

COMMISSION ON COMMON OWNERSHIP COMMUNITIES  
 Minutes of the Monthly Meeting  
 1401 Rockville Pike, 5<sup>th</sup> Floor, Rockville, MD 20850  
**Wednesday, March 4, 2020**

The monthly meeting of the Commission on Common Ownership Communities was called to order at 7:04 pm by Chairman Mark Fine.

**Commissioners present:** [12] ETHIER, FINE, GARDNER, GELFOUND, GIZA, MALAMUD, MYO KHIN, PERPER, SMITH, STEINBACH, VINEY, YOUNG

**Commissioners absent:** None

**Staff present:** Tim Goetzinger, DHCA Director of Finance; Walter Wilson, Associate County Attorney; Ife Fabayo, Staff.

**Guests:** Dr. Rand Fishbein [former Commissioner], Jo Ellen Bilanin, Ginger Naglee, Linda Moore, Don & Deb Munsey, Omar B., Carole Portis, Lucille West, & Winya Nyang.

1. **Approval of Minutes:** Commissioner Smith moved to approve the minutes of the February 6, 2020 monthly meeting, with Commissioner Gelfound seconding. The motion was approved by unanimous consent.
2. **Community Forum:** None
3. **Submission of disputes for Commission consideration:**

**Jurisdiction - Default cases:**  
 #2020-030, Longmead Crossing v. Gomez-Sanchez. Commissioner Gelfound moved to accept jurisdiction, with Commissioner Perper seconding. After discussion, the motion was approved by unanimous vote, referring the complaint to a default hearing panel.

**Jurisdiction - Contested cases:**  
 #2020-037, Nyang v. Mutual 22. Commissioner Viney moved to **deny jurisdiction**, with Commissioner Myo Khin seconding. After discussion, the motion was approved by majority vote, with Commissioner Malamud against; Commissioner Fine abstained.
4. **Decisions & Orders Issued:**

#2019-020, Moghaddam v. Forum Condominium  
 #2019-036, Mason et ux v. Americana Centre Condominium  
 #2019-041, Stumpf v. Forum Condominium
5. **Decisions & Orders on Appeal in Circuit Court for Montgomery County, MD:**

#2018-040, Dillin et al, v. The Willoughby of Chevy Chase and  
 #2018-061, Nadri v. The Willoughby of Chevy Chase (consolidated)  
 #2019-019, Weinrich v. Tanterra HOA  
 #2019-070, Washington v. Silvertown Condominium  
 #2019-038, Kenny v. Council of Unit Owners of Cherington Condominium

6. **County Attorney's report:** Decision & Order(s) under review by Mr. Wilson – None
7. **DHCA report:** Director Goetzinger presented the statistical report for February 2020 and addressed commissioner's questions.
8. **Chairman's Report:**
  - Update on Gaithersburg meeting
  - New edition of Staff's Guide, Public Service Announcement w/"meetings", etc. in the works.
9. **Committee reports:**
  - a. Education Committee [Members: Commissioners Fine & Myo Khin, Gelfound, Giza, Perper, Smith, & Steinbach] --- The Chair will name a committee chairman soon.
  - b. Legislative Committee [Members: Commissioners Fine & Myo Khin, Gardner (Chair), Malamud, Viney, & Young] --- Discussed support for Bills in legislation, amendments to 10B, and work on voting procedures. Commissioners should contact Mr. Gardner with their comments and suggestions.
  - c. IT/Process & Procedures Committee [Members: Commissioners Fine & Myo Khin, & Ethier (Chair)] --- Commissioner Ethier distributed items for discussion and adoption [potentially in May]: 1) procedures for Commission-to-association assistance and 2) proposal for reviving the CCOC Newsletter. Commissioners should contact Ms Ethier with their comments and suggestions before the May meeting.
  - d. Interview Committee [Members: Commissioners Fine & Myo Khin, Phil Giza (Chair), Gelfound, & Smith] --- Questions suggested by Commissioners are being used in current interviews for new Commissioners.
11. **Old business:** None
12. **New business:**
13. **Meeting adjourned** at 8:19pm

**Next meeting: Wednesday, April 1, 2020 at 7:00pm**

Submitted by Kathy Viney,  
Recording Secretary