**Board Members Present:** Gary Heal, Dan Mathias, Amy Rispin, Curt Larsen (7:30), Duane Heidemann Aubrey Mumford, Larry Reich, Fran Borsh and Paula Walker (7:15 - see President’ remarks below)

**Board Members Not Present:** Max Munger - resigned

**Staff Present:** Rhea Webster (Association Manager) and Jeff MacDonald (Project Manager)

**Property Owners Present:** Steven Borsh, Mr. and Mrs. Dammeyer, Peter Holt, and Len Addiss

**Call to Order:** Gary Heal, President of the Board of Directors for the Drum Point Property Owners' Association (DPPOA), called the meeting to order at 7:00 p.m. He stated that the meeting is being recorded, and Robert’s Rules of Order govern the proceedings. He reminded all present to not speak until recognized by the Chair.

**President’s Remarks:** Gary Heal made the following remarks:

1. He stated that some questions have arisen with regard to the validity of the current election for the Board of Directors. Thomas Schild, the attorney for the Association was consulted. It is Mr. Schild’s opinion that there is no reason for concern. The process by which the election and balloting are being conducted is proper.
2. Max Munger submitted formal notification of his resignation from the DPPOA Board, via e-mail.

**Motion:** In light of Mr. Munger’s decision to resign, Amy Rispin made a motion to accept Paula Walker for appointment to the position. The motion was seconded and after discussion, passed unanimously. Ms. Walker was called and participated in the balance of the meeting by phone.

**Public Comment:** Peter Holt welcomed Ms. Walker to the Board and complimented her on her willingness to serve.

**Approval of minutes:** Amy Rispin made a motion to approve the minutes from the March 5, 2015 meeting. The motion was seconded and passed unanimously. The minutes were accepted as distributed.

**Office Update:** Rhea reported as follows:

1. Payments continue to be received. As of May 28th, 746 owners (58%) have paid in full. The total amount collected is $137,404, with $44,106 of that amount posted to Mandatory Assessments and $93,308 posted to Covenant fees.
2. The amount of STD funds held by Calvert County on behalf of the Drum Point Property Owners’ Association remains at approximately $111,000 (this includes allowance for the amount ($8,300) obligated for payment of Capital projects approved by the DPPOA Board).
3. The amount paid to Southern Maryland Oil for fuel oil has been reduced, from $240 per month to $150 per month. This may be the result of the supplemental insulation placed in the attic.
4. An announcement was posted on the DPPOA website advertising the July 3rd and July 4th events being cosponsored by the DPPOA and the Drum Point Club.
5. The ballots for the Board of Directors election were mailed May 26th. Peggy Waldheim, Len Addiss and Mr. and Mrs. Walter Logan have volunteered to tally the ballots. Ms. Waldheim is collecting the ballots from the Post Office [Curt Larsen has volunteered to instruct the Tally Committee as to the procedure to be used to count the ballots].
6. The Newsletter was mailed May 29th.

**Round Table:** Gary Heal stated that he spoke with Tony O’Donnell, Maryland State Legislator, regarding the increase in the Covenant fees. Mr. O’Donnell agreed with the intent of the Board and suggested that he may be able to speak with the Board of County Commissioners on behalf of the Association Board when the time comes to renew the Special Tax District. In addition, a reporter from the Calvert Recorder requested an interview concerning the process used to draft the DPPOA budget. An appointment will be scheduled.

**Committee Reports:**

**Action Items:** Jeff MacDonald reported as follows:

1. The three storm water management projects, previously approved by the Board for work on Bay Drive, Lake Drive and McMichaels Drive, have been completed and authorization for payment will be requested from the Department of Public Works.
2. A pre-bid meeting for the paving contract was held yesterday, June 1st. There were five contractors in attendance. The bid opening is scheduled for Monday, June 8th.

**Roads Committee:** No report – a meeting will be scheduled.

**Finance Committee:** The balance sheet and profit and loss statement were distributed. Amy Rispin, Treasurer for the Board, reported that, with the end of the fiscal year approaching; most areas of the budget are within spending limits. There is money yet to be spent for Drum Point Day. In addition, the nearly $500 spent to mail the ballots has not yet posted, and money budgeted for legal fees has not been fully spent.

