

**The Neighborhood Club of Bala Cynwyd (NCBC)  
Board Meeting December 10, 2019  
The Lower Merion Academy Building**

**Board Attendees**

Vanessa Coke Cohen, Eric Godfrey, Maxine Goldberg, Anne M. Greenhalgh, Aaron Gross, Ricky Guerra, Roger Moog, Dan Russoniello, David Rosenbaum, Julia Salinas, and Merle Zucker

**Excused**

David Haas and Randy Myer

**Unexcused**

Richard Lynn, Linda Sagman, Jerry Skillings, and David Yavil

**Officials Attending:**

Commissioners George Manos, Brian McGuire, and Mike McKeon

**Call to Order**

President Rosenbaum called the meeting to order at 7:35 pm.

**President's Announcement**

President David Rosenbaum began by thanking Directors Jerry Skillings, David Hass, and Roger Moog in particular who provided support along the way. Merle Zucker thanked the President Rosenbaum for his service.

**Police Report**

Superintendent McGrath reported on the Traffic Safety Committee who initiated an awareness campaign. With the help of a neighborhood coordinator, the police put out signs to slow traffic, particularly around school areas. The police also put out traffic counters to test effectiveness. If a neighborhood is interested, the community can install a speed bump to slow traffic. The Traffic Enforcement Police Officers monitor selected locations, especially those that get a lot of complaints or crashes. They also set up speed zones in locations that experience a lot of aggressive driving or speeding, the main concerns. In the last year, the Police Department issued 9,000 traffic tickets and 5,000 warnings, and the Township has seen a 15% reduction in traffic crashes.

In response to questions, Superintendent McGrath said that

- Neighbors can call the Traffic Safety Unit, do a study to get volume counts and speed counts, and try to solve the issue neighbors raise. The phone number is (610) 649-1000. Concerns about traffic on Montgomery Avenue should go to the Traffic Safety Unit.
- In Pennsylvania, local Police Departments are not permitted to use speed cameras or radar.
- "Do Not Enter" signs are enforceable.
- Most cars are stolen with keys in them.

- 80% of every Police Officer in the State carry narcan to counter opioid overdoses. Drugs fuel the majority of crime.

### **Treasurer's Report**

Treasurer Eric Godfrey gave the November Treasurer's Report:

- 2019 YTD Statement of Financial Activity (January 1, 2019 – November 11, 2019) indicating YTD Net Revenue of - \$3,326.46.
- 2019 YTD Financial Position (through November 11, 2019) indicating current Total Assets of \$13,782.91 of which \$13,129.05 are temporarily restricted funds.

Merle Zucker moved to approve the November Treasurer's Report. Ricky Guerra seconded the motion. The Board unanimously approved the November Treasurer's Report.

Treasurer Godfrey presented the preliminary December Treasurer's Report and recommended deferring approval until the Report is updated in January:

Below is the preliminary reports:

- 2019 YTD Statement of Financial Activity (January 1, 2019 – December 8, 2019) indicating YTD Net Revenue of - \$3,385.51
- 2019 YTD Financial Position (through December 8, 2019) indicating current Total Assets of \$13,723.86 of which \$13,131.25 are temporarily restricted funds.
- 2019 Budget vs. Actuals as basis for 2020 Budget.

Discussion followed regarding The Club's biggest expenses, in descending order: The Independence Day Celebration, the Annual Dinner in April, printing, and website updates.

### **Secretary's Report**

Ricky Guerra presented the November Minutes. Roger Moog moved to approve the minutes. Maxine Goldberg seconded the motion. And The Club unanimously approved the minutes.

### **PRESENTATION TO THE BOARD**

#### **TENTATIVE SKETCH PLAN – 231 & 251 St. Asaphs Road, One & Three Bala Plaza, Bala Cynwyd. LD# 3819. Ward. 9**

Aaron Gross commented on the phased plans for 1, 2, and 3 Bala Plaza that had been presented by Alfred Fuscaldo, on behalf of Bala Plaza Property, Inc.

President Rosenbaum moved to approve the following motion: The Board of the Neighborhood Club of Bala Cynwyd recommends that the following actions occur with respect to the Tentative sketch application for 1 – 3 Bala Plaza:

a. the Township and Developer should work together so that the Developer may vary from the obligation to include 25% of its residential development in each phase of its development plan and to instead push the planned residential development into later phases of the project;

b. the Developer should be required by the Township to consider relocating the taller office buildings from the SW part of the property near Belmont Avenue with the highest elevation to

the other end of the property, which is farther from single family homes that would be adversely affected by tall residential projects.

c. the Developer should be required to agree that traffic studies should be performed at each phase of the development process so that development is not constructed using out of date traffic studies that were performed years before the development will occur and after traffic conditions could have changed.

Eric Godfrey seconded the motion. The Board of Directors unanimously approved the motion. President Rosenbaum will send it to the Township Secretary.

### **Elected Officials Report**

**Commissioner Mike McKeon** clarified that Planning Commission makes recommendations to the Commissioners who vote. He also spoke about the project at 131-151 Rock Hill Road. The developer has stated that the plan to build apartments is preserved until 2021 pursuant to PA law.

**Commissioner George Manos** reported that a traffic signal is proposed to be installed at the intersection of Righters Ferry and Monument Road when signal warrants are met. He also reported that funds -- \$185,000 -- are proposed to be included in the Township's 2020 Capital Improvement Plan for design of sidewalk improvements and roadway striping along East Levering Mill Road and for pedestrian safety improvements at the Belmont Avenue-ELMR intersection:

**Commissioner Brian McGuire** reported that funds are available for enhancing City Avenue and Ardmore. The Township is meeting with School District about the issues of playing fields and development. The new zoning code still needs to address the issue of institutional properties.

### **Old Business**

None

### **New Business**

None

### **Adjourn**

Eric Godfrey moved to adjourn the meeting. Vanessa Coke Cohen seconded the motion. The Board of Directors passed the motion unanimously.

The next meeting is January 14, 2010. The location to be determined. \

Respectfully submitted,  
Anne M. Greenhalgh, Secretary