



Springfield Township Historical Commission

FEBRUARY 1, 2022

MINUTES OF MEETING OF REGULAR MEETING

HC-21

Meeting held in the Conference Room at Springfield Township Building 1510 Paper Mill Road, Wyndmoor, PA 19038

NOTICE: The Historical Commission of Springfield Township is an advisory board appointed by the Board of Commissioners. The actions of the Historical Commission on any agenda items does not reflect a final decision. The Board of Commissioners must render the final decision on any agenda items

MEETING ATTENDEES

Name:		Name:	
Scott Kreilick	Commission Chair	Heather Snyder-Killinger	Commission Member
David Sands	Commission Member	Baird Standish	Board of Commissioners (Liaison)
Al Comly	Commission Secretary	Mark Penecale	Staff Liaison
Joseph Devine	Commission Member		

Not in Attendance: Matthew Harris (Commission Member)—Al Comly arrived late

Guests: Robert & Catherine Haughton, Flourtown Ave, Wyndmoor

- 1) **Call by Order by the Chairperson Kreilick**-Called to order at 6:03 PM by the Chair with roll taken.
- 2) **Approval of Minutes** from previous meeting: December 7, 2021 (HC-19) and January 4, 2022 (HC-20) were approved on a duly made and seconded motion.

- 3) **Update by Board of Commissioners' Liaison:** Commissioner Standish covered the following topics:

Haws Lane Development—Commissioner stated he was in favor of the 36 unit townhouse development and the zoning text amendment that would be required. The ownership group of the site had already moved forward with the behavioral health development which is consistent with the current zoning. The Commissioners requested additional time to explore options for the site. The ownership group is already under contract and wants to move forward. The ownership group did state that they will not fight condemnation proceedings by the Township, if the Township were to proceed in that manner. The Commissioners have approved the preparation of an appraisal of the property in question. The Township is exploring grant options to purchase this property.

The Commissioner informed the Historical Commission that Commissioner Graham has been elected as President of the Board of Commissioners

The Commissioner informed the Historical Commission that the Land Development Application for the Bank addition at the Flourtown Shopping Center (1800 Block of Bethlehem Pike in Flourtown) had been approved

The Commissioner noted that one of the newly appointed Police Officers has resigned due to personal issues and the Board of Commissioners has hired a replacement Officer.

- 4) **Review of Agenda** No changes to the agenda
- 5) **Discussion Items and Appropriate Action** (“Previous Business” and “New Business” in earlier minutes).

HC-21.1 Mr. Penecale then introduced the Haughtons, who now own the property at Flourtown Ave in Wyndmoor. In a brief introductory summary, the following items were noted:

This property is situated between Flourtown Avenue and Elliston Drive, with access via a driveway from Flourtown Ave, and a 50' wide frontage on Elliston. County records do not include a street address. Site is listed as 3.76 Acres

The property is subdividable under the current zoning (AA-Residential), but would need a number of variances to subdivide the property.

Property has two structures, a large house and a carriage house. It was formerly owned by the Archdiocese of Philadelphia

HC-21.2 A discussion with the Haughtons noted the following:

They just recently purchased the property and have no plans at the moment for the site or the buildings.

They really like the character of the carriage house (approximately 4,200 sf). They might consider making this their actual residence.

They will review the Historic Ordinance to see how the offerings might help in their planning for future use of the property.

The Springfield Township Historical Society (STHS) does have some information on the property and its history. The Haughtons indicated they will contact as a follow-up in search of more information.

The Historical Commission thanked the Haughtons for coming to the meeting to discuss their property. This is exactly the approach envisioned by the HC in its role in advocating for retention of significant properties in the Township.

HC-19.1 The discussion continued regarding how best to move forward with the implementation of the ordinance. Key discussion points:

- General consensus that a list, even if informal was necessary to communicate with those involved in planning and zoning as well as the public in general.
- Start from the Comprehensive Plan and add or subtract based on discussion. Mr Penecale provided some site information on 5 of the properties listed in the Comprehensive Plan. No action was taken on these information packets

At the December meeting, Mr. Penecale had provided the Board with information on 6 sites currently listed on Comprehensive Plan specifically:

Flourtown Ave

8775 Stenton Ave

277 Northwestern Ave

8850 Montgomery Ave

520 E Gravers Lane

525 Bethlehem Pike

The Board discussed how best to review properties to determine which ones would or should be placed on a township historic inventory. No conclusion was reached. More discussion is needed to finalize the criteria

6) Citizen Comments *None*

7) Assignment of Member Action Items

- **Mr. Penecale will continue to assemble information on the original properties—15 or 20 of the first list of properties for board consideration as a possible “informal list”**
- **Mr. Harris will forward information from his files to help with the review**

8) Agenda for next meeting *All new agenda items shall be forwarded to Mr. Penecale at least one week prior to scheduled meeting date*

Continuation of discussion regarding how to “roll-out” this program to the public and the compilation of the historic inventory.

- 9) Adjournment** Adjournment at 6:57 PM. Next meeting will be February 1, 2022 at 6PM to continue the discussion on the best means to move forward

Respectfully Submitted

Albert M. Comly, Jr., AIA
Secretary