

Drum Point Property Owners' Association
Board of Directors Meeting
401 Lake Drive
June 14, 2022
Final

Board Members Present: Mike Snapp, Tony Spakauskas, Jack Andre, Bonnie Blades, Gina Swartwood, Asha Andreas, Ginny Rice, and Mike Chaconas

Board Members Not Present: Maggie Johnson

Staff Present: Rhea Webster – Association Manager

Property Owners and Guests Present: None Present

Call to Order: Mike Snapp, President of the Board of Directors for the Drum Point Property Owners' Association (DPPOA), called the meeting to order at 6:30 p.m. All meetings of the DPPOA are recorded, and Robert's Rules of Order govern the proceedings.

Approval of Minutes: Asha Andreas made a motion to accept the minutes from the May 3rd meeting, distributed previously via email. The motion was seconded and approved unanimously. The minutes were approved as written.

President's Remarks: See below - Planning Committee Report

Office Update: Rhea Webster reported the following:

- Drum Point Day is scheduled for Saturday, July 2nd. Bruce Fall, event organizer for the Club, stopped by to discuss details. Food will be served from 4:00 – 5:00 and two bands will be playing throughout the event. Volunteers are needed. Further details will be forthcoming.
- A draft letter was sent to Amber Bryant of Pickett Law Group regarding the clarification letter that will be sent with those statements that include the Affidavit in Support of Judgment. The letter explains that the claim has not yet been filed but will be filed should payment not be received.
- The full budget is on the website (summary budget was included in the newsletter). The budget will be brought up for approval at the June meeting of the membership. Absentee ballots are available in the office and count toward quorum.
- Renewal for the grading permit for work in the Drum Point right of way has been approved by the Calvert County Department of Public Works.

Committee Reports and Roundtable:

Operational/Roads Committee: Rhea reported the following:

- Work to repair the well rings at Surf Street and Lake Drive has been completed.
- Chris Franklin is working with contractors on the list of storm water management issues that need attention. He is also working on documentation for approval by Soil Conservation (needed for any work in the Critical Area).
- This year's paving work will be scheduled in the coming weeks as well, and Chris will draft a Statement of Work so that the Request for Proposals can be advertised and mailed to various contractors.
- Documentation on the new green rejuvenation product that will replace the coal-tar based product was sent to Jeff MacDonald for his review and opinion. He is of the opinion that the new "greener" product will not be as effective or as long-lasting. He recommends that if we do choose to rejuvenate, we do so before the coal-tar based product is no longer available. Regardless, if we do not rejuvenate, we are on track to repave all streets every 15 years (a mile to a mile and a half repaved each year) so rejuvenation is not a necessity.

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Finance Committee: The Balance Sheet and Profit and Loss Statements were distributed. Jack Andre, DPPOA Treasurer, stated that all accounts are within the expected range. The following was noted:

- We are nearing the end of the fiscal year, and most expense categories are within range.
- The value of the newly acquired lot has been added to the list of fixed assets as a “community activity” lot, valued at the cost of purchase (\$8,000). The other undeveloped lots owned by the community are designated greenspace and have not been added to the list of fixed assets. Mark Perry, accountant who performs the annual audit will be consulted as to how the value of Association fixed assets are shown as they are depreciated each year.
- Legal fees are significantly lower than last year, due primarily to the decision to no longer keep Schild Law Firm on retainer at a cost of \$2,700 [Schild Law or Pickett Law Group can be consulted on an as-needed basis].
- Cost of utilities will be significantly higher, in particular the cost of oil.

Environmental Committee: Bonnie Blades reported that the Bay Drive Causeway and Surf Street at Lake Drive are showing very little re-growth of Phragmites. The area at the end of Lake Terrace is likely to need treatment, as it had been skipped in the first years of the eradication program.

Safety Committee: Rhea reported that Joe Bateman and his son changed the chips in the security cameras at the community beach.

Welcome Committee: Rhea reported that thanks to Cindy Andre’s efforts, Ace Hardware donated an additional 25 buckets. There are now enough supplies for Asha, Gina, and Ginny to assemble five Welcome Buckets. There are currently four buckets on hand for distribution.

Planning Committee: Beach Erosion: Mike Snapp reported that he met with Scott Hardaway from Coastline Design, LLC and Mel Throckmorton from Maryland Department of the Environment. He noted the following:

- The meeting took place at the community beach.
- Ms. Throckmorton, who is involved with the permitting process, was encouraging with regard to possible approval of the plan for beach restoration.
- Mr. Hardaway provided a full-sized copy of the engineering plans.
- Ms. Throckmorton will be in touch with the Corps of Engineers during the permitting process.
- A decision on whether we are approved for a grant through the Maryland Department of Natural Resources will not be made before June or July.
- Updated contact information for adjacent property owners will be sent to Scott Hardaway.

Unfinished Business: None Scheduled

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New Business:

Friends of Mill Creek: Mike Snapp reported that a group called “Friends of Mill Creek” has teamed up with the American Chestnut Land Trust. They promote care of the Mill Creek watershed and encourage partnership. A number of the inlets in Drum Point feed into Mill Creek and eventually the Bay. The leader of the group, Ted Haynie, will be invited to a meeting to make a presentation (Board or membership meeting).

Departing Board Member: With Gina Swartwood ending her time on the Board at the end of June, Mike thanked her for the years served and her willingness to volunteer for Drum Point Day, Cleanup Day, and the Welcome Committee, among other activities and tasks. Gina will continue to serve as part of the Welcome Committee and as a volunteer as requested.

Public Comment:

The next Board meeting will be held on Tuesday, July 5, 2022, at 6:30 p.m. With no further business to discuss, the meeting adjourned 7:15.