

**Corbett Heights Neighbors  
Board of Directors Meeting, March 9, 2022  
Minutes**

A regularly scheduled, virtual meeting of the Board of Directors of Corbett Heights Neighbors was called to order by Vice President Maryann Dresner at 7:10 p.m on Wednesday March 9, 2022. The following Directors were present: Joe Accordino, Paul Allen, Josh Baskin, Maryann Dresner, Bill Holtzman, Maria Chambers Hutchins, Leslie Koelsch, and Casey Rando. Guest Deborah Holley attended a portion of the meeting, as described in agenda item 3.

1. Minutes. The Board unanimously approved the draft minutes circulated prior to the meeting.
2. Financial Report. Leslie provided the Financial Report. Over three hundred dollars in dues from members has been received. Almost half the membership is scheduled for recurring payments. The Slope account balance is now zero, after the payment of expenses to the arborist retained for clean-up. The balance in the Al's Park account is \$3201; in the General Account approximately \$37,000 following the generous donation previously reported. As to that matter, the Board discussed this as well. Maryann and Paul opined that the Merritt/Danvers park merits some investment because of its condition and prominence in the neighborhood.
3. Report from Planning and Zoning Consultant. Deborah Holley, planning and zoning consultant, made a presentation to the Board on the state and local rules regarding the construction of accessory dwelling units ("ADUs"). She noted that the maximum size pursuant to state law is 999 square feet and a maximum height of 16 feet. There is no provision for local control other than compliance with building codes.
4. Parks Update.
  1. Turn-Around at Clayton/Market. Following his presentation at the last Board meeting, Mr. Reuter sent additional information to the CHN Board. The Board agreed that Bill would provide a link to Mr. Reuter's proposal in the next newsletter. <http://www.marketclaytontriangle.org/2022/02/23/now-its-your-turn/>
  2. Al's Park. The City has yet to provide the mulch promised previously. Rock and Rose performed another clean-up, and a new bench has been added.
  3. Ord. Some maintenance continues to be provided by the homeless gentleman. However, based upon the advice of Urban Arborist, Leslie recommended that some tree trimming is in order. After some discussion, upon motion duly made, seconded and unanimously approved, it was  
RESOLVED that the Board approves the expenditure of no more than \$700 to Urban Arborist for tree trimming at Ord to be performed at Leslie's direction.
  4. Merritt/Danvers. Leslie reported that Rock and Rose has made five visits to this park but that it still needs improvement. Approximately \$1300 has been spent so far. The arborist will return on March 16. In Leslie's absence, Bill and Maria

and Paul offered to meet with the arborist that day to solicit their recommendation for longer term improvements to this park. Maria offered to contact Rock and Rose to arrange a time.

5. Corbett Slope. As reported previously via email from Leslie, DPW removed the debris from the campsite adjacent to 315 Corbett. In addition, the arborist hired by CHN performed the tree trimming previously contracted for. Following Board discussion of the need for additional work at Corbett and the associated issue of a check previously received as reimbursement for the purloined CHN sign, upon motion duly made by Casey, seconded by Leslie, and approved by a vote of 7-1 with Bill opposed, it was

RESOLVED that in lieu of depositing Franco Gerardo's \$415 check that was consideration for the cost to replace the CHN sign at the Slope, CHN authorizes retaining Mr. Gerardo to remove the weeds at the Slope near 315 Corbett in the area recently cleared by DPW.

5. CHN Website. The Board discussed the condition of the CHN website, and the need and means of updating it. Bill will contact HVNA to ascertain how that organization does it, and Joe offered to obtain cost information from a developer.
6. CHN Phone Number. Josh and Leslie confirmed that the number is operational.
7. Planning and Zoning Matters. Maryann reported on 64 Ord Ct. She will send our newsletter to the property owners.
8. New Business.
  1. Casey reported that the Ord/17th Street intersection is in desperate need of traffic calming, whether by the often-seen bumps or the pedestrian crossing stripes with flashing lights. Joe offered to investigate the means of pursuing this; failing that, an email will be sent to Supervisor Mandelman's office for assistance in identifying precisely whom to contact.
  2. Maria reported on the April 24 Levant Street block party.
  3. Leslie reported on Chase Bank's delay in permitting CHN to continue to use the community meeting room there, contrary to its longstanding agreement to do so. Maria offered to contact someone at Chase.

There being no further business, the meeting adjourned at 8:56 p.m.

Paul Allen  
Secretary