Oakland Mills Community Association
Village Board Meeting Minutes

The Other Barn ~ 5851 Robert Oliver Place ~ Columbia, MD 21045

Board Members: Jonathan Edelson, Chair ~
Bill McCormack Jr., Vice-chair ~ Andrew Mark Fried, AC Chair ~
Paulette Pettiford-Thomas ~ Dr. Daniel Pierce ~
Karin Emery, Columbia Council Representative

October 14, 2025

OMCA REGULAR BOARD MEETING
This meeting was held hybrid, on Zoom and at The Other Barn.

Link to YouTube recording of the October 14, 2025 OMCA Board Meeting:
https://youtu.be/fXsTe9l5wvU

Mr. Edelson called the regular meeting of the OMCA Board of Directors to order at 7:02 p.m.

Present: Jonathan Edelson, Board Chair; Bill McCormack, Board Vice-chair; Andrew Mark Fried, AC Chair; Karin Emery, Columbia Council Representative; Dr. Daniel Pierce; Paulette Pettiford-Thomas; Brigitta Warren, Village Manager; Amy Carpenter, Events & Administrative Coordinator.

Absent: Bill McCormack Jr.

Quorum Present: Yes

Also Present: Howard County Council District 2 Aide Ashley Alston; Columbia Association Community Programs & Services Projects Liaison Marty Oltmanns

Opening of Meeting

- **Mr. Fried** motioned to approve the September 23, 2025 OMCA Board Meeting minutes (ATTACHMENT A). **Dr. Pierce** seconded, and the motion passed (4-0-0).
- **Mr. Fried** motioned to approve the October 14, 2025 Board Meeting agenda (ATTACHMENT B). **Dr. Pierce** seconded, and the motion passed (4-0-0).

New Business
Columbia Association Liaison Update
CA Programs and Services Projects Liaison Marty Oltmanns gave an update on CA events and operations (ATTACHMENT C).

Old Business
CA FY27 Budget, OMCA Requests
Ms. Warren shared the Board's letter for OMCA Requests for the CA FY27 Budget (ATTACHMENT D). **Dr. Pierce** motioned to approved OMCA's Requests for CA's FY27 Budget letter with discussed edits. **Mr. Fried** seconded, and the motion passed (4-0-0).

DRAFT

Priority Letter for Howard County FY27 Budget
Ms. Warren shared the Board's Priority Letter for the Howard County FY27 Budget (ATTACHMENT E). **Dr. Pierce** motioned to approve the OMCA's Priority Letter for the Howard County FY27 Budget pending two sentences sent for final review to the Board. **Ms. Pettiford-Thomas** seconded, and the motion passed (4-0-0).

Board Chair Report
Mr. Edelson reported that Gabriel Hightower of People Acting Together in Howard (PATH-Maryland) said that he wanted to have a conversation about a potential geothermal pilot project in the Oakland Mills village center area. He had also discussed the project with Ms. Warren and would be sending more info to her.

CCR
Ms. Emery thanked Mr. Fried for speaking at a CA meeting during resident speakout about CA's policy on ethics violations. The CA Board had voted on the issue. The new policy would allow board members to campaign as individuals (not representing CA) for candidates in elections, but the new policy included allowing the CA Board to remove members for ethics violations. She said this could potentially disenfranchise villages and residents and possibly violate village governing documents.

Village Manager Report
Ms. Warren shared and reviewed the 2025 OMCA Draft Audit Reports. **Dr. Pierce** motioned to accept the 2025 draft audit results. **Mr. Fried** seconded, and the motion passed (4-0-0).

Ms. Warren shared her report on village operations (ATTACHMENT F).

Bulletin Board
Board members expressed thanks for the OM Fall Festival.

Ms. Carpenter thanked volunteers and board members who helped with the OM Fall Festival.

Mr. Fried motioned to go into closed session at 8:15 p.m. for consultation with staff personnel, consultants, attorneys, or other persons in connection with pending or potential litigation (ATTACHMENT G). **Dr. Pierce** seconded, and the motion passed (4-0-0).

The Board came out of closed session at 8:19 p.m. **Mr. Edelson** announced that the Board had voted to refer a property to CA for covenant non-compliance.

Mr. Edelson adjourned the regular OMCA Board meeting at 8:19 p.m.

