LSNA General Meeting
Via Zoom

Present: Dennis Boylan, Ed Dougherty, Karen Belding, Bill and Lynn Armstead, Autumn Bayles, Susan Berrigan, Maria Bourassa, Mandi Bucceroni, David Cardy, Suzanne Dayanim, Michael Eckstein, Sandie Farrell, Jim Fennell, Eilene Frierson, Jovida Hill, Frank Janitor, Sheryl Johnson, Sean Kardon, Louise Quattrone, Fran Pollock, David Searles, Takedda Sia, Joe Sirbak, Bob Strunk, Bob Sutton, Pat Toy, Michael Volpe, Nancy and Don Weinberg, Alan and Tara Williams, Linda Wong, Drew Murray.

Absent: Colleen Walsh, David Allon, Joan Decker, Daniel McElhatton, Bijan Pashanamaei, Diane Sales, Sven Shroeter, Kylee Tedesco, Matthew Walker, Earl Wolf.

Zoom Meeting called to order at 7 pm. Review of zoom etiquette.

Quorom Report.

Approval of June 2021 Board Meeting Minutes. *Motion to approve, seconded, approved. This certifies the election of the new board members.*

Announcements:
There will be no meeting in August.
Please consider donating to the Amazon wishlist for Project Home; please call them at 2152321984 if you see folks without housing who are in distress.
Welcome to our new board members.
Membership renewals are in full swing; if you have not yet renewed, please do so.
LSNA Block Party will be held on Sunday September 12, 2021.
Recycling Bucket distribution will occur in Coxe Park Saturday July 31, 2021, 10-12.
Maya Park was dedicated this month.
Fireworks were held over the Art Museum on July 4.
Made In America will be held on September 4-5, 2021; Maya Park will be sealed off.
Newsworthy events and photos (Jim Fennell).

LSNA Budget Approval: one exception that is not on the budget is "Constant Contact" for $600.*Motion to approve the budget, seconded, approved. The Motion passes.*

Mural Arts Presentation: For a mural at Community College of Philadelphia, 18th and Spring Garden Streets; presented by Shari Hersh, Ron Whyte, and Denise Dunkley. The mural will focus on Climate Justice, calling us to collective action in our city. The mural will be installed this fall. They are working in conjunction with Community College.

RCO Presentation: 2201 JFK Blvd by PMC Properties. A near neighbor meeting occurred a few weeks ago. This space is underneath the Septa railway tracks, between 22nd and 23rd. The proposal is to clean it up. ZBA's refusal was based on zoning not allowing non-accessory parking. Presentation was done by Adam Laver of Blank Rome. His contact information is 215-569-5764 or Laver@BlankRome.com. Greg Webster, CMO of PMC Property Group also attended. The property is zoned CMX5; they are proposing a non-accessory parking lot. They are proposing 29 monthly spaces, entered off of Cuthbert Street. They are also proposing a mural of iconic Philadelphia sites. Adam Laver took questions from the chat. The timeline for the project is as follows: September 1 is the zoning hearing; following that the project would begin if it passes that hearing.

David Searles from the Planning and Design committee gave comments following the presentation. The committee is in support of the proposed project, with improved lighting and safety.

Drew Murray made a motion made to support the project, seconded, voted, approved.

Consent Agenda: see attached

President's Report:
LSNA Website; there will be a meeting in 2 weeks with the webteam to populate the new site.
There will be a meeting regarding the Cherry Street Directional Change in August, date and location TBD.
Construction will begin at 23rd and Cherry shortly.
The Winter Street Greenway is nearing completion. Please join the friends' group via Facebook (Winter Street Greenway Friends). We will enter into a memo of understanding with Parks and Rec. LSNA will assist with cleaning, plantings, etc. From Sarah Stuart: "Winter Street Greenway Friends Meeting on Sunday, July 18 at 5pm; email sarah@sarahclarkstuart.net to be added to the email list for location; https://www.facebook.com/winterstgreenway for more information and to make donations to support maintenance."

The LSNA RCO Designation was recertified for the next 2 years.
Parkway Study: the city is reevaluating how the parkway is being used.
Please be a good neighbor; put your trash out in sealed containers on the appropriate day; use 311 to report trash that is out early.
Cleaning and Conservation: we own the bronze Ben Franklin sculpture near Coxe Park. The friends of Coxe Park and LSNA will pay toward the cleaning.
Motorcycles, Dirt Bikes, ATV's, and Loud Cars: Council President Clarke is studying this problem, focusing on the Parkway and JFK Blvd.
Parking 6 expansion in the Franklintown Blvd Area; parking permit 6 will be expanded.
RFQ for 1801 Vine (formerly family court); a request for qualifications has been put out by the PIDC.
Hallahan School for Girls closed in June 2021.
Resumption of in-person meetings: We plan to meet in the fall beginning in the fall; we will continue to live stream these meetings and President Boylan needs help doing so.

Zoning Report: Rich Leimbach gave the zoning report. 1428 Callowhill will be subject to civic design review in August. 2201 JFK ZBA hearing is 9/1/21 at 9:30. 121 North Mole Street RCO meeting is in September; ZBA is November 10th.

