



Board Attendance

P = present, A = absent, NA = notified/excused absence					
Leigh Bivings	P	Bill Gregor	P	David Mundel	P
Betsy Boveroux	P	Betsy Hall	NA	Joe Park	P
Matt Carroll	P	Michael Hall	P	Susan Passoni	NA
Paul Duffy	P	Kyle Hancock	P	Bruce Petri	P
Kathy Emrich	NA	John Herbert	P	Peter Pogorski	NA
William Fastow	P	Roz Hill	NA	Kimball Robeson	P
Jay Fogarty	P	Barbara Hoffman	P	Sandra Silver	P
Beth Freeland	P	Gordon Holmes	P	Carol Trust	P
Jennifer Girvin	P	Abby Johnson	P		
Tony Gordon	P	Mary Lionette	P		

Guests:

Glenn Copley, Stephen Vowles, Appleton Bakery, Meghan Haggerty, South End Liaison to the Mayor's Office, 505 Tremont Street Residents: Jeff Gordon, Steve Phillips, Barry Jaye, Carol Targum, Rhonda Lassner, Dan Thal, Bill Whelan, Kimberly Banovic, Stacey Zicht, Lou Zicht, Steven Adelson, Tom and Ellen O'Flaherty, Diane Greville.

Welcome

Leigh Bivings, Chair, called the meeting to order at 6:35 PM

General Announcements and Topics of Discussion

1. **Executive Committee Update** - Kyle Hancock, President, announced that two meetings are scheduled (Oct 30th and Nov 8th) to meet with Councilor Linehan. These will be public meetings, held at the Franklin Institute, to discuss issues important to our neighborhood. She will be sending out an email with more details.

Kyle announced that the current Appleton Bakery owners would be holding their last neighborhood Halloween Party. It is hoped that the new owners will continue the tradition.

The Fall Cleanup will take place on Saturday, November 17th from 9a.m. to 2 p.m. Kyle mentioned that some neighborhoods need volunteers to work at cleanup throughout the year, for example in the Warren/Montgomery Street Park .

A Cabaret and Cocktails evening will be held on Monday, November 5th at the Beehive as part of the BCA's thank you to its friends and neighbors.

Kyle will be sending out an email outlining the latest details of the Landmark Trust tax deduction program.

The minutes from the prior Board meeting were discussed and accepted.

2. **Atelier Parking Issue Update** - Many residents of the Atelier spoke to the parking sticker issue discussed at last month's meeting. They reiterated that when they purchased their condos they were unaware of the BCA agreement and its stipulation regarding street parking stickers. Furthermore, no such restriction was contained in their condo documents. They assumed that they would have the

same rights as those residents of other condos, such as Wilkes Passage, who have parking stickers. They emphasized that the usage of stickers is not large and the overall impact of allowing Atelier residents to have stickers is small. Many residents are away all winter when there are even greater parking issues in our area. They are part of the Ellis neighborhood and are good neighbors. They asked that the Board support them in their request to the City to allow Atelier residents to have parking stickers.

The discussion continued with comments from Board members. Some felt that the residents should take up this matter directly with Ron Drucker, the developer, and that they should ask him what recourse he is willing to give. A Trustee replied that they had tried to do this, with no success so far in communicating with him. Some Board members were anxious that the neighborhood should not become fractured and that the Board support all Ellis members.

Leigh Bivings summarized the discussion and suggested that there are three points of view that the Board should consider voting on:

1. This is an agreement, negotiated in good faith, which was agreed on by all the signatories. Part of the agreement stated that there should be parking restrictions for residents of this building. Atelier residents, therefore, should not be allowed to have parking stickers.
2. This agreement was not communicated with the prospective owners at any time. This is unfair and we should help our neighbors with this problem. Current Atelier residents should all be allowed to have parking stickers.
3. A compromise should be worked out. This is a dispute between the residents of Atelier and Mr. Drucker and the City of Boston. It is these people that the Trustees of the Atelier should be working with, and although we are sympathetic and hope for a compromise, it is not our role as the Board to become involved in the details. It is hoped that a compromise can be worked out that will be acceptable to all parties, including this Board. There should be a moratorium on ticketing for the time being until an agreement is reached.

3. Appleton Bakery -

Glen Copley and Stephen Vowles introduced themselves as the new owners of Appleton Bakery. As new owners it is necessary for them to request that the variance for the Bakery be transferred to their names. The hearing will be on October 30th. They are both aware that the Bakery is a favorite spot in the neighborhood and wanted to reassure the Board that no major changes will take place. They asked that the Board send a letter of support to City Hall in time for the hearing. The Board voted to do this.

