**Board Members Present:** Mike Snapp, Tony Spakauskas, Jack Andre, Gina Swartwood, Ginny Rice and Maggie Johnson

**Board Members Not Present:** Bonnie Blades, Asha Andreas and Alyssa Holiday

**Staff Present:** Rhea Webster – Association Manager

**Property Owners and Guests Present:** Peter Holt and Gary Heal

**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 11:00 a.m. The meeting was held at 12835 Bay Drive, which has a space large enough to accommodate social distancing recommendations provided by Governor Hogan as a result of continued concerns over Covid19. All meetings are recorded and held in accordance with Robert’s Rules of Order.

**Approval of Minutes:** Gina Swartwood made a motion to approve the minutes from the July 7, 2020 meeting, previously distributed via email. The motion was seconded, and the minutes were approved as written.

**President’s Remarks:** Mike Snapp remarked on the following:

1. The Bay Drive Causeway pipe is now open. Gary Heal worked with Grover’s Lawnscape, an underground utility company to open the clogged pipe. The causeway will remain closed for a few more days to allow the saturated ground to dry. A preventative maintenance schedule will be put into place.
2. The sand placed at the beach in July is holding, despite the recent storm. Depending on how well the sand continues to hold, it may be replenished on a yearly basis [cost to add sand this year was $2,510 – the work was performed by J. Calvin Wood].
3. The markup draft of the Policies and Procedures manual will be resent for review to the Board. Input should be submitted to the office.

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

1. Letters were sent to all 144 owners with property on streets scheduled for repaving advising them of the upcoming work to be performed.
2. Mid-year statements being processed and will be sent to all property owners with an outstanding balance.
3. An anonymous letter was received regarding a possible violation of Critical Area restrictions. According to the realtor, who dealt with the sale of the property, the County was fully aware of a path leading to the water.
4. A large boat being parked alternately on Harbor Drive and Ships View has been moved after a report was made to the Calvert County Sheriff’s office. The boat had been blocking the line of site for an adjacent resident when trying to back out of their driveway.

**Committee Reports and Roundtable:**

**Action Items:** In the absence of Jeff MacDonald, Gary Heal reported the following:

1. Work will not commence on this year’s paving until there has been several days in a row of dry weather that is also cool. The fabric that is used under the asphalt cannot be laid down if it is too hot or if the ground is wet.
2. With the amount of repaving being done this year, work will take between three and four days, rather than two as in the past.
3. Once paving is finished, the contractor will return do the shoulder backup work, which will help protect the edge of the pavement.

**Operational/Roads Committee:** Gary Heal reported the following:

1. A letter, received from the Calvert County Department of Public Works (DPW), stated that an inspection was performed on two infiltrations trenches (drainage swales) and a 4-inch observation well on Lake Terrace.
   1. The trenches have apparently become overgrown with vegetation and silt, and there is a need to repair the observation well.
   2. The Roads Committee was unaware of this storm-water management system, and no record of its installation could be found in archived office records.
   3. A representative from the County DPW will meet with Gary and Jeff MacDonald, Thursday the 13th to discuss how the issue can be corrected.
2. Drum Point did suffer some damage from the recent storm with trees down on several streets.
   1. The Solomons Fire Department reacted quickly to remove any trees that were blocking streets.
   2. Karl Bowen was called in to remove other leaners and downed trees. He is still in the process of removing some of the storm debris.
   3. Given the quick response during this event, as well as previous storms, Gary suggested the Board consider a donation to the Fire Department. With that in mind, the following motion was made:

**Motion:** Tony Spakauskas made a motion to donate $300.00 to the Solomons Fire Department and Rescue Squad in recognition of their continued support of the Drum Point community. The motion was seconded. After discussion, Gina Swartwood made a motion to amend the original motion and increase the donation amount to $400.00. The motion was seconded and after discussion passed unanimously.

