

Central Delaware Advocacy Group (CDAG) Board Minutes
October 13, 2016, 6:00 PM
Waterfront Square Peninsula Library - Recorded Attendance Attached

I. Call to Order and Approval of Minutes

The Chair called the meeting to order at 6:00 p.m. A quorum was present.

Minutes from the 2016 September Board meeting were approved as submitted.

II. Officer Reports

1. Chair's Report – Matt Ruben: See Updates on Pending Waterfront Issues and Projects
2. Vice Chair's Report – Joe Schiavo: See Updates
3. Treasurer's Report – Joe Schiavo for Jim Moss
CDAG's current account balance is \$3050.29. The insurance premium of \$1,343.00 was paid.
4. Secretary – Nina Zimmer
We have a quorum of 10 members. A thank you note from the family of Marsha Bacal, former CDAG member and city activist, was read. The family is considering a memorial.

III. Updates on Pending Waterfront Issues and Projects

1. October 14 Historical Commission Hearing on 81-95 Fairmount Avenue
This last remaining intact row of federal area houses is being considered for historical designation by the Historical Commission. The 8 structures were originally nominated by Oscar Beisert, Architectural Historian and Historic Preservationist, and are being resubmitted. The buildings are now owned by the Piazza Auto Group who wants to develop the property. Matt Ruben has an online petition under change.org to save these buildings. There is a Commission meeting on October 14.
2. 626-630 N. Delaware Avenue – DeSimone Auto Group Parking
The DeSimone Auto Group is currently using their property at 626-630 N. Delaware Avenue as a service/used car parking lot. L&I confirmed that this is illegal and the Law Department will be taking them to court. This does not qualify for the use of a cease operations order since it is not a public safety threat.
The site was originally approved for a Cadillac showroom with no parking of any type, and a café and apartments. They have now applied for a variance and are going before the Northern Liberties zoning committee.
3. Pier 35-1/2 North: Old Trump Tower Site Development
The site's original zoning approval has expired and is now being considered for townhomes which may be built by-right under the current CMX-3 zoning code. The homes would be 5 stories high with below-grade parking.
4. Piers 34/35 South: Initial Development Concept
The developers of this site, DIGSAU, have not submitted a zoning proposal to date. They requested to, and met with, the CDAG officers. Only a portion of the property is stable enough to build upon and are proposing to preserve the view of the corridor and will have a full accessible public park on the southern edge of the property. There would be a ground floor restaurant with fully incorporated parking. The use of bonuses was discussed in relation to the height of the project. The project will be presented to the RCO in the future.

5. Festival Pier
DRWC and the developer are in a 90-day due diligence period which will be followed by meetings with DRWC as well as public meetings.
6. Sheet Metal Workers Union Site: K4 Development Proposal Update
The original proposal had 10 towers built, but not all at once. Some the towers in the early phase may be built by-right, with others needing height variances. They are planning on taking advantages of bonuses. Also planned are 3 connector streets, one of which is an off-ramp of I95 and are requesting some type of legislation related to that.
There have been 2 meetings with the Pennsport Civic Association, offering many incentives, such as helping to get a school “after the project gets started” and identifying one of the towers as dedicated to seniors. The developers have approached Councilman Squilla re the project. Pennsport Civic Association wants a community benefit agreement.
Joe Schiavo will write a letter to Councilman Squilla requesting a meeting with the CDAG Executive Committee.
7. 1100 N. Delaware Avenue
The proposal would leave the existing historic 3-story structure, the Edward Corner Rope Building would remain and be converted to a mixed-use building with no change to area or height of the structure. It was suggested that the building should be renovated but the façade should be kept. The proposed new adjacent structure is zoned CMX-3 and by-right a 7-story building with no commercial use may be built. This triggered an RCO meeting.
8. Foglietta Plaza International Sculpture Garden Proposal.
Joe Schiavo explained that the site is on the cap over I-95, which is city-owned, and between Spruce and Pine Streets. It consists of 3 parcels upon which are the Philadelphia Vietnam Veterans Memorial, the Korean War Memorial and the Beirut Memorial. The William Penn Foundation would contribute \$700,000 toward the proposed planning of the sculpture garden. Additional sculptures would be added.
Involved with planning this project are OLIN Landscape Architects, Penn Dot, ILMAC, DRWC and the ROC.

IV. Old Business

1. CDAG Membership Rules and Potential Bylaws Changes: This item was tabled.
2. Historical Project: Tammi Leigh DeMent is preparing a spreadsheet of sites and asked for volunteers to assist with the project. It was suggested that a list be prepared of the top 10 or 15 sites to be addressed.