Meeting was adjourned at 8:15 pm. We had 114 participants.

LSNA
LOGAN SQUARE NEIGHBORHOOD ASSOCIATION
PHILADELPHIA

CONSENT AGENDA
JULY 13, 2021

Logan Square Neighborhood Association
Profit & Loss YTD Comparison Cash

Basis

June 2021

	Jun 21	Jul '20 - Jun 21
Income		
4000 · Revenue		
4100 · Membership Dues	2,220.00	21,688.00
4200 · Contributions	0.00	319.00
Total 4000 · Revenue	2,220.00	22,007.00
Total Income	2,220.00	22,007.00
Gross Profit	2,220.00	22,007.00
Expense		
6000 · Communications Committee		
6200 · Website	0.00	2,223.00
Total 6000 · Communications Committee	0.00	2,223.00
7000 · Health & Safety Committee		
7200 · 9th District PDAC Contribution	0.00	1,000.00
Total 7000 · Health & Safety Committee	0.00	1,000.00
8000 · Membership Committee		
8100 · Postage	0.00	165.00
8300 · Photocopies and Office Supplies	0.00	127.69
Total 8000 · Membership Committee	0.00	292.69
9200 · Beautification & Maintenance Co	0.00	309.00
9900 · Executive Committee		
9950 · Dues & Subscriptions		
9951 · Crosstown Coalition Dues	0.00	350.00
Total 9950 · Dues & Subscriptions	0.00	350.00
9960 · Office Expense	83.38	350.42
9970 · Other Discretionary	0.00	3,518.05
Total 9900 · Executive Committee	83.38	4,218.47
Total Expense	83.38	8,043.16
Net Income	**2,136.62**	**13,963.84**

ASSETS	
Current Assets	
Checking/Savings	
1000 · Cash- TD Bank Checking	49,635.85
3000 · Pay Pal Account	2,181.87
Total Checking/Savings	51,817.72
Total Current Assets	51,817.72

LSNA Membership Report
FY21-22

July 1, 2021 – July 10, 2021
July 13, 2021

FY21-22 Members – 140

Residential – 135 (14 NEW; 105 Renewals; 14 Carry-over)
Commercial – 5 (- NEW; 4 Renewals; 1 Carry-over)

- 2 Bldg./Condo Assoc. (- NEW; 1 Renewal; 1 Carry-over)
- 3 Businesses/Institutions (- NEW; 3 Renewals; - Carry-over)

FY21-22 Membership Income – Total $4,895

Residential – $3,695
Commercial – $1,200

- Bldg./Condo Associations - $500
- Businesses or Institutions - $700

Submitted by Pat Toy
Chair, Membership Committee

PREVIOUS FISCAL YEARS

FY20-21 Members Final Report
Total Members – 433 (Residential – 411; Commercial – 22 (12 Bldg./Condo + 10 Bus/Inst)Total Income – $18,583 (Residential - $12,283; Bldg./Condo - $2,100 + Bus/Inst - $4,200)

FY19-20 Membership Final Report
Total Members – 390 (Residential – 370; Commercial – 20 (12 Bldg./Condo + 8 Bus/Inst.)
Total Income – $12,935 (Residential – $9,885; Bldg./Condo Assoc. - $1,950 + Bus/Inst - $1,100)

FY18-19 Membership Final Report
Total Members – 392 (Residential – 370; Commercial – 22 (10 Bldg./Condo + 12 Bus/Inst.)
Total Income – $14,375 (Residential – $10,825; Bldg./Condo Assoc. - $1,600 + Bus/Inst - $1,950)

FY17-18 Membership Final Report
Total Members – 383 (Residential – 360; Commercial – 27)
Total Income – $14,280 (Residential – $10,080; Bldg./Condo Assoc. - $1,650; Bus/Inst - $2,550)

FY16-17 Membership Final Report
Total Members – 372 (Residential – 341; Commercial – 31)
Total Income – $15,520 (Residential – $9,835; Bldg./Condo Assoc. - $2,500; Bus/Inst - $3,185)

FY15-16 Membership Final Report
Total Members – 336 **(Residential – 310; Commercial – 26)**
Total Income – $13,505 **(Households/Individuals – $9,555; Bldg./Condo Assoc - $2,750; Bus/Inst - $1,200)**

FY14-15 Membership Final Report

Total Members – 309 (**Residential – 278/Commercial – 31)**

Total Income – $16,365 **(Households/Individuals - $9,445; Residential Buildings - $3,700; Commercial Members - $3,220)**

PLANNING & DESIGN
COMMITTEE REPORT

07 July 2021 / via Video Conference

Attende
es:
Sven Schroeter, David Searles, Jim Fennell, Rich Leimbach, Dennis Boylan, Ed Dougherty, Bob Su=on, Joe Sirbak, Suzanne Dayamin, Dan McIlha=en, Sheri Hersh (Guest, Mural Arts)

Discussion Summary:

