



**oakland mills**  
we value connections

# Oakland Mills Community Association Village Board Meeting Minutes

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

**Board Members:** Jonathan Edelson, Chair ~ Lynn-Steven Engelke, Architectural Committee Chair  
Bill McCormack Jr., Vice-chair ~ Rebecca Bryant ~ Larry Pretlow II ~ Paul Verchinski  
Bageshwar Verma ~ Virginia (Ginny) Thomas, Columbia Council Representative

**August 25, 2020**

**Link to YouTube recording of the August 11, 2020 OMCA Board Meetings:**

[https://www.youtube.com/watch?v= Bfww02UITk](https://www.youtube.com/watch?v=Bfww02UITk)

## **OMCA Regular Board Meeting**

This meeting was conducted via Zoom remote virtual conferencing due to the Covid-19 pandemic.

**Mr. Edelson** called the regular meeting of the OMCA Board of Directors to order at 7:05 p.m.

**Present:** Jonathan Edelson, Board Chair; Bill McCormack (arrived 7:14 p.m.), Board Vice-chair; Lynn Engelke, Architectural Committee Chair; Ginny Thomas, Columbia Council Representative; Larry Pretlow (arrived 7:06 p.m. but could only be present for a few minutes due to technical difficulties); Paul Verchinski; Bageshwar Verma; Sandy Cederbaum, Village Manager; Amy Carpenter, Administrative Assistant

**Absent:** Rebecca Bryant

**Quorum Present:** Yes

**Also Present:** see resident list; Howard County Council District 2 Aide Ashley Alston

## **Opening of Meeting**

- **Ms. Thomas** motioned to approve the August 11, 2020 OMCA Board meeting minutes (ATTACHMENT A). **Mr. Verma** seconded, and the motion passed (4-0-0).
- **Ms. Thomas** motioned to approve the August 28, 2020 OMCA Board meeting agenda (ATTACHMENT B). **Ms. Engelke** seconded, and the motion passed (5-0-0).

## **Old Business**

### ***FY21 Second Revised OMCA Budget Discussion***

**Ms. Cederbaum** reviewed the FY21 OMCA Budget (ATTACHMENT C) and listed one major revision, inclusion of a Covid-related grant from the Maryland Small Business Association.

**Mr. Edelson** motioned to accept the second revision of the FY21 OMCA Budget with the addition of the \$10,000 grant. **Ms. Engelke** seconded, and the motion passed (4-0-1).

### ***FY22 CA Budget Request***

**Mr. Edelson** reviewed changes made by the Board to OMCA's CA Budget Request (ATTACHMENT D). **Mr. McCormack** motioned to approve OMCA's CA FY22 Budget Request as written. **Mr. Edelson** seconded, and the motion passed (5-0-0).

## **Board Chair Report**

**Mr. Edelson** reported that CA Board Chair Andrew Stack and CA President Milton Matthews would be meeting with the village board chairs on August 27th for a second meeting discussing CA/villages finances.

**Mr. Edelson** related an ongoing issue regarding an in-home business. A discussion ensued. The Board agreed that Mr. Edelson could contact the State regarding the issue.

### **CCR Report**

**Ms. Thomas** reported that the CA ice rink, roller rink, and certain facilities at Supreme Sports Club were open only for organizations, not the general public, in order to limit Covid-19 risk.

**Ms. Thomas** reported on progress with the opening and registration of CA full-day and partial day childcare programs.

**Ms. Thomas** discussed a recent online public report from the consultant for Howard County's General Plan regarding affordable housing. She and other Board members expressed concern that the consultant's recommendations would further centralize affordable housing in east Columbia and further exacerbate issues that Columbia residents were already facing. **Mr. McCormack** encouraged Board members and residents to attend future community engagement meetings and make their voices heard.

### **Village Manager Report**

**Ms. Cederbaum** referred to OMCA's FY21 1<sup>st</sup> Quarter Financials, which were shared earlier in the meeting.

**Mr. Edelson** motioned to accept the OMCA FY21 1<sup>st</sup> Quarter Financials. **Mr. McCormack** seconded, and the motion passed (5-0-0).

**Ms. Cederbaum** discussed improvements that CA would be making to The Other Barn in September. She also reported on exterior alteration applications and the RAC committee.

### **Committee Reports**

#### *Architecture Committee*

**Ms. Engelke** commented on the excellent quality of the exterior alteration applications that the RAC had received. She commended Ms. Cederbaum, OMCA Events & Facilities Coordinator Brigitta Warren, and OMCA Covenant Advisor Karina Caico for their hard work on covenant-related issues and applications.

**Ms. Engelke** and the Board discussed replacement of County trees. **Ms. Thomas** recommended having a County representative attend a Board meeting to discuss the County's process for removing and replacing trees. In addition, it was suggested that a CA representative discuss their tree replacement program.

### **Board Bulletin Board**

**Mr. Verchinski** discussed Howard County Parks & Recreation's 2020 tree giveaway. A discussion ensued. **Mr. Edelson** asked about residents planting trees in cul-de-sacs and whose responsibility those trees would be.

