Neighborhood Club of Bala Cynwyd ("NCBC")

Minutes for the Board's Annual Meeting
December 9, 2025

Attendees: Kay Sickles, Vanessa Coke Cohen, Aaron Gross, Brian McGuire, Bryan Capone, Merle Zucker, Bill Krebs, Jillian Dierks, Randy Myer, Maxine Goldberg, Juan Rodriguez, Mark Prudente, Roger Moog, Dan Russoniello, Jim Remsen, Joseph Hirsch, Margaret Hunting, Anne Greenhalgh, David Haas

Absent: Sandy Kornhauser, Jason Landau Goodman, Marion Williams

Public Officials in Attendance: Gilda Kramer, Louis Rossman, Jeremy Woodring

Kay Sickles (President) called the meeting to order at 7:32 pm.

Police Report
Sgt. John Iushewitz and Patrol Officer Mike Zolnowski gave this month's police report and reminded everyone to be mindful of package thefts at the holiday season. They also advised that residents should always lock their cars and homes. They acknowledged the recent fatal incident in which a Bala Cynwyd resident was struck by a car while crossing Montgomery Ave and, while they could not provide details about the incident, they implored pedestrians to adhere to the pedestrian crossing signs – especially this time of year when the sun glare makes it difficult for drivers to see pedestrians in crosswalks.

Elected Officials Reports
Commissioner Kramer reported that the Township has been assessing the accessibility of affordable housing. A report and action plan will be proposed and posted to the Township's website. Two possible recommended actions could be: 1) creating additional creative housing opportunities by allowing accessory dwelling units (such as converted garages or cottage houses, but not for AirBnB purposes) or 2) allowing different types of homes in different zoned areas (but not necessarily in all parts of the Township). Any proposed plans will be subject to the public process so residents will have an opportunity to weigh in on the recommendations. Commissioner Kramer noted that the Township is attempting to solve for the thousands of people who work in the Township but cannot afford to live here.

Commissioner Kramer also reported that a working group is being created with Donna Heller (Township Parks and Rec Dept) and Jillian Dierks to discuss the proposed changes to the Bala Cynwyd Playground (on Belmont Ave/Cynwyd Heritage Trail). She suggested that the NCBC encourage residents to join the working group, which is expected to start working together in January 2026.

Commissioner Kramer mentioned that the Bala Cynwyd Union Fire Association ("UFA") has been attempting to convert the second floor of the firehouse into living quarters as a way to attract more firefighters. However, the construction bids came in $1M over budget so the Township rejected all of the bids. Given that, the UFA needs help with fundraising and she suggested that the NCBC might be able to spread the word or organize some fundraising events to benefit the UFA.

Lastly, Commissioner Kramer noted that there will be upcoming opportunities (Jan – Mar 2026) for residents to learn more about the results of a Township traffic safety study with some preliminary recommendations for troublesome intersections. Traffic safety study: pub presentation on crash data in Jan 2026; prelim rec re trouble intersections. She said that she will send out firm dates in her forthcoming newsletter to residents.

Commissioner Woodring reported that the Township hosted a second public hearing about its budget and that several amendments were made, but nothing to move the needle too much. Therefore, he said, the proposed 9.5% tax increase is likely to pass on vote on December 17, 2026. Commissioner Woodring noted that there has been progress on the Rock Hill Rd remaster planning process and traffic calming efforts. He also noted that the site improvements currently underway on the O'Neill Site on Rock Hill Road are maintenance improvements they were required to conduct (sidewalk and street trees).

Commissioner Rossman reported that sidewalks are to be installed along Righters Ferry Rd down to Pencyod Landing, but the Township is seeking a grant to defray the costs. He also mentioned that PennDot hosted a meeting for residents in November 2025, that they received input from the residents and will make a decision about the proposed roundabout at Belmont Ave/St. Asaph's Road. He advised the Board that the Commissioners have defended the residents' position, but PennDot will make the ultimate decision. Commissioner Rossman noted that Bala Ave/Village was slated to be designated as a "Main Street" in PA which will provide more grant opportunities for that area. Lastly, he reported that the opening of the new addition to the Cynwyd trail should happen in the Spring.

