



Town Center Community Association  
Board of Directors Minutes

*June 8, 2022*

APPROVED 

The regular meeting of the Town Center Community Association (TCCA) Board of Directors was held on Wednesday, June 8, 2022, both in-person and via Zoom virtual meeting due to the continued COVID-19 pandemic. Those present for the meeting were Kevin Fitzgerald, CA Council Representative; Lynn Foehrkolb Chair; Dean Dworkin (Zoom), Joel Broida (Zoom), Lin Eagan, Jamison Hibbard (Zoom), Alyse Carter (Absent) and Clara Pino Vice-Chair, Board Members; and Lyn Locke, Village Manager. The Board was pleased to have in attendance Megan Williams Constituent Services Liaison, Office of the County Executive, Captain Jeffrey Specht, Nina Basu, CEO and President of Inner Arbor Trust and residents, Skye Anderson, Sandy Queen, and Sheldon Richter.

At 7:03 p.m, in accordance with the TCCA By-Laws, Ms. Foehrkolb called the meeting of the TCCA Board to order.

**Ms. Foehrkolb asked for a motion to approve the agenda. Mr. Hibbard made a motion to approve the agenda, seconded by Ms. Pino. The motion carried unanimously.**

**Ms. Foehrkolb called for a motion to approve the May 11, 2022, minutes. Ms. Pino made a motion to approve the minutes, seconded by Ms. Foehrkolb. The motion carried unanimously.**

### **Resident Speak Out**

There were no residents that raised issues.

### **Architectural Committee**

- **Mr. Hibbard called the ARC meeting to order.**
- **Ms. Hibbard made a motion to approve to tentatively approve Woodford B's submission of using Duradek for "decking/boardwalk," seconded by Ms. Pino. The motion carried unanimously.**
- **Mr. Hibbard noted that the ARC works independently of Condo/Townhome Association Boards/ARCs and that the submission to install an awning for**

**10203 Brighton Ridge Way, Unit 88 in Governors Grant Master Association remains tabled and is not approved at this time.**

**Order of Business**

- Strategic Plan Goals Updates From Board Members
- Condo HOA Meeting Update: Lynn Foehrkolb
- Safety: Captain Jeffrey Specht
- Inner Arbor Trust Update: Nina Basu

***Strategic Plan Goals Updates From Board Members***

Ms. Foehrkolb asked for updates on Strategic Plan Goals from Board members. She reported that she will be attending the HOCO by Design Draft Chapter on the "Outdoors" on June 9. She indicated that this is the third draft chapter released by HOCO's planning team.

Mr. Locke reported that TCCA is working with Prepare For Success to put a bin in Historic Oakland from early July to mid-August to collect school supplies for the upcoming school year. He also noted that he is working on the committee planning Juneteenth with the Howard County Center for African American Culture that will occur at the Rouse Theater on June 19 from 1:30 pm – 4:00pm. Mr. Locke reported that there was a meeting with Dennis Matthey, Columbia Association, and Delegate Jessica Feldmark regarding the possible Historic Oakland elevator project now that the State of Maryland has approved a \$300,000 grant for the project. The elevator project timeline was discussed along with the necessary approvals needed to secure additional funding/support, e.g., from the Columbia Association Board of Directors.

Ms. Eagan noted that the Downtown walk score seemed low. Mr. Locke noted that the score is from one source (<https://www.walkscore.com/MD/Columbia/Downtown>) and measures only their rating. Other sources have their own system of rating "walkability" for an area or city.

***Condo HOA Presidents Meeting Update***

Ms. Foehrkolb noted that the Condo Presidents HOA Meeting was held. The following topics were discussed: 1) condos/townhomes being purchased and sub divided into multiple rentals of unrelated families putting pressure on community parking. The Board wrote a letter to HOCO's head of Planning and Zoning regarding the issue. 2) installation of Electric Vehicles Charging Stations in Town Center communities. 3) the Banneker Fire Station and placement of affordable housing on top of the station was discussed. 4) The next meeting date was selected: **August 11 at 7:00 PM**. Ms. Foehrkolb noted that she would contact "Yards Away" about being at the next meeting.

***Safety***

Captain Jeffrey Specht joined the meeting in-person to introduce himself as the new Southern District commander. He indicated that with the opening of Merriweather Post Pavilion there will be a focus on traffic in the Downtown area during concert nights. He also noted that there has been low call volume to HOCO Police from the Vantage Point Road area. Ms. Foehrkolb asked for safety statistics across all Town Center communities not just Vantage Point Road. Captain Specht indicated he would gladly provide those and to just send a list of communities.