V. New Business

1. On October 6, there was a City Council Resolution honoring and recognizing Joe Schiavo and Janet Kalter for their “...tireless dedication to the City of Philadelphia and especially their Old City neighborhood”. The resolution was read to the Board and Joe was enthusiastically congratulated with comments of “well deserved”.
2. Irene McNeil obtained a of the piers from Oregon to Allegheny Avenues from the Regional Port Authority. It was determined that we should get a digitized version of the map, create a smaller version, have it laminated and brought to each CDAG meeting.

The meeting was adjourned at 7:25 pm.

CDAG Board Member Attendance Record by Organization: October 2016

CDAG Board Member Organizations (N/V = non-voting Board Members)	Representatives Primary & Alternate	Please Initial	Quorum Count
Abbotts Square Homeowners Assoc.	Sean Sullivan (P)		NV
Delaware River City Corp.	Tom Branigan (P)		NV
1 Dickinson Square West.	Samantha Safara (2A)		
Dickinson Square West	Jane Winkel (1A)		
2 Dockside	Irene McNeil (P)	IM	
Dockside	Doug Cregar (1A)		
Dockside	Irv Starkman (2A)		
3 Fishtown Neighbors Assoc.	Matt Karp (P)	MK	
Fishtown Neighbors Assoc.	Arthur Meckler (1A)		
Fishtown Neighbors Assoc.	Kevin O'Neill (2A)		
Franklin Bridge Neighbors Assoc.	Gary Vernick (P)		N/V
Franklin Bridge Neighbors Assoc.	Ricky Camitta (A)		N/V
4 Neighbors Allied Best Riverfront	Dianne Mayer (P)		

	Neighbors Allied Best Riverfront	Kathy De Angelis (1A)	KA	
	Neighbors Allied Best Riverfront	Mary Stumpf (2A)	MS	
	Neighbors Allied Best Riverfront	Susan McAnninley (A)	SM	
5	New Kensington Development Corp.	Sandy Salzman (P)		
	New Kensington Development Corp.	Andrew Goodman (1A)	AG	
6	Northern Liberties Neighbors Assoc.	Matt Ruben (P)	MR	
7	Old Swedes Court Homeowners	Paul Nutaitis (P)		
	Old Swedes Court Homeowners Assoc.	Robert Bevilacqua (A)		
8	Olde Richmond Civic Association	Phil Stolzfus (P)		

	Olde Richmond Civic Association	Julio Nieves (A2)		
	Olde Richmond Civic Association	Tom Potts (A1)		
	Pennsport Civic Association	Tom Otto (P)		NV
	Pennsport Civic Association	Jim Moylan (A1)		NV
	Pennsport Civic Association	Rene Goodwin (A2)		NV
	Penn Future	(P)		NV
	Penn Future	Christine Knapp (A)		NV

9	Pennsylvania Environmental Council	Patrick Starr (P)		
	Pennsylvania Environmental Council	Tony Spagnoli (A)		
10	Pennsylvania Horticultural Society	Tammy Leigh DeMent (P)	TLD	
	Pennsylvania Horticultural Society	Alise Unver (A)		
11	Port Richmond on Patrol & Civic Asso	Ken Paul (A)		
	Port Richmond on Patrol & Civic Asso	Thaddeus Fialkowski (P)	TF	
12	Queen Village Neighbors Association	Richard Wolk (P)	RW	
	Queen Village Neighbors Association	Lauren E. Leonard (A)		
13	River's Edge Community Association	John Scorsone (P)		
	River's Edge Community Association	Rich Stange (A)	RS	
14	Society Hill Civic Association	Jim Moss (P)		
	Society Hill Civic Association	Lorna Katz-Lawson (1A)		
15	Society Hill Towers Homeowners Assoc	Ann S. Westcott (A)		
	Society Hill Towers Homeowners Assoc	Herman Baron (P)		
	South St. Head House Business Dist.	Krystal Souvanlasy (A)		NV
	South St. Head House Business Dist.	Mike Harris (P)		NV

15	Waterfront Square Condo Association	Nina Zimmer (P)	NZ	
	Waterfront Square Condo Association	Mike Futryk (1A)		
	Waterfront Square Condo Association	Fred Santilli (2A)		
16	Whitman Council	Rich Lazer (P)		
	Whitman Council	Mark Kaczynski (A)		

Joe Schiavo Vice Chair *Ex- Officio voting member _____ JS _____

(8 voting Board members required for a meeting quorum) – ___10___ present

Guests and friends of CDAG:

Name

Organization