**Mr. Edelson** adjourned the regular OMCA Board meeting at 8:20 p.m.

Respectfully submitted: Amy Carpenter, Administrative Assistant



**oakland mills**  
we value connections

# Oakland Mills Community Association Village Board Meeting Minutes

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

**Board Members:** Jonathan Edelson, Chair ~ Lynn-Steven Engelke, Architectural Committee Chair  
Bill McCormack Jr., Vice-chair ~ Rebecca Bryant ~ Larry Pretlow II ~ Paul Verchinski  
Bageshwar Verma ~ Virginia (Ginny) Thomas, Columbia Council Representative

**August 11, 2020**

**Link to YouTube recording of the August 11, 2020 OMCA Architectural Committee and Board Meetings:** <https://www.youtube.com/watch?v=LYBOsyHZ1Zw>

## **OMCA Architectural Committee Appeal**

This meeting was conducted via Zoom remote virtual conferencing due to the Covid-19 pandemic.

**Ms. Engelke** called the meeting of the Architectural Committee to order at 6:31 p.m.

**Present:** Lynn Engelke, Architectural Committee Chair; Jonathan Edelson, OMCA Board Chair; Bill McCormack Jr., OMCA Board Vice-chair; Rebecca Bryant; Paul Verchinski

Also Present: RAC members Michael Vaughn, David Smith, Jerome Rollerson  
Property Owners: Mr. and Mrs. Flynn

**Absent:** Larry Pretlow, Bageshwar Verma

**Quorum Present:** yes

**Ms. Engelke** reviewed the composition of the committee and the purpose of the meeting, which was to review an appeal of a denied application for installation of an asphalt driveway at 5072 Bucketpost Court. Resident Architecture Committee members Michael Vaughn and David Smith presented the RAC recommendation.

**Ms. Engelke** asked the owners of 5072 Bucketpost Court for the reason for their appeal.

The AC members asked questions of the applicants. A discussion ensued. The owners' realtor also spoke.

**Mr. Verchinski** motioned to uphold the decision of the Residential Architecture Committee and the Architectural Committee Chair. **Ms. Engelke** seconded, and the motion failed (2-3-0). The application was approved as submitted.

**Ms. Engelke** adjourned the meeting of the OMCA Architectural Committee at 7:08 p.m.

## **OMCA Regular Board Meeting**

This meeting was conducted via Zoom remote virtual conferencing due to the Covid-19 pandemic.

**Mr. Edelson** called the regular meeting of the OMCA Board of Directors to order at 7:09 p.m.

**Present:** Jonathan Edelson, Board Chair; Bill McCormack, Board Vice-chair; Lynn Engelke, Architectural Committee Chair; Ginny Thomas, Columbia Council Representative; Rebecca Bryant; Paul Verchinski; Sandy Cederbaum, Village Manager; Amy Carpenter, Administrative Assistant

**Absent:** Larry Pretlow, Bageshwar Verma

**Quorum Present:** Yes

**Also Present:** see resident list; Councilmember Opel Jones' Special Assistant Michael Harris and District 2 Aide Ashley Alston

### **Opening of Meeting**

- **Ms. Bryant** motioned to approve the July 28, 2020 OMCA Board meeting minutes (ATTACHMENT A). **Ms. Engelke** seconded, and the motion passed (5-0-0).
- **Mr. McCormack** motioned to approve the August 11, 2020 OMCA Board meeting agenda (ATTACHMENT B). **Mr. Verchinski** seconded, and the motion passed (5-0-0).

### **Old Business**

#### ***FY21 Revised OMCA Budget Discussion***

**Ms. Cederbaum** reviewed the adjustments made to the Revised FY21 OMCA Budget (ATTACHMENT C) and the loss in revenue compared to the same time the previous year. A discussion ensued. **Mr. Edelson** motioned to adopt the FY21 OMCA Budget as revised and presented. **Mr. McCormack** seconded, and the motion passed (5-0-0).

#### ***FY22 CA Budget Request***

**Ms. Cederbaum** reviewed OMCA's CA FY21/22 Budget Testimony (ATTACHMENT D). A discussion ensued. **Ms. Cederbaum** said she would send the revised budget testimony to the board members for review. The Board agreed to bring back the issue for a discussion and/or vote at the next board meeting.

### **Board Chair Report**

**Mr. Edelson** reported that CA Board Chair Andrew Stack and CA President Milton Matthews requested a meeting with the village board chairs. The meeting was scheduled for August 27<sup>th</sup>.

**Mr. Edelson** reported that he and Ms. Cederbaum met with the Howard County Mediation and Conflict Resolution Center. Because not enough interest was shown, the Center said it would not proceed with an engagement with the Board at this time. **Mr. Edelson** asked that if any board members were interested to send their information to Ms. Cederbaum.

**Mr. Edelson** reported on the effectiveness of the new "no parking" signs that the County had installed on Stevens Forest Road near White Acre Road and thanked Councilmember Jones and his staff.

**Ms. Cederbaum** reported on a letter from Councilmember Opel Jones' Special Assistant Michael Harris detailing the County's intent to remove dead trees on Clearsmoke Court and Wandering Way.

### **Board Chair Report**

**Mr. Edelson** reported that he had contacted the Chief of Howard County DPW Bureau of Highways Kris Jagarapu about dead trees throughout Oakland Mills, especially those located at the gateway to the village center. Mr. Jagarapu responded that there were prioritization issues due to Covid-19 and that he would get back about the tree issues at a later date. However, he would look into the specific area of Thunder Hill Road's Oak

tree removal issues. Stumps remained and this look did not convey a welcoming “gateway” look to the village center.

