

**Original Northwood Association
Board Meeting Minutes
Wednesday, March 11, 2015**

Attendance

Board members listed below were present.

President	Richard Skolasky	Present
Vice President	Dana Andrusik	Present
Treasurer	Jenny Spratt	Present
Secretary	Emily Weber	Present
Safety	Scott Carberry	Not present
Communications	Matt Post	Present
Covenant	Lauren Bambusch	Present
Maintenance	JP Rigilano	Present
Social	Lauren DeVine	Present

Call to Order

Meeting was called to order by Richard Skolasky at 7:35 PM.

Approval of the Minutes from prior meeting

Deferred to next meeting since they were not circulated.

Ellis Brown, Director of the Morgan Community Mile Initiative

Initiative is to promote health and safety in teh NE district, develop and support education and youth development, encourage living, working, and spending in the community, improve the environment, and strengthen university and community relations. Working with Americorp for schools and improving conservation efforts and connecting parks such as Herring Run, MSU, Chinquapin, etc.

March 19, 11-2 - Morgan Innovation Day to show Annapolis what MSU has done and what they will do with the money given to MSU

April 25- Morgan Community Mile Summit to share state of Initiative

Adrian Wiggan- MSU has a memorandum of understanding to take action in the surrounding area, not just MSU campus and vice versa with BCPD. Tandem Patrol Unit work together on and off campus to improve crime as a whole in NE Baltimore. MSUPD have kept a positive work relationship with BCPD. MSUPD do not have assignments for traffic stops. Any questions or concerns, feel free to contact Adrian Wiggins at 443-885-3100 msupolice@morgan.edu or adrian.wiggins@morgan.edu

Officer's Reports

President's Report- Richard Skolasky

Update on Northwood Shopping Center: Official unveiling will be at the HRIA meeting on March 24. 2 retail pads (McDonald's for one), grocery store (still in works), BP, retail strip with Rite

Aid, Sonny's, Foot Locker, parking garage. Add casual dining like Panera or Chipotle have been recommended. Housing will be privately managed, but leased to Morgan. Some will be set up as apartments, some as quads, similar to what JHU did at St. Paul and 33rd. ONA is writing to MSU President for upper class or graduate housing only. Developer will be coming to talk at a future board meeting. Concerns regarding parking and free standing buildings taking away open space. Some disappointment with proposal because of so many chains, rather than mom and pop type shops.

Vice-President's Report- Dana Andrusik

We need at least 3 people to volunteer for our nominating committee. Steve Levy, Linda Stewart volunteered. Jim Pettit said ideally, we would have different people from different parts of the neighborhood to represent the whole neighborhood.

Treasurer Report- Jenny Spratt

Discussed evolution of revenues and expenses from 2009-2014, which will be in the newsletter. Steve Levy asked about the escrow account to subvert the GNCA. Richard spoke with an attorney about it and it would be illegal in MD to do so.

Committee's Reports

Communication Report- Matt Post

Newsletter going out soon. Always looking for contributors, please email Matt with articles. Will be updating website for realtors, residents, and potentially flippers. We need to organize this information. If anyone has an interest in helping or redesigning the website, we welcome any help.

Covenant Report- Lauren Bambusch

Housing market is improving, if you see any work on a house that is moving quickly, please email Lauren B so she can get the ball rolling. 2 properties we are working on 4102 Loch Raven. Contacting the bank has not been useful, but contacting the realtor and rehabbing company has been most useful. Covenant funds are for legal fees against non-compliant homes. Lauren and Richard are meeting with a lawyer next week to put a lien on a property to slow and stop flippers in the neighborhood.

One neighbor asked if building permits were being monitored so we can contest a permit.

Question about 1302 Northview, cannot be cited for covenant issues, as it is a maintenance issue. MPC will be contacted by resident, since it's been up for auction twice and has not gotten any bidders.

Question about Air BnB and whether it is a covenant issue. Jim Pettit said it was a zoning issue. 4033 Deepwood developer has not responded to letters.

Maintenance Report- JP Rigilano

Spring Clean Up in April (3rd weekend). Steve requested a plea to neighbors to rake leaves the month before.

Tree planting on Southview, Northview, Eastview, and Westview.

Gator bags will be delivered to the houses that have trees planted in the fall.

Projects for this year for the budget is the erosion on Westview; replacing original staircases on Argonne; replacing the Original Northwood sign.

Question about citations from city about sidewalks. The city is responsible for the curbs but homeowners are responsible for the sidewalks. Sidewalks broken by city trees are the city's responsibility.

Social Report- Lauren DeVine

Upcoming events are well attended.

March 28- Easter Egg Hunt at the Sharpf's

April 25- Wine and Cheese at the Sharpf's

May 3- Garden Walk, please email Lauren to volunteer

Open Floor

Tim Underhill started working in Original Northwood 22 years ago. Chapman Slate- good for steep roof. Fading and Unfading Slate. Bangor Slate, Peach Bottom Slate, Spanish Slate
When slates are sliding out, you know they are ribbon slate.

Ecostar, Symphony are artificial slates. They are released and then they pull them, rework them because they don't hold up and then rerelease them.

Snow guards keep the snow in place to melt and run off through the gutter, rather than pulling off the gutters.

If you are going to have leaking, it tends to be on the bottom 3 feet of the roof.

Southern exposure, with freeze/thaw it will disintegrate longer. Northern exposure lasts longer, since the freeze/thaw causes damage.

Steep roof clears itself quickly, less damage.

When getting repairs, ask if they work with reclaimed slate. The older slate was cut thinner, newer slate will push up surrounding slate since it is cut thicker.

Next meeting

4/8 at MSU.

Motion to Adjourn

Meeting adjourned at 9:39 PM.