1. *Mural, Community College*

This marked the 2nd itera▮on of this presenta▮on and it showed the design much further along. The imagery, the status of the project, was quite detailed. Par▮cularly, the project was much further along in sharing details and conceptual advancements that speak to the various cons▮tuencies they are speaking to with this mural. This mural will have a highly interac▮ve quality to it that speaks to the educa▮onal community on whose property it will be housed, and the adjoining neighborhood; there will be fold-in workshops and the like that expand on the visual content. Sheri an▮cipated that if approvals were a=ained they could be star▮ng to paint the 2nd week of September. A large crew has been assembled and it ought to go up quickly. As nothing was asked of the PDC, there was nothing to react to. As such, the PDC was very apprecia▮ve of the courtesy of being wrapped in like this. Of note: given future structural aspira▮ons for this side of this building, the now-empty lot that is next to it (the southeast corner of 19th and Spring Garden), they don't think they're geZng more than five years from this mural as a new structure will be going up there. They've been told as such.

2. *Cuthbert St. Surface Parking Lot*

The proposal is for a surface parking lot for this underpass stretch that currently func▮ons as a sort of SEPTA and PECO storage area. This will be an automated parking facility with addi▮onal ligh▮ng, more secure than currently, and spor▮ng a large mural on the southern end of the lot, alongside a building on the southern edge. The parking lot will accommodate 29 spaces and will be intended to serve the area. A variance is being sought for an expanded use of a surface lot. Likely, this is the only revenue-genera▮ng use that they (PMC, the developers who have rights to this space) can come up with for the space. At an earlier near neighbors mee▮ng there was some discussion of leveraging the desire to improve this lot with repaving of Cuthbert. But as the PDC is well versed in how the ZBA (Zoning Board of Adjustment) moves on such ma=ers, they will quickly conclude that the street condi▮on is outside the scope of ZBA's considera▮on of the proposed improvement of the lot. The commi=ee considers this as an improvement over a very forlorn, oddball space, and the community gets a new mural out of it.

3. *1428 Callowhill*

This considera▮on by the PDC followed a formal Registered Community Organiza▮on (RCO) session for this project, an element of the Civic Design Review (CDR) process that is intended to add a community perspec▮ve to the impact of large-scale projects that nevertheless fit in to what is allowed by current zoning. That mee▮ng took place on June 15th. While this project might indeed exist on the outer edges of LSNA's boundaries, and in an area that has heretofore been the loca▮on of large industrial structures

with minimal residences, that profile is changing rapidly. The commi=ee is par▮cularly

concerned with the front or facing of the building and its massing, of how the proposed structure sits on the lot, and addi▮onal concerns around dark well and light issues. To the PDC, it was peculiar in the way the proposed building steps back from the street leaving this large area of empty space in the front, on Callowhill. In summary, the PDC felt that the proposed design was not respec`ul of the exis▮ng streetscapes, that the cornice lines ought to conform to adjoining proper▮es. As this is a By Right project, and no aspect of the project stretched what was allowed within the current zoning (CMX5), the neighborhood had no voice other than to speak up at the Civic Design Review phase of the project which, on behalf of the neighborhood, we intend to do. In fairness to the team involved, they did absorb some of these concerns and offer an adjusted itera▮on that shows some improvement as it relates to these concerns. With further dialogue, more may follow.

4. *Mole Street*

This is a request to consider a variance around visitor accommoda▮on at 129 Mole Street. As currently structured, this is not a permi=ed use. In the PDC's view, the applicant is trying for an end run around a Limited Lodging categoriza▮on, trying to avoid the licensing and regula▮ons that were intended to clamp down on the AirNB trends. It is as though a pending rule change is coming and the applicant is trying to beat that out. A near neighbor mee▮ng will likely be required. Generally, the PDC is opposed to up zoning, and that appears to be what is being requested here.

Next PDC Meeting

TBD as we await applicant presentations and figure out the phase-out of COVID-19 stipulations.

Respectfully Submitted,
David Searles & Sven Schroeter, Committee co-chairs
with appreciation to Ed Dougherty for contributing meeting notes.

ZONING COMMITTEE REPORT

1. 1428 Callowhill Street – LSNA has been noti9ied by the Planning Commission about the need of a CivicDesign Review for a by right multi-family project of 12 stories with 162 units. The architect for the project has already provided the materials used for the zoning permit and will get the CDR package tous shortly. LSNA will host a public meeting to address questions and concerns about the project. The required RCO meeting for this project has been scheduled for June 15th as a special meeting and was held as planned. A letter addressing the concerns and comments about the project will be forwarded to the Planning Commission prior to the Civic Design Review which has not been scheduled as yet.

2. 2201 JFK Blvd – Also known as 2200 Cuthbert, PMC has applied for a permit to legalize the existingNON-ACCESORY SURFACE PARKING LOT. This requires a variance and will be presented at the July Board meeting. The ZBA hearing is scheduled for 9/01/2021.

129 N Mole St -An application has been made for 'VISITOR ACCOMODATIONS IN AN EXISTING STRUCTURE'. This requires a variance as it is prohibited in the RM-1 zoning district. This will be presented at the September 14th Board meeting and the ZBA hearing is scheduled for November