### **CCR Report**

**Ms. Thomas** reported on the cost of improvements that CA would soon make to The Other Barn. She also reported that Supreme Sports Club was trying to open 2-hour drop-off childcare. She said that CA was pursuing before and after school childcare and also wanted to work with Howard County Parks and Recreation on before and after school care.

### **Village Manager Report**

**Ms. Cederbaum** gave an update on facilities during Covid-19. She said that The Other Barn was once again open for limited tours by appointment only and explained safety measures that were being employed for the tours.

**Ms. Cederbaum** gave an update on exterior alteration applications and letters of compliance.

**Ms. Cederbaum** reported on OMCA’s FY20 4<sup>th</sup> Quarter Financials (ATTACHMENT E), which had been revised by OMCA’s accountant. **Mr. Edelson** motioned to approve the revised OMCA FY20 4<sup>th</sup> Quarter Financials. **Mr. McCormack** seconded, and the motion passed (5-0-0).

### **Committee Reports**

#### *Architecture Committee*

**Ms. Engelke** thanked Ms. Cederbaum and Ms. Warren for their work on the exterior alterations applications. She reported on the quality of the projects and the applications.

#### **Board Bulletin Board**

**Mr. Verchinski** reported on the state of the BWI Roundtable committee.

**Mr. McCormack** discussed complaints that had been made about the hillside on Thunder Hill Road behind Oakland Mills High School. **Mr. Edelson** said that the school district was responsible for the hillside and had been willing to work on improving it based on a meeting he held with them last fall, but the issue had been delayed due to Covid-19.

**Ms. Thomas** congratulated the Board on its choice of Mr. Verchinski to serve on the CA committee established to focus on upcoming revisions to the Howard County General Plan.

**Ms. Cederbaum** spoke about issues with mail forwarding from The Other Barn.

**Mr. Edelson** thanked the staff for their work during Covid-19. He also said the schools’ summer meal program had been extended through August 28<sup>th</sup> and encouraged board members and residents to share this news and information about the schools’ free and reduced meals program (FARM) with those in need, given financial conditions during Covid-19.

**Mr. Edelson** adjourned the regular OMCA Board meeting at 8:31 p.m.

Respectfully submitted: Amy Carpenter, Administrative Assistant



**oakland mills**  
we value connections

**Oakland Mills Community Association  
Village Board**

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

**Board Members:** Jonathan Edelson, Chair; Bill McCormack Jr., Vice-Chair

Lynn-Steven Engelke, Architecture Committee Chair;

Rebecca Bryant, Larry Pretlow II, Paul Verchinski, Bageshwar Verma

**Columbia Council Representative:** Virginia (Ginny) Thomas

**Oakland Mills Board of Directors Meeting  
Tuesday, August 25, 2020 – 7 p.m.**

**Oakland Mills Community Association is inviting you to a scheduled Zoom meeting.**

Topic: Oakland Mills Board of Directors Meeting

Time: Aug 25, 2020 07:00 PM Eastern Time (US and Canada)

**Join Zoom Meeting**

<https://us02web.zoom.us/j/86421514222>

Meeting ID: 864 2151 4222

One tap mobile

+13017158592,,86421514222# US (Germantown)

Dial by your location

+1 301 715 8592 US (Germantown)

Meeting ID: 864 2151 4222

Find your local number: <https://us02web.zoom.us/u/kv12jjK5m>

**Oakland Mills Community Association is inviting you to a scheduled Zoom meeting.**

**You may join the meeting beginning at 6:50 p.m.** You will be placed in a “waiting room” and zoom host will admit. All participant’s audio will be muted upon “entry”. Please note that you will be required to upgrade the zoom application to 5.0 and if you have not already done so you will be required to before entry to our meeting. There is not cost involved.

**7:00 p.m.**

**Opening of meeting**

Approve Minutes from August 11, 2020 Board Meeting

Approve Agenda for August 25, 2020 Board Meeting

**7:05 p.m.**

**Resident Remarks, 3-minute remarks (10 min)**

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.**

**OLD BUSINESS (15 min)**

**FY 21 1<sup>ST</sup> Quarter Revised Budget (2<sup>nd</sup> revision) (5 min)**

**FY22 CA Budget Request Discussion, OM Board (10 min)**

- 7:30 p.m.**                    **Board Chair Report**, Jonathan Edelson (10min)
- 7:40 p.m.**                    **Columbia Council Rep. Report**, Virginia (Ginny) Thomas (10 min)  
**Vice-Chair of the Columbia Association Board of Directors**  
Child Care Discussion/Update  
Update of CA's financial situation and opening of facilities.
- 7:50 p.m.**                    **Village Manager Report**, Sandy Cederbaum (10 min)  
FY21 1<sup>st</sup> Quarter Financial Statement, discussion/vote to accept  
Current facility and operations update, financial update
- 8:00 p.m.**                    **Committee Reports**  
**Architecture**, Lynn Engelke, Chair (5 min)
- 8:05 p.m.**                    **Board Bulletin Board** (10 min)
- 8:15 p.m.**                    **Adjourn**

OAKLAND MILLS COMMUNITY ASSOCIATION

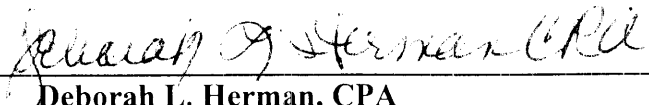
FINANCIAL STATEMENTS  
FY21 QUARTER 1

APPROVALS:

