

OWEN BROWN COMMUNITY ASSOCIATION  
March 2, 2010  
BOARD MEETING MINUTES

Approved: 3/16/2010

The Board of Directors of the Owen Brown Community Association, Inc. conducted its regular meeting of the Board on Tuesday March 2, 2010. Board Chair, Andy Stack; Board Members, Summer Romack, Gracie Bradford and Pete Sparacino; OBCA Manager, Nancy L. Thomas; and Recording Secretary, Rachel Eisenhauer, were in attendance. CA Representative, Pearl Atkinson Stewart and Board Member Ed Cosentino were not present.

Andy Stack called the meeting to order at 7:13 pm.

1. *Adopt agenda* - Agenda approved as amended by consensus. (Summer motion; Gracie 2<sup>nd</sup>)
2. *Approval of minutes* -
  - a. February 16, 2010 - Delay review and approval until March 16, 2010.
3. *Resident Speak-out* -none
4. *Consent agenda* - none
5. *Covenant decisions* -none
6. *Financial decisions* -
  - a. 3<sup>rd</sup> Quarter Financial Report - not received from accountant, will review March 16
  - b. Review plans for lobby and office furniture - Nancy presented the three furniture bids for the Board's review. The Board accepted Nancy's recommendation for the bid and approved \$35,000 to purchase all new lobby and office furniture 4/0/0 ( Gracie motion; Pete 2<sup>nd</sup>).
7. *CA/County decisions* - none
8. *Other Decisions* - none
9. *Reports* -
  - a. *Covenants*- ARC update reviewed by Board. Gordon to ask county if it has completed its fire investigation on the Riding Hood Circle home. Nancy will email Phil Nelson and copy Michelle Miller to see if CA can get involved.
  - b. *Manager* - Nancy's report is attached.
    - i. April 17<sup>th</sup> 11-2 Dog Day at Hopewell Park.
    - ii. New version of rental contract under review by attorney
    - iii. Bingo update - 34 signed up ; 29 attended. Overall a great time for everyone.
    - iv. Village manager meeting - planning a big thank you for volunteers.
  - d. *Committees* -
    - i. Communication Committee - none
    - ii. Street Captains - meeting March 22<sup>nd</sup>
    - iii. Village Center Master Plan - Next meeting is March 10<sup>th</sup> at 7:30. Karen Gray from Oakland Mills will discuss how OM developed their Village Center Master Plan. Summer distributed a report of goals, strengths/positives and definitions.
10. Review of Action Item from previous meeting - ZRA 117 and 125
11. *Discussions* -

Lydia Seidenrose and Rani Gran are recommended for the Election Committee.  
Approved by consensus. 4/0/0(Gracie motion; Pete 2<sup>nd</sup>.)

12. *Board Speak Out* – Summer noticed and was concerned about graffiti on Old Montgomery Road. Nancy will be sure Oakland Mills is aware.

13. *Chair Report* – Andy reported on several items.

a. County adopted changes to building and plumbing code requiring sprinklers in all new houses. Nancy to ask Mary about sprinklers on decks.

b. Revitalization Partnership Meeting mention was made of Columbia Gas pipeline. Nancy to ask Mike Fowler about where the pipeline was going.

c. CA budget few changes – raised membership rates by \$2 per month for next 2 years; towels back in budget; OM and WL will each receive funding for a ½ time community organizer.

d. Andy handed out summaries of the revitalization bills – SBCB 58 and 59.

e. State legislation – Andy recommends opposing HB 695 which requires HOA to submit annual budget to every member before voting HB1124 requires HOAs to register with the Attorney general but there is no benefit; HB 1300 regulate and license community managers who have to actually manage the community; SB 945 restriction for renting units; and SB 212.

f. Howard County budget hearings - the next County Executive Budget Hearing, March 17th, 2010 at 7:30 pm at the Board of Education Building.

14. Adjournment at 8:25 pm by consensus. (Gracie motion; Summer 2<sup>nd</sup>) (4/0/0)

Respectfully Submitted,  
Rachel Eisenhauer, Recording Secretary

#### ACTION ITEMS

1. Gordon to ask county about whether the fire investigation is completed.
2. Nancy to email Phil Nelson with cc: Michelle.
3. Nancy to ask Mary about sprinklers on decks.
4. Nancy to ask Mike Fowler about where the Columbia gas pipeline is going.

#### Owen Brown Village Board Meeting

March 2, 2010

#### AGENDA as Amended

1. Adopt agenda – 7:00 pm
2. Approval of minutes – 5 minutes
  - a. February 16, 2010
3. Resident speak-out – 10 minutes
4. Consent agenda – 0 minutes
5. Covenant decisions – 0 minutes
6. Financial decisions –30 minutes
  - a. 3<sup>rd</sup> Quarter Financial Report
  - b. Review plans for lobby and office furniture
7. CA/County decisions – 0 minutes
8. Other decisions – 5 minutes

- a. Appointment of Village Election Committee members
- 9. Reports – 30 minutes
  - a. Covenant
  - b.. Manager
  - c. Committees
    - i. Communication Committee
    - ii. Street Captains
    - iii. Village Center Master Plan
- 10. Review of Action Item from previous meeting – 10 minutes
- 11. Discussions – 0 minutes
- 12. Board speak-out – 15 minutes
- 13. Chair report – 10 minutes
- 14. Adjournment