

**Minutes of the
BOARD OF DIRECTORS MEETING
Held: May 25, 2017**

Approved: June 22, 2017

A meeting of the Columbia Association Board of Directors was held on Thursday, May 25, 2017 at Columbia Association headquarters. Present were Chairman Andy Stack and members Dick Boulton, Lin Eagan, Janet Evans, Alan Klein, Milton W. Matthews, Nancy McCord, Virginia Thomas, Chao Wu and Shari Zaret. Also present was Vice President/CFO Susan Krabbe.

1. Call to Order: The Board of Directors Meeting was called to order at 7:30 p.m. by Chairman Andy Stack.

Mr. Schwind arrived at 7:32 p.m.

2. Announcement of Closed/Special Meetings:

The **Risk Management Committee** held a closed meeting on April 27, 2017 at Columbia Association headquarters. The members present were Richard Shaw, Milton Matthews, Gregg Schwind, and Susan Krabbe. Chao Wu arrived at approximately 7:00 p.m. The vote to close the meeting was 4-0-0.

The closed meeting was authorized under the Maryland Homeowners Act, Md. Code, Real Property §11B-111(4)(iii) Consultation with legal counsel on legal matters, and (4)(iv) consultation with staff personnel, consultants, attorneys, board members or other persons in connection with pending or potential litigation or other legal matters. The meeting was closed from 6:40 p.m. until 7:25 p.m. to review general liability exposure and claims.

The **Board of Directors** held a closed meeting on April 27, 2017 at Columbia Association headquarters. The Members present were Reg Avery, Dick Boulton, Brian Dunn, Lin Eagan, Janet Evans, Alan Klein, Nancy McCord, Gregg Schwind, and Andy Stack and Chao Wu. The vote to close the meeting was 10-0-0.

The closed meeting was authorized under the Maryland Homeowners Act, Md. Code, Real Property §11B-111(4)(i) Discussion of matters pertaining to employees and personnel; and §11B-111(4)(iii) Consultation with legal counsel on legal matters. The meeting was closed from 10:05 p.m. until 11:30 p.m. to review releasing minutes of closed meetings, and President/CEO's evaluation.

The **Architectural Resource Committee** held a closed meeting on May 8, 2017 at Columbia Association headquarters. Members present were Sheri Fanaroff, Deb Bach, Evamarie Lambright, Tum Mungo and Gracie Bradford. Also present were Anne McKissick, Devora Wilkinson, Bob Bellamy, Carl McKinney, Debbie Nix, Laura Parrish, and Susan Sloan. The vote to close the meeting was 5-0-0.

The closed meeting was authorized under the Maryland Homeowners Act, Md. Code, Real Property §11B-(4)(4)(iv) consultation with staff personnel, consultants, attorneys, board members or other persons in connection with pending or potential litigation or other legal matters. The meeting was closed from 1:07 p.m. until 2:29 p.m. to discuss new and ongoing covenant cases.

3. Approval of Agenda

Action: Ms. McCord moved to approve the agenda as presented. Ms. Eagan seconded the motion, which passed unanimously. Vote: 10-0-0.

4. Disclosure of Conflict of Interest: none

5. Resident Speakout

- a) Paul Verchinski, Oakland Mills, spoke about CA sending a letter to the FAA regarding airplane noise pollution.
- b) Alan Feinstein, Long Reach, spoke about slippery floors at the Swim Center and adding a handicapped bathroom on the main floor of the facility.
- c) Nina Basu, Long Reach, spoke about the proposed plan to revitalize Long Reach Village Center.

6. Approval of Minutes April 27, 2017

Action: Ms. McCord moved that the minutes of April 27, 2017 be accepted as presented. Mr. Schwind seconded the motion, which passed. Vote: 8-0-2.

For: Messrs. Boulton, Klein, Schwind, Stack and Wu; and Mses. Eagan, Evans and McCord

Against: none

Abstain: Mses. Thomas and Zaret

7. Chairman's Remarks: Mr. Stack announced these upcoming meetings and events:

May 27: CA's outdoor pools open for the summer

May 30: BOC meeting

June 3: Veterans Monument site dedication

June 3: Kids Day

June 7: Presentation at Howard Community College about the Lakefront FDP

June 8: Board work session

June 10: The HeART of Columbia exhibits opens at HCC, featuring art from Columbia's four sister cities

June 11: Books in Bloom book fair

June 21: Columbia birthday celebration

June 21: First day Wibits will be at the Hawthorne Pool on Wednesdays this summer

June 22: Board meeting

He also said:

- He attended ribbon-cutting for the Little Patuxent Square building on May 24.
- The Bell Tree has been installed at the Lakefront.
- The Board-staff dinner on May 19 was nice.

