

DMHOA GENERAL MEMBERSHIP
April 26, 2021

Meeting called to order at 6:30 p.m.

NAME	POSITION	PRESENT	ABSENT
William A. Kinnick	President	X	
Henry 'Rick' Clum	Vice President	X	
Constance E. Kinnick	Secretary	X	
Carolyn Fritz	Treasurer	X	
Lillian Reynolds	Advisor	X	
Ron Amadio	Director of Fund Raising	X	
Jerry Brainard	Director of Social Media	X	
Vinny Rice	Director of Grants	X	
Mike Gray	Advisor		X
Beth McGinn	Director of Veterans Affairs	X	
Joyce O'Neal	Director of News Media	X	
Rich Hrycyshyn	DEMhRA Representative	X	

Meeting was called to order at 6:30 p.m. B. Kinnick provided the new telephone number for Brian Eng. He also reminded all that the previous magnets that were provided did not reflect the new telephone number.

1. ORDER OF BUSINESS:

- a. **Treasurer's Report:** The Treasurer's report was provided to all Board members electronically. J. Brainard made a motion to accept the report as read subject to audit. V. Rice seconded the reports. The motion was carried by all present.
- b. **Secretary's Report:** C. Kinnick stated that all reports were current and they were posted to the webpage.

New Correspondence:

Aspen Meadows dues check for 452.00

Network for Good checks for \$15.00

- c. **Fund Raising:** R. Amadio provided information on the future fund-raising event which will be a night on the town. This will include a gift certificate for a dinner and tickets for the Baltimore Avenue theater to see 'Our Town'

The Amazon Smile fund raising is an ongoing event. It was mentioned that by participating in this segment of Amazon it does not have any effect on your Amazon account, your Amazon Prime account or Amazon credit card. All proceeds come from Amazon.

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An update to the Do More 24 fund raising effort was that we had received \$3,400.00 from donations and the extra opportunities provided. We are still working on establishing a Committee in preparation for the event in 2022. Our hope is to have individuals step up to take the lead.

- d. **Grants:** V. Rice submitted the following report.

Filed for the federal Grant via Congresswoman Blunt (thanks to those that sent it to me);

Spoke with the contact person at the Delaware Division of Small Business about the "EDGE Grant." He said "it has always been awarded to a for-profit company" so *I did not apply*.

Submitted for Federal level grant (\$20K). Application was sent to Congresswoman Blount.

- e. **DEMHRA:** R. Hrycyszyn provided that the CPI-U was 1.658 as of March 10, 2021. There are 23 delinquent communities for their Trust payments and the Board is in various stages of litigations with 12 communities.

On April 14, 2021, the Delaware Supreme Court agreed with the Delaware Superior Court, that the Wild Meadows Arbitrator was correct and that the landowner would be required to show their books and that there was understanding that the information would be held in confidentiality.

The next meeting of DEMHRA Board would be on April 29, 2021 and it would be a ZOOM meeting.

- f. **Web Master's Report:** J. Brainard the following information. Our account would be moving to the new GoDaddy server and it will take about a month. We are still in need of a Webmaster. Hoping that one of our members will step up to help with this important part of our organization.

- g. **MEDIA TEAM:** J. O'Neal provided the following information.

DMHOA TV ads are showing on the Delaware local channels, WBOC and WRDE. We would like your feedback on these ads. If this were an in person DMHOA meeting I would ask those that have seen our ads to simply raise your hands – however, that idea is not going to work on our conference call. I ask you to provide us your feedback on these ads thru the DMHOA website contact page. The website address is www.dmhoa.org. Go down the blue column on the left side of the

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homepage and you will see the word 'Contact'. Simply click on that and let us know what you think of the DMHOA TV ads.

The second topic is SB110 – there was a lot of information about that Bill in the email that I sent out with the agenda for this call. B. Kinnick and R. Clum have worked hard and done a fabulous job getting this Bill to the Senate Manufactured Housing Committee and I am sure more information will be provided later in this meeting.

- h. **Vice President:** R. Clum provided the following information.
We are three payment away from getting discounts on the DMHOA phone. He also stated that the WBOC ad has generated some calls and inquiries. It is working.

2. President reports/announcements:

- a. **Legislative Updates/Legal Committee:** The Legislative session just ended for 2 weeks. B. Kinnick asked that all residents get to their Legislators and let them know that you support SB110 (Capital Investment). HB5 passed the House Committee and is on the Ready List. Three other bills awaiting numbers.
- b. **DOJ Update:** There will be a meeting (ZOOM) on April 27, 2021 to discuss 10-year leases.
- c. **Ridgewood Manor:** The HOA is in arbitration with the new owner.
- d. **Rehoboth Beach HOA:** Legal Action pending in the Supreme Court
- e. **Mariner's Cove:** HOA still pursuing receivership
- f. **Murray Manor and Winterset Farms:** Legal action pending
- g. **County/Community Canvassing 2021:** Pursuing canvassing in New Castle and Kent County in the next couple of months. We will need volunteers to assist in this endeavor.
- h. **Bon Ayre Training:** A training session was completed in 2021 at the Bon Ayre Community. It was well received and successful.
- i. **Sewage Issues in Sussex County:** B. Kinnick has requested a meeting with Danny Short, Timothy Dukes and DENREC to continue the discussion about sewage issues. He is trying to nail down a date within the next week.
- j. **WBOC Ad:** The ad has been seen in Sussex and in Kent. The media blitz will be conducted in New Castle since WBOC is not aired in that county.
- k. **Do More 24:** See the information above under Fund Raising. Key points are that we will need to form a committee. Also discussed various positions within DMHOA that need to be filled i.e. webmaster, treasurer, secretary.
- l. **Relocation Trust:** Reminded all HOAs that they need to ensure that their Board information has been updated with DEMHRA. This is an annual requirement.
- m. **HB5 and SB110:** See the information above under Legislative Updates.

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- n. **Barkers Landing:** B. Kinnick will be meeting with this community and also King's Cliff.
- o. **Love Creek and Silverview Farms:** These communities are talking about disbanding. B. Kinnick will be meeting with them to explain why this would be a bad idea.

OLD BUSINESS:

DO MORE 24: Key point is that we will need to form a committee to handle the business of this annual fund raiser.

POSITIONS ON THE BOARD TO BE FILLED: There are various positions within DMHOA that need to be filled i.e. webmaster, treasurer, secretary.

NEW BUSINESS:

The June DMHOA meeting will be face-to-face on June 28, 2021 at the American Legion Pavilion in Millsboro.

The next DMHOA meeting will be a telephonic meeting on May 24, 2021.

OPEN DISCUSSION:

- a) AARP announced that they are in support of all that DMHOA is doing for homeowners.
- b) It was reiterated about the DMHOA positions that either need filling now or will need to be filled in the November election. The positions are Webmaster, Treasurer and Secretary.
- c) Wild Meadows member explained the situation with his community in that the landowner felt that the Arbitrator did not have the power to compel them to produce financial documentation to the HOA. The Delaware Superior Court did not agree so the landowner has appealed the decision to the Supreme Court.
- d) Meeting adjourned: R. Amadio made motion to adjourn the meeting. V. R seconded the motion. Motion was carried. The meeting was adjourned at 7:25 p.m.