

**Charles Village Community Benefits District  
Board Meeting  
September 6, 2007  
2700 North Charles Street, Baltimore, Maryland 21218**

**Present:**

Jeff Millard	Derek Demaree
Myron Seay	Rob Books
Pat Cronin	Ron Griffin
Dawna Cobb	Gary Letteron
Steve Gewirtz	Jane Honeycutt
Robin Truiett-Theodorson	Dana Moore
Susanne Riveles	

**Invited Guest:** David Hill, Executive Director

The meeting was called to order at 7:10 p.m. with a quorum present.

**August minutes:** No minutes to approve at this time.

**Executive Director's Report-**

Mr. Hill's written report was included among the materials distributed to the Board before the meeting. He reviewed a modification to the budget that reflected savings in insurance and other costs, and the cost associated with the new Coordinator position. This modification was approved by the Finance Committee.

Goldseker Grant-the Finance Committee reviewed and approved a grant application to this Foundation. The grant application was approved and the foundation has awarded CVCBDMA \$35,000 for its Outreach and Communications program.

A new office space search committee has been formed to review and consider possible locations for the CVCBDMA's new office. One promising space is located at 2205 N. Charles; however, several Board members have expressed concern that construction of this space will not be done by January, 2008.

Tree well cleaning-This event will be on September 8 and involves CVCBDMA staff and the City cleaning and mulching trees on St. Paul Street. Mr. Hill reported that the City wants to get more involved in projects of this nature.

Camera Surveillance Prevention and Detection Project. On behalf of the CVCBDMA, Mr. Hill is exploring the idea of surveillance cameras in this neighborhood. Mr. Hill has discussed this idea (he says "project" is not the right word because no decision to proceed with cameras has been made) with the Safety and Sanitation Committee, the head of JHU security, the Northern District Major, the Executive Committee and the Abell Foundation. He sees CVCBDMA's role as a facilitator of this discussion. Communities would have to be heavily involved in any decision to erect cameras. He observed that there are strong views on all sides and CVCBD should not get involved in

the debate. A discussion about the costs of operating and monitoring the cameras followed. Mr. Hill reported that the police would monitor the cameras and might absorb any costs associated telephone costs.

### **Finance Committee**

Jeff Millard, Chair of the Finance Committee, reported that the committee will meet in two weeks. Mr. Millard assisted Mr. Hill with the preparation of the budget summary. Following a discussion it was agreed that for ease of comparison another column will be added to this report to show the budget as approved earlier this year.

In response to a question from Mr. Seay, Mr. Millard reported that the CVCBDMA will receive about \$36K in the aggregate more surtax this year than last.

In response to a question about whether the Coordinator's salary is not \$35,000, Mr. Hill explained that this figure includes 10 months of the Coordinator's salary plus some of his and the Office Manager's salary. Mr. Hill's His salary is spread across the various columns based on the percentages of time he spends in the different areas.

### **Executive Committee**

Committee Chair Ron Griffin reported that an office space search committee formed and the Goldseker proposal was reviewed. Mr. Griffin reported that the CVCBDMA has been invited to sit on the Trolley Community Steering Committee. Steve Gewirtz, Sandy Sparks and David Wright from Old Goucher, attended the last meeting of this committee.

A discussion about the project followed. Steve Gewirtz expressed his opinion that the project is supported by JHU and is a way to promote development. Derek Demaree asked about the City's involvement; Mr. Griffin stated that the City is involved as are many others from different communities. Pat Cronin stated that she believes the trolley is conceived as a way to move people north out of the harbor to Mt. Vernon and north.

### **Governance Committee**

Committee Chair, Jeff Millard, introduced two proposed amendments to section 2.02 and 2.14 of the by-laws.

The amendment to section 2.02 adds "and vote on behalf of" to make it clear that duly authorized representatives of owners subject to the tax who sit on the board could vote on behalf of that owner.

The amendment to section 2.14 authorizes the removal of a board member under certain circumstances.

Mr. Millard requested that the Board approve these changes noting that those in blue ink were new changes and those in red had been approved at an earlier meeting.

Ms. Cobb read the motion passed at the Governance Committee related to the center line issue. The by-laws are to be amended to make clear that the center line language that applies to determining the boundaries of the district also applies to the language relating to quad elections.

A motion to approve the minutes was made and seconded. During the discussion, Mr. Gewirtz noted his objection to the language regarding an increase in the surtax rate. He noted for example that five board members could vote to keep tax rate the same, but it would take a larger majority to reduce the tax rate.

(Susanne Riveles joined the meeting at 7:45)

The motion to approve the proposed changes to the by-laws was approved by a vote of 10-1 and 1 abstention.

### **Quad Election**

Ms. Cobb volunteered to recruit volunteers to help sign in folks and referees for the count. Dana Moore said she would ask Ralph Moore to serve as moderator.

### **Election agenda**

The order of business will include: the election; and Executive Director's Report; announcement of the election results; by-law comments. The Governance Committee will get the necessary election forms together.

### **Retreat**

The tentative date for board retreat is January 19, 2008.

### **Safety and Sanitation**

Committee Chair, Rob Books, reported that the committee discussed the boundaries issue, i.e., that surcharge tax payers on the outside lines are getting services that they are paying for.

The CVCBDMA baseline agreement will be in a draft form next month.

Mr. Gewirtz questioned whether the CVCBDMA safety team members were patrolling where JHU patrols. Mr. Hill responded that patrolling around JHU is under-emphasized so that other areas of the neighborhood get coverage.

Ms. Honeycutt reports that she does not see safety patrols in her neighborhood. It was discussed that the person assigned to the post in her area should meet her.

Mr. Hill responded that there are 3.5 FTE (full time equivalents) on the safety team, two during the day, two during the evening. During the day, one vehicle is used. At 3:30, they use truck and a security patrol. The swing shift goes from 3-8 pm, but he is

almost certain that it can be extended to 11 p.m. with one person. There have been more requests for service in the evening because that is when the crime is occurring.

Whether to use an alert system such as JHU will be discussed at a meeting with the new district Commander

Mr. Seay asked how complaints from general community are handled regarding services requested but not provided. Mr. Hill stated that any CVCBDMA staff member can take a complaint. Mr. Seay stated that he left a voice-mail with a concern about a personnel policy and no one returned his call. Mr. Hill said he would follow up.

### **Communication and Outreach**

Rob Books, Acting Chair, stated that the next newsletter going was out in two to three weeks. It would address the upcoming election and other events going on in the community. The committee has discussed using some other identification marks-- signage or flags or something—in gateways to the neighborhood. Derek Demaree stated that kiosks are an idea that the committee discussed.

Ms. Cobb suggested making a video about the neighborhood. Robin Truiett-Theodorson said she was interested in that idea.

Mr. Books said that his committee was willing to take on the revival of the Painted Ladies contest. Healthy Neighborhoods is willing to give \$3500 toward the project but more is needed.

An ad hoc Painted Ladies committee was formed that includes Dana Moore, Susana Riveles, Myron Seay, Dawna Cobb and David Hill.

**Public Comment:** None

### **Announcements**

The CVCA annual meeting will be September 26 at BMA. Gertrude's will provide the food. For those that stay, there will be big surprise. The meeting starts at 6:30 with food, with the business of the meeting starting at 7:00 p.m.

There will be a meet and greet for JHU students and neighbors at Barnes and Nobles on 9/15 from 3p.m.-5p.m.

The Abell Street Fair is Sunday, September 23 from 11-4.

A motion to adjourn was made and carried at 8:25 p.m.

Prepared by Dawna M. Cobb, Secretary to the Board