

Minutes of the Board of Directors of the Property Owners Association of Arundel-on-the-Bay
 Tuesday, December 9, 2008

Attendees: David Delia, Harvey Young, Andy Grannell, Tim Hamilton, Monique Langston, Harvey Young, Marc Apter, Becky Morris, Philip Allen, Bill Abner, Alan Hinman, Dave Sullivan, Gwen Yount

The meeting was called to order at 7:10pm by Chairman David Delia.

Andy Grannell moved that the minutes of the BOD meeting of October 14 be approved. Tim Hamilton seconded and the motion carried unanimously. The BOD meeting of November 11 lacked a quorum so no official minutes were taken.

Andy Grannell moved to approve the nomination of Pam Duncan to replace Michael Postlewaite as a member of the Board. Michael resigned due to a conflict with his class schedule. David Delia seconded the motion and it was carried unanimously.

Becky Morris presented the following statement of expected income for the FY10 Special Community Benefit District (SCBD) budget:

Taxable assessment	131,200,000
/ 100	1,312,000
Tax rate	<u>0.10</u>
Tax revenue	131,200
Carryover Monies	56,178
County Held Funds	<u>8,000</u>
FY10 Budget	195,378

The Board determined the allocation of budget dollars as shown below:

<u>Category</u>	FY09 Budget	Proposed FY10
County Admin Fee	\$2,000	2,000
1 Non-shore Erosion	\$2,000	
2 Maintenance Non-County Roads	\$24,500	37,000
3 Repair of Drainage Ditches	\$7,000	33,000
4 Maintenance Real Property	\$39,120	32,000
5 Pest Control	\$0	0
6 Snow Removal	\$4,800	5,000
7 Special Police Protection	\$23,000	30,000
8 Acquisition/Lease or Equipment	\$0	0
9 Maintenance Recreational Areas	\$5,000	25,000
Pier Loan Payment	\$17,513	
10 Administration		
Dues	\$60	60
Elections	\$494	500
Footage Tax	\$482	482
Insurance	\$2,200	3,822
Legal Fees	\$11,500	10,000
Newsletter	\$2,000	5,000
Office Expenses	\$5,000	5,000
File Storage	\$1,248	1,344
Postage & PO Box Rental	\$168	170
Accountant Fees	<u>\$5,000</u>	<u>5,000</u>
	\$153,085	195,378

Notes:

The Sub-Committee Chairpersons for Roads, Drainage and Real Property have projects under consideration to justify the allocation of funds to those categories.

The increase in funding for Maintenance of Recreation Areas will include improvements to the beach and playground.

The funding for Special Police Protection will be increased to add to the number of hours for the community security patrol.

The loan for the Community pier will be paid off in the current fiscal year.

Increases to the Newsletter category will fund additional/larger issues.

The increase in the Insurance category will pay for increased coverage required by the County on our Fidelity Bond which must cover the amount of our annual SCBD budget.

David Delia moved that the SCBD budget as presented above be approved, Tim Hamilton seconded and the motion passed 5 in favor, 0 opposed and 0 abstentions.

Becky next presented the following breakdown of funding and expenses for the FY10 Shore Erosion Control Budget.

Sources of Income to Fund Erosion Budget	
Balance Forward	\$0
County held funds	\$3,400
Tax Revenues	<u>\$32,175</u>
Total Income	\$35,575
Loan Payments	-\$2,969
County Admin Fee	<u>-\$2,000</u>
Available to spend in FY09	\$30,606

Taxable Assessment	\$128,700,000
/ 100	\$1,287,000
Current Tax Rate:	<u>0.025</u>
	\$32,175

Loan #	Original Amount	Annual Payment	End Date
44-76B	\$247,833	\$9,913	Sept, 2008
17-90	\$74,220	<u>\$2,969</u>	Sept, 2017
		\$2,969	

Notes:

Loan 44-76B (a 20-year no-interest loan from DNR) will be paid off in the current budget year.

It is expected that the long-range plan being developed by Andrews, Miller will recommend projects that can only be funded by new loans. Therefore the funding level of the SECD budget will remain as-is.

Andy Grannell moved to approve the FY10 SECD budget, Dave Delia seconded and the motion passed with 5 in favor, 0 opposed and 0 abstentions.

Alan Hinman presented the list of proposed road repairs with two estimates for the highest priority projects with the priorities based on the condition of the road surface. Reliable Contracting has not been responsive to our recent requests and Alan turned to Carroll Bros. which has done other work for the Community for another estimate. He requested permission to contract with Carroll Bros. for two of the jobs on the priority list to verify the quality of that firm's work. Harvey Young raised an objection that the list of repairs had not been presented to the Community and approved by them. David Delia and Tim Hamilton responded by saying that the funds had been approved by the Community and that the Board was elected to make decisions in the best interest of the Community. It was also noted that at the last General Meeting input from the Community was solicited on spending priorities and no new road repairs were suggested. Discussion ensued. At the conclusion David Delia proposed three motions:

- That the Board approve Alan's prioritized list of road repairs. The motion was seconded by Andy Grannell and passed unanimously.
- That Alan create an article for the upcoming edition of The Pier including this list of road repairs to ensure that the Community is aware of the planned work. Tim Hamilton seconded the motion and it passed unanimously.
- That Alan proceed to contract with Carroll Bros. for two of the projects: replacement of a drain pipe and repair of the pot hole at Narragansett south of Magnolia and repair of pot holes and resurfacing with gravel on Chestnut east of Narragansett. The motion was seconded by Andy Grannell and passed unanimously. The President was requested to sign the contract for this work.

Gwen Yount and Bill Abner attended the meeting to discuss the new path cleared by Isaam Saman between Cohasset and Narragansett on the paper road extension of Cedar Ave. While permission was given to Isaam by the President to clear away some brush in that area, the work done was actually far more extensive and exceeded the approval given. Gwen Yount and Bill Abner whose properties are affected by this clearance requested that the Community remediate the situation. The County has already ruled that the area must be allowed to re-vegetate since it is in the critical area. David Delia noted that the area in question is part of a paper road and that, while it is in the best interests of the Community to provide free passage along the right-of-way, the degree of clearance done was excessive and unnecessary. The Board agreed that Roy Karten should arrange for the planting of fast-growing ornamental grasses along the sides of the path to reduce its width and provide privacy for adjacent homeowners but that the a narrow footpath should remain. This proposal was acceptable to Mrs. Yount and Mr. Abner.

David Delia distributed a map showing the proposed locations of the new Community Property signs obtained by Roxanne Veal. If no objections are received to the placement Roxanne will be directed to proceed.

The meeting was adjourned at 8:50 pm.

Respectfully submitted,

Becky Morris for Helene McConnell, Secretary