

## **BMBA MINUTES FEBRUARY 10, 2022**

**Attendees:** Michelle Bogosian, Tim Rubin, Scott Zelov, Dave Fish, Carole Felton, Karen Barton, Dick Cuff, Jillian Dierks, Bernadette Wheeler, Jon, and Maureen Hennessey

Review of Minutes from October 2021, November 2021, and January 2022.

- One minor change to January 2022 Minutes – M. Hennessey will be moving to Paoli Hospital as well as Main Line Health King of Prussia – effective once her replacement is hired at Bryn Mawr Hospital.
- All Minutes approved.

Tim Rubin opened the meeting with the following updates:

- Things are returning back to pre-COVID-19 activity in our community. Positive things are happening. There are five to six prospects for the Print Shop and the Fly Fishing business is doing great!
- Dave Fish mentioned that the road construction on Lancaster Avenue continues to linger and is an issue for the nearby businesses. It is hard to tell what the status is, but the work is ongoing. Potholes are also an issue – especially in front of the Car Wash.
- Tim also mentioned that he is spread too thin to give his 100% to the Bryn Mawr Business Association. He believes we have amazing potential as an organization, however, he needs someone else to step up and take on leadership of the group. He does not want to leave the organization rudderless, so he will stay involved until later this spring, but someone else needs to step up.
- Michelle Bogosian also mentioned that she is in a similar situation as Tim. She is stretched very thin and does not have the necessary time to devote to the Bryn Mawr Business Association. She is happy to advise and give guidance – and she has a lot of records that she can share with whoever steps up to lead the organization.
  - Dave asked if Tim or Michelle have any idea who will step up.
  - Dick reflected that 50 years ago he and Dave had a similar conversation then – “where is everyone?”.
  - Will Emma still help with Marketing? Tim responded that she could certainly do so if the group wanted her to continue.
  - Will Donna continue to help with the deposits? Michele responded that Donna will be stepping down as well.
  - Michelle offered to give the key to the box to Dick. This topic needs to be addressed moving forward.
  - Also, Kathy Bogosian needs to come off the accounts.
  - Michelle has Quicken financial records which are up to date through 2021.
  - Dick would like a membership flier to be sent out in the spring to recruit new members. The last such mailing was sent out about two years ago and resulted in a lot of returned mail.

- Bobbi McElroy also gave a lot of information to Michelle which she can share.
- Tim and Michelle stated that they are here to help with the transition and would like to onboard someone and bring them up to speed.
- Dick asked about Bryn Mawr Day – Michelle did the organizing in the past. Would it be possible that a business might like to take this on or perhaps someone needs to be hired to organize the event. Bryn Mawr Day is very profitable. We may want to merge the two bank accounts to better support the BMBA as a whole. Our two biggest expenses each year are:
  - Snowflakes (approximately \$4,500.00)
  - Donation to Bryn Mawr Beautiful
- Membership in BMBA = \$200.00 per year
- A list of members was sent out to each of us by Michelle with the Minutes prior to today's meeting. If you see any information which needs to be corrected, please let Michelle know ASAP.
- Michelle has been working with Emma on a quarterly newsletter – it could be printed out at the same time as a membership letter.
- Karen commented that we have certain fixed costs and suggested that there should be a list of these expenses. Michelle said that she will pull together a spreadsheet of costs.
- We are currently maintaining two websites – one for the Bryn Mawr Business Association and one for Bryn Mawr Day. Should those be combined? This should be considered.
- All in attendance thanked Tim and Michelle for all of their efforts over the years! They have done an excellent job on behalf of the Bryn Mawr Business Association!

#### Treasurer's Report

- Dick Cuff reported that as of February 9, 2022 the BMBA bank account has a balance of \$6,000.59 and Bryn Mawr Day account has a balance of 33,966.74.

#### Township Commissioner's Report

- Scott Zelov thanked Tim and Michelle for their dedication to the Bryn Mawr Business Association and for their willingness to stay on through the transition to new leadership. He commented that we should all think of someone for the new leadership position.
- Jillian Dierks, a Planner with Lower Merion Township, has joined our meeting today. The Township is lucky to have her!
- We need to be thinking about Bryn Mawr Day. We need someone to run that event.
- Utility work is ongoing.
- Final milling and paving work should be coming up.
- Parking Lot #10 – the large parking lot behind Kindred – has a fence at the very back of it to prevent folks from using those spaces to go to the hospital or the nearby medical offices. It has been recommended that 21 of those parking spaces be converted from meter spaces to permit spaces. The lot is on

municipally owned land. It is believed that increasing the number of permit spots is a good thing.

- The Farmer's Market is open on the first, third and fifth Saturdays of the month from 10:00 am to noon. It will begin being open every Saturday in April.
- List of new tenants:
  - Space next to Kelly's at Water and Lancaster will be a Jamba Juice/Auntie Ann's/Cinnabon with residential area upstairs.
  - Starbucks – is going to open in the large office building (the old FMFCU building) next to Wendy's (actually in Haverford Township). It is speculated that their current location in Bryn Mawr will close once this new location opens – this would be a good thing relative to traffic flow in that current area.
  - Zen Lease/Ayr – is likely to open in a month or two.
  - One Town has a new dentist who is moving in.
- City Avenue has mixed development being planned for 1, 2, 3 Bala – approximately 60 acres of property on City Avenue which is intended for mixed use. 37 of the 60 acres are currently surface parking lots. This plan would result in seriously reducing that by establishing garages. 10 to 12 acres would be outdoor gathering space with a small pond. It is a "live/work/play" concept. Includes a 30-year Master Plan – a very good land development approach.
- The Seminary site – which is approximately 70 acres – is owned by Main Line Health. The zoning is not necessarily conducive to what Main Line Health would like to do with the property. There is lots of work to be done.
- Store update in Bryn Mawr:
  - Agostino is leaving next week (believed to be going out of business). High-end handbag store is coming in. This is a positive thing for Bryn Mawr.
  - Four to five prospects for the Print Shop.
  - 1111 (where Primal Fitness used to be) may be developed by a company active in the City of Philadelphia – they do very interesting work.

#### Bryn Mawr Hospital Update

- Maureen Hennessey reported that the COVID-19 patient count at Main Line Health continues to decline – which is a wonderful thing! As of last evening, Bryn Mawr Hospital had 10 COVID-19 positive patients and MLH had 52 as a whole. Bryn Mawr Hospital's Emergency Department continues to be busy and overall hospital capacity is tight. Surgeries have returned to regular scheduling.

**Next BMBA Meeting will take place on  
Thursday, March 10, 2022 at 8:30 am via Zoom**