**Finance Committee:** The Balance Sheet and Profit and Loss Statements were distributed via email and made available at the meeting. Jack Andre, Treasurer, noted that all accounts are within budget and that the line item for the manager’s salary does not yet show an amount as payment for July was not issued until August.

**Environmental Committee:** In Bonnie Blades’ absence, Rhea reported:

1. This year’s site visit for the assessment of Phragmites will not take place due to the Covid-19 situation. Treatment, however, will continue as usual and take place in the fall.
2. A letter was sent to the property owner at the end of Lake Terrace, reminding him about this year’s treatment for Phragmites and asking him to inform his tenant. This is an area on Drum Point Lake that was missed last year because the renter at that property would not allow Mark Smith of Phragmites Invasive Control, the company that treats the plant, access to the property. A copy of the letter will be mailed to the tenant (current resident at that address) and a copy left on the porch.

**Safety Committee:** Peter Holt also reported on damage from the storm and stated that the Calvert County Emergency Management Office has requested a storm damage assessment. He will inquire as to what type of information they are requesting, whether they are asking for an assessment of damage suffered by the Association (trees down, roads blocked etc.) or do they also want an assessment of damage to resident’s property. He stated also that he prepared an article for the fall newsletter.

**Welcome Committee:** Rhea reported the following:

1. Gina Swartwood and Ginny Rice assembled four buckets. All four have been distributed along with two others that were already on hand.
2. The Drum Point map has been updated with directions to the beach and boat ramp added. The map is included in the welcome folder.
3. Cindy Andre, who interacts with the merchants who donate items to the buckets, suggested that Carolyn Hart be recognized with a small gift, such as a gift certificate to a local restaurant. Patuxent Wine and Liquors, which is owned by Carolyn and Mike Hart, has contributed significantly, 68 bottles of wine since 2017 when we first began to give a gift to new homeowners. After discussion, it was decided that a gift could be considered a conflict of interest, given Mike’s position as a County Commissioner. In lieu of a gift, Mike Snapp will send a thank you card and letter to Carolyn.

**Planning Committee –** Mike stated that with the apparent success of the sand replenishment at the community beach, the Board should consider budgeting funds each year, as needed, for sand replenishment ($2,510 for this year’s delivery and spreading). While some of the sand has washed away, the majority is holding. Other options being considered for beach restoration, including the installation of a break water are quite expensive. There was consensus that this might be the best solution at this time. A suggestion was made to add a “marker” to the pole at the community beach in order to track the loss of sand.

**Old Business: Drum Point Project – DPPOA Agreement –** With concern over possible damage to the Club when mutually sponsored events are held, there has been some suggestion by Club members that the terms of the agreement should be revisited. With that in mind, Tony brought a line in Paragraph 2 of the Agreement, which states:

“…DPPOA will sign DPC’s then current form of agreement related to use of the Club property…and will be responsible for any damage, loss, cost or expense incurred by DPC or suffered by the Club property during or in connection with such events.”

In addition to the above, there was discussion about the hiring of off-duty Sheriff’s deputies, for which the Association would be willing to share the cost. Rhea will contact Mary Ann McGowan to bring this to her attention.

**New Business: Email from property owner –** Mike brought a recently received email to the attention of the Board. The following was noted:

1. The email questioned the legality of the rocks placed at the Bay Drive Causeway (several years ago to address erosion that took place after a storm) and whether their placement is a violation of the American with Disabilities Act.
2. A property owner adjacent to the Causeway is in the process of having additional rocks brought to their portion of the shoreline in order to slow the erosion in that area, and the email from the property owner also sited this as a possible violation and questioned the loss of beach access and whether the Association had reviewed the permit application (the Association does not review these applications).
3. Additional review of these complaints is needed, and a response will be crafted.
4. There is an access point at the end of Lake Drive, as it turns onto Surf Road. Erosion is taking place here and should be addressed.

**Public Comment:**

The next Board meeting will be held on Tuesday, September 1st at 1:00 and will likely be held offsite. With no further business to discuss, the meeting adjourned at 12:30 p.m.