Chairperson \_\_\_\_\_ Date \_\_\_\_\_  
Jonathan Edelson

Village Manager \_\_\_\_\_ Date \_\_\_\_\_  
Sandy Cederbaum

PREPARED BY:

 \_\_\_\_\_ Date 8/20/2020  
Deborah L. Herman, CPA



Input cells

Village: Oakland Mills  
 Fiscal Year: FY21  
 Quarter: 1  
 Date Prepared: 20-Aug-20

**STATEMENTS OF FINANCIAL POSITION**  
**May 1 - July 31**

<u>ASSETS</u>	<u>FY21</u>	<u>FY20</u>	<u>Variance</u>
<b>CASH AT END OF PERIOD:</b>			
Cash (Petty Cash)	100	100	0
Cash (Checking Accounts)	147,582	125,092	22,490
Cash (Savings Accounts)	67,880	201,259	(133,379)
Short term investments	20,569	20,507	61
<b>Total Cash and Investments</b>	<b>236,131</b>	<b>346,958</b>	<b>(110,827)</b>
Accounts Receivable	877	1,125	(248)
Loan Receivable	0	0	0
Prepaid Expenses	50	0	50
Inventory	0	0	0
<b>Other Current Assets</b>	<b>927</b>	<b>1,125</b>	<b>(198)</b>
Furniture, Fixtures and Leasehold Improvements	108,510	107,041	1,469
Accumulated Depreciation	(98,190)	(94,886)	(3,304)
<b>Net Furniture and Fixtures</b>	<b>10,320</b>	<b>12,155</b>	<b>(1,835)</b>
<b>TOTAL ASSETS</b>	<b>247,378</b>	<b>360,239</b>	<b>(112,861)</b>
<u>LIABILITIES AND NET ASSETS</u>			
Accounts Payable	7,339	1,266	6,073
Amount Payable to CA for excess cash reserves	534	0	534
Security Deposits	13,865	21,665	(7,800)
Sales Tax	0	0	0
Deferred Revenue - CA	0	96,524	(96,524)
Deferred Revenue - Other	1,754	575	1,179
Accrued Liabilities - Payroll	6,758	10,886	(4,128)
Accrued Liabilities - Other	22,108	20,998	1,110
Long Term Debt Due Within 1 Year	0	0	0
<b>Subtotal - Short Term Liabilities</b>	<b>52,358</b>	<b>151,914</b>	<b>(99,556)</b>
Long Term Debt Due After 1 Year	0	0	0
<b>Unrestricted Net Assets:</b>			
Beginning of year	163,826	140,474	23,352
Increase/(Decrease) in Unrestricted Net Assets for Year	31,195	67,850	(36,655)
<b>Net Assets - Year-to-Date</b>	<b>195,020</b>	<b>208,324</b>	<b>(13,304)</b>
<b>TOTAL LIABILITIES &amp; NET ASSETS</b>	<b>247,379</b>	<b>360,239</b>	<b>(112,860)</b>

Village: Oakland Mills  
 Fiscal Year: FY21  
 Quarter: 1  
 Date Prepared: 20-Aug-20

**SUMMARY STATEMENTS OF ACTIVITIES**  
**May 1 - July 31**

	<u>Actual Quarter</u>	<u>YTD Actual</u>	<u>YTD Budget</u>	<u>Variance</u>	<u>YTD Prior Year</u>
<b><u>REVENUES</u></b>					
1 CA Annual Charge Share	92,947	92,947	92,947	0	106,645
2 Lease & Rental	650	650	650	0	96,849
3 Tuition & Enrollment	0	0	0	0	0
4 Interest	15	15	15	0	15
5 Special Events	0	0	0	0	6,554
6 Fees	58	58	0	58	112
7 Miscellaneous	920	920	920	0	682
8 Gain/loss on Disposal of Asset	0	0	0	0	0
Total Revenue	<u>94,591</u>	<u>94,591</u>	<u>94,532</u>	<u>58</u>	<u>210,857</u>
<b><u>EXPENSES</u></b>					
9 Staff Salaries	39,432	39,432	39,432	(0)	77,054
10 Janitorial Wages	0	0	0	0	1,341
11 Contract Labor	0	0	0	0	58
12 Payroll Benefits	4,842	4,842	4,842	(0)	13,983
13 Payroll Taxes	2,512	2,512	2,512	(0)	6,075
14 Janitorial Expense	2,986	2,986	2,986	(0)	11,500
15 Fees	1,548	1,548	1,542	6	2,628
16 Operating Expenses	2,183	2,183	2,184	(1)	841
17 Business Expenses	0	0	0	0	245
18 Insurance	1,640	1,640	1,640	0	3,440
19 Advertising	1,602	1,602	1,600	2	1,335
20 Newsletter	0	0	0	0	3,760
21 Other Printing	0	0	0	0	57
22 Donations/Contributions	0	0	0	0	0
23 Special Events	0	0	0	0	5,688
24 Taxes	0	0	0	0	0
25 Utilities	4,272	4,272	4,273	(1)	8,702
26 Repairs & Maintenance	1,770	1,770	1,770	(0)	5,451
27 Furniture & Fixtures	0	0	0	0	0
28 Total Expenses Before Depreciation	<u>62,785</u>	<u>62,785</u>	<u>62,781</u>	<u>4</u>	<u>142,158</u>
29 Depreciation	611	611	611	0	849
30 Total Expenses	<u>63,396</u>	<u>63,396</u>	<u>63,392</u>	<u>4</u>	<u>143,007</u>
Increase/(Decrease) in Unrestricted Net Assets	<u>31,195</u>	<u>31,195</u>	<u>31,140</u>	<u>54</u>	<u>67,850</u>

