

# The Pier

December 2006

## Property Owners Association of Arundel-On-The-Bay

### General Meeting

*Mark your calendars:*

**Board Meeting**

\*Tuesday, January 9  
 Tuesday, February 13  
 Tuesday, March 13  
 Tuesday, April 10

All Board Meetings start at 7:00 p.m.

**General Meeting**

Saturday, January 27  
 Saturday, April 14

All General Meetings start at 10:00 a.m.

Unless noted below, meetings to be held at the Hillsmere Library.

\*Meeting to be held at the home of Secretary Pam Duncan, 1362 Myrtle Avenue. All Community residents welcome.

Please plan to attend the next General Meeting of the Property Owners Association of Arundel-On-The-Bay, Inc., will be held at **10 am, Saturday, January 27, 2007**, at the Hillsmere Library.

The primary purpose of this meeting is to vote on the budgets for Fiscal Year 2008 (July 1, 2007 to June 30, 2008). The budgets are the Special Community Benefit Tax District (SCBD) Budget and the Shore Erosion Control District (SECD) Budget (see pages 2 and 3 of this issue for details).

Community input regarding the budgets was taken at a General Meeting held Saturday, December 9, 2006. The budgets were then approved by the Board of Directors at its meeting

Tuesday, December 12, 2006.

The proposed budgets as approved by the Board of Directors are contained in this newsletter. The tax rates of \$0.10 per \$100 of assessed value for the SCBD and \$0.025 per \$100 of assessed value for the SECD did not increase from FY07. The Anne Arundel estimate of assessed tax value for the Community is \$107,900,000.00.

Additionally, Anne Arundel Budget Office has notified the Association that estimated assessed tax value for FY 2007, the present fiscal year, was underestimated by \$5,000. The Board of Directors voted to apply these additional funds in the FY07 budget to the Maintenance of Real Property. The Community must also vote on these additional funds for FY 2007.

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### Volunteers/Candidates Being Sought

The Nominations and Elections Committee reminds all residents that sooner than you think the time will come for elections. Individuals are needed to help govern the Association. In 2007, the President, Vice-President, Secretary, and four members of the Board of Directors will be up for election. Persons wishing to run for office should contact the Nominations and Elections Committee listed on the back

of The Pier.

A volunteer is needed to Chair the Membership Committee. The Membership Committee duties include maintaining a membership list, and preparing the mailing labels. The current lists are maintained on an Excel spreadsheet file. Anyone wishing to volunteer for this position should contact the President.

**PROPOSED SPECIAL COMMUNITY BENEFIT DISTRICT BUDGET FOR FY2008**

1.	Non-shore Erosion Prevention and Protection	\$23,870
	<i>Amount based on take out a 20-year, \$250,000 loan for repair work.</i>	
2.	Construction, Maintenance and Repair of Non-County Owned Roads, Paths, Streets, Signs and Streetlights.	\$10,000
	<i>The Planning, Development and Community Service Committee maintains a prioritized list of road projects that is reevaluated on a yearly basis. This is a decrease in funding from FY2007 to fund all the high priority repair projects plus respond to emergency needs through the year.</i>	
3.	Construction, Maintenance and Repair of Drainage Ditches and Culverts	\$5,000
4.	Acquisition, Maintenance and Improvement of Real Property, or Any Interest Therein, Necessary to Accomplish Community-wide Projects	\$18,000
	<i>This category covers electric bills for community owned property, grass cutting and other property maintenance. The amount allocated is based on past history of expenditures.</i>	
5.	Insect and Pest Control	\$0
	<i>As the County has responsibility for spraying and since they have been very responsive to requests from the Community for that service, no Community funds are allocated for this purpose.</i>	
6.	Snow Removal	\$1,950
7.	Special Police Protection	\$15,000
	<i>This category funds special private police patrols through the Community. The amount is based on past history of expenditures.</i>	
8.	Acquisition or Lease of Equipment Necessary to Accomplish the Foregoing Purposes	\$0
9.	Maintenance of Recreational Areas and the Acquisition and Maintenance of Recreation Equipment and Facilities	\$15,000
	<i>This category funds maintenance and improvements to the Community Beach, playground and other community recreational areas</i>	
	Loan to rebuild Community Pier	\$17,513
	<i>This \$75,000 loan will be paid off in November, 2008.</i>	
10.	Other Expenses Necessary for the Administration and Implementation of These Purposes	\$27,528
	<i>This category includes administrative expenses such as accountant and legal fees, file storage, newsletter, elections, etc. The amount is based on past history of expenditures.</i>	
	Total of Above Budget Items	\$133,861
	Required County Administrative Fee	<u>\$2,000</u>
	<b>Total Budgeted Amount</b>	<b>\$135,861</b>