Respectfully submitted: Amy Carpenter, Administrative Assistant

DRAFT

Oakland Mills Community Association
Village Board Meeting Minutes

The Other Barn ~ 5851 Robert Oliver Place ~ Columbia, MD 21045

Board Members: Jonathan Edelson, Chair ~
Bill McCormack Jr., Vice-chair ~ Andrew Mark Fried, AC Chair ~
Paulette Pettiford-Thomas ~ Dr. Daniel Pierce ~
Karin Emery, Columbia Council Representative

September 23, 2025

OMCA REGULAR BOARD MEETING
This meeting was held hybrid, on Zoom and at The Other Barn.

Link to YouTube recording of the September 23, 2025 OMCA Board Meeting:
https://youtu.be/tIPn48NakeU

Mr. McCormack called the regular meeting of the OMCA Board of Directors to order at 7:00 p.m.

Present: Jonathan Edelson, Board Chair; Bill McCormack, Board Vice-chair; Andrew Mark Fried, AC Chair; Karin Emery, Columbia Council Representative; Dr. Daniel Pierce; Brigitta Warren, Village Manager; Amy Carpenter, Events & Administrative Coordinator.

Absent: Paulette Pettiford-Thomas

Quorum Present: Yes

Also Present: Howard County Local Health Improvement Coalition Community Engagement Coordinators Stephanie Foster and Ashton Jordan; Howard County Council District 2 Aide Ashley Alston; Howard County Executive's Office Community Outreach Coordinator Vikki Garcia; see resident list.

Opening of Meeting

- **Dr. Pierce** motioned to approve the September 9, 2025 OMCA Board Meeting minutes (ATTACHMENT A). **Mr. Fried** seconded, and the motion passed (4-0-0).
- **Mr. Fried** motioned to approve the September 23, 2025 Board Meeting agenda (ATTACHMENT B). **Dr. Pierce** seconded, and the motion passed (4-0-0).

New Business
Howard County Local Health Improvement Coalition Presentation
Howard County Local Health Improvement Coalition Community Engagement Coordinator Stephanie Foster presented information on the organization's purpose and activities (ATTACHMENT C). The next full coalition meeting would take place on October 16. Residents needing help with food, housing, and other needs could visit the health department's CAREAPP. Ms. Foster said the LHIC had online Narcan training courses for residents.

Oakland Mills Fall Festival Report
Ms. Carpenter reported on the OM Fall Festival (ATTACHMENT D).

DRAFT

CCR
Ms. Emery reported on the CA Town Hall. She also gave an update on the CA ethics policy review and the proposed changes to how the CA board handles board members who violate ethics policy.

Village Manager Report
Ms. Warren shared the revised FY25 4th Quarter Financials (ATTACHMENT E). **Mr. Fried** motioned to approve the FY25 4th Quarter Financials as revised. **Dr. Pierce** seconded, and the motion passed (4-0-0).

Ms. Warren shared the FY26 1st Quarter Financials (ATTACHMENT F). **Mr. Fried** motioned to approve the FY26 1st Quarter Financials. **Dr. Pierce** seconded, and the motion passed (4-0-0).

Ms. Warren shared her update on village operations (ATTACHMENT G). **Ms. Warren** also reported that she met with CA President/CEO Shawn MacInnes. They discussed the budget and burdens placed on villages for wear and tear on facilities. She suggested to Mr. MacInnes that CA maintain a continually rolling facility maintenance calendar.

Committees
Architectural Committee
Mr. Fried reported that an application that had caused a conflict between neighbors had been resolved.

Open Space Committee
Mr. McCormack announced that there would be an Open Space Committee meeting on October 15 at 7:00 p.m. at The Other Barn. The focus would be on ways to enhance open space in Oakland Mills, encourage residents to use it, and to increase lien payers' investment in it.

Public Space
Dr. Pierce reported that he was still working on advocating for the crosswalk at 108 and Red Branch Rd.

Bulletin Board
Mr. Edelson said that he had talked with a local business owner who seemed to be facing issues similar to another business's past issues with an owner of a commercial property in Oakland Mills.

Ms. Warren said OMCA was accepting non-profit donation requests until October 15. She thanked Mr. Fried for being responsive about covenant issues. She also thanked Ms. Carpenter for her work on the OM Fall Festival.

Ms. Carpenter said she hoped to present the new village website soon to the board for review.

Mr. Fried motioned to go into closed session at 8:16 p.m. for consultation with staff personnel, consultants, attorneys, or other persons in connection with pending or potential litigation (ATTACHMENT H). **Dr. Pierce** seconded, and the motion passed (4-0-0).