Input cells

Village: Oakland Mills  
 Fiscal Year: FY21  
 Quarter: 1  
 Date Prepared: 20-Aug-20

DETAILED STATEMENTS OF ACTIVITIES  
 May 1 - July 31

	Actual Quarter	YTD Actual	YTD Budget	Variance	YTD Prior Year
<b>REVENUES</b>					
1 CA Annual Charge Share					
A. CA Base Annual Charge Share	92,947	92,947	92,947	0	106,645
B. CA Medical Reimbursement	85,959	85,959	85,959	(0)	89,654
C. Other CA Reimbursement	6,613	6,613	6,613	0	6,495
D. Payment to CA for excess cash reserves	375	375	375	0	375
2 Lease & Rental	0	0	0	0	10,121
A. Room Rentals	650	650	650	0	96,849
B. Leases	100	100	100	0	90,904
C. Retained Deposits	550	550	550	0	2,380
3 Tuition & Enrollment	0	0	0	0	3,565
A. Classes	0	0	0	0	0
B. Camps	0	0	0	0	0
C. Other	0	0	0	0	0
4 Interest	0	0	0	0	0
5 Special Events	15	15	15	0	15
6 Fees	0	0	0	0	6,554
A. Copier	58	58	0	58	112
B. Late Fees	0	0	0	0	8
C. Postage	8	8	0	8	0
D. Notary	0	0	0	0	0
E. Other	0	0	0	0	45
7 Miscellaneous	50	50	0	50	59
A. Sales	920	920	920	0	682
B. Newsletter Ads	920	920	920	0	682
C. Catering/Food Service	0	0	0	0	0
D. Other	0	0	0	0	0
8 Gain/loss on Disposal of Asset	0	0	0	0	0
	0	0	0	0	0
<b>Total Income</b>	<b>94,591</b>	<b>94,591</b>	<b>94,532</b>	<b>58</b>	<b>210,857</b>

Village: Oakland Mills  
 Fiscal Year: FY21  
 Quarter: 1

DETAILED STATEMENTS OF ACTIVITIES  
 May 1 - July 31

<u>EXPENSES</u>	<u>Actual Quarter</u>	<u>YTD Actual</u>	<u>YTD Budget</u>	<u>Variance</u>	<u>YTD Prior Year</u>
9 Staff Salaries	39,432	39,432	39,432	(0)	77,054
10 Janitorial Wages	0	0	0	0	1,341
11 Contract Labor	0	0	0	0	58
12 Payroll Benefits	4,842	4,842	4,842	(0)	13,983
13 Payroll Taxes	2,512	2,512	2,512	(0)	6,075
14 Janitorial Expense	2,986	2,986	2,986	(0)	11,500
A. Cleaning Service	2,671	2,671	2,671	0	7,515
B. Setup & Breakdown	0	0	0	0	3,004
C. Floors, Carpets and Windows	0	0	0	0	0
D. Supplies	315	315	315	(1)	981
15 Fees	1,548	1,548	1,542	6	2,628
A. Accounting	1,010	1,010	1,010	0	885
B. Legal	0	0	0	0	0
C. Performance	0	0	0	0	0
D. Audit	0	0	0	0	0
E. Web	0	0	0	0	0
F. Other	538	538	532	6	1,743
16 Operating Expenses	2,183	2,183	2,184	(1)	841
A. Office Supplies	40	40	40	0	33
B. Program Supplies	0	0	0	0	543
C. Cost of Goods Sold	60	60	60	0	100
D. Postage	44	44	44	0	65
E. Staff Development	0	0	0	0	100
F. Catering/Food Service	0	0	0	0	0
G. Other	2,039	2,039	2,040	(1)	0
17 Business Expenses	0	0	0	0	245
A. Mileage	0	0	0	0	126
B. Food (Business Meals)	0	0	0	0	118
C. Other	0	0	0	0	0
18 Insurance	1,640	1,640	1,640	0	3,440
19 Advertising	1,602	1,602	1,600	2	1,335
20 Newsletter	0	0	0	0	3,760
21 Other Printing	0	0	0	0	57
22 Donations/Contributions	0	0	0	0	0
23 Special Events	0	0	0	0	5,688
24 Taxes	0	0	0	0	0
25 Utilities	4,272	4,272	4,273	(1)	8,702
A. Gas & Electric	3,359	3,359	3,360	(1)	7,522
B. Water & Sewer	0	0	0	0	335
C. Telephone	913	913	913	0	844
26 Repairs & Maintenance	1,770	1,770	1,770	(0)	5,451
A. Building	1,188	1,188	1,188	(0)	4,279
B. Equipment	582	582	582	0	1,172
C. Rental	0	0	0	0	0
D. Vandalism	0	0	0	0	0
E. Other	0	0	0	0	0
27 Furniture, Fixtures and Equipment	0	0	0	0	0
28 Total Expenses Before Depreciation	62,785	62,785	62,781	4	42,158
29 Depreciation	611	611	611	0	849
30 Total Expenses	63,396	63,396	63,392	4	143,007
<b>Increase/(Decrease) in Unrestricted Net Assets</b>	<b>31,195</b>	<b>31,195</b>	<b>31,140</b>	<b>54</b>	<b>67,850</b>