**SOURCES OF INCOME TO FUND SCBD BUDGET**

Carry-over monies	\$18,861
County Held Funds	\$9,100
FY08 (7/1/07-6/30/08) estimated tax revenues	<u>\$107,900</u>
<b>Total Income</b>	<b>\$135,861</b>

*This amount is based on a tax rate of \$0.10 per \$100 assessed valuation unchanged from last year.*

*The current assessed value of Arundel on the Bay is \$107,900,000.*

**SHORE EROSION CONTROL DISTRICT BUDGET FOR FY2008**

Construction, Maintenance and Repair of Shore Erosion Control Facilities	\$36,275
Required County Administrative Fee	<u>\$2,000</u>
<b>Total Budgeted Amount</b>	<b>\$38,275</b>

**SOURCES OF INCOME TO FUND SECD BUDGET**

Carryover monies	\$9,000
Tax revenues	<u>\$26,975</u>
County Held Funds	\$2,300
<b>Total Income</b>	<b>\$38,275</b>

*This amount is based on a tax rate of \$.025 per \$100 assessed valuation.*

*The current assessed value of Arundel on the Bay is \$107,900,000.*

*Arundel on the Bay currently has three Shore Erosion Control District Loans outstanding. These are 25-year, no interest loans; each has a total of 24 annual payments that must be made. These loans are:*

*7/82 Loan #44-76 Total amount: \$200,000 Annual payment: \$8,000 Will be paid off in 2007.*

*9/83 Loan #44-76B Total amount: \$247,833 Annual payment: \$9,913 Will be paid off in 2008.*

*4/92 Loan #17-90 Total amount: \$74,220 Annual payment: \$2,968.80 Will be paid off in 2017.*

*The current annual payment for these three loans is \$20,882*

## Board of Directors Community Walk

### By Robert Krohn, Board Chairman

The Board of Directors and several other interested community residents walked the streets of AOTB Saturday, October 22<sup>nd</sup> and Saturday, November 5<sup>th</sup> looking at community property and scouting for signs of things that needed to be maintained, repaired or needed attention in other ways.

Attention is required as follows: 1) Some dog owners must be more vigilant about picking up after their pets while taking them for walks. A related problem is that of dog owners who do pick-up after their dogs, but then leave their plastic bags by the roadside or throw them into the bushes. Dog

owners who are causing these problems are asked to address them; 2) Garbage can inserts at the beach; 3) Clean drainage ditches; 4) Trim brush at the corner of Chestnut and Cohasset; 5) Clear path at the crabbing pier and landscape; 6) Repair pothole on Sycamore; 7) Clear a path on the paper road between Sycamore and Cohasset; 8) Trim brush at the corner of Chestnut and Newport; 9) Clean brush between Sycamore and Rockway that is overgrowing the road; 10) Replace rocks at the end of Myrtle; 11) Landscaping at the beach; 12) Clean-up the growth at the end of Rockway.

## President's Holiday Message

### The Holiday Lights and Community Values By President Frank Florentine

When you walk or drive around our Community in the evenings, you experience a festival of lights. First, look over Fishing Creek and that magnificent light in the sky, the sun, paints a glorious picture not only across the sky but also across the still waters of Fishing Creek and the Chesapeake

Bay. And these magnificent hues reflect passionately in the windows of every house looking west.

When this picture made by the sun fades into darkness, the spirit of light comes alive. Many homes in the Community display a magnificent collage of lights and ornaments. The magnificence becomes magnified when you realize the diversity of the lights, and yet, the symmetry of the message. The values expressed in both, the value of hope, of tolerance, and of Community present a magnificence that can't be expressed in words.

So go look at the sunset and at the sunrise. See the magnificence. And then experience the light of the Community. Share your values and



your holiday spirit with your neighbors. Make this holiday spirit, this magnificence of light, a message for the world to see all year.