The Board came out of closed session at 8:19 p.m. **Mr. McCormack** announced that the Board had voted in favor of two actions on architectural matters on residential properties.

Mr. McCormack adjourned the regular OMCA Board meeting at 8:19 p.m.

Respectfully submitted: Amy Carpenter, Administrative Assistant

DRAFT

Oakland Mills Board of Directors Meeting Agenda

Board Members: Jonathan Edelson, Chair, Bill McCormack Jr, Vice-Chair; Andrew Mark Fried, Architecture Chair, Paulette Pettiford-Thomas, Daniel Pierce; **Columbia Council Representative**: Karin Emery

Tuesday, October 14, 2025
7:00 p.m. Hybrid Meeting
In-person at The Other Barn

5851 Robert Oliver Place, Columbia, MD, 21045

OR Online via Zoom (participation not guaranteed due to possible tech issues):**

Join Zoom Meeting
https://us02web.zoom.us/j/82741864553

Meeting ID: 827 4186 4553

One tap mobile
+13052241968,,82741864553# US
+13092053325,,82741864553# US

DRAFT

Oakland Mills Board of Directors

7:00 p.m.	**Opening of Meeting** (5 min) • Approve Minutes from September 23, 2025 Board Meeting • Approve Agenda for October 14, 2025 Board Meeting	Bill McCormack Jr, Board Vice-Chair
7:05 p.m.	**Resident Remarks** (3 minutes per resident, 10 minutes) Please note that meeting attendee's audio is muted. If you wish to participate in Resident Remarks please "raise your hand" which is one of the options available for participants and appears as an icon on the screen.	
7:15 p.m.	**NEW BUSINESS**	
	• **CA Liaison Update,** (10 min)	Marty Oltmanns, CP&S Projects Liaison
7:25 p.m.	**OLD BUSINESS**	
	• **CA FY27 Budget, OMCA Requests** Discussion, Vote (15 min)	

- **Priority Letter for Howard County FY27 Budget,** Discussion, Vote (15 min)

7:55 p.m.	**Board Chair Report, (10 min)**	Jonathan Edelson, Chair
8:05 p.m.	**Columbia Council Rep Report** (10 min)	Karin Emery, CA Rep
8:15 p.m.	**Village Manager Report** (15 min) • Review and Approval of 2025 Audit Reports • Operations Update	Brigitta Warren, Village Manager
8:30 p.m.	**Board Bulletin Board**	
8:35 pm.	**Adjourn**	

8:30 p.m.

Board Closed Session

Consultation with staff personnel, consultants, attorneys, or other persons in connection with pending or potential litigation.

Upcoming Events	Lively Arts for Little Ones Presents Mr. Boom Boom	Friday, October 17th, 10:30am to 11:15 am
	Jazz in the Mills Holiday Extravaganza featuring Lenny Robinson and the Jazz All-Stars	Sunday, December 7th, 5 pm to 8:30 pm

DRAFT

ATTACHMENT C

Oakland Mills Team Member Liaison

EXCITING WAYS WE ARE SERVING OUR COMMUNITY

Columbia Association

Oakland Mills

Program Highlights:

- The CP&S Group Fitness Team launched a successful outdoor community yoga class on Mondays at Wilde Lake Barn, averaging 45 participants per session. Due to strong attendance, the program will continue through October 27, with indoor space at the Barn available in case of inclement weather.

- On September 29th the Athletic Club hosted a Fall Prevention & Gait Analysis event, open to both members and the community. Experts from the University of Maryland Medical System and Dr. Bross from CA's Medical Advisory Board led the discussion and demonstrations, complemented by light refreshments for attendees.

Oakland Mills

Program Highlights:

- Customer Care handled 3,294 calls, 1,069emails, and 453 walk-ins in September. The 2025-26 CA Points Program launched with over 900 kids enrolled—the largest participation since pre-COVID.
- As we wrapped up the fifth week of school, SAS successfully supported its first early closing day on September 17 and hosted the first Schools Closed Full Day program on September 23. During the full-day program, the older children went on a fieldtrip to Jug Bay Wetlands Sanctuary, where they explored the forest and wetlands while learning about human impact on ecosystems.
- Tavia Patusky, CA's Wellness and Fitness Director, represented CA at the Annual Physical Activity Alliance Symposium in Alexandria, Virginia on September 11. She joined over 100 leaders from healthcare, education, and public health fitness and policy-making sectors to explore strategies promoting physical activity.

