motion was made to accept the DRC's recommendation that the variance not be granted to 210 E. Evergreen for a parking space and curb cut; this motion passed unanimously.

Residential Variance Request (8109 St. Martins Lane)

The proposal under consideration is to relocate the garage, add a 1st-floor exercise room, and add a 2nd-floor sleeping room for guests. The DRC has recommended that the Board support the application for the required variances for this property. The proposal calls for demolition of an existing garage (a building of no architectural distinction, and not in particularly good repair) and the construction of a new garage/guest house in the rear of the property close to the SEPTA train tracks. There was some discussion; no large trees are to be lost; the building materials are acceptable. A motion was made to recommend support for the required variances, which passed unanimously.

Approval of Committee Chairs

Will Detweiler pointed out that the Membership Committee does not have an existing chairperson. He said that he would like to recommend Remy Pizzichini as the chair and Andy Kite as the vice-chair for this committee. Will mentioned again that he prefers having one chairperson for each committee, with the exception of the Bylaws Committee, which has two co-chairs. The motion was brought forward for discussion. Laura Lucas said she feels that the chair of the Membership Committee should be a resident of Chestnut Hill (Remy lives in Roxborough and Andy lives in Chestnut Hill). She offered several reasons why she thought Andy would be the better candidate for chair; Larry McEwen also spoke up in support of Andy.

At about 8:00 PM there was a call for emergency adjournment on the part of the librarian, who said his wife had just fallen down some stairs and needed to be taken to the hospital at once. Everyone exited the library and stood in the rain for a few moments while it was being determined whether the meeting could be located elsewhere. But shortly thereafter, at about 8:05, the Board voted to adjourn.

Respectfully submitted on 7/8/15 by:

Jean Wedgwood

CHCA Secretary

Initial draft of minutes prepared by Caryl Johnston.

Approved by the Board of Directors without amendment on 7/23/15.