

**HARPER'S CHOICE COMMUNITY ASSOCIATION
BOARD MEETING MINUTES
MAY 3, 2011
APPROVED JUNE 21, 2011**

The Board of Directors of the Harper's Choice Community Association conducted its regular meeting on Tuesday, May 3, 2011 at Kahler Hall, Columbia, Maryland. Clare Brooks, Claire Albert, Ann DeLacy, Kevin Preston, Cindy Coyle, and Wendy Tzucker were in attendance.

Prior to the start of the meeting Ms. Brooks was elected Chairperson.

APPROVAL OF THE AGENDA

Mr. Preston moved to approve the Agenda as submitted. Ms. Albert seconded: all in favor.

APPROVAL OF THE MINUTES

Ms. Albert moved to approve the Minutes of April 19, 2011 as submitted. Mr. Preston seconded: all in favor.

RESIDENT SPEAK-OUT

Mr. Evan Rose, previous Board Chair was present to report that he was working on the Village Manager's evaluation.

COLUMBIA COUNCIL REPORT

Ms. Coyle said that the new CA Board has not met yet and therefore she had no report.

NEW BUSINESS

The Columbia Housing Corporation – The architect for the Columbia Housing Corporation presented their plans for improvements and renovations to the three properties in Harper's Choice owned by CHC. The properties are Waverly Winds, Ranleigh Court and Fall River Row Terrace. Plans are to make the homes energy efficient as well as updating both the interiors and exteriors. The group hopes to begin the project in February 2012. The Board agreed the renovations were a good idea.

15 Day Notice for 10909 Battersea Lane – Covenant Advisor, Debbie Nix, presented a history of the violations and showed current photographs of the property and the violations. **Mr. Preston moved to send a 15 Day Notice to 10909 Battersea Lane. Ms. DeLacy seconded: all in favor.**

Ms. Nix requested that the Board approve sending 10909 Battersea Lane to the ARC upon expiration of the 15 Day Notice if the violations are not rectified. **Mr. Preston moved to send 10909 Battersea Lane to the ARC upon expiration of the 15 Day Notice. Ms. DeLacy seconded: all in favor.**

AC Appeals - Ms. Albert and Ms. DeLacy volunteered to serve on the Appeals Committee for the Architectural Committee. **Ms. Brooks moved that Ms. Albert and Ms. DeLacy be appointed to the Appeals Committee of the Architectural Committee. Mr. Preston seconded: all in favor.**

Board Calendar - After discussion **Ms. Albert moved to begin all Board meetings at 7:00pm. Mr. Preston seconded: all in favor.**

Ms. DeLacy discussed having the Board meet one time a month and reserve the other Tuesday for committee meetings and work sessions. **Ms. DeLacy moved that the Board meet on the third Tuesday of the month for a regular Board meeting and reserve the first Tuesday of the month for committees and work sessions. Ms. Brooks seconded: all in favor.**

The Board discussed the committee structure of the Board.

Financial Committee
Outreach

Ms. Albert and Ms. Brooks
Ms. DeLacy and Ms. Kong

The Board discussed the merit of expanding to seven members, or keeping the Board at five members. **Mr. Preston moved to expand the Board to seven members. Ms. Albert seconded: all in favor.** The deadline for volunteers to submit a 150 word statement will be June 16, 2011.

UNFINISHED BUSINESS

2012 Budget – The Board reviewed the FY 2012 Budget that was tabled at the previous meeting. Ms. Brooks stated that a salary increase for all village staff, including the manager was included in this budget. **Mr. Preston moved that the FY 2012 Budget be approved as presented. Ms. Albert seconded: all in favor.**

VILLAGE MANAGER'S REPORT

Ms. Tzucker reported on village elections. She also said that the staff will re-think Community Safety Day and perhaps come up with another plan for an outside event.

SPECIAL EVENTS REPORT

May 7 – Red Ribbon Yard Sale

June 5 – Columbia Home Tour

June 30 – Ignite Columbia dinner at Kahler Hall

BOARD MEMBER COMMENTS

No comments

Action Item Review

Publicize Board Vacancy

Tzucker

Meeting adjourned 9:05.