Oakland Mills

Construction Highlights:

- Capital Improvements completed the replacement of play area KC24 in Kings Contrivance and is replacing and upgrading the play area (LR03) in Long Reach, in accordance with the cluster play area policy.

Oakland Mills

Construction Highlights:

- The dredging of Lake Kittamaqundi will begin this month and will take four months to complete. This major capital project requires coordination with stakeholders across the community and CA.
- Construction will begin on the new Lakefront Bandshell with a groundbreaking ceremony to be held on October 7th.

Oakland Mills

Construction Highlights:

- Even though the warm weather is fading, Fall is the perfect time for landscape projects. Open Space Operations will be planting trees this Fall throughout Open Space and at the Facilities. Fall landscape improvement projects are underway at various facilities, Village Centers, and Neighborhood Centers.
- Capital Improvements successfully completed the installation of all scheduled bridges,ensuring the work was carried out with minimal disruption to the surrounding community.
- In preparation for winter operations, Sustainability, in partnership with Howard County andthe State of Maryland, joined a regional working group for Smart Salt application.
- Construction and Facilities Management is replacing flooring in the lower-level hallways andMagnolia Room at Oakland Manor and has completed interior improvements at Stevens Forest Neighborhood Center

Oakland Mills

Organizational Highlights:

- The Sustainability team will be leading three nature walks around the community to educate residents and encourage Open Space exploration. Also, there are 15 Weed Warrior events in October where CA provides tools, supplies, and plant material to support natural resource management.

Oakland Mills

Organizational Highlights:

- Columbia Art Center is proud to host the upcoming **2025 Color Columbia Plein Air** event onSaturday, October 18, at two locations, Lake Kittamaqundi and Wilde Lake. The event will continue with a reception and sponsors' awards ceremony on Wednesday, October 22, at the Art Center.
- The Sustainability team is collaborating with Howard County on several initiatives, includingdeer management, salt reduction, water quality, tree planting, Weed Warrior training, and energy management.
- Marketing highlighted National Family Day promotions across our fitness facilities, creatingmeaningful opportunities for families and community groups to come together. This includedhosting local organizations to enjoy a skating day and organizing a complimentary skatingevent for residential partners.

Oakland Mills

CA Points of Pride:

- On Sunday, September 28, 21 Columbia Association team members participated, and more than a dozen showed up to cheer the team on in the Howard Community College 5K Challenge Race—walking and running their way to success. CA's team earned the top prize in the "Wellness" category. Columbia Association has long supported this annual event, which has raised over $1.2 million for student scholarships at HCC.

Oakland Mills

CA Points of Pride:

- On September 20th, Elianah Slotnick, Multicultural Programs Manager, coordinated our Day of Dance Lakefront Live event. We welcomed nearly 5,000 attendees to the Lakefront, where the atmosphere was electric with movement and music. Six talented local artists took the stage, captivating the crowd with dynamic performances. Throughout the afternoon, guests joined in social dances including swing, salsa, and hustle, and participated in interactive contemporary dance exercises that brought joy and connection to the community.

  We are proud to recognize Shelby Willis, our dedicated Ceramics Manager at the ArtCenter, for her exceptional leadership and tireless work in overseeing the ceramicsdepartment. Shelby expertly manages a high volume of bisque and glaze firings whileremaining a consistent and supportive presence for teachers, students, and visitors alike.Her specialized ceramics knowledge has been instrumental in resolving technicalchallenges and improving studio operations. Enrollment in classes has doubled underher guidance

Oakland Mills

CA Events:

Oakland Mills

CA Events:

