

Plymouth & Whitemarsh Townships
Historical Architectural Review Board
Meeting Minutes – April 6, 2022

The following HARB members were present: Dave Conroy, Plymouth Township Zoning Officer, Jerry Rafter, Karen Coyne, Tom Higgins, Ken Parsons, John Von Essen, Charlie Guttenplan, Whitemarsh Township Director of Planning and Zoning.

1. CALL TO ORDER: The meeting was called to order at 8:32 AM by Mr. Rafter
2. ANNOUNCEMENTS & CORRESPONDENCE:
 - Mr. Rafter announced that because of the changed meeting date a public notice advertisement was posted in The Times Herald on April 1, 2022.
3. APPROVAL OF MINUTES: March 9, 2022 – approved.
4. OLD BUSINESS: None.
5. NEW BUSINESS:
 - 51 East Germantown Pike Whitemarsh Township – New Fence.
Ashley Olshansky (Owner) described the location of the fence in the backyard, the location of the gate, and the cedar material and scalloped style of the fence. The design and material as shown in the application were examined by the Board. A motion to recommend the Board of Supervisors approve a Certificate of Appropriateness was made, seconded, and approved by a vote of 6-0.
 - 14 Catherine Lane Whitemarsh Township – Expanded Driveway.
No individual was present on behalf of the applicant. The Board discussed impervious surfaces, slope, and setback requirements. It was noted that there will be no curb change associated with the improvement. It was noted that there were no HARB relevant issues. A motion to recommend the Board of Supervisors approve a Certificate of Appropriateness was made, seconded, and approved by a vote of 6-0.
 - 3049 Spring Mill Road Whitemarsh Township – New Fence
Stavroula Efthimiou (Owner) described the intention to enclose the back yard with fencing on rear and side boundaries inside the lot lines. Previously planted trees created part of the border in the back. It was noted that HOA approval was granted. A motion to recommend the Board of Supervisors approve a Certificate of Appropriateness was made, seconded, and approved by a vote of 6-0.
 - 105 Black Walnut Lane Whitemarsh Township -- New Fence
Matthew Clark (Owner) discussed replacing the fence in the rear of the lot and putting a new fence around an existing chicken coup. The rear fence will run along the inside of the rear of the lot along one boundary, it will be 6 feet and red cedar to match other fencing already on the lot. The chicken coup fence will be 6 feet tall wire and wood. Both

will be done by Montco Fence. A motion to recommend the Board of Supervisors approve a Certificate of Appropriateness was made, seconded, and approved by a vote of 6-0.

- 12 Catherine Lane Whitemarsh Township – Roof Over Patio and Fireplace

Amanda Smith (Owner) Discussed the plans for putting a roof and fireplace over an existing patio behind the house. HARB had previously approved the patio. The same roofing material as the house will be used and any siding replaced will match existing siding. There have been similar patios constructed in the same development. A motion to recommend the Board of Supervisors approve a Certificate of Appropriateness was made, seconded, and approved by a vote of 6-0.

6. PUBLIC COMMENTS (NON-AGENDA ITEMS ONLY):

- Sydelle Zove (Harts Ridge Road, WT) spoke regarding sections of the minutes from the last meeting. Ms. Zove noted concern about HARB arbitrarily defining what architectural elements are considered 'historical'. She posed the question; At what point is a structure or element considered historical? She believes an objective standard should be established for consistent use by HARB. As an example of the issue, Ms. Zove mentioned concern with the demolition of the additions on the building at 15 East Germantown Pike. While not original to the building, Ms. Zove noted they may still be considered historical.

7. HARB MEMBER COMMENTS:

- Mr. Guttenplan noted that the additions on 15 E Germantown Pike were removed due to structural issues, irrespective of potential historical nature.

8. ADJOURNMENT: The meeting was adjourned at 8:59 AM.

Respectfully submitted,

Charles L. Guttenplan
Director of Planning & Zoning/Zoning Officer
Whitemarsh Township