



GOVANSTOWNE BUSINESS ASSOCIATION (GBA) BOARD MEETING MINUTES – MAY 12, 2015

Meeting called to order at 8:45 am

ATTENDANCE: Marie Anderson (Loyola); Valerie Cherry (State Farm Insurance Company); Ann Costlow (Sofi's Crepes); Maria Darby (Wise Penny/Junior League of Baltimore); Mark Davis (M&T Bank); Lynn Gurley (Zen West); Bill Henry (Councilman, 4th District); Erin O'Keefe (Loyola); Laura Penza (Penza Bailey Architects); Aaron Reinhart (Swallow at the Hollow); and Megan Tahboub (GBA Executive Director).

INTRODUCTION: Ann Costlow (GBA President; Sofi's Crepes) welcomed the group and asked attendees to introduce themselves.

APPROVAL OF MINUTES: Minutes from the March 10, 2015 meeting were reviewed. Motion was made to approve the minutes by Erin O'Keefe (Loyola), seconded by Mark Davis (GBA Vice President, M&T Bank), and passed.

REVISED BYLAWS: Mr. Davis reviewed the Review ByLaws which were distributed prior to the May 12, 2015 GBA Meeting. Members of the Bylaws Committee include Ms. Costlow, Mr. Davis, Maria Darby (Wise Penny/Junior League of Baltimore), Laura Penza (Penza Bailey Architects), and Bill Henry (councilman, 4th District). Mr. Davis noted that the most substantial changes to the Bylaws are Striking of Cessation of Business and Termination of License Clauses (Section 2, B & C); making the Treasurer, not the Secretary, the next in line if the President or Vice President were unable to fulfill their roles; removal of the Assistant Treasurer Position; signing authority needing two signatures increased from \$500 to \$2000; striking the appeals process to refund Licensing Fee; and changing the Quorum for business of the Corporation to 50% of Voting Board Members. Mr. Davis asked if there was any discussion. *[An email will be sent out detailing the changes and including the Bylaws document with tracked changes.]*

IMPACT OF RIOTS/NEXT STEPS: Megan Tahboub (GBA Director) provided the group with an update on the April riots. Ms. Tahboub reported that approximately 24 businesses were vandalized and more than 100 businesses were impacted due to the mandatory curfew. Ms. Tahboub stated she has been in contact with business owners and has participated in calls with Baltimore Development Corporation (BDC), the Small Business Administration (SBA), and the Office of the Mayor. Multiple communications have been sent to GBA businesses on recovery efforts and available resources. The businesses that were vandalized and looted were visited by Ms. Tahboub or contacted via phone.

FINANCIAL REPORT: Ms. Costlow presented the finances since the March Board Meeting. Closing balance for April 2015 was \$24,693.11; year to date the GBA has spent 25% of its allocated expenses. Ms. Penza noted that the projected Retail Business District License (RBDL) fees for 2015 have not been collected. Ms. Costlow stated that the GBA has been in contact with the BDC and the checks are late; Ms. Tahboub stated that the first RBDL check should be received by the end of May 2015. *[Note: since the May Board Meeting the GBA has received \$32,822 in RBDL fees.]* Ms. Costlow noted that most large expenses have been associated with the new banners for this period. Motion was made to accept the Finance Report as presented by Ms. Costlow; seconded by Ms. Penza and passed.

YORK ROAD COMMERCIAL MASTER PLAN: Ms. O'Keefe updated the group on the York Road Master Plan. The Master Plan has been circulating through City Agencies since its completion for approval; this process commenced in fall 2014 and has been completed. Katy Rose is the City Planner who has been assisting with the York Road Commercial Plan and she will be moving in the next month. The Planning Commission will review and approve the York Road Commercial Master Plan on May 21, 2015 at 2 pm. Ms. Penza asked if individual business owners were contacted during the planning process. Ms. Darby continued stating that there is some confusion around which individual business owners were contacted by Joe Cronan. Ms. O'Keefe stated that larger parcel owners were contacted in the initial phase and that the new consultants hired will be conducting more door to door contact with owners. Mr. Henry explained that once the Master Plan is approved by the Planning Commission then it will be possible to start to allocate funds for the Plan.

Also if any new zoning issues arise they will refer back to the approved Master Plan. For example if the Staples lot was to be used for College Housing this would go back to Planning and the Master Plan indicates the use as Mixed Retail/Office. Mr. Henry raised the issue that the Belvedere Improvement Association (BIA) has indicated that they have not had a seat at the York Road Collective (YCC). Mr. Henry explained that they have elected not to be part of the York Road Partnership (YRP) which does have a "seat" at the table. The BIA could raise this as a future issue. Ms. Penza stated that the BIA has been kept in communication through the charrettes and have had opportunities for engagement.

NEW BUSINESS/ANNOUNCEMENTS: Ms. Costlow announced that the next GBA meeting will be September 8, 2015; there will not be a July Board Meeting due to low attendance in years past. Marie Anderson (Loyola) announced the 2015 Farmer's Market would start on Wednesday, June 3. Ms. Anderson distributed flyers and car magnets to the group and has been hanging posters in the Govanstowne Area. Ms. Tahboub stated that the GBA is a sponsor of this year's Farmer's Market and any businesses interested in signing up to sit at the GBA table should contact her. Ms. Darby suggested that the GBA consider at a future meeting a discussion on doing a corridor clean up. Ms. Darby stated that Hampden Merchants do a "Get Trashed on Tuesday" clean up in the area that is supported by business owners and community members. The GBA should consider doing something like this in the future.

Meeting adjourned at 9:50 a.m.