Village:  
 Fiscal Year:  
 Date Prepared:

Oakland Mills  
 FY21  
 20-Aug-20

BUDGET SPREADSHEET BY QUARTER

	1st Quarter 2021_Revised	2nd Quarter 2021_Revised	3rd Quarter 2021_Revised	4th Quarter 2021_Revised	Annual Budget 2021_Revised
<b>REVENUES</b>					
1 CA Annual Charge Share	<b>92,947</b>	<b>92,128</b>	<b>77,097</b>	<b>77,097</b>	<b>339,269</b>
A CA Base Annual Charge Share	85,959	85,140	70,109	70,109	311,318
B CA Medical Reimbursement	6,613	6,613	6,613	6,613	26,452
C Other CA Reimbursement	375	375	375	375	1,499
D Payment to CA for excess cash reserves	0	0	0	0	0
2 Lease & Rental	<b>650</b>	<b>3,400</b>	<b>7,475</b>	<b>7,475</b>	<b>19,000</b>
A. Room Rentals	100	100	3,400	3,400	7,000
B. Leases	550	3,300	4,075	4,075	12,000
C. Retained Deposits	0	0	0	0	0
3 Tuition & Enrollment	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
A. Classes	0	0	0	0	0
B. Camps	0	0	0	0	0
C. Other	0	0	0	0	0
4 Interest	<b>15</b>	<b>15</b>	<b>15</b>	<b>15</b>	<b>60</b>
5 Special Events	<b>0</b>	<b>0</b>	<b>100</b>	<b>100</b>	<b>200</b>
6 Fees	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>
A. Copier	0	0	0	0	0
B. Late Fees	0	0	0	0	0
C. Postage	0	0	0	0	0
D. Notary	0	0	0	0	0
E. Other	0	0	0	0	0
7 Miscellaneous	<b>920</b>	<b>10,360</b>	<b>360</b>	<b>360</b>	<b>12,000</b>
A. Sales	920	360	360	360	2,000
B. Newsletter Ads	0	0	0	0	0
C. Catering/Food Service	0	0	0	0	0
D. Other	0	10,000	0	0	10,000
8 Gain/loss on Disposal of Asset	<b>0</b>	<b>0</b>	<b>200</b>	<b>200</b>	<b>400</b>
<b>Total Income</b>	<b>94,532</b>	<b>105,903</b>	<b>85,247</b>	<b>85,247</b>	<b>370,929</b>

Village:  
Fiscal Year:  
Date Prepared:

Oakland Mills  
FY21  
20-Aug-20

BUDGET SPREADSHEET BY QUARTER

	1st Quarter 2021_Revised	2nd Quarter 2021_Revised	3rd Quarter 2021_Revised	4th Quarter 2021_Revised	Annual Budget 2021_Revised
<b>EXPENSES</b>					
9 Staff Salaries	39,432	44,000	53,284	53,284	190,000
10 Janitorial Wages	0	150	150	200	500
11 Contract Labor	0	65	65	70	200
12 Payroll Benefits	4,842	8,322	9,918	9,918	33,000
13 Payroll Taxes	2,512	3,000	7,394	7,394	20,300
14 Janitorial Expense	2,986	4,854	4,855	4,905	17,600
A. Cleaning Service	2,671	3,109	3,110	3,110	12,000
B. Setup & Breakdown	0	650	650	700	2,000
C. Floors, Carpets and Windows	0	200	200	200	600
D. Supplies	315	895	895	895	3,000
15 Fees	1,542	5,905	5,905	6,648	20,000
A. Accounting	1,010	1,100	1,100	1,290	4,500
B. Legal	0	1,500	1,500	2,000	5,000
C. Performance	0	0	0	0	0
D. Audit	0	0	0	0	0
E. Web	0	830	830	840	2,500
F. Other	532	2,475	2,475	2,518	8,000
16 Operating Expenses	2,184	3,976	4,820	4,950	15,930
A. Office Supplies	40	2,320	2,320	2,320	7,000
B. Program Supplies	0	800	800	900	2,500
C. Cost of Goods Sold	60	100	100	120	380
D. Postage	44	56	900	900	1,900
E. Staff Development	0	30	30	40	100
F. Catering/Food Service	0	0	0	0	0
G. Other	2,040	670	670	670	4,050
17 Business Expenses	0	300	300	350	950
A. Mileage	0	70	70	60	200
B. Food (Business Meals)	0	80	80	90	250
C. Other	0	150	150	200	500
18 Insurance	1,640	10,860	0	0	12,500
19 Advertising	1,600	1,500	1,500	1,500	6,100
20 Newsletter	0	0	0	0	0
21 Other Printing	0	0	0	6,100	6,100
22 Donations/Contributions	0	0	750	750	1,500
23 Special Events	0	150	150	200	500
24 Taxes	0	720	0	0	720
25 Utilities	4,273	7,272	7,273	7,282	26,100
A. Gas & Electric	3,360	5,813	5,814	5,813	20,800
B. Water & Sewer	0	630	630	640	1,900
C. Telephone	913	829	829	829	3,400
26 Repairs & Maintenance	1,770	5,243	5,243	5,244	17,500
A. Building	1,188	3,937	3,937	3,938	13,000
B. Equipment	582	1,306	1,306	1,306	4,500
C. Rental	0	0	0	0	0
D. Vandalism	0	0	0	0	0
E. Other	0	0	0	0	0
27 Furniture & Fixtures	0	1,083	1,083	1,084	3,250
28 Total Expenses Before Depreciation	62,781	97,400	102,690	109,879	372,750
29 Depreciation	611	611	611	612	2,445
30 Total Expenses	63,392	98,011	103,301	110,491	375,195
Increase/(Decrease) in Unrestricted Net Assets	31,140	7,892	-18,054	-25,244	-4,266