Mary Jo Daley's representative said that he will try to find out from PennDot exactly when Conshohocken State Road in Bala will be repaved.

Nominations for Board

Roger Moog, as chair of the Nominating Committee (consisting of Roger Moog, Vanessa Coke Cohen, Jim Remsen and Joe Hirsch), reported that Anne Greenhalgh and Jim Remsen are leaving the NCBC Board, and in their stead, Jillian Dierks and Bryan Capone were appointed. Kay Sickles has agreed to be President for another year. Juan Rodriguez has agreed to serve as Vice President. Jason Landau Goodman will no longer serve as Secretary (but will stay on the Board), however Vanessa Coke Cohen has agreed to serve as Secretary. Roger made a motion for the Board to accept the slate of Officers and Directors noted below. Maxine Goldberg seconded. All other Directors approved the motion and there were no abstentions.

<u>Officers Terms Ending December 31, 2026</u>
Kay Sickles, President
Juan Rodriguez, Vice President
Vanessa Coke Cohen, Secretary
Marion Williams, Treasurer
David Haas, Solicitor
Aaron Gross, Past President

<u>Directors Terms Ending December 31, 2027</u>
Jillian Dierks

Bryan Capone
Jason Landau Goodman
Joseph Hirsch
Margaret Hunting
Sandy Kornhauser
Mark Prudente

Directors Terms Ending December 31, 2026
Maxine Goldberg
William Krebs
Brian McGuire
Roger Moog
Randy Myer
Dan Russoniello
Merle Zucker

Executive Reports

President's Report
Kay Sickles gave the President's report. She noted that she met with Bala Cynwyd residents Maria Wells and Alan Borowsky, who have agreed to spearhead the July 4th planning efforts. They discussed action items for July 4th and preliminary work is underway. The NCBC must make a decision about whether the parade and carnival will be held on July 4th this year, given that it falls on a Saturday and Bala Cynwyd has a large Orthodox community that attends the festivities each year. The Board discussed the pros and cons of moving the carnival to Sunday, July 5th instead, but noted that the celebration has never been moved before and it could be a public relations disaster for the NCBC if residents showed up expecting a carnival on the 4th but there was none. As a compromise, the NCBC could host a supplemental celebration (perhaps in conjunction with the UFA) that would recognize the special 250th commemoration happening this year.

Kay Sickles also mentioned that with Jim Remsen's departure from the Board, someone would have to volunteer to write the NCBC newsletter. Bryan Capone agreed to volunteer (with Jim Remsen agreeing to stay on as a mentor through the transition).

Lastly, Kay Sickles noted that the NCBC meetings will continue to be held at the UFA, but we can consider other hosting sites such as the social rooms of Sutton Terrace or the Fairmont, as a way to get more attendees.

Secretary's Report
In Jason Landau Goodman's absence, Kay Sickles made a motion for the Board to approve the meeting minutes for the November 2025 Regular Meeting. Maxine Goldberg seconded. A majority of the Directors approved the motion (with those Directors not in attendance at the November 20205 meeting abstaining). There was not a report from the Vice President or Treasurer this month.

Standing Committee Reports

College Park History Event

Jim Remsen reported that his historical talk about College Park had a good turnout and he attributed that to the door-to-door canvassing that happened in advance of the presentation. He said that he would consider giving a repeat presentation in the Spring.

Membership

Vanessa Coke Cohen reported that the membership options have been uploaded to Zeffy, the platform for that makes purchasing a membership slightly easier. She noted that she will have to figure out how to get the link to that purchasing option connected to the website or to a QR code that can be included in mailings. The proposed membership outreach letter is slated to go out in January 2026. She suggested that Directors should make an effort to reach out to their neighbors and encourage them to join the NCBC and that the NCBC needs to develop a social media strategy to attract new members. Bryan Capone said he would be willing to assist in this effort.

There was not a report from the Zoning/Public Service Committee or the Environmental/Tree Tenders committee.

The proposed NCBC meeting dates for the first half of 2026 are: January 6, February 3, March 3, April 14, May 5, June 2

With no further old or new business to discuss, the meeting was adjourned at 9:19pm.

Respectfully Submitted,
Vanessa Coke Cohen, Secretary