3. 07-08 Planning - Summary of Goals

Leigh outlined the goals for the coming year. They can be broken down to three major priorities:

1. Design and execute a series of practical green-oriented initiatives that are going to make a difference in our neighborhood. These include launching a permanent Ellis "Green" Committee that will work on such issues as recycling,, working with the City to accelerate the replanting of trees where needed, to identify a number of trash-reducing alternatives and to work with the Groundwater Committee to find ways of better conserving groundwater.
2. Increase our membership by 10% using such strategies as designing a new homeowner/welcome program, communicating to all residents the benefits of being a member and designing a "Get to Know Your Neighbor" program.
3. Develop ways to increase the involvement of our members in Ellis activities and committees. Potential strategies include encouraging committees to hold regularly scheduled and publicized meetings and to send out a comprehensive "How You Can Get Involved" communication to our membership in the fall.

Select Committee Plans/Priorities

-Neighborhood Services

Jay Fogerty outlined four priorities for this year. Volunteers are needed to work on all of these areas:

1. Fall/Spring Cleanup - Carol Trust asked that volunteers contact her.
2. Graffiti Cleanup - Volunteers will meet once a month to cleanup graffiti in our area. Photos will also be taken in areas where trash is a major problem and those photos will be sent to the City.
3. Local Neighborhood Cleanup -
A program will be designed where people can help take care of their immediate neighborhood. This neighborhood could be a street, a block or a park. A communication on "Ten Easy Steps" for beautifying a neighborhood will be worked on.
4. Look for programs for reducing trash that other cities have found successful. Many cities in this country have such programs in place. We should research these programs and learn from their experience.

-Development

John Herbert reported that he has regular meetings with those involved in the Columbus Center project. He outlined the plans for building the decks over the Turnpike. This work will be done at night and will take 18-24 months. Updates are available on the website info@columbuscenter.com. He will also use the Ellis website for updates on this and other development projects.

John mentioned two recent projects that he considers worked very well in terms of cooperation between the developers and the neighborhood. They are the project at 79 Chandler Street and the project at 285 Columbus Avenue.

He noted that there is currently about \$2.0 billion being spent on development in our area.

-Groundwater

Peter Pogorski was absent, and will report at a future meeting.

Leigh asked Gordon Holmes to talk about Beacon Hill Village.

He reported that this is an organization that allows people to stay in their own homes in the Beacon Hill area instead of moving to a retirement community. The organization provides access to medical care, home maintenance services, social activities etc. Gordon suggested that maybe Ellis should hold a forum on this type of organization, which may be beneficial to some of our members.

Presentation of the Budget

Sandra Silver presented the budget. She noted that our revenues from last year were over budget and our expenses under which resulted in a net income of \$5701. She highlighted some of the line items that have changed this coming year. These include \$1000 as a line item for contingencies, an increase in the Public Forum budget, a lower budget for the website now that it is up and running and a \$2000 for the New Member Campaign which reflects one of this year's goals as outlined earlier by Leigh. The budget was voted on and approved by the Board.

5. Committee Updates -

Licensing Committee - Betsy Boveroux reported that the Club Café (Columbus Avenue) had requested that we support their request to have dancing on their premises from 5p.m. to 10p.m on Sunday evenings only. After learning that Club Café has been a good neighbor and finding no opposition to the proposal from the abutters, she recommended to the EC to support the Club's request. The EC agreed and she wrote a letter to that effect earlier in the month.

David Mundel reported on the request by Upper Crust (Pizzeria) to change the use of the building and to open a restaurant at 631 Tremont. Meetings were held with the abutters who voiced opposition to this proposed project. The Development Committee voted to oppose the project. The Executive Committee, in the press of time, voted not to oppose and a letter was sent to that effect to the Board of Appeal. The Board voted to deny the change of use for the building and therefore the Upper Crust will be unable to put a restaurant at this location.

Environment Committee –

Jennifer Girvin reported that the first meeting of the Green Committee got off to a good start. The work of the Committee this year will reflect the goals that Leigh set out in her 07/08 Planning report. An article has been published about the committee in the *Courant*, and it is hoped that regular articles on the work of the Committee will follow.

6. Atelier Parking Discussion and Vote

John Herbert gave a brief historical overview. This was followed by more discussion by both Board members and Atelier residents. A vote was called, based on the three options that Leigh had previously outlined. (See section 3)

The voting was as follows:

1. No votes.
2. 8 votes.
3. 14 votes

There were 2 abstentions.

It was later discovered that one extra vote had been recorded [23 board members present, 24 votes recorded]. This does not change the result of the vote.

Conclusion and adjournment

The next Board meeting will be on November 27, 2007

There being no further business, the meeting was adjourned at 9:00 P.M.

Respectfully submitted,

Barbara Hoffman