Village: Oakland Mills  
 Fiscal Year: 2021\_Revised  
 Date Prepared: 17-Aug-20

BOARD APPROVED OPERATING BUDGET

	Budget	Budget	Estimate	Budget Variance		Current Year Est vs.	
	2021_Revised	2020	FY20	-1	tc 021_Revised	Next Year Budget	Next Year Budget
				\$	%	\$	%
<b>REVENUES</b>							
1 CA Annual Charge Share	339,269	396,216	395,841	(56,947)	-14%	(56,572)	-14%
A. CA Base Annual Charge Share	311,318	358,618	358,618				
B. CA Medical Reimbursement	26,452	25,978	25,978				
C. Other CA Reimbursement	1,499	1,499	1,124				
D. Payment to CA for excess cash reserves	0	10,121	10,121				
2 Lease & Rental	19,000	186,200	155,750	(167,200)	-90%	(136,750)	-88%
A. Room Rentals	7,000	175,000	143,500				
B. Leases	12,000	7,200	7,110				
C. Retained Deposits	0	4,000	5,140				
3 Tuition & Enrollment	0	0	0	0	#DIV/0!	0	#DIV/0!
A. Classes	0	0	0				
B. Camps	0	0	0				
C. Other	0	0	0				
4 Interest	60	15	46	45	300%	14	30%
5 Special Events	200	18,000	16,600	(17,800)	-99%	(16,400)	-99%
6 Fees	0	370	246	(370)	-100%	(246)	-100%
A. Copier	0	40	16				
B. Late Fees	0	0	0				
C. Postage	0	0	0				
D. Notary	0	200	120				
E. Other	0	130	110				
7 Miscellaneous	12,000	2,630	2,002	9,370	356%	9,998	499%
A. Sales	2,000	2,600	1,950				
B. Newsletter Ads	0	0	0				
C. Catering/Food Service	0	0	0				
D. Other	10,000	30	52				
8 Gain/loss on Disposal of Asset	400	500	500	(100)	-20%	(100)	-20%
<b>Total Income</b>	<b>370,929</b>	<b>603,931</b>	<b>570,985</b>	<b>(233,002)</b>	<b>-39%</b>	<b>(200,056)</b>	<b>-35%</b>

Village: Oakland Mills  
 Fiscal Year: 2021\_Revised

BOARD APPROVED OPERATING BUDGET

	Budget 2021_Revised	Budget FY20	Estimate FY20	Budget Variance -1 \$	to 021_Revised %	Current Year Est vs Next Year Budget \$	%
<b>EXPENSES</b>							
9 Staff Salaries	190,000	318,000	295,000	(128,000)	-40%	(105,000)	-36%
10 Janitorial Wages	500	6,000	4,020	(5,500)	-92%	(3,520)	-88%
11 Contract Labor	200	500	410	(300)	-60%	(210)	-51%
12 Payroll Benefits	33,000	44,000	42,200	(11,000)	-25%	(9,200)	-22%
13 Payroll Taxes	20,300	28,500	25,000	(8,200)	-29%	(4,700)	-19%
14 Janitorial Expense	17,600	49,700	38,010	(32,100)	-65%	(20,410)	-54%
A. Cleaning Service	12,000	25,700	25,600				
B. Setup & Breakdown	2,000	17,000	7,410				
C. Floors, Carpets and Windows	600	2,400	2,000				
D. Supplies	3,000	4,600	3,000				
15 Fees	24,000	22,680	22,460	1,320	6%	1,540	7%
A. Accounting	4,500	4,240	4,000				
B. Legal	5,000	4,000	1,180				
C. Performance	0	0	0				
D. Audit	4,000	4,000	7,700				
E. Web	2,500	3,000	900				
F. Other	8,000	7,440	8,680				
16 Operating Expenses	11,930	7,130	4,645	4,800	67%	7,285	157%
A. Office Supplies	7,000	0	0				
B. Program Supplies	2,500	3,500	1,750				
C. Cost of Goods Sold	380	380	345				
D. Postage	1,900	2,500	2,300				
E. Staff Development	100	500	100				
F. Catering/Food Service	0	0	0				
G. Other	50	250	150				
17 Business Expenses	950	2,900	3,715	(1,950)	-67%	(2,765)	-74%
A. Mileage	200	600	345				
B. Food (Business Meals)	250	1,500	3,000				
C. Other	500	800	370				
18 Insurance	12,500	12,000	9,370	500	4%	3,130	33%
19 Advertising	6,100	6,500	5,170	(400)	-6%	930	18%
20 Newsletter	0	20,000	15,000	(20,000)	-100%	(15,000)	-100%
21 Other Printing	6,100	6,500	5,230	(400)	-6%	870	17%
22 Donations/Contributions	1,500	10,000	7,686	(8,500)	-85%	(6,186)	-80%
23 Special Events	500	25,000	15,600	(24,500)	-98%	(15,100)	-97%
24 Taxes	720	720	760	0	0%	(40)	-5%
25 Utilities	26,100	29,900	26,020	(3,800)	-13%	80	0%
A. Gas & Electric	20,800	24,000	20,750				
B. Water & Sewer	1,900	2,600	1,860				
C. Telephone	3,400	3,300	3,410				
26 Repairs & Maintenance	17,500	21,000	17,690	(3,500)	-17%	(190)	-1%
A. Building	13,000	17,000	13,890				
B. Equipment	4,500	4,000	3,800				
C. Rental	0	0	0				
D. Vandalism	0	0	0				
E. Other	0	0	0				
27 Furniture & Fixtures	3,250	3,000	1,120	250	8%	2,130	190%
28 Total Expenses Before Depreciation	372,750	614,030	539,106	(241,280)	-39%	(166,356)	-31%
29 Depreciation	2,445	2,530	3,541	(85)	-3%	(1,096)	-31%
30 Total Expenses	375,195	616,560	542,647	(241,365)	-39%	(167,452)	-31%
<b>Increase/(Decrease) in Unrestricted Net Assets</b>	<b>(4,266)</b>	<b>(12,629)</b>	<b>28,338</b>	<b>8,363</b>	<b>-66%</b>	<b>(32,604)</b>	<b>-115%</b>





