GUILFORD ASSOCIATION BOARD –JUNE 4, 2019 MEETING MINUTES

June 4, 2019

7:00 PM

Westcott Room, Second Presbyterian Church

BOARD MEMBERS PRESENT: Margaret Alton, Doug Borg, Cathy Boyne, Curtis Campbell, Elizabeth Comer, Carl Coscia, Sarah Crowe, Anthony Gill, Clarke Griffin, Brandon McCullough, Lee Miller, Tom Hobbs, Steve Murphy, Bill Rienhoff and Lynda Riley.

BOARD MEMBERS ABSENT: Joshua Angulo-Bartlett, Tim Chriss, Jeremy Hoffman and Chris Lyon.

BALTIMORE CITY POLICE: Sargent Amy Streett, Officer Nicole Williams and Officer Matthew Henry

PRESIDING: Tom Hobbs, Guilford Association President

The minutes from the March 5, 2019 meeting were approved.

**Guilford Office**: Tom Hobbs

Amethyst Spivak, our office manager, will be on maternity leave this fall. We are looking for an assistant manager to work with Amethyst 10-20 hours/week before she goes out on maternity leave. We need the additional staff and this will provide cover when Amethyst is out.

**Baltimore City Council**: Tom Hobbs

The two city council members who cover Guilford, Mary Pat Clarke and Bill Henry, are not running for reelection in 2020. We have had requests from candidates for city council to speak with us. We will invite them to a board meeting in the future.

**Johns Hopkins Police Force**: Tom Hobbs

The State General Assembly approved Johns Hopkins University having a private police force of one hundred officers who will cover all their campuses in Baltimore. Guilford and Tuscany Canterbury supported the authorization for Hopkins to have their own police force, while Remington, Abell and Charles Village did not.

**Baltimore City Police**: Sargeant Streett, Officer Henry and Officer Williams

Members of the Northern District try to meet with members of each community every month. Given that the Guilford Board only meets every three months the police will come to all our board meetings and to the annual meeting in November.

There has been a 20% reduction in property crime for the first half of 2019 compared to the first half of 2018. However, there has been a doubling of incidents of violent crime (from 4 incidents to 8) during the first half of 2019 compared to the first half of 2018.

Police coverage will increase along York Road and Greenmount as summer begins and school is no longer in session. The Northern District still does not have enough officers to adequately cover the area. It is made worse when there is an accident on Route I 83 and three to five squad cars can be taken away from the neighborhood to deal with the accident. Eight neighborhoods wrote a letter to Governor Hogan requesting that state police cover accidents on Route 83 because it is a state road. On most of the other state highways in Maryland the state police cover accidents and driving infractions on the highways. Unfortunately the governor refused to make the change.

The police recommended people install cameras on our houses. If the camera is registered through Operation Crime Watch the police can get access to the video after a crime has occurred. When the police post photos of a suspect he/she is usually identified quickly.

**Financials**: Lee Miller

Lee Miller and Margaret Alton met with PNC Bank to seek a higher interest rate on the Association’s operating funds. In addition to using a money market account paying 2% the Association will open 3 CDs laddered out to 18-24 months.

There is expense for repairing the drainage system in the Sunken Park. Is about $15,000 as forecast.

Margaret Alton requested increasing the donation that the Guilford Association makes to Stratford Green from $50,000 (which it has been for at least 15 years) to $60,000 to cover higher maintenance costs. The Board voted unanimously to increase the donation to $60,000.

The Guilford Board voted unanimously to increase the mandatory maintenance charge 20 cents per 100 square feet of property to $3.20 per 100 square feet in 2020 to cover rising expenses.

The Guilford Board voted unanimously to increase the York Court mandatory maintenance charge $5 to $85 per property for 2020.

**Security**: Curtis Campbell and Tom Hobbs

There are plans to install two cameras this summer, one at Northway and York Road and the other at Southway and Greenmount as a test. In exchange for use of electricity and possibly WI-FI, the hosts of the camera system will be given complementary membership to the Guilford Security Patrol. Having these cameras will allow real time monitoring by the GSP guards on their iPads. These two cameras will be a test to see how much electricity and WiFi is being used and how well the guards are able to react to what is seen on the screen. The cameras are motion activated and the guard will be notified when there is activity for him/her to evaluate.

**Transportation**: Doug Borg

We still do not have revised plans for the 39th Street traffic calming. The Department of Transportation has not been very good at responding to emails. Turnover has been high at DOT.

We are still requesting from DOT the creation of an island, that used to exist , at Greenway/Northway and Millbrook.

There is going to be a big dig on Greenmount/York Road from 34th Street to Northern Parkway for water, gas and fiberoptic installations.

**North Baltimore Neighborhood Coalition**: Anthony Gill

Loyola University plans to start the addition to Beatty Hall in spring 2020. The proposed revised Master Plan calls for the conversion of the triangle property north of the reservoir to about 200 permanent parking spaces for Loyola. The parking lot will be lighted, landscaped and have a camera. Guilford wants to see the drawing of the parking lot at 30% complete. A four story Engagement Center will be built along East Cold Spring Lane and the bookstore and post office will be moved there from their temporary structures. The residence hall at West Cold Spring and North Charles will be torn down and replaced with updated dorms.

There are twelve cottages in Radnor Winston that Loyola owns and uses for various purposes such as staff housing, offices and ROTC. Several of the houses are in need of repair. Loyola is concerned that 302 Radnor, which had been used for ROTC, is in such poor condition that it may not make sense to renovate this house. Loyola is seeking approval to demolish this cottage.

**Architecture**: Tom Hobbs

There have been eighteen applications since March for exterior changes. Most of these applications are for roofs, paint and window replacement.

There are still a significant number of foreclosures which all have covenant violations.

Lawsuits have been filed against the owners of three houses with significant covenant violations. In addition, there are correction agreements with owners of ten houses.

**Reservoir**: Cathy Boyne

The water tank closest to Northway has a leak. It is necessary for the manufacturer to send in a scuba diver to determine where the leak is and to fix it.

**Other Issues**: Tom Hobbs and Anthony Gill

Before Catherine Pugh resigned as mayor she ordered 60,000 LED lights for use in the streetlights so that witnesses would be better able to identify a potential criminal. These LED lights are 5000 kelvin and cast a blue/white light. They are much too bright for a residential street. In San Francisco and Boston 2500-3000 kelvin lights with a warmer light are used and work well. Currently these bright lights have been installed on Suffolk and Southway and on St. Martins Road. These lights are not an aesthetic we want in Guilford. At the insistence of the Association installation has stopped in Guilford.

Respectively submitted,

Lynda Aalpoel Riley