

Roland Park Civic League
Minutes of Board Meeting
May 3, 2007

CALL TO ORDER

The meeting was called to order at 7:21 PM initially without a quorum present.

Present: Michael DiPietro, Philip Spevak, Chris McSherry, Robert Moore, Ian Macfarlane, Louise Phipps Senft, David Blumberg, Yovi Poblete, Jesse Halvorsen

Absent: Annette Garofalo, Brian Kelly, Hugh Fitzpatrick, Craig Smith, Michael Braverman, Scott Conover, Jim Hanna, Sam Hopkins

ADMINISTRATIVE MATTERS (performed after 8:19 P.M. when quorum present)

Treasurer report: (MD): \$85,400 current balance which are ~\$2500 lower than last year. Income is ~\$1800 more while dues are even. Increase in income is due to interest and web site advertising. Mailing notices raised expenses. Approved unanimously.

Minutes: February through April approved with corrections previously noted.

NEW BUSINESS

Cross Keys Development. David Widows. Michael DiPietro indicated that there covenants specific to Cross Keys signed by the former Rouse Company. Michael notified General Development of the covenants. Mr. Widows indicated that the homeowners are very concerned by the potential increase in traffic and that many homeowners are against the development of a large grocery store.

Roland Townhouses – 4301 Roland Avenue Frank M. Harvey of FM Harvey Construction and Louis Baird present. They said they (Global Facilities) are in the process of purchasing the Marianists Property. They explained that the current 1928, 3 story building will be demolished. They plan to clear this 1.6 acre site and construct 19 townhouses. The entrance to the property would be off Roland Avenue. Townhouses are three stories with 2 car parking within each unit (2800 to 3600 square feet gross area of all 3 stories). They said peak height will be 43 feet. Prices are expected to be \$625K. Materials planned are an asphalt roof, brick below with frame above on the sides. Porches are present on the inside of the property. They also said there would be a 4th floor dormer on each unit. The set back from Roland will be ~32-35 feet. They said they would agree to having restrictive covenants for subsequent development and to restricting outside antennae. They are proposing a fence around the property. They said that BC asked for changes including a front streetscape, pedestrian access to Roland Avenue, trash pickup on the inside of property, improved street lighting, and a traffic study. Property is zoned currently zoned R6.

Michael said that currently there are no restrictive covenants on the property.

Quorum present at 8:19 pm. See above regarding minutes.

New Officers

Michael introduced our new members: Yovi Pio Poblete for Plat 3 and Jesse Halvorsen as Treasurer.

Annual Meeting

Scheduled for May 16 at 7 P.M. St. Johns Church. Wilson Award – representatives from the 3 organizations (David Blumberg from CL) will meet to consider candidates. Award was for Bill Wilson.

Healthy Homes Meeting

Occurred and Michael reported that 37 attended and was quite valuable.

Community Foundation Spring Get Together. Michael reported that it was well attended and successful.

Stoney Run Celebration. Michael reported that a “Thank You Get-Together” for the construction, design team and BC occurred which included Bill Stack and Rocky Powell, \$284 is share of bill by CL.

Louise Phipps Senft joined the meeting at 8:58 PM.

Roads and Maintenance

Hearing on Overhill occurred and an opinion will be made Friday, May 4.

Parking and Traffic. Meeting will take place concerning traffic on Coldspring Avenue on May 24th at 5 PM with Al Fox, Frank Murphy, Mary Pat Clarke, Mike DiPietro, Roland Springs. We are still waiting on survey of traffic on University and Overhill.

North Baltimore Coalition – David Blumberg reported that Notre Dame has proposed enlarging entrance off of Roland Avenue.

OLD BUSINESS

Water Tower. City prepared to sell water tower.

Stoney Run Mural

Jake Eldridge has passed on information concerning the mural for the Stoney Run along Wyndhurst.

Adjourned: 9:42 PM.