South of South Neighborhood Association
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SOSNA

SOSNA Board meeting
January 26, 2005

Meeting Minutes

Board members in attendance: Richard Gliniak, Gail Harrington, Ann Hoskins-Brown, Juanita James, Ted Lee, John McHugh, Sharon Melvin, Soledad Perez Gillespie, Sam Porter, Les Robbins, Marni Showell

The meeting was called to Order at 7:35 by Ted Lee, Acting Chair.

Board Chair:
It was announced that the Board Chair, Laura Blanchard, has permanently resigned. After discussion about procedure for deciding on a new Board Chair, it was pointed out and agreed that Modern Rules of Order specifies that a new election should be held. It was decided to have an election at the current time to avoid delaying a month to have a permanent Board Chair.

Nominations:

- Ann Hoskins-Brown, nominated by John McHugh, seconded by Soledad Perez Gillespie
- Ted Lee, nominated by Ted Lee, seconded by Sharon Melvin

A secret ballot was requested. Lisa Parsley and David Feldman, both non-voting attendees, were appointed to collect and count the votes. Ann Hoskins-Brown received six votes, Ted Lee received three votes, and one vote was invalid.

Ann Hoskins-Brown, as new Board Chair, assumed the position as chair of the meeting.

Ted Lee was confirmed as continuing in the position of Vice Chair.

With Ann Hoskins-Brown's election as Chair, the position of Corporate Secretary was vacant, so nominations were invited. Rich Gliniak was nominated by John McHugh, seconded by Gail Harrington. There were no other nominations, and Rich Gliniak was elected by voice vote.

Board Positions
There was discussion regarding the process for filling Board positions that are vacated mid-term, and the process for removing people from the Board for non-compliance with conditions for Board membership. Currently, these pertain to the position vacated by Laura Blanchard and the position held by Marion Jones, who has missed more than four consecutive Board

meetings. Laura Blanchard's position is officially open, and Marion Jones needs to be notified that her position will be offered to a new Board member. Both positions are effective through October 2005.

Discussion continued about the process for nominating new candidates to fill mid-term vacancies on the Board. This was seen as an opportunity to target needed experience and skills to compliment existing Board composition. Useful skills that were identified were business community members, architects, lawyers, and several prospective candidates were mentioned by name. It was agreed that any interim appointment to the Board meet the criteria for regular elected Board members, especially the requirement to have attended four General meetings in the past twelve months.

Les Robbins made a motion to have criteria defined for nominating mid-term Board members, which was seconded by Sharon Melvin, and was passed.

John McHugh made a motion to offer the Board position vacated by Laura Blanchard to Matt Corcoran, which was seconded by Ted Lee, and was passed unanimously.

An appeal was made for all Board members to consider potential candidates in anticipation of the need to nominate a second mid-term appointment at next month's Board meeting.

Finance Report
The budget statement submitted by Tom Strybuc was reviewed. Questions were asked about transition of financial responsibilities increasingly to staff. OHCD invoices for October through December 2004 were completed in conjunction with the Accountant and staff; starting with January 2005, invoices should be completed by staff alone.

The Finance committee was requested to convene to review use of a part time bookkeeper for regular cash flow management and completing monthly financial reports and compiling OHCD reporting information, and to begin using Quickbooks to generate financial reports.

Les Robbins made a motion to accept the Financial Report, seconded by John McHugh, which was passed.

Open Space Committee Report
The committee reported on lots that were identified as potential sites for public open space. The two preferred sites were 20th and Catharine Streets and 22nd and Carpenter Streets, including lots on Montrose Street. The 20th and Catharine site was deemed more desirable due to potential partnership with the School District related to the Arthur School, as well as early discussions with current property owners.

Next steps for the committee are conducting cost analysis and developing designs for use as public open space.

Personnel Committee
Ann Hoskins-Brown has resigned from this committee; the question arose about the minimum number required on the committee, which was stated to be three. Rich Gliniak was proposed

as a new committee member. The nomination was made by John McHugh, seconded by Juanita James, and passed with one vote in opposition.

Policy Committee
The committee met yesterday, and is reviewing the criteria for SOSNA Board membership. This review is ongoing.

Safety Committee
Sam Porter reported on the press conference today that addressed handgun violence and the new handgun law, particularly how it relates to zones around schools. The 17th Police District is working to build broader coalitions, reaching out to schools, the community and adjoining Districts. Sam Porter also reported that the School District is looking at retraining school police officers.

Questions were raised regarding the new disclosure information of sex offenders in Pennsylvania, and about the enforcement of new restrictions on hours of takeout establishments.

Safe Streets
Larry Schaeffer reported the meeting with engineers to learn about street calming. They were given a two hour neighborhood tour, and gave useful feedback about traffic calming techniques.