The Board of Directors, the Officers, the Committee Chairpersons, and your President wish each and everyone the Happiest of the Holiday Spirit and the brightest of lights all year!

### The Holiday Tree

Our Holiday Tree may not be as tall as the one in Rockefeller Center or as bright as the National Christmas Tree, but it shines forth for all to see from our little corner of the world.

Many thanks to former Board Chairman Dave Zeman who purchased and set up the tree at the Beach. Over the Holidays, visit the beach and soak up the glorious view while enjoying the holiday spirit. May all those who come by land, by sea or by air see the hope that this little symbol brings. Perhaps it is bigger and brighter than all those others! Thanks Dave!

## New Directory

A new edition of the Property Owners Association of Arundel-On-The-Bay has been published. Copies of the Directory were distributed to all homes within the Community. Anyone not living in the Community who would like a copy of the directory can have one mailed to them by writing to the Association and enclosing a check for \$10.00 to cover mailing.

Board Member Toni Ray chaired the fund raising for the Directory. The printing costs were just under \$2,100, and the printing costs have been covered through advertisements. Residents are

encouraged to patronize those businesses which placed an advertisement in the Directory. The businesses are Ahh, Coffee! LLC, Bay Ridge Wine & Spirits, Beers Hardwood Floors, BB&T Bank, Bru-Mar Gardens, Gateway Florist, Jacks Fortune Restaurant, Muddy Paw Wash, Transformations, and True Value Hardware. The front page cover and the advertising layouts were designed by Karen Brewer.

Thanks to all for making this project successful!

## Pier Update

In the October Pier we reported that the Fire Marshal Division of AA County notified us of 5 items needing correction at the Newport Avenue Pier. In a December 20 e-mail to Tee Allen, Inspector LeRoy M. Jones advised that all previously-noted violations have been corrected. Thanks to Tee for ensuring compliance with the Fire Marshal's requirements.



## Litigation Update

The Property Owners Association of Arundel-On-The-Bay is involved in two litigations. All pleadings in each case are posted on the Association's web site, [WWW.POA-AOTB.ORG](http://WWW.POA-AOTB.ORG).

In the McManus-Saratoga Avenue Litigation, Judge Lombardi ruled against the Association and granted Mrs. McManus title to parts of Saratoga Avenue by virtue of Adverse Possession. The Association has filed a motion to Alter or Amend the decision rendered by Judge Lombardi which has not yet been ruled upon by

the court.

In the Chesapeake Avenue Litigation, the plaintiffs in this case are Sherry Bellamy, George Bumbray, John and Lavern Davis, and April and John Moses. The Association, President Frank Florentine, Treasurer Becky Morris, former Vice President Barry Dempsey, and former Board Members Dave Zeman and Mike Merrigan, are the defendants in the case. The Association and all of the defendants have filed a counter-claim.

## Ad Hoc Committee for Future Planning

The President has created an ad hoc committee to address long range planning for the community, formally called the Ad Hoc Committee for Future Planning. Dave Sullivan has agreed to chair this committee.

The committee has been tasked with developing recommendations for a minimum five-year plan to address shore erosion control, non-shore erosion control, maintenance of non-county

roads, maintenance of recreational areas, maintenance of real property, and repair of drainage ditches, and to identify the resources necessary to implement the recommendations. The committee shall present its findings in a final report to the President and to the Board of Directors not later than Saturday, June 16, 2007.

Dave has established an email list for the Committee:

[AOTBPlanning@zonar.com](mailto:AOTBPlanning@zonar.com).

Any member of the community with suggestions for items to be included in the Long Range Planning process is invited to send them to the email list. Any community member may subscribe to the list by sending an email to [SubscribeAOTBPlanning@zonar.com](mailto:SubscribeAOTBPlanning@zonar.com).

Thanks to Dave and to all who have agreed to serve.

## Notification Regarding Community Property

Property owners are encouraged to beautify POA-AOTB owned (Community) property adjacent to their own property. However, written permission

must be obtained from the Board of Directors prior to the clearing of trees, the planting of trees or significant shrubs, or the erection of structures of any

kind, including roads, swales, and rights-of-way, whether on Anne Arundel County or POA-AOTB Property. (POA-AOTB Policy III.A)