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Mr. Broida asked if the HOCO Police had any community programs for teenagers. Captain Specht indicated that there are such programs on the Community Outreach section of the website: <https://www.howardcountymd.gov/police/community-outreach>

### ***Inner Arbor Trust Update: Nina Basu***

Ms. Basu, CEO and President of Inner Arbor Trust (IAT) gave an update on IAT. She indicated that IAT is a 501 (c) (3) dedicated to promoting, nurturing, and preserving Symphony Woods Park and providing cultural programming to reach a broad spectrum of residents throughout the year. The Concept Plan is coming to vision with new projects with EcoWorks which include extensive landscaping, new significant financial grants for FY2023 from the State of Maryland and Howard County, and new planned projects to add lighting along with pathways as you leave the Park. Additional State Grants cover FY24 and FY25 in the amount of \$1,000,000.

Ms. Basu noted that Symphony Woods receives a lot of storm water. The plan is to install four conduits to manage the storm water in all types of storms.

Ms. Basu gave an overview of the cultural performances coming up at the Chrysalis including the Navy Band, kids programming, dancing and cultural festivals, yoga and painting on the main stage and open area, and new programming such as “Yappy Hour” for people with pets and Cornhole competitions.

Mr. Hibbard noted that the kids’ events at the park are fantastic, and the park is open all hours for picnics or a walk even though some people may not realize that.

### **Board and Staff Reports**

#### ***Board Chairperson’s Report***

Ms. Foehrkolb noted that she will be attending the Inner Arbor Trust donor event next week. She also encouraged Board members to volunteer for the Arts Council Lakefest event the weekend of June 10-12.

#### ***Columbia Council Report***

Mr. Fitzgerald reported on his new role as Town Center CA Council Representative including the following: 1) Eric Greenberg was elected as the Chair of the CA Board and Ginny Thomas was elected Vice-Chair; 2) CA Board established a meeting schedule for upcoming Board Meetings and Work Sessions; 3) he was put on the Audit Committee and had training as a new member with Jackie Tuma, Director of Audit and Advisory Services, CA; and 4) had an overview of the Inner Arbor Trust.

#### ***Manager’s Report***

- a. Mr. Locke reported on the following: 1) the HVAC project at Historic Oakland was put on hold because of a lack of bidders for the project originally scheduled for December 15, 2022, to March 30, 2023. The project may be combined by CA with other projects later; 2) the CA Board is having a work session on June 9 to discuss FY22 Year-End Financials and Excess Cash. All village managers have asked for exclusions to the CA formula again for FY22 as was approved by the CA Board in FY21; 3) Downtown Columbia Partnership: electric scooters were launched in Downtown; Books in Bloom had about 4,000 people attend; Mary

Williams is the new Mall General Manager for Brookfield Management; Marlow Apartments will open the 1<sup>st</sup> and 2<sup>nd</sup> floors, amenities and retail will open in September 2022; Tostique under construction: Taco Place will open November 1; Summer series: Yoga 6 and F45 and Kid-IZEN started 6/7; Howard Hughes signed a new 80,000 square foot single tenant contract for 6100 Merriweather Drive Office Building that will be announced next week; 6300 Merriweather Drive is being designed (16 stories, 246,000 SQF) north of Busboys; July 7 the Medical Office Building is before the HOCO Planning and Zoning for final approval; and Corporate Row: a lot of work is being completed in common areas between all seven buildings (\$10 million reno). 4) CA is renovating some of the swimming pool amenities and putting in new ADA products as well as new restrooms; and 5) the Mall is looking at doing a refresh in the next several years.

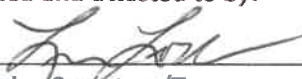
***Board Member Comments***

Ms. Dworkin noted that a Glen Meadows HOA Board Meeting is next Thursday June 16.

**Adjournment of Meeting**

**Ms. Foehrkolb made a motion to adjourn the meeting, seconded by Ms. Pino. The motion carried unanimously.** The meeting of the Town Center Village Board adjourned at 8:48 p.m. The next scheduled meeting of the Town Center Village Board will be Wednesday, July 13, 2022, at 7:00 p.m.

*Recorded and attested to by:*

  
\_\_\_\_\_  
Lyn Locke, Secretary/Treasurer

7/13/2022  
Date