The committee is currently working on proposals to be submitted for funding from through Safe Routes to School. The committee is working to expand membership and participation.

Questions were asked about street trees and tree tender programs, and referrals were offered for residents who want more information on these topics. The Board suggested that the Safe Streets and Open Space committees have a joint meeting to explore areas of overlap.

Neighborhood Strategic Plan
The current target is to have a presentation of the Plan at a General Meeting.

Zoning Committee
Ann Hoskins-Brown reported on the February zoning meetings, which she chaired, due to the injury of the Zoning Chair, John McHugh. Two meetings were held this month due to the large list of projects and the need for review of two major projects. Extended reports were given on the two major projects that were presented at the zoning meetings.

The latest proposal for redevelopment of Varick Memorial AME Zion Church, at 19th and Catharine Streets was presented, for a second time, as a concept for neighborhood review, without taking a vote of attendees. The latest proposal preserves the stone facades on the two major frontages, and was enthusiastically received by the neighbors. Some issues still need to be resolved with regard to garage ingress and egress.

Greater St. Matthews had presented a proposal to develop a day care center and 20 four story houses between Christian Street and the Naval Home. There were concerns raised about

traffic, environmental issues, scale of houses, diversity of house size, and the height proposed for the houses. There was less opposition from immediate neighbors than was anticipated.

There was discussion about having zoning meetings at a location more centrally located within the neighborhood, or to alternate meetings between the eastern and western ends of the neighborhood.

NAC Director's Report
Eve Lewis reported on the need to determine a date for the Fall Fair.

In the spring, Eve Lewis proposed that SOSNA participate in the Healthy Kids Day fair being organized by the Christian Street Y on April 2nd. She proposed that SOSNA run the Double Dutch event, and anticipated that McDonald's would sponsor the SOSNA activity. Ted Lee made a motion to approve the proposed participation in Healthy Kids Day, seconded by Les Robbins, which was approved unanimously.

Eve Lewis presented a fundraising proposal involving SOSNA staffing a concession stand at the Linc. Marni Showell made a motion that Eve Lewis explore this fundraising proposal further, and that she report back to the Board at next month's meeting, seconded by John McHugh, which was passed.

It was also reported that SOSNA was mentioned in a recent *Philadelphia Weekly* article.

New Business
Policy Committee
The committee reviewed absenteeism from Board meetings. A suggestion was made that any Board member who is absent from four Board meetings in twelve months be removed from the Board. Specific language will need to be presented to the Board for review and to be brought up as a motion.

Pathmark request regarding Pilot State Store
Marni introduced this item at the request of Tony Moretti, who was out of town and could not attend the meeting. Pathmark has requested that SOSNA get feedback at the next General Meeting for Pathmark's proposal to have LCB locate a pilot state store in the Gray's Ferry Pathmark. They want to know if the neighbors would be supportive of or opposed to this proposal. There was discussion about the merits and concerns about having a state store in the grocery store. It was agreed that there would need to be broad outreach if SOSNA brought this concept for public feedback.

A motion was made and seconded to have this proposal introduced at the next SOSNA General Meeting. The motion was passed with one no vote and one abstention.

17th Street Housing Project
A brief report was made on the current status of the 17th and Carpenter development in partnership with Universal, including a briefing on the negotiations with Universal. There was discussion about the possibility of having SOSNA CDC be the development partner in lieu of SOSNA.

There was a request for more direction from the Board moving forward with this project. It was agreed that the Executive Committee would take the lead over the next month, including sending a letter to Universal requesting more information on the current status, and arranging a meeting with the Executive Committee, Executive Director and Universal. The latest draft of the Operating Agreement will be sent to Board members.

Pathmark Tax Credit

Questions were raised about the status of the tax credit. Currently this rests with Commerce and Revenue Departments.

1821 Christian Street

Larry Schaeffer presented a block concern to the Board related to a residential rehabilitation project at 1821 Christian that had been stopped due to lack of permits. The neighbors are concerned that the owner is seeking what would be the sole curb cut on a largely intact block with no garage fronts. He presented a petition signed by all but one homeowner on the block, and requested SOSNA's support to keep the curb cut from being granted. There was extensive discussion regarding the Board's role in intervening in specific property concerns, and on single block issues.

Rich Gliniak made a motion for SOSNA to write a letter acknowledging the concern of the residents on the 1800 block of Christian Street, and asking L & I for an update on the permit status. The motion was seconded by Ted Lee, and passed. It was further agreed that Larry Schaeffer could also present this concern at the next SOSNA General Meeting.

The meeting was adjourned at 10:10 PM.

Respectfully submitted

David W. Feldman
Interim Executive Director