Oakland Mills

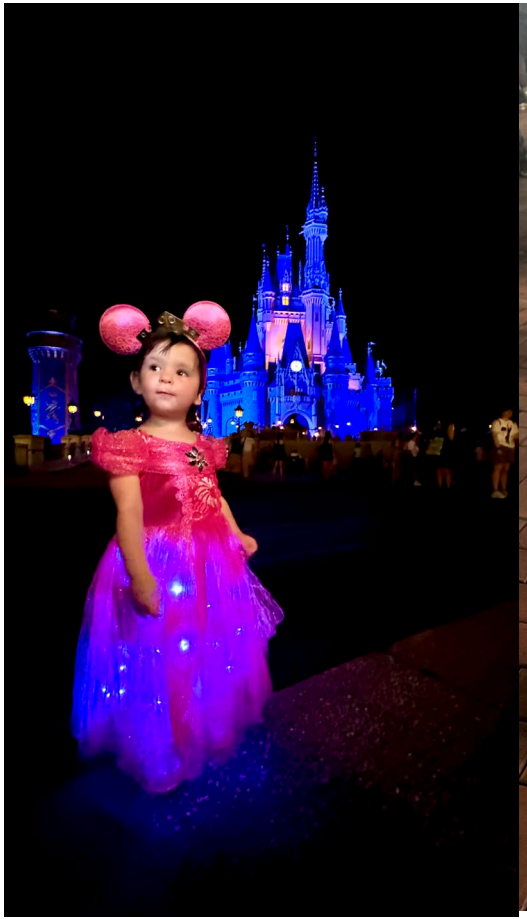
CA Events:

Oakland Mills

CA Events:

Oakland Mills

Carrie Anne:



Oakland Mills

Questions?:

Columbia
Association

ATTACHMENT D

Oakland Mills Community Association
The Other Barn ● 5851 Robert Oliver Place
Columbia, MD 21045
410-730-4610 ● oaklandmills.org

October 15, 2025

The Oakland Mills Board of Directors has compiled the following list of budget requests for the CA Conditional FY 27 budget.

OMCA Budget Requests – list is not in priority order

Excess Cash Reserves – Based on the current Management Contract, OMCA requests that CA continue to reinvest the excess 20% cash reserves back into the village that the reserves were submitted from and continue to use the funds on environmental sustainability projects. Such projects would benefit the contributing village and, due to the nature of the projects, provide environmental benefits beyond the village. Request CA continue to provide an update on past excess cash reserve money that was to fund environmental projects.

Play Area Repurposing and Redesign – Continue to fund village-based policy as passed by CA Board for Play Area Repurposing and Redesign. Recreate some existing play areas to provide recreational opportunities for all ages and for multi-generational connections.

2026 Pool Season - CA FY27 budget should include funding for CA Aquatics so that all CA lifeguards can be paid appropriate and competitive salaries; and ensure that all 23 outdoor pools can open and be fully staffed for the duration of the FY27 pool season. Fund a multi-lingual recruitment initiative. Include Play Membership to all residents in good standing for no extra charge. Conduct a study to see what it takes to make Talbott Springs Pool ADA compliant.

2nd Sheet of Ice at the Columbia Ice Rink - Add a second sheet of ice to the Columbia Ice Rink; work in partnership with Howard County to create a state-of-the art ice arena.

Preserve Tree Canopy - Please follow, per the CA Policy, for 1 to 1 tree replacement where possible. Prioritize preserving trees before removing them.

Removal of Invasive Species on Tree of Heaven - CA to focus open space invasive species removal on Tree of Heaven (ailanthus altissima) to minimize the impact that the lanternfly has on our area.

Path from Orchard Green Tot Lot to Red Branch Road - Funding for the CA portion of a proposed path from the Orchard Green tot lot to Red Branch Road. Work with the State Highway Administration and Colonial Pipeline to design and build a pedestrian/bike path from the Orchard Green tot lot along Route 108 to the light at Red Branch Road

EV Charging Stations - Funding for visible EV charging stations at the Columbia Ice Rink and CA Neighborhood Centers in Oakland Mills and at prominent locations at all CA facilities or work with Howard County and/or other entities to install through their partnership program.

More/Better Quality Bike Racks at CA Facilities - Install additional bike racks at CA facilities, avoiding wave or grid style racks which do not maximize available secure space.

Flowers for Signage at Stevens Forest Road and Broken Land Parkway – Remove rocks in front of the Oakland Mills sign at the corner of Stevens Forest Road and Broken Land Parkway and replace with flowers similar to what all other signs have.

Oakland Mills Community Association
The Other Barn ● 5851 Robert Oliver Place
Columbia, MD 21045
410-730-4610 ● oaklandmills.org

October 15, 2025

Howard County Executive Dr. Calvin Ball
George Howard Building
3430 Court House Drive
Ellicott City, MD 21043

Dear County Executive Ball:

Thank you for this opportunity to share priorities for FY27 that the Oakland Mills Community Association (OMCA) hopes to accomplish in partnership with the County. The OMCA Board of Directors has discussed and agreed to the priorities listed below. We welcome the opportunity to discuss the priorities with you, in person, and invite County Executive Ball and/or County staff to attend an Oakland Mills Board of Directors meeting.

