

**Washington Square West Civic Association**

**Regular Meeting of the Board of Directors**

March 14, 2023

A regular meeting of the Board of Directors (the “Board”) of the Washington Square West Civic Association (the “Corporation”, “Association” or “WWCA”) was held via Zoom at 7:00pm Eastern Time on March 14, 2023, pursuant to notice duly provided to the each of the Directors. The following Directors were present:

Jonathan Broh	Adam Kesselman	Marisa Shaaban, <i>Vice President</i>
Leigh Ann Campbell	Drew Moyer, <i>Secretary</i>	Robert Sher, <i>Treasurer</i>
Patrick Coue	Richard Le	Tami Sortman, <i>President</i>
Sukrit Goswami	Katie Low	Deb Sweeney
Julia Hutnik		

Mr. Pappalardo and Mr. Kuklick were unable to attend.

Ms. Sortman called the meeting to order, and Mr. Moyer recorded the minutes. Upon motion duly made and seconded, the minutes of the previous meeting held on February 14, 2023, and the action in writing dated February 23, 2023 to authorize a street cleaning contract, were approved as written.

Jeanette Brugger, Bicycle and Pedestrian Coordinator for the Central District of the City, was introduced along with her colleague, Adam Smith. They made a presentation on upgrading bicycle safety throughout the area of South Street to Spring Garden Street. They reviewed northbound bike route plans; shared a map showing bike line connections; and reviewed the accident history in the corridor including bicycle and pedestrian injuries. The reasons for separate bike lanes were reviewed along with the improved safety of left-side bike lanes over right-side bike lanes due to automobile blind spots. They provided comments relating to the on-going analysis of the parking impact and a block-by-block analysis covering items

such as loading. They reviewed the timeline for 13<sup>th</sup> Street repaving and restriping planned for June/July 2023. They responded to questions from the community regarding the potential impact on street festivals, the LGBTQ+ character of the neighborhood, flexible lane delineator posts, the Midtown Business Association and less parking availability. They invited further comments or questions to be directed to them at their email addresses of [Jeannette.brugger@phila.gov](mailto:Jeannette.brugger@phila.gov) and [adam.smith@phila.gov](mailto:adam.smith@phila.gov).

Representative Ben Waxman was introduced. He in turn introduced Marisa Shaaban, Board member and Vice President, who works in his office. A discussion ensued regarding the announced closing of a Target store in the neighborhood; state legislative session work; public transit; public safety; and public education. Mr. Waxman described his committee assignments and other elements of his representation for the district.

The Board continued the discussion of the Target store closing. Individual Directors summarized recent conversations with Paul Levy, Center City District, the Target location building owner, Councilmember Squilla, and others. Ideas for a Business Task Force to address concerns; a pop-up store program; and a beautification program for empty storefront and windows were raised.

Adam Kesselman and Patrick Coue shared a presentation on membership covering the critical nature of membership; new business membership levels which were updated and now reflect value offerings; membership software options; existing databases; payment links; and other items. It was noted that the monthly Membership Committee meeting would now be held on the first Monday of each month.

Katie Low reported on the planned plant exchange on April 22 and the community yard sale on May 20<sup>th</sup>.

Deb Sweeny reported for the Greening Committee, noting work on the gardens waiting list, Tree Tenders initiatives and Spring planting.

Jonathan Broh reported on Zoning Committee activity including the following projects:

1. 1110 Pine Street – There is an antique store on the first floor and 5 units above it. Issues are related to the owners removing a fence at the rear of the property on Waverly Street, parking implications and Philadelphia Historical Commission review for rebuilding the rear wall and gate. Multifamily use is not permitted in the CMX-1 zoning district; however, it is consistent with the current use.
2. 254 Quince Street – Visitor accommodation – Application withdrawn.
3. 726 Market Street – seeking signage on existing building – scheduled for April
4. 243-245 S. Camac Street – proposal for a walk-in cooler addition to a restaurant
5. 317 S. 13th Street – visitor accommodation
6. 1134 Waverly Apt. 2R – visitor accommodation. Mr. Broh reached out to the applicant but has not heard back from them.

There was a discussion about the Association's position on Airbnb's and related inquiries by attorneys and applicants. There is a meeting scheduled for March 28 regarding remapping with the Planning Commission and Councilmember Squilla to walk certain streets proposed for downzoning.

Mr. Sher reported on Finance Committee activities; tax information provided to the Association's accountants for completion of returns; and the budget. The Board discussed a Charter proposed by the Finance Committee in order to document the role, authority and responsibilities of the Committee. Upon motion duly made and seconded, the Finance Committee Charter was unanimously approved and adopted. A copy is attached to these minutes as Exhibit A.

There being no further business, upon motion made and seconded, the meeting was adjourned at 8:33 pm.

Respectively submitted,

Drew A. Moyer  
Secretary