



AHCA Community Meeting
June 6, 2017 - 7:30 PM
AcademyHeightsMD.org

Called to Order at 7:37pm with President Joe Shinault presiding.

Board members in attendance (10): Linda Barnes, Jeannette Bonomo-Thomas, Chris Burk, Mike Granito, John McSweeney, John O'Ferrall, Joe Shinault, Becky Stoll, Chris Waterman, Patrick Young

Members absent: Mischa Bowen-Kreiner, George Brookhart, Nikki Green, Matt McKnight, Beth McSweeney, Troy Smith

Minutes from May 2, 2017 were approved.

Eric Dietzius of Greenlow, Kerrie Kephart of Greenlow, and Helena Kulnich of Stratford were welcomed.

Community Outreach – Officer Boone reported that burglaries have recently increased throughout the Baltimore metro area, which is typical for this time of year. Offenders are checking whether doors/windows are locked and are cutting screens to gain entry, even at night when homeowners are present. The police department strongly encourages all residents to keep their doors/windows closed and locked.

With respect to the recent burglaries and attempted burglaries along Greenlow, suspect descriptions and one name have been generated at this point. See additional information and recommendations that were emailed.

Captain McCullough, the new Captain of the Wilkens substation, was introduced. He is a 32-year veteran of the department and was most recently stationed at Wilkens in 2001 as a lieutenant. He invited our communication and participation in the Police-Community Relations Council, which will next meet in September.

Eric Dietzius requested additional police presence from the traffic section to enforce speed limits on Edmondson Avenue and Helena Kulnich added Academy Road. Chris Burk shared concerns about drivers' not being aware that there are pedestrian crossings across Edmondson. Captain McCullough offered to reach out to the county on his behalf.

Treasurer's Report – Chris Waterman reported that there is roughly \$19,000 in the T.Rowe Price account. There had been previous discussion of reallocating \$5000 into CDs through SunTrust. He will prepare a laddered proposal for presentation to the board.

Committees

Architectural – performed a walkthrough last week. Findings have been submitted to the committee and to the association. The current restrictions on shed size were reviewed. There is

a lack of clarity as written, but many existing sheds are in violation of the Covenant of Restrictions based on either codified maximum measure. Members of the architectural committee have proposed revisiting this restriction with the ultimate aim of ensuring it can be enforced effectively.

John McSweeney shared that the current measures are reflective of an approximately 10-year-old decision to increase the allowable size. The architectural committee will prepare a proposal for further discussion by the full board at a dedicated future meeting. There is one pending application for an 8 by 8 by 7 shed, which the committee has recommended that the board approve due to the fact that there are several existing sheds of the same dimensions and similar design.

Chris Waterman questioned whether the board can approve an application that contravenes the covenant of restrictions. Mike Granito suggested that we would be voting to grant a requested variance. The three options that exist at this point are to delay decision-making in order to solicit legal advice, to grandfather in those in violation and strictly enforce the recommendations as written from this point forward, or to revise the restrictions such that they are uniformly enforceable as written. The architectural committee unanimously recommends the third option. There was further discussion by the full membership in attendance.

Chris Burk brought up zoning issues. Chris Waterman volunteered to research counsel. Mike Granito has two names and has reached out, via Pat Young, to Delegate Sydnor for an additional recommendation. Eric Dietzius mentioned an additional name. Linda Barnes suggested that any revision to the restriction continue to limit height, in order to prevent obstructing the views of others.

The recommendation to approve the application for the shed could not be approved due to the lack of a quorum at the time that the vote was called. It was decided that the Board will vote via email before the end of the month.

Website – is up and running. Nothing new to report.

Welcome Committee – remains active along with the community's home market.

Dues – There will be a raffle for those who paid their dues by July 1. The raffle will most likely be held at the Block Party. There was some discussion of the current percentage of households that have paid dues, which was approximately 10% as of the last assessment. John McSweeney shared that 29% was the high watermark in recent history. Henry Bodestine and Eric Dietzius made suggestions as to how to increase revenue. They were encouraged to articulate a vision. Association members shared strategies that have been implemented in the past.

Newsletter – will come out at the end of July.

Bylaws – will be discussed when the Board of Governors next meets.

Old Business

Dumpster Day – is scheduled for this Saturday, the 10th. Signage should be posted Thursday. Mike Granito asked whether there would be a separate dues table. The priority is dumpster supervision. Anyone else who is available to support a dues table is encouraged to do so.

Yard Sale – went well in spite of the delay. Tricia Baldwin donated the ad that was placed in the Sun.

Block Party – George Brookhart is working on sponsorship.

New Business

July 4 Parade – Joe Shinault will send out an email for volunteers to coordinate.

Open Discussion

Local Government Liaison – Cathy Engers, who works for Councilman Quirk, introduced herself and shared her phone number. She shared information and recommendations related to ongoing sewer capacity issues. Chris Burk also shared additional information. Please see his 6/5 email for additional details. Ms. Engers also indicated that dumpsters may not impede sight lines and that active permits are required for the duration of their presence, but there are no additional restrictions.

The Timbers – have been very responsive in clearing, as needed, their property that adjoins the community.

Halloween Party – Linda Barnes is working on securing a date at Christian Temple. Attendees verified that October 29 would be a good date.

Next Meeting: September 5.

Adjourned at 8:58pm. Recorded by Jeannette Bonomo-Thomas.