PRIORITY LIST - priorities all are short-term and of equal importance, not listed in priority order.

SCHOOLS and EDUCATION

Deferred School Maintenance
Each year we continue to testify in support of timely funding of deferred maintenance projects for Oakland Mills Middle and Oakland Mills High School. **We are asking you to continue to include funding of long overdue deferred renovations of OMMS and OMHS More specifically, funding for OMMS must continue through occupancy for the project to be completed on time. Looking forward, we must ensure funding is available to OMHS for planning and execution of renovations.** Over $100 million in deferrals equates to health and safety repairs-including replacing an HVAC system that the school system concluded could no longer support an environment conducive to learning. Furthermore, OMHS is overcrowded and could benefit from the planned addition as classes have been moved to portables effective this school year.

This is a serious issue that needs serious attention and commitment of future collaboration between the county and the school system to ensure these long-neglected schools, which serve much higher-than-average populations of students from traditionally underrepresented backgrounds, can provide safe and healthy environments for students and teachers before another decade passes. The request to provide timely funding for deferred maintenance projects ensures that ALL schools meet the same health and safety standards and provide modern amenities to students regardless of their backgrounds.

SAFE and COMPREHENSIVE COMPLETE STREET PROJECT FOR ENTIRE LENGTH OF STEVENS FOREST ROAD

Several years ago, HC DPW approached the community to discuss two streetscape projects. While we are appreciative of the aesthetically enhanced Whiteacre Road, we are concerned that the project did not address the many safety issues that exist on Stevens Forest Road.

Members of the Oakland Mills Board and Public Space committee sent numerous letters, including videos, documenting the unsafe conditions along the entire stretch of Stevens Forest Road. Stevens Forest Road is the main road into Oakland Mills and the only main roadway in the ten villages of Columbia that have residential driveways directly on the road. Most importantly, Stevens Forest Road has four nearby schools that students walk to and from.

We have had several productive meetings with County officials who understand the issues of concern. We appreciate the recent upgrade to of a crosswalk and pedestrian refuge to connect the west side of Stevens Forest Road to the new 7-Eleven in the Village Center.. We are also thankful for the other enhancements made along the road to improve traffic and pedestrian safety. **On behalf of the community, we would like to ask for a comprehensive study of Stevens Forest Road, including and from the roundabout at Stevens Forest Rd. and Farewell Road to the intersection of Stevens Forest and Whiteacre Road to determine what other improvements are necessary.**

BLANDAIR PARK

The popularity of Blandair Park is evidenced by the number of large events held throughout the year along with the great playgrounds and ball fields. However, the Oakland Mills community often feels the burden of the popularity of the park and does not receive all the benefits it could from having this great amenity in our cOMmunity.

Oakland Mills supports the park and our schools provide the county accessory playing fields and parking for Blandair events. This places additional burden on residents of Oakland Mills via increased traffic on roads like Kilimanjaro as well as increased street parking at the overflow events. We are asking the County to help support the Oakland Mills village merchants in the same spirit that our community supports the large-scale events that draw thousands to Blandair.

As the park continues to grow, parking has become a significant issue, and the Oakland Mills community often feels the brunt of this burden. **We propose capital project funding for an environmentally friendly parking project in the existing Blandair Park. This would include parking that goes up instead of out and utilizes space already paved for parking rather than paving over more land. A garage like the parking garage at Roger Carter Community Center could meet such a requirement. We also propose that in the interim, other parking lots in the area that are not being used on weekends, such as the Howard County Courthouse parking garage and the area Park and Ride lots, be utilized for parking to include a shuttle bus to Blandair. This shuttle could be free to those who use it, but the cost**

could be included in the fee for use of the fields so there would be no additional charge to the County. This would spread the cost and burden of large events to those who participate in and patronize them rather than onto the residents of Oakland Mills who live near the park or are affected by increased runoff caused by impervious surfaces.

Thank you for providing the opportunity to present our priorities and thank you and your team for making our County such a great and "happy" place to live, work, and play.

Sincerely,

Oakland Mills Board of Directors

Manager's Report
Oakland Mills Community Association
September 23, 2025

Audit

- Review and Approve Audit 2025 Draft Reports.