**Environmental Committee:** No report

**Planning Committee:** No report

**Safety Committee:** The following was noted:

1. Peter Holt, Chair of the Committee, attended a briefing for emergency responders, which was held in preparation for a County-wide exercise which will address radiological emergencies. A larger exercise, meant to enhance the ability of first responders to react to an emergency at the nuclear power plant, is scheduled for fall.
2. Alejandro Velasquez, who volunteers at the Solomons Volunteer Rescue Squad and Fire Department, is now a member of the Safety Committee. He is in charge of the Emergency Medical Technicians and is currently training for the LNG Plant expansion.
3. The County Emergency Operations Center, which is currently co-located with the 911 call center in the basement of the Prince Frederick Courthouse, is moving to a facility located on Route 231. The new facility will be in a building near the Calvert County Detention Center.
4. A request to amend the By-laws to include the Safety Committee as a permanent committee of the Association will be submitted. The inclusion of the Safety Committee as a permanent committee is important with regard to insurance coverage.

**Old Business:** None scheduled

**New Business:**

**Quit Claim:** The following was noted:

1. Per a motion made by Zane Mason and seconded and approved during the March 2007 meeting of the General Membership, the DPPOA Board of Directors is authorized to, “execute quit claim deeds for all such applications for erosion, piers and docks as approved by the authority of the County and the Corps of Engineers without coming to a public hearing.”
2. This authorization extends only to riparian areas.
3. Two property owners have requested the Board grant a quit claim on property adjacent to their properties: Mary M. Dammeyer and Rodney Miller

**Quit Claim – Mary M. Dammeyer** – Ms. Dammeyer is the owner of two lots, located at 12975 Mills Creek Drive (Tax ID – 0501062786 – secblklot – 07-B-27 and 07-B-28). There is a bulkhead located at the water’s edge. These lots are in the process of being sold, and the would-be buyer has requested that the Quit Claim be granted in order to assure that any future sale would not be in jeopardy.

**Motion:** Duane Heidemann made a motion to grant the quit claim. The motion was seconded for purposes of discussion. After discussion, the motion was amended as follows, “That the Quit Claim be granted but the Drum Point Property Owners’ Association does not give up ownership other than of the riparian areas, and owners and residents of Drum Point retain the right of access across the bulkhead. The motion passed unanimously.

**Quit Claim – Rodney Miller –** Mr. Miller has requested an “after-the-fact” permit for a pier which has been in place for a number of years on property located at 12815 Lake View Drive. Calvert County requires that a Quit Claim be obtained from the Drum Point Property Owners’ Association before a permit can be issued.

**Motion:** Duane Heidemann made a motion to grant the Quit Claim as follows, “That the Quit Claim be granted, but the Drum Point Property Owners’ Association does not give up ownership other than of the riparian areas, and owners and residents of Drum Point retain the right of access across the pier.” The motion was seconded and after brief discussion, the passed unanimously.

**Finance Committee membership:** In light of Mr. Munger’s resignation from the Board and his lack of support of decisions made by the Finance Committee, Dan Mathias made a motion to remove him from the Finance Committee. The motion was seconded and passed by a margin of seven in favor (Gary Heal, Dan Mathias, Curt Larsen, Duane Heidemann, Aubrey Mumford, Larry Reich, and Fran Borsh and two abstentions, Amy Rispin and Paula Walker

**Next Meeting:** The date of the next meeting is scheduled for June 11, 2015.

**Public Comment:** Len Addiss commented on the need to clear the rights of way along the roads (a contract has been awarded), the need to clear the easement which leads to the beach steps on Bay Drive (this will be part of the right of way trim). In addition, some residents are in the habit of placing yard debris on empty lots (letters are sometimes sent to people when it is apparent who is doing this, however, we do not have enforcement authority).

**Adjournment:** Dan Mathias made a motion to adjourn the meeting. The motion was seconded, and the meeting adjourned at 8:03 p.m.