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

**September 10, 2020**

**CA FY FY22 Budget Requests**  
**Submitted by the Oakland Mills Board of Directors**

Good evening, I'm Jonathan Edelson, Chair of the Oakland Mills Board of Directors. Thank you for the opportunity to present Oakland Mills requests for revised CA FY22 budget. We are testifying tonight with the clear understanding of how the COVID pandemic has impacted every facet of life impacting our personal well-being, our children's schooling, everyone's physical and mental health, and the significant financial situation that we currently face.

Both village and CA's priorities have changed dramatically and we are all facing unprecedented financial constraints. We'd like to thank CA board and staff for the extreme sacrifices that you have made and for the due diligence you have shown in managing CA's current financial crisis. I am presenting our budget looking towards the future and also with health and safety priorities for FY22.

Our budget requests reflect current health and safety items and a "wish list" for when CA returns to solid financial ground.

**THE OTHER BARN**

**Short-term 2022 Request**

**Second floor Restroom**

**FY 22** – Our request, put forth by Virginia Thomas, OMCA Rep., and with the full support of the OMCA Board is for an evaluation of the feasibility to construct a handicap restroom for the second floor of the Other Barn. Due to the upgrades that CA and OMCA have made over the years, the Other Barn is a very viable venue and we've seen a significant increase in our rentals.

However, there is no restroom at the Other Barn and this causes a health concern for the many guests who are handicap. The current elevator is at one end of the building, far from the main floor restroom. It takes close to 10 minutes for a guest to get to the elevator, ride to the first floor, and reach the restroom. You can only imagine what a hardship this is.

Thank you for considering an evaluation/feasibility study in FY22.

### **Columbia Association** **Short-term FY2022 Request**

The Covid pandemic and financial crisis have caused CA to take a long hard look at the Association's goals and priorities for the future. Last year, OMCA requested the following and feel that given the current state of affairs, this should remain a priority for CA now, more than ever before:

**The Oakland Mills Board supports funding for Columbia Association to hire an outside consultant to evaluate the status and the entire operation of the association.** Study should evaluate the current operation and long-range planning for 10, 20, and 30 years out, relative to community needs and best practices.

**The following remain priorities with the understanding of the current financial constraints CA faces in FY22.**

#### **Neighborhood Centers**

**Talbott Springs Neighborhood Center:** Restroom upgrade to meet ADA standards.

#### **Ice Rink Improvements – Expand the Ice Rink by Adding a Second Sheet of Ice and In Partnership with Howard County Government**

The Oakland Mills Board, at its August 28, 2018 meeting, voted unanimously to support expansion of the Columbia Ice Rink in the Oakland Mills Village Center to include a **second sheet of ice**. This has been re-affirmed by the OMCA Board each year and most recently at the July 28, 2020 Board meeting.

Our request has been modified to ask CA to strongly consider entering into discussions with Howard County Government to partner in adding the second sheet of ice as part to create a CA/County state-of-the-art ice rink. An expanded rink would accommodate CA and Howard County users as well as the provide space to hold region-wide meets and competitive skating competitions.

Improvements to the ice rink will attract additional users and revenue for CA and Howard County and support the revitalization of Oakland Mills.

**Parking Lot where Oakland Mills Police Trailer is located:**

**This was scheduled for the fall, 2019 and rescheduled for spring 2020.**

**We hope that funding remains available in FY22.**

Repave/stripe/make entire lot, remove island trees at each corner entrance to the lot (entrance closest to Other Barn) cut curbs for handicap access from parking lot to sidewalk (Other Barn side).

We would like to conclude by offering our sincere thanks on behalf of the OMCA Board and Staff, for the following items that will be replaced and repaired at the Other Barn this month:

New HVAC units; repairing the Silo; replacement flooring in the Loft; replacement carpet for the main floor; and replacement stair treads for the kitchen and rear stairway.

Thank you for your continued dedicated service to the residents of Columbia during such trying times.