8. Reports Submitted

(a) President's Report

Mr. Matthews said the Department of Energy magazine "Better Buildings," lauded Columbia Association for saving energy (and \$96,000 annually) at Supreme Sports Club by using "green" technology.

The Board asked no questions regarding the written President's Report.

(b) Financial Reports -- None

(c) Other Reports

1. Report from the CA Representative to the Inner Arbor Trust Board of Directors

In response to questions from board members, Ms. Eagan said the cost of the Butterfly feature in Merriweather Park is likely to be \$6 million - \$7 million.

2. Presentation on Planning for Columbia's Lakefront by Consultants Groundswell Design Group

CA Planning Director Jane Dembner explained that CA has hired Groundswell Design Group (GDG) to prepare conceptual design ideas for enhancing the use and attractiveness of Lakefront Plaza.

Howard Hughes Corp. has hired the same firm to develop designs for the parts of Lakefront Plaza that it owns. Ms. Dembner introduced urban designers Michael Coyle and Michael Cheney, who presented numerous ideas to get a sense of the style and tone the Board might like the Lakefront to reflect.

3. Demonstration of Live Streaming of Board of Directors Meetings

Communications Director Norma Heim explained that CA board meetings will be livestreamed beginning June 22, 2017. Web Content Specialist Lafate Smith showed how to navigate the CA website to find the Board meeting live feed or recordings of previous meetings. Videographer Mary Weeks displayed a live stream of the current meeting, and showed that the recordings will be segmented to allow viewers to advance to specific sections of the video that they want to watch.

9. Board Action

(a) Consent Agenda

1. Appointment of the Hickory Ridge representative to the Watershed Advisory Committee
Deborah Wessner was approved by consent.

(b) Board Votes

1. Purchasing Exception – Graphic Design Services and Production-Columbia Gym, Athletic Club, Supreme Sports Club

Marketing Director Norma Heim shared photos of new signage and wall paint at Columbia Gym and requested that the Board allow CA to continue to use the same firm, Ashton Design, to apply a similar approach to the design, fabrication and installation of new elements at Supreme Sports Club and the Athletic Club. The total requested exemption amount is \$207,000.

Action: Mr. Schwind moved that staff present a branding and design plan for Supreme Sports Club before the design is implemented. Mr. Klein seconded the motion, which failed. Vote: 2-5-3.
For: Messrs. Klein and Schwind
Against: Mses. Eagan, Evans and McCord, and Zaret; and Mr. Stack
Abstain: Ms. Thomas and Messrs. Boulton and Wu

Action: Ms. Evans moved to approve the purchasing exception. Ms. McCord seconded the motion, which passed. Vote: 8-1-1.
For: Mses. Eagan, Evans, Thomas, McCord, and Zaret; Messrs. Stack, Klein, and Wu
Against: Mr. Schwind
Abstain: Mr. Boulton

2. Endorse CA President/CEO's Letter to Howard County Planning Board concerning Long Reach Village Center urban renewal proposal from Orchard Development

Action: Ms. Evans moved to endorse the letter. Ms. Thomas seconded the motion, which passed unanimously.

10. Tracking Forms

(a) Tracking Form for Board Requests

Mr. Klein added a request that staff inform the Board about where on the CA website its policies can be found.

(b) Tracking Form for Resident Requests

11. For Your Information

- (a) Priority Letter from Howard County to Maryland Department of Transportation
- (b) Bisnow Article: Howard Hughes Building a 21st Century Urban Village

12. Talking Points

Recording Secretary Valerie Montague read the Talking Points.

13. Entertain a motion to hold a closed meeting of the CA Board of Directors

Ms. McCord moved that the Board hold a closed meeting under the Maryland Homeowners Act, Md. Code, Real Property §11B-111(4)(iv) consultation with staff personnel, consultants, attorneys, board members or other

persons in connection with pending or potential litigation or other legal matters; and §11B-111(4)(vi) Consideration of the terms and conditions of a business transaction in the negotiation stage if the disclosure could adversely affect the economic interests of the homeowners association. Mr. Wu seconded the motion, which passed unanimously.

14. Adjournment: The open meeting was adjourned at 10:43 p.m.

Respectfully submitted,

Valerie Montague
Recording Secretary