

APPROVED MINUTES
BOARD OF DIRECTORS MEETING
Held: January 28, 2016

Approved: February 25, 2016

A meeting of the Columbia Association Board of Directors was held on Thursday, January 28, 2016 at the Columbia Association Building. Present were Chairman Andrew Stack and members Brian Dunn, Reg Avery, Dick Boulton, Jeanne Ketley, Alan Klein, Nancy McCord, and Gregg Schwind (who arrived at 7:46 p.m.). Janet Evans participated by phone. Also present were CA President/CEO Milton W. Matthews, Chief Staff Liaisons Susan Krabbe and Norma Heim, General Counsel Sheri Fanaroff and Governance Chief of Staff Jane Dembner.

1. **Call to Order:** The Board of Directors Meeting was called to order at 7:32 p.m. by the Chair, Andrew Stack.

2. **Announcement of Closed/Special Meetings Held/To Be Held: Architectural Resource Committee** held a closed meeting at the Columbia Association Building on January 11, 2016. ARC Members present at the meeting were Jane Dembner, Craig Garrison, Michael Shaw and Gordon MacPhee. Others present were Carole MacPhee, Laura Parrish, Debbie Nix, Bob Bellamy, Susan Sloan, Karen Turcan and Dale Wasmus. The closed meeting was authorized under the Maryland Homeowners Act, Md. Code, Real Property §11B-111 (4) (iv) consultation with staff personnel consultants, attorneys, or other persons in connection with pending or potential litigation.
The vote to close was 4-0-0.
For: Jane Dembner, Craig Garrison, Michael Shaw and Gordon MacPhee

3. **Approval of Agenda:**
Action: Ms. McCord moved that the agenda be accepted; Mr. Avery seconded the motion. The agenda was approved unanimously.

4. **Disclosure of Conflicts of Interest:** none

5. **Resident Speakout:**
 - (a) Jerry Krasnick, Town Center, had questions regarding the proposed land swap between Columbia Association and Howard Hughes Corporation.
 - (b) Chris Alleva, Hickory Ridge, spoke about the proposed Wegman's rezoning.
 - (c) Eric Stein, Hickory Ridge, spoke about the proposed Wegman's rezoning.
 - (d) Bill Ingles, Hickory Ridge, spoke about Wegman's rezoning and affordable housing in Banneker.
 - (e) Joel Hurewitz, Harpers Choice, spoke about the proposed revised ethics policies.
 - (f) Mihir (Mike) Patel of Simpsonville spoke about the proposed Wegman's rezoning.
 - (g) Shrinath Desai of Elkridge spoke about the proposed Wegman's rezoning.

6. Approval of Minutes of January 14, 2016:

Mr. Klein clarified his discussion referred to at lines 90 and 91 but did not ask for any specific changes to the minutes. Mr. Schwind asked that at line 154 “providing services in Haiti.” be changed to “service.”

Action: Nancy McCord moved to approve the minutes as amended; Reg Avery seconded the motion. The vote to approve the minutes was unanimous.

7. Chairman’s Remarks: Mr. Stack thanked the CA staff for the snow removal and reminded everyone of upcoming dates.

8. President’s Remarks: President Matthews referred the Board to his report. He assured the Board that CA monitors what is happening in the County and that CA will be involved in the New Town zoning review process. President Matthews discussed proposed improvements to clubs and services. A suggestion was made to put a link to the President’s Report on the website.

9. Committee Chairs’ Remarks:

(a) **Board Operations Committee:** none

(b) **External Relations Committee:** none

(c) **Planning and Strategy Committee:** none

(d) **Strategic Implementation Committee:** none

(e) **CA Representatives to the Inner Arbor Trust Board of Directors:** Gregg Schwind advised that the next meeting would be held on February 22, 2016.

10. Recommendations for Board Action:

(a) **Consent Agenda – None.**

(b) Recommendations for Action:

1) Approval of Land Swap – Columbia Association and HRD Tennis Facility:

Dennis Matthey described a proposed agreement between CA and Howard Research and Development to swap approximately 0.4 acres of Town Center open space near the Banneker Road Fire Station for a parcel in Long Reach that would be used to develop an indoor tennis facility. The Board discussed the benefits and disadvantages of approving the proposed land swap.

Action: The Board voted to approve the transfer of 0.4 acres of Town Center Lot 2, owned by CA to HRD in exchange for HRD turning over to CA two parcels in Long Reach, Parcel 96 and Lot 2 totaling approximately 11.8 acres.

Vote: 8-1-0

For: Messrs. Avery, Boulton, Dunn, Klein, Stack, and Schwind; and Mmes. McCord and Evans

Against: Ms. Ketley

11. Special Topics and Presentations:

(a) **Update - Columbia 50th Birthday Celebration:** Ms. Marlys East, the 50th Birthday Managing Director, presented a plan to the Board for Columbia's 50th birthday celebration.

She gave the Board members a package that is to be provided to the community. The Board had several questions for Ms. East.

(b) Discussion of Revised Ethics Policies: Sheri Fanaroff provided the Board with the Proposed Revisions to CA's Ethics Policies and advised that the previous Board had asked that these policies be reviewed. Ms. Fanaroff pointed out that several of the Board members have not yet signed the current ethics policies, and Mr. Stack urged all Board members to do so. The Board requested they be provided with policies of other similar homeowners associations. The Board decided not to proceed with considering the proposed revisions to CA's current ethics policies.

12. Committee Agendas:

(a) Strategic Implementation Committee:

- i. **Easement Agreements related to the Crescent Property:** Dennis Matthey presented the requested easement to the Board. Discussion by the Board of the easement requested and the need for the easement for the upgrades to the restroom facilities at Merriweather and Symphony Woods.
Action: Mr. Schwind moved that the SIC recommend that the Board approve the easement agreements related to the Crescent Property. Mr. Avery seconded the motion. The vote to approve was 2-1-0.
For: Messrs. Avery and Schwind
Against: Ms. Evans

(b) External Relations Committee:

- i. **Recommendations from the Watershed Advisory Committee re: Watershed Remediation Projects:** John McCoy spoke about the Watershed Remediation Projects and recommendations made by the Watershed Advisory Committee. The ERC discussed the need to have the watershed remediation projects on CA property included in the Howard County Department of Public Works budget.
Action: Mr. Klein moved to recommend that the Board approve the recommendations made by the Watershed Committee. Mr. Dunn seconded the motion. The motion was approved by a vote of 3-0-0.

13. Tracking Forms:

- (a) Tracking Form for Board Requests: No additions
- (b) Tracking Form for Resident Requests: No additions.

14. Talking Points: Alison Mathieson presented the talking points.

15. Adjournment: The Board of Directors meeting was adjourned at 10:50 p.m.

Respectfully submitted,

Alison Mathieson
Recording Secretary