

Guilford Association Board Meeting

Meeting Minutes

11 June 2025

GUILFORD



EST. 1913

Attendees (alphabetical): Solomon Abiola, John Bolton, Brian Bramhall, Emily Brennan, Tim Chriss, Danielle Curry, Bill King, Kelly Maher, Patrick Nolan, Phil Reely, Hillary Williams

Minutes:

- I. Call to Order – Emily Brennan, President
 - a. Meeting called to order at 7:01PM
- II. Approval of April 9th Meeting Minutes (circulated) – Emily Brennan
 - a. Motion to approve and seconded - Approved
- III. Treasurer's Report – Emily Brennan for Cathy Boyne
 - a. Circulated to all board members prior to the meeting
- IV. Committee Updates & Goals
 - i. Architectural – Pat Nolan for Jeremy Hoffman
 1. 50 applications reviewed to date in 2025
 2. Year to date 9 houses have sold at an average of \$580K
 3. 18 homes are currently on the market with an average list price of \$1.1M
 - ii. Legal/Deed & Agreement – Emily Brennan
 1. Committee met over the last two months to discuss open legal matters
 2. 30 individuals signed the Deed & Agreement during the June 7th Dumpster Day event
 - iii. Security – Brian Bramhall
 1. Next Board of Managers meeting shifted to September 9th to accommodate a visit from Major Saunders
 - iv. York Courts/Greenmount – Kevin Creamer
 1. Successful clean-up event of York Courts alley took place on April 22nd
 2. Currently discussions on additional Fall Clean-Up and a Fall Fea Market around York Courts; Dates and plans pending
 - v. Midtown Academy Update – Kelly Maher
 1. Midtown has hired an Executive Director to manage the transition with the former Guilford Elementary property
 2. To date, Guilford Elementary property still in possession of Baltimore City
 3. TO DO: Kelly to meet with new ED regarding follow-through of recently discussed activities
 - vi. Traffic & Streets – John Bolton
 1. Continuing to follow-up on street, sidewalk, and lamp concerns
 2. TO DO: Conduct inventory map of improper street lamps installed
 - vii. Parks – Emily Brennan
 1. Parks Committee coordinating with Sherwood Gardens Foundation on updated rules for Guilford Parks to include Sherwood Gardens
 - viii. Social – Kelly Maher
 1. Next Social Committee meeting scheduled for June 23rd

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2. Next scheduled event is Neighbor Day on September 14th
3. Committee exploring ideas for Crab Feast during summer 2025
- ix. Newsletter – Emily Brennan for Jeremy Hoffman
 1. Goal to issue two additional Newsletters by the end of 2025
 2. Request to Board of Managers to each take on writing at least one newsletter article
 3. Possible Upcoming Topics:
 - a. Sidewalks
 - b. History of Guilford Homes
 - c. Wolf Security Interview
 - d. University of Baltimore Archives
 - e. Fall Recipes
 - f. Preparing Your Yard/Home for Fall & Winter

V. Adjournment called at 8:05PM