

**MIDTOWN COMMUNITY BENEFITS DISTRICT MANAGEMENT AUTHORITY  
BOARD OF DIRECTORS MEETING MINUTES WEDNESDAY, APRIL 7, 2010  
MICA BROWN CENTER, ROOM 413, 1301 W. MOUNT ROYAL AVE  
6:30 pm**

**Member's Present:** Randall Carroll, Kevin Cleary, Juanita Curtis, James Erny, Keith Gilchriest, Adrian Harpool, Steven Johnson, Michael Molla, Lat Naylor, Joseph Palumbo, Omari Patterson, Steven Shen, Paul Snyder, Carlo Van Grieken

**Staff Present:**

Peter Merles, District Administrator, Midtown Community Benefits District  
Peggy Smallwood, Office Manager, Midtown Community Benefits District

**Visitor Present:**

John Albertella, Mount Vernon resident

Steven Shen, Vice Chair calls meeting to order at 6:38 pm and calls for introductions.

**Approval of Minutes**

*Vice Chair asks for motion to approve minutes as presented.*

*Omari Patterson motion to accept minutes.*

*Nat Laylor seconded motion.*

*All in favor. Motion passes.*

**Peter Merles, District Administrator's Report**

*Report distributed prior to the meeting and copies are on file at the MCBBD in the minutes binder.*

*Vice Chair asks for motion to accept report as presented.*

*Omari Patterson motion to accept District Administrator's Report .*

*Randy Carroll seconded motion. All in favor. Motion passes.*

**Committee Reports**

**Steve Johnson, Budget & Finance**

*Report distributed prior to the meeting and copies are on file at the MCBBD in the minutes binder.*

**Adrian Harpool, Outreach & Marketing Committee**

The Outreach & Marketing Committee met on March 23<sup>rd</sup>. The committee agreed on various marketing strategies such as acquiring additional URL sites such as MidtownBaltimore.org and MidtownBaltimore.info. The committee will also look as ways to market and partner with businesses and constituents.

**Omari Patterson, Governance Committee**

*Omari Patterson, Governance Committee Chair motion to expand the Executive Committee to include all committee chairs for 2010 calendar year.*

*Joseph Palumbo seconded motion.*

Discussion follows.

*Vice Chair calls for vote on motion.*

*5 in favor. 6 opposed. Motion fails.*

### **Adrian Harpool, Personnel Committee**

Personnel committee met on March 25<sup>th</sup> to discuss issue of bonuses versus merit raises. The committee is recommending putting in place a merit pay scale and will present to the board.

### **Joseph Palumbo, Public Safety**

*Report distributed prior to the meeting and copies are on file at the MCB D in the minutes binder. Joseph Palumbo motion to accept the following grant structure for the lighting campaign:*

*Grants up to \$25.00 for the installation of a “dusk to dawn” electric eye switch or switch with timer built in; Grants up to \$100 for the installation of a front light with dusk to dawn sensor or one of the above sensor/switches; Grants up to \$50 for the installation of a rear motion sensor light. All must meet ARC and CHAP guidelines.*

*Motion seconded.*

*Discussions follows.*

*Joseph Palumbo amends motion to move the \$20,000 from the 2009-2010 FY operating budget to a restricted grant fund line and utilize the \$20,000 restricted funds for the grants.*

*Adrian Harpool seconded motion.*

*All in favor. Motion passes.*

### **New Business**

Nomination for Secretary of the Board

*Omari Patterson, Governance Committee Chair motion to nominate James Erny for secretary. Motion seconded.*

Vice Chair opens floor for nominations. No nominations from the floor.

*Adrian Harpool moves to close nominations. Omari Patterson seconded motion.*

Vice Chair asks for vote on nomination.

*All in favor. Motion passes.*

### **Final Approval of FY 2011 Budget for Presentation to the Board of Estimates**

*Joseph Palumbo motion to accept FY 2011 Budget as presented at the Spring Town Hall Meeting for presentation to the Board of Estimates for approval.*

*Adrian Harpool seconded motion.*

*Discussion follows.*

*All in favor. Motion passes.*

*Discussion follows.*

*Joseph Palumbo motion to hold bonuses and pay raises until a pay scale has been formulated by the Personnel Committee and presented to the board.*

*Mike Molla seconded motion.*

*Discussion follows.*

*All in favor. Motion passes.*

### **Approval of Strategic Plan including metrics.**

*Joseph Palumbo motion to adopt Strategic Plan as presented.*

*Steven Johnson seconded motion.*

*Discussion follows.*

*All in favor. Motion passes.*

**Neighborhood News**

James Erny – Charles North – Musical festival will take place on April 24<sup>th</sup> from 3-9pm  
Kevin Cleary - Mayor's Office - Fill out and return your 2010 US Census form also  
we're still in the midst of the flu season so get your H1N1 Flu Shot

Juanita Curtis – Madison Park South – grant funding acquired through Clipper Mill  
Athletic Club for planting with students of Booker T. Washington Middle School and  
residents of the 1400 block of Madison Avenue were completed. Additional funding will  
be sought to continue the initiative.

**Adjournment**

*Vice Chair motion to adjourn*

*Randy Carroll seconded.*

*Meeting Adjourned.*