**Guilford Association Board – October 8, 2019 Meeting Minutes**

Westcott Room, Second Presbyterian Church

BOARD MEMBERS PRESENT: Margaret Alton, Joshua Angulo-Bartlett, Doug Borg, Cathy Boyne, Curtis Campbell, Carl Coscia, Sarah Crowe, Anthony Gill, Clarke Griffin, Jeremy Hoffman, Tom Hobbs, Chris Lyon, Kelly Maher, Brandon McCullough, Steve Murphy, Bill Rienhoff and Lynda Riley.

BOARD MEMBERS ABSENT: Tim Chriss, Elizabeth Comer and Lee Miller.

NORTHERN DISTRICT POLICE DEPARTMENT: Sargent Streett, and colleagues,

PRESIDING: Tom Hobbs, Guilford Association President

The minutes from June 4, 2019 were approved.

**Financial Statements**: Tom Hobbs

The 2020 budget was approved unanimously. During the June 4, 2019 meeting the mandatory maintenence charges were increased 20 cents per 100 square feet of property which will bring in approximately an additional $18,500 in revenues.

Given that most of the maintenance charges and Guilford Association dues come in at the end of the previous year and expenses are spread throughout the following year, the Guilford Association often has significant cash balances. We are putting some funds in short term laddered CDs to earn higher interest.

If there are sufficient funds in the account at the end of 2019 the Board agreed that an additional $10,000 will be donated to Stratford Green.

We have funding for the Guilford Security Patrol (GSP) to cover our neighborhood 74 hours per week. (A full week is 168 hours.) The coverage is ten hours per day during the week and twelve hours per day on the weekend. If additional funds are received the hours will be increased.

In 2020 the voluntary fee to belong to the GSP will be increased $25 per year to $375. The vote was unanimous. The rowhouses along Greenmount will be charged half the price or $187.50.

**Northern District Police**: Sargent Streett

Larceny and burglary crimes are up while violent crimes are down over the last month. However, in Guilford there were six armed carjackings and three armed robberies during a six week period over the summer. Most of the perpetrators are juveniles (some as young as 13 or 14) who are highly organized and have committed multiple crimes. In spite of the seriousness of these violent crimes the juveniles are typically released in less than four hours. In that case, Marilyn Mosby, the State’s Attorney, never sees these cases. They go straight to the Maryland Department of Juvenile Justice where the Abell Foundation analysis indicates that some judges will not remove a juvenile from his or her home. We will be working with our state senators and delegates to develop a legislative agenda to tackle these serious juvenile crimes.

Police Commissioner Harrison told Tom Hobbs and the Security Committee (Chris Lyons and Curtis Campbell) that stealing vehicles is generally the entry level crime for juveniles. They steal a vehicle in order to commit another crime such as burglary. Given the sophistication of current vehicles it is no longer necessary to hotwire cars. The only way a car can be driven is with the keyfob, and hence the increase in carjackings. The rise in carjackings is a problem all over the country.

There will be a community meeting to discuss the problems of juvenile crimes with States Attorney Mosby at Calvert School on Wednesday, October 23 from 6:30-8 PM.

**Traffic** – Doug Borg

Tom Hobbs, Carl Coscia and Doug Borg met with Steve Sharkey, the Acting Director of the Baltimore City Department of Transportation, to discuss Guilford traffic related issues that have not been addressed by DOT Mary Pat Clarke attended this meeting and was a good advocate for us. There is a huge backlog of transportation projects throughout Baltimore.

The 39th Street traffic calming project is likely a longshot for this year in spite of the fact that we learned that only lane striping needs to occur and not resurfacing. The current DOT proposed plan designates 39th Street a two-lane road with a center turn lane and bike lanes on either side. The Guilford Association would like to see parking on the north side of the street.

A letter was sent to Mr Sharkey in July 2019 requesting action be taken on eight issues including the 39th Street traffic calming, installation of brick crosswalks at the intersection of North Charles Street and Cold Spring Lane to reduce pedestrian and car accidents, restoration of a planted island at the intersection of Greenway, Millbrook and Northway, cease installation of LED lights and remove the high intensity ones that have already been installed, replacement of the sidewalk on North Charles Street between Overhill and Stratford Roads, restoration of restricted parking on St. Paul Street between University Parkway and St. Martin’s Road to allow clean-up of the trash buildup and prevent cars from being left there for weeks at a time, maintenance of the the City-owned island fronting on St. Paul Street between the Cathedral of the Incarnation and St. Martin’s Road which is currently covered in weeds, ivy and trash, and the installation of lighting along the east side of St. Paul Street adjacent to the Gateway Park because the area is very dark at night and has a lot of pedestrian traffic.

**North Baltimore Neighborhood Coalition** – Anthony Gill

The ten year agreement with Loyola University will be completed soon and will need to be ratified by the Guilford Association.

The Beatty Innovation Center which will be built along Cold Spring Lane will start construction sometime in 2020.

The Guilford Association has asked to see drawings of buildings that will be overlooking Guilford and to have comments on the design of these buildings.

**Architecture** – Tom Hobbs and Anthony Gill

The Architecture Committee issues a letter each time a house goes on the market indicating whether the house is in compliance with the Guilford covenants and Architectural Guidelines. The realtors now know to expect this letter.

If there are covenant violations they will be recorded against the deed. About forty houses currently have recorded covenant violations.

There are currently ten outstanding lawsuits against property owners who have not been responsive to correcting significant violations.

**Reservoir** – Cathy Boyne

The reservoir construction project is expected to be completed in July 2020.

A number of houses around the reservoir have had significant damage from the construction. Some have had flooded basements because of the runoff after rainfalls while others have structural problems (cracks in brickwork and stucco, fallen bricks from chimneys and cracked and leaking in-wall wastewater pipes) because of the vibrations during the impaction process. Two of the homes are probably unable to get homeowners insurance due to this damage. Unfortunately, these homeowners have no recourse to sue for structural damage because of the construction.

**New Board Members** – Margaret Alton

For the first time in memory there will be no vacant positions as all board members with expiring terms wish to have extended appointments. Therefore, the four-year terms of Elizabeth Comer, Tim Chriss, Clarke Griffin, Josh Angulo-Bartlett and Curtis Campbell will be renewed.

An email will be sent to Guilford residents advising them that no new members will be added to the board, but request volunteers for any of our committees.

**City Council Nominee** – Odette Ramos

Odette Ramos is running for the 14th District City Council seat and requested a meeting with the Board. Mary Pat Clarke is retiring. Mary Pat Clarke is endorsing Ms Ramos. Ms Ramos lives in Charles Village with her husband and daughter and is a graduate of Goucher College and Rutgers University. She has worked with Barbara Mikulski, Strong City Baltimore and the Baltimore Neighborhood Alliance. Ms Ramos is currently the Executive Director of the Community Development Network of Maryland and is on the Democratic State Central Committee for the 43rd District.