Event Update

- "Taming the Bamboo" was held on September 24th and had about 15 attendees. It went well. The presentation and additional information from the presentation are both available on the Oakland Mills website.
- The Fall Festival was a huge success. It was a beautiful day, and many people came out to enjoy all the festival had to offer. Thank you, Amy, for a great event! Thank you to all of you who volunteered to help and to those of you who stopped by. Thank you to everyone who helped to make it a success. Some pictures from the day can be found on the Oakland Mills Village Facebook page.
- Oakland Mills hosted another successful tree giveaway October 7-9. 40 trees were given out to residents.
- The New Resident/Volunteer Dinner invites have gone out to volunteers and new residents. The dinner will be held on Monday, November 3rd. The theme this year is BBQ, Beverages, and Bingo.
- Lively Arts for Little Ones will have its first performance of the season this Friday, October 17th at 10:30 am featuring Mr. Boom Boom. Tickets are on sale at Eventbrite and will be on sale on the day of the event.
- Jazz in the Mills Holiday Extravaganza will be held on Sunday, December 7th at 5 pm. Tickets are $80 and are on sale on Eventbrite and at The Other Barn. Ticket purchase includes performance and a buffet dinner.

Allocation Formula

- A meeting was held on October 1st. Renee from River Hill is collecting information from CA and Village Managers to put together a spreadsheet to look at numbers of each village and compare. The next meeting date has not yet been decided.

Sustainability Funds – Tree Planting

- Danielle Tyeryar, Sustainability Manager from CA, has forwarded information regarding dates for the community tree planting. An email will go out to the OM community this week to elicit community participation. The tree planting will take place on Friday, November 14th and Sunday, November 16th from 9 am to 12 pm near the Stevens Forest Pool.

Misc.

- I met with Fred Cartwright, CA Construction and Facility Manager, who is working on short term and long-term master plans for renovations to all CA Facilities. We discussed potential projects for The Other Barn and for Talbott Springs Neighborhood Center.
- Tomorrow, October 15th, is the last day to submit OMCA donation requests. No late requests will be accepted.

Please note I will be out of the office Friday, October 17th and Monday, October 20th.

ATTACHMENT G

Oakland Mills Community Association, Inc.
Statement for Meeting in Closed Session

LOCATION: HYBRID
THE OTHER BARN
5851 ROBERT OLIVER PLACE
COLUMBIA, MD 21045

DATE: 10/14/2025

TIME: 8:15

MOTION BY: Andrew Fried

SECONDED BY: Daniel Pierce

VOTE TO CLOSE SESSION:

BOARD MEMBER	AYE	NAY	ABSTAIN	ABSENT
Jonathan Edelson, Board Chair	✓			
William McCormack, Board Vice-chair	✓			✓
Andrew Mark Fried, AC Chair	✓			
Paulette Pettiford-Thomas	✓			
Dr. Daniel Pierce	✓			

REASON(S) FOR MEETING IN CLOSED SESSION

Pursuant to Maryland Home Owners Association Act the Oakland Mills Community Association Board of Directors voted to meet in closed session or adjourn an open session to a closed session in order to:

(1)		Discuss matters pertaining to employees and personnel;
(2)		Protect the privacy or reputation of individuals in matters not related to homeowners association's business;
(3)		Consultation with legal counsel;
(4)	✓	Consultation with staff personnel, consultants, attorneys, or other persons in connection with pending or potential litigation;
(5)		Investigative proceedings concerning possible or actual criminal misconduct;
(6)		Consideration of the terms or conditions of a business transaction in the negotiation stage if the disclosure could adversely affect the economic interests of the homeowners association;
(7)		Compliance with a specific constitutional, statutory, or judicially imposed requirement protecting particular proceedings or matters from public disclosure;
(8)		Or an individually recorded affirmative vote of two-thirds of the board or committee members present, some other exceptional reason so compelling as to override the general public policy in favor of open meetings.

TOPICS TO BE DISCUSSED:
5429 Wolf River Lane - CA letter. Motion passed 4-0-0

TIME CLOSED SESSION BEGAN: 8:16pm

TIME CLOSED SESSION ENDED: 8:19pm

PERSONS PRESENT DURING CLOSED SESSION:
Carpenter, Warren, Edelson, Emery, Pierce, Fried, Pettigrew Thomas

UPON RETURN TO OPEN SESSION, ANNOUNCE OUTCOME OF CLOSED SESSION (e.g. specific action taken, results of vote, no action taken):
Referral of property to CA for covenant non-compliance.

SIGNATURE OF PRESIDING OFFICER