

Center City Residents' Association

1616 Walnut St., Suite 810, Philadelphia, PA 19103-5308 (215) 546-6719 Fax: (215) 546-5110 centercity@centercityresidents.org

Minutes of the Meeting of the Board of Directors May 9, 2006, 7:30 PM Stevens Center, Lutheran Church

ATTENDANCE: SEE CHART BELOW

	<u>Sept</u>	<u>Oct</u>	<u>Nov</u>	<u>Dec</u>	<u>Jan</u>	<u>Feb</u>	<u>Mar</u>	<u>Apr</u>	<u>May</u>
PRESIDENT									
Thomas J. Reilly, Jr.	Present	Present	Present	Present	Present	Present	Excused	Present	Present
EXECUTIVE V.P.									
Vivian Seltzer	Present	Present	Present	Present	Present	Present	Present	Present	Present
VICE PRESIDENTS									
Heather Ascher	Present	Present	Present	Excused	Present	Present	Present	Present	Present
JuHwon Lee	Present	Present	Excused	Excused	Present	Excused	Present	Present	Excused
Frederic Murphy	Present	Present	Present	Present	Excused	Present	Present	Present	Present
SECRETARY									
Paul S. Stavrakos	Present	Present	Present	Present	Present	Excused	Excused	Present	Excused
ASST SECRETARY									
Charles Robin	Present	Present	Present	Present	Present	Present	Present	Excused	Present
TREASURER									
Joseph J. DiMaio, Jr.	Present	Present	Present	Present	Absent	Excused	Excused	Present	Present
ASST TREASURER									
Neil Gutman	Present	Present	Present	Excused	Present	Present	Excused	Present	Present
DIRECTOR									
07 Joshua Abbell	Present	Excused	Excused	Present	Present	Present	Present	Excused	Present
06 Peter W. Baker	Present	Excused	Present	Absent	Excused	Present	Present	Present	Present
08 Lenora Berson	Present	Present	Excused	Excused	Present	Excused	Present	Present	Present
06 Scott Donahue	Excused	Present	Present	Excused	Present	Present	Excused	Present	Present
08 William Faust	Present	Present	Present	Present	Present	Present	Present	Present	Excused
08 Jeffrey Hurok	Present	Present	Excused	Present	Excused	Present	Absent	Excused	Present
07 Michele Langer	Excused	Present	Present	Present	Present	Present	Present	Present	Present
06 Frances Levi	Present	Present	Excused	Present	Present	Present	Excused	Present	Present
08 Patricia Mattern	Present	Present	Present	Excused	Present	Present	Excused	Present	Present
07 Elizabeth Kay Miller	Excused	Present	Present	Present	Present	Present	Excused	Excused	Present
07 Laurie Phillips	Present	Excused	Excused	Excused	Absent	Excused	Absent	Absent	Excused
07 Todd Pride	Absent	Present	Present	Excused	Present	Present	Present	Absent	Present
08 Maureen Sanders	Present	Present	Present	Present	Present	Excused	Excused	Present	Present

06 Adam Schneider *	Present	Present	Present	Excused	Present	Excused	Present	Present	Present
07 Susan Segal	Present	Excused	Excused	Present	Present	Excused	Present	Present	Present
06 David Skolnick	Present	Excused	Excused	Excused	Present	Excused	Present	Present	Excused
06 Vacant									
06 Vacant									
07 Vacant									
08 Vacant									
06 Jeanne Wroblewski	Absent	Absent	Present	Excused	Absent	Absent	Absent	Absent	Absent
<u>COUNSEL</u>									
Stanley R. Krakower	Excused	Present	Present	Present	Present	Present	Present	Present	Present
<u>PAST PRESIDENTS</u>									
Louis Coffey	Present	Present	Present	Present	Present	Present	Present	Present	Present
Pamela Rosser Thistle	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent
Lolly LaGreca	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent
George R. Brodie, Jr.	Absent	Absent	Present	Present	Present	Present	Absent	Absent	Present
Eugene Dichter	Present	Absent	Absent	Present	Absent	Absent	Absent	Absent	Present
Samuel Weinberg	Present	Present	Present	Present	Present	Present	Present	Excused	Present
Wm. J. D. Jordan	Excused	Excused	Excused	Excused	Excused	Excused	Excused	Excused	Excused
Stephen Huntington	Present	Present	Present	Present	Present	Present	Present	Excused	Present
Lenore Millhollen	Present	Present	Present	Excused	Present	Present	Present	Present	Present
Tama Williams	Absent	Absent	Absent	Absent	Absent	Absent	Present	Absent	Absent
Edward Halpern	Excused	Excused	Present	Absent	Present	Excused	Absent	Absent	Excused
Kristin Davidson	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent	Absent
<u>CCRA OFFICE</u>									
Alan Levin	Present	Present	Present	Present	Present	Excused	Present	Present	Present

