

Chartley Homeowners Association

Minutes for Board Meeting - - January 12, 2021

President Mary Molinaro called the virtual meeting to order at 7 pm.

Board and Committee members in attendance: (1) Joe Ganem, (2) Mary Molinaro, (3) Mary Muth, (4) Dave Powers, (5) Ernie Schmidhauser, (6) Betsy Sloan, (7) Jack Sloan, (8) Anne Yambor, (9) Chris Yambor, and (10) Dan Palich. Two guests participated: (1) Joe Kirby and (2) Kaycee Wright.

The Board approved the minutes for the Board Meeting of November 10, 2020.

Officer Reports

President - - Mary Molinaro - - Mary introduced guests Joe Kirby (resident of Townleigh Road) and Kaycee Wright (resident of Sacred Heart Lane). Joe will be a candidate in CHA's April 2021 elections. Kaycee established a community Christmas tree in her front yard. Mary thanked Kaycee and said she hopes the community Christmas tree will become a Chartley Christmas tradition.

Vice President - - Ernie Schmidhauser - - Ernie encouraged residents to check with their employer to determine if the employer has a charity-donation program. If so, it could be a source of funding for CHA and its programs. Both current employees and retirees can do this.

Treasurer - - Joe Ganem

- CHA has had an unexpected rise in donations from both members and nonmembers, primarily nonmembers.
- Because of the unexpected donations, the Board decided it was safe to award two scholarships this year.

Secretary - - Dan Palich - - No new items to report.

Immediate Past President - - Mary Muth - - No new items to report.

Committee Reports

Block Captains - - Mary reported that the block captain for Glyndon Court is moving. Mary already has found a replacement.

Membership - - Betsy Sloan - - The current year began July 1, 2020, and membership has reached 155. (Last year's membership at year end was 184.) The next membership year begins July 1, 2021. Already, 67 families have renewed.

Newsletter -- Jack Sloan

- The cutoff for articles for the February eChatter is February 9. The cutoff for the April Chatter is April 6. The April Chatter will contain the names of nominees for vacancies on the Board. Mary said that if COVID precludes in-person elections at a General Meeting, CHA will conduct the election via email. In 2020, CHA successfully conducted the election via e-mail due to COVID.
- Some advertisers are behind in paying their advertising invoices. One advertiser is 2 issues behind. Jack said CHA will not print future ads for this company until the bill is paid. In addition, five other advertisers are slightly behind. Mary said she will help with collection if the situation does not improve in 3 weeks.

Police Issues & Police Community Relations -- Dave Powers

- The Police Community Relations Council (PCRC) met on December 15. Captain Buckingham reported several issues.
 - Drivers in are speeding and disregarding stop signs in Glyndon. The traffic team from Precinct 3 has conducted an enforcement operation, but violations are still occurring. Captain Buckingham said he will research the use of traffic calming in the area.
 - Auto thefts have increased in Glyndon. Police are investigating.
 - Package thefts have increased. During the investigation, police obtained doorbell camera footage that enabled them to identify a suspect.
 - Police have received reports of cars racing on Gwynnwest Road and Owings Mills Boulevard. Street racing is happening in neighboring precincts also. Captain Buckingham will work with neighboring precincts. In addition, his midnight shift will focus on Gwynnwest Road and Owings Mills Boulevard.
- Sergeant Steve Comegna is replacing Sergeant William Ledley, who retired on December 31. Corporal Jen Clements will be the new Traffic Control Officer for Precinct 3.
- For the past several months, crime-reporting websites have not operated. The situation has not improved. As a result, Dave cannot obtain up-to-date crime information for our community.
- The next PCRC meeting is January 19.

Real Estate -- Mary Muth distributed the sales report for Chartley for 2020.

- In 2020, twenty-eight Chartley homes sold. The average number of days on the market was 20 days, an improvement over 24 days in 2019.
- The data for 2020 would have been significantly better were it not for two homes that took over 100 days to sell. This skewed the data and made the average higher than it was for most sellers. For example, of the 28 homes that sold in 2020, 19 of the 28 sold in 5 days or fewer.
- In general, home sales in Chartley have been robust.

Reisterstown Main Street - - Mary Molinaro

- Mary reported on activities to improve signage and landscaping on Main Street. In addition, a "pocket park" will be built next to the Reisterstown Community Cemetery and a heritage trail will be created to run to St. Luke's Church.
- The farmers market will return this summer and operate with the same social distancing as 2020. Main Street Cleanup and the Franklin Woodlands Trail will also continue to operate.
- Unfortunately, the summer concert series is not likely to occur in 2021 because it is not practical to hold a concert and still adhere to social distancing guidelines.

Scholarship - - Chris Yambor - - As mentioned earlier, CHA will be able to award two scholarships in 2021. Chris will write an article for the April Chatter.

Smoke/CO Detector - - Jim Stanton is still seeking a volunteer to help install the detectors.

Webmaster - - Chris Yambor - - Chris will post the minutes of the November Board meeting. He also will post the list of activities. (The list of activities is discussed under bullet 1 of "New Business.")

Zoning & Traffic - - No new issues. Jim Stanton is unable to obtain signatures for traffic calming on Glyndon Drive. Residents are reluctant to answer the door because of COVID concerns.

Old Business

- **Light for Bridge** - - Ernie discussed his initiative to install a solar light on the bridge that crosses the Chartley Stream. Ernie is working with a local electrical company.
- **Street Sweeping** - - Each year, the County performs street-sweeping in Chartley. They do so because Mary makes an annual request. The County was scheduled to do our streets, but the snow/ice storm occurred, and they did not perform a street-sweep in 2020. Mary will request the County to resume in April 2021.
- **Dead Trees** - - The County has removed numerous dead trees in 2019 and 2020. The dead trees must be on the grass strip between the front sidewalk and the street. If you see a dead tree (on that grass strip) advise Mary. She will contact the homeowner and instruct them how to request assistance from the County.

New Business

- Activities - - Mary discussed all the possible special activities for 2021. The Board discussed them item by item and developed the following schedule, which will be printed in the January Chatter:

Project Clean Stream - - April 3, 2021 - - 9 am - 12 noon
 Kiwanis Shredding Day - - April 17, 2021 - - 8 am - 12 noon
 CHA General Meeting - - April 29, 2021 - - 7 pm - 9 pm
 CHA Yard Sale - - May 15, 2021 - - 8 am - Resident's Discretion
 Cleanup & Electronic Recycling Day - - To be determined
 National Night Out - - August 3, 2021 - - 6:30 pm - 8:30 pm
 Reisterstown Festival Parade - - September 11, 2021 - 8 am
 CHA Crab Feast - - October 2021 (day to be determined) - - 5:50 pm - 8:30 pm
 CHA General Meeting - - October 2021 (day to be determined) - - 7 pm - 9 pm

Jack will contact the Bucs Club to determine the date of their crab feast so that CHA's crab feast does not conflict with theirs.

- Special Project - - COVID has interfered with most of CHA's activities. Mary believes this would be a good time for a "neighborhood" project to boost and unify Chartley. We have tentatively identified four possible targets: (1) Chartley seniors; (2) Chartley children; (3) Chartley schools; and (4) the Chartley environment. We will continue the discussion of this matter as old business during the February Board Meeting.
- Record Retention - - What records should CHA committees retain? For how long? In what format? The Board will discuss at a future Board Meeting.

The meeting adjourned at 8:30 pm.

Written by Dan Palich, Secretary