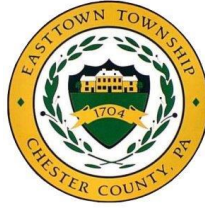


Easttown



Township

HISTORICAL COMMISSION

Wednesday, January 11, 2023, 7:00 p.m.

REGULAR MEETING AGENDA

1. **Call Meeting to Order**
2. **Election of Officers**
3. **Consideration of the December 14, 2022 Regular Meeting Minutes**
4. **23 Knox Avenue**
5. **Berwyn Fire Company**
6. **Status of 2022 Historical Commission Projects**
7. **Assignments for 2023 Projects**
8. **New Business**
9. **Other Business**
 - A. Liaisons Reports
 - B. Training
 - C. Resident interaction
 - D. Resident Research
 - E. Articles
 - F. Mapping Updates
10. **Public Comment**
11. **Adjournment**

EASTTOWN TOWNSHIP HISTORICAL COMMISSION
(ETHC)
MONTHLY MEETING MINUTES
December 14, 2022

ETHC members in attendance: Palmer Dalesandro – via zoom, Richard Di Stefano, Joyce DeYoung, Bill Friedrich, Stacey Rohrbeck, Anna Sicalides and Kathleen Weiss
Also attending: Colleen Gray – Director of Planning and Zoning / Zoning Officer; Alex Bosco – Board of Supervisors.

- **Meeting was called to order at 7:00 PM ET.**
- **November 9, 2022 minutes were approved.** Motion accepted by Bill F and seconded by Kathleen W and Joyce D.
- **Receive Historic Waynesborough (HW) Update from Philadelphia Society for the Preservation of Landmarks**
Anna S shared Kayla Anthony's update as Kayla could not attend.
 - The plans for the roof restoration project have been submitted to the National Park Service and take 90 days to review from submission
 - 12/11 open house was successful. Kayla noted this was not announced on the Easttown Website.
 - Garage door project is ongoing / doors are on orderAdditionally, Anna S added that she has heard from some people involved in HW that there has been no official "Easttown" representation at HW events. We discussed and said that we would attempt to be more supportive of said events in the future.
- **Consideration of Draft Concept Plan for 23 Knox Avenue**
Dave Ludin presented information for the fifth time on this property. Dave is trying to build to current code and then with the ETHC's recommendation demo the building, based upon the ETHC knowing what the replacement is. By way of review, Dave showed us renderings of the proposed 3-unit townhouse he had presented to us previously. Dave then shared a drawing of his vision of the newest version of the structure. It is a 3-story multi-use building. First floor is commercial use and second floor is residential. There will be 2 parking spaces out front and room for 9 in the rear. This structure will have a 38-foot roof height and will be consistent within VB code. Dave is requesting a written recommendation from the ETHC based upon what he has presented to us, but he needs to hear back from Colleen G's review of the parking. This will allow him to proceed on the architectural side. He targets Planning in February and demolition sometime in the summer.
Kathleen W motioned that Anna S would be writing an approval letter based upon what Colleen G comes back with regarding parking. Bill F seconded the motion. The motion passed.

Separately, Joyce D brought up the “review process for demolition permits” re the omnibus ordinance, page 17, and how it might impact Dave L’s application, which has been submitted, but not yet approved. The new ordinance requires the writing of a historical report by a certified architectural historian prior to demolition. Several ETHC members shared that this need not be a lengthy report. Additionally, we are looking into the timing of Dave’s applications to see if he does need to follow these “new” ordinances that went into effect in November 2022.

- **Discussion of Status of ETHC 2022 Projects**

- We want to present the ETHC accomplishments to the Board of Supervisors. Anna S asked that we get on the next agenda, Alex B confirmed the first January 2023 will be packed, so perhaps the ETHC can present in the second January 2023 meeting.
- Training – Joyce D and Anna S need to get together to complete this project. Joyce D has a few to-dos and then they can complete.
- House Research – Palmer D has not yet completed but has committed to do so.
- Library Talk re VB – Bill F and Palmer D are working on this.
- Berwyn Walking Tour – Bill F is documenting a street-by-street tour guide. During this conversation we discussed engaging Conestoga High School students for their help.
- Mapping – Anna S is wrapped up except for some details. Richard D said he could use some help. We discussed houses that were constructed by McElroy (potentially also an architect? Will need to be researched for upcoming meeting) to ensure they are noted in our project.

- **Other Business**

- Liaison Reports –
 - Anna S talked about what she learned at CCHPN.
 - PC meeting:
 - Kathleen W shared what is going on with Delaware Valley Christian School and changes being made to a structure on the property. We noted that the property is not currently on our Class 1 list.
 - The fire station came again as they are getting variances for their site. They are preserving some pieces of the old building. Although the building is not Class 1, this would be new construction adjacent to historic construction. Kathleen W is researching fire houses in the area to provide input to this

project and trying to get them in front of the ETHC. They will be going in front of the Zoning Hearing Board on December 15 for 6 variances, and in front of the Planning Commission on January 5 2023, and finally the BOS on January 16 2023.

Palmer D suggested we write them a letter inviting them to our January 11 2023 ETHC meeting so that we can provide a recommendation re the elevation of the proposed building. Anna S motioned that Kathleen W write letter. Bill F agreed and Richard D seconded. The motion passed unanimously. Also -- Colleen G will give them a heads-up as well.

- EAC – no progress re trees, per Bill. Next step is to walk the BV.
- Training – Addressed above.
- Resident Interaction – Spoke with John Leone and Oscar Torres, and Anna S and Kathleen W spoke with Steve Tyahla.
- Resident Research – There are 5 residents who are looking for help on researching their homes. This ties into the “Library Project” that Bill F and Palmer D are working on.
- Articles – No update, but Joyce D has close to a final draft re the old Devon Inn property. Also Michelle Bradley has an upcoming article about the pistols at HW. We also asked Colleen G about space on the Easttown Website
- Mapping Update – Addressed above
- CLG/Zoning – We did not discuss
- Grant Writing – Anna talked to CC VPP who will support professional surveys
- **New Business**
 - Anna S asked all members to think about what they each wanted to focus on in 2023.
 - Anna S asked about town tours and architectural history and if we want to do that work and associated application, which is due January 13 2023. We would need to do research and find out what kind of farming was done in Easttown. We discussed and decided that we had enough on our plate next year.
 - Colleen G will provide the ETHC a monthly spreadsheet of what has come in on zoning applications that have been received.

- Palmer D is creating site visit guidelines and will send to Anna S.
- Map in comprehensive plan is not the same as the list. There is a disconnect. When we have the revised list, we need to identify the properties that are currently misidentified
- Anna S and Palmer D met with the Director of the Easttown library re the ETHC mission
- Re vacancy, we are to write a written letter on our recommendation. Bill F and Stacey R met with the candidate and we spoke about our 1-hour December 13 meeting with him. A letter needs to be submitted to Colleen with our recommendations. This will be presented to the BOS in the January 2023 meeting. Anna will write the letter. Kathleen made the motion to nominate Anna S, Palmer D and John Leone and Bill F seconded. The motion passed unanimously.

- **Public Comment** – None.

- **Announcements** – None

MEETING ADJOURNED 9:47 PM ET. Next meeting: January 11 at 7:00 PM ET

Meeting minutes submitted by Stacey Rohrbeck, Secretary // 2022-12-14