1. Wheeler Project – Pat Mattern

Mattern informed the Board that the façade at 10 Rittenhouse Condominium may need to be disassembled, stored then reassembled due to its unstable condition. The developer (Wheeler) is hiring engineers to recommend the best way to proceed. Both the Philadelphia Historic Commission and Preservation Alliance are aware of the situation. Krakower suggested reviewing the engineer’s report after the Philadelphia Historical Commission and the Philadelphia Preservation Alliance reviewed the report. It was suggested writing to Wheeler outlining CCRA concerns, whereby placing the developer on notice and to inform the residents surrounding Rittenhouse Square of what is taking place and what course of action CCRA is taking.

2. Durham School – Jurate Krokys

Ms. Krokys presented hand-outs and discussed her vision of the Independent Charter School. The School’s hope is to have CCRA support their use at 16th & Lombard Streets. One of the important issues discussed was the School’s financial ability to issue bonds allowing the rehabilitation of the property.

3. Zoning Committee Report – Adam Schneider

Zoning report was handed out. Most notably discussed was;

- a. 328-30 South 21st Street – Developer expanded the full length of the sixth floor. Zoning Committee voted to Oppose.
- b. Durham School – Zoning Committee voted to oppose Alex Generalis of Miles & Generalis, Inc. Real Estate residential developments.

Motions (Reilly) – CCRA Board reaffirm the Zoning Committee decision to oppose Miles & Generalis, Inc. Real Estate residential developments. Motion Approved / One vote opposing motion – Coffey

Motion (Reilly) - Letters should be written to Mayor Street, appropriate Council members and the Philadelphia School Board outlining the significant support that the Independent Charter School received during a May 2nd meeting and to also include the consensus of the May 11th meeting. The wording of the letter will be placed together by TJ Reilly. Motion Approved.

4. House Tour – Kathleen Federico (Tabled to June)

5. Approval of April 11, 2006 minutes

Motion to approve April minutes with the following corrections;

- a. CCRA shall hold a candidate’s forum for the May Primary Race for the office of State Representative if any 2 of the announced candidates agree to appear.
- b. CCRA has granted authority to the long range committee to pursue blight certification reform and report back to the Board.

Motion Approved.

6. Presidents Report – TJ Reilly

- a. Candidates Forum May 10, 2006 - all are welcomed.
- b. Rittenhouse Square Flower Show - CCRA will participate.
- c. Window Box Committee – Lenora Berson Volunteered to Chair for this year.

7. Treasurer Report – Joseph DiMaio

Financials were handed out. CCRA is running in a surplus. CCRA must approve 2007 budget before June 30, 2006.

8. Blight Certification – Michele Langer (Tabled to June)

Respectfully Submitted,

Charles Robin
Assistant Secretary

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BOARD OF DIRECTORS MEETING AGENDA

7:30 PM Tuesday, May 9, 2006
Stevens Center (Formerly "Seiss Center")
2111 Sansom Street, Philadelphia, PA 19103

1. Wheeler Project (10 Rittenhouse) - Pat Mattern (15 minutes)
2. Durham School Property - Jurate Krokys (10 minutes)
3. Zoning Committee- Adam Schneider (10 minutes)
4. House Tour- Kathleen Federico (10 minutes)
5. Approval of minutes April 11, 2006 Meeting (2 minutes)
6. President's Report – TJ Reilly (10 minutes)
 - a. Candidates' Forum
 - b. Rittenhouse Square Flower Market
 - c. Window Box Chair needed
7. Treasurer's Report- Joseph DiMaio (10 minutes)
8. Blight Certification - Michele Langer (10 minutes)
9. Other