

APPROVED MINUTES

**Bolton Hill Community Association
Board Meeting
Tuesday, February 2, 2021**

Officers		Class of 2021		Class of 2022		Class of 2023	
David Nyweide (President)	X	Avendui Lacovara	E	Beth Ely Torres	X	Amy Brown	X
Neal Friedlander (1 st VP)	X	Bobbi Schilling	X	Bill Schmitz	X	Amy Sheridan	X
Susan Haun (2 nd VP)	A	David Scott	X	Dan Gilbert	X	Ben Groff	A
Barry Blumberg (Treasurer)	X			Jim Prost	X	Ben Smith	A
Lisa Robinson (Counsel)	X	Kevin Cross	X	John Kyle	X	Bill Hamilton	X
Margaret De Arcangelis (Secretary)	X	Melanie Alfano	X	Linda Stirling	E	Chris Kingsley	X
Linda Rittelmann (Past President)	X	Robert Bunch	X	Lisa Savage Phillips	X	Doug Kelso	X
		Stephen Ruckman	X	Paul Seaton	A	Eric Biagioli	X
		Thecla Meyer	X	Stephen Martin	X	Marjorie Forster	E
		Yulia Suslova	X	Steve Howard	X	Tom Hasler	A

X = Present; A=Absent; E = Excused Absence; blank = vacancy

Board Meeting

1. Welcome – 8:05 pm
2. Board Member Roll Call
3. Approval of January Minutes
 - a. Minutes approved
4. Announcements
5. Announcements from Elected Officials
6. 1700 Eutaw - Adam Baker and Lance Decker
 - a. Renovation plans [here](#) and architectural plans [here](#) and interior building photos [here](#).
 - i. The building as proposed will have 24 units: 11 one bedrooms, 12 two bedrooms, 1 three bedroom.
 - b. The building fills the whole lot, so on-site parking is not possible. In order for this building to stay standing and be redeveloped, a parking variance is required. While asking for the variance, the developer is also looking at off-site parking options.
 - c. There is a HUD covenant on the property that restricts the income of prospective residents for most units, but the price of the restricted units will be still be close to the market rate for the area.
 - d. Madison Park and Bolton Hill want to see a plan for integrating the new residents into both neighborhoods since 1700 Eutaw is located on the border between them. Both neighborhoods want residents to be well treated and the building to be maintained.
 - e. On behalf of the two neighborhoods, the presidents of BHCA and the Madison Park Improvement Association (MPIA) would like to negotiate an MOU with the developer.

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- i. Motion: BHCA authorizes the BHCA president (with input from BHCA legal counsel) to negotiate, in partnership with MPIA leadership, an MOU regarding 1700 Eutaw.
 - ii. Motion passed, with all but one in favor.
7. Traffic Calming in Bolton Hill - Amy Sheridan
 - a. Amy is BHCA's traffic coordinator. She presented a slide deck explaining traffic calming options and the process the Baltimore Department of Transportation (BDOT) uses for implementing them. Residents who live around an area with traffic problems must agree on a single solution before BDOT will act on it. It's important to understand that BDOT moves very slowly, so it can take years for traffic changes to be implemented.
 - b. Slides will go on the website.
 - c. Amy can be reached at traffic@boltonhillmd.org.
8. Committee Reports
 - a. Membership
 - i. The committee is working on plans for a virtual new neighbor party.
 - b. Nominating
 - i. The committee continues to work on preparing a 2024 slate and is keeping diversity in mind.
 - c. Safety & Security
 - i. The BHCA website is a source of safety tips [here](#).
 - ii. A community-operated camera network is being established, where private cameras facing public spaces can share footage of safety and security incidents with police in a coordinated fashion. The policy and procedures for the network will be subject to BHCA board approval and oversight.
 - d. Social Action Task Force
 - i. A virtual Party with a Purpose celebrating Black History Month with Black poetry will take place on February 21 at 4pm
 - e. Strategic Planning
 - i. The committee continues to work on a first draft of the document based on community input.
9. Adjourned
 - a. 10:10 pm

Margaret DeArcangelis
BHCA Secretary