

**Corbett Heights Neighbors  
Board of Directors Meeting, January 19, 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 7:00 p.m on Wednesday January 19, 2022. The following Directors were present: Paul Allen, Maryann Dresner, Bill Holtzman, Maria Chambers Hutchins, Leslie Koelsch, and Casey Rando. Josh Baskin and Joe Accordino were absent.

1. New Board Member. These minutes confirm that by mail vote that concluded December 13, 2021, acting under its authority pursuant to Art. V, Section 2 of the Bylaws, the Board of Directors unanimously elected Joe Accordino to serve as a director of CHN until the next annual meeting of the membership.

2. Guest, Don Reuter. Don Reuter, a neighbor within CHN's boundaries, joined the meeting to present a proposal for the improvement of the corner lot at Clayton and Market Streets. Don has been working on this redesign for quite some time and has secured the qualified support of Supervisor Mandelman. He presented historical and present day photos of the corner, as well as a redesign in concept. The Board discussed CHN's role, if any, and Maria volunteered to prepare a letter to Mr. Reuter in response to the presentation. (Current photo and design mock up attached.)

3. Approval of Minutes. The Board unanimously approved the minutes from the meeting of December 8, 2021.

4. Financial Report. Leslie offered the Financial Report. Expenses since the last report were approximately \$125. Al's Park received additional donations, taking the balance to approximately \$3180. There was an exceptional and exceptionally generous contribution to CHN's SFPA account from the Katherine and John Kriken Charitable Trust. On behalf of CHN's members, the Board expresses its gratitude to that Trust, as well as to Leslie and John Koelsch.

5. Parks Update.

5.1. Al's Park. There was a discussion of a donation for the maintenance of Al's Park. Upon motion duly made, seconded, and unanimously carried it was:

RESOLVED that the Board ratifies the donation of \$4751 from Davida Rocklin to SFPA for the continued maintenance of Al's Park.

The Board unanimously agreed that the Al's Park Committee, which consists of Maria, Leslie, and several neighbors, will decide the appropriate use of these funds with Maria reporting same back to the Board.

5.2. Merritt/Ord. Leslie reported on the clean-up work recently performed there for a fee at her direction by an apparently homeless gentleman. The Board previously approved the hiring of Rock and Rose in the amount of \$240 per visit for monthly clean-ups at Ord but following Leslie's report, the Board agreed that this should now be moved to a less frequent "on demand" schedule at Leslie's discretion.

5.3 Corbett Slope. Leslie presented three bids to clear branches and undergrowth from Corbett Slope. Following Board discussion and upon motion duly made, seconded and unanimously carried, it was

RESOLVED that the Board approves the December 22, 2021 bid in the amount of \$2150 from Urban Arborist for tree removal and clean up at Corbett Slope.

Additionally, Leslie reported the video-documented theft of the costly Corbett Heights Neighbors sign at the Slope, a brazen early morning heist perpetrated by two men in colorful safety vests in an act more reminiscent of a Dashiell Hammett story, or perhaps one from Armistead Maupin. As the perpetrators are apparently known, an attempt will be made to repatriate the sign. Absent that, a police report will be filed.

6. 4300 17th St. Bill reported on the Board of Appeals hearing held on January 12 in response to the Zoning Administrator's denial of zoning variances for the development. CHN filed a memorandum in opposition to the appeal (posted on CHN's website), and several neighbors as well as a CHN representative voiced their opposition to the appeal during the public comment phase of the hearing. At the conclusion of the presentations and following discussion among the BOA members, the Board voted 5-0 to deny the appeal. The Appellant has until January 24 to seek a re-hearing, although it appears impossible for the Appellant to meet the BOA's rehearing standards.

7. Supervisor Mandelman's "Monster Home" Legislation. Bill reported on proposed legislation from Supervisor Mandelman that would make it more difficult to build "monster homes" in District 8. The proposal would not apply to the CHN neighborhood, as it is already protected with the Corona Heights SUD code provision.

8. Member Communications. The Board discussed issues surrounding communications to members. Bill will provide log in credentials to the Secretary and Treasurer. The Board also discussed, but did not decide on, a proposal that two officers agree on the substance of emails to members. The Board also discussed and agreed that member meetings will be paused indefinitely in response to the pandemic.

9. Miscellaneous Planning and Zoning Matters. Maryann and Paul will review the 2018 settlement agreement between the owner of 143 Corbett and CHN, and report back to the Board at the next meeting.

There being no further business the meeting adjourned at 8:50 pm.

Paul Allen,  
Secretary

Attachments:

2022 Meeting Schedule  
Photo and design mock-up of Market/Clayton.

## 2022 CHN Meeting Schedule

**2022**

Wednesday, January 12

Wednesday, February 9

Wednesday, March 9

(Monday, March 14 - Quarterly Member meeting)

Wednesday, April 13

Wednesday, May 11

Wednesday, June 8

(Monday, June 13 - Quarterly Member meeting)

Wednesday, July 13

Wednesday, August 10

(Monday, September 12 — Annual Member meeting)

Wednesday, September 14

Wednesday, October 12





David Colvin