

**Drum Point Property Owners' Association  
Board of Directors Meeting  
401 Lake Drive  
August 8, 2023  
Final**

**Board Members Present:** Tony Spakauskas, Jack Andre, Bonnie Blades, Ginny Rice, and Susan Rork

**Board Members Not Present:** Mike Snapp, Asha Andreas, and Allen Fine

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

**Property Owners and Guests Present:** John Latham

**Call to Order:** Tony Spakauskas, 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 and Agenda:** Ginny Rice made a motion to accept the minutes from the July 11, 2023, meeting, distributed previously via email. The motion was seconded and approved unanimously. The minutes were approved as written.

**President's Remarks:** Tony Spakauskas introduced John Latham, who has volunteered to replace Maggie Johnson, who resigned for personal reasons. After brief discussion, the following motion was made:

**Motion:** Bonnie Blades made a motion that Mr. Latham be appointed as Ms. Johnson's replacement. The motion was seconded and passed unanimously.

**Office Update:** Rhea Webster reported the following:

- The audit is in progress, although the date for the accountant to do an onsite visit has not yet been scheduled. Documents continue to be uploaded to the online vault.
- Mid-year statements are being processed and will be sent to anyone who has not yet paid the fees for the current fiscal year as well as those further in arrears.
- Tax bills have been received but not yet reviewed.

**Committee Reports and Roundtable:**

**Operational/Roads Committee:** Rhea reported the following:

- **Paving 2022:** The adjusted bill for paving done in 2022 has been received and has been paid in the amount of \$225,763.85 [\$5,390.05 less than previously billed by Great Mills Trading Post].
  - **Paving 2023:** The bid opening was held August 2<sup>nd</sup> with only one proposal received.
    - Sheehi Paving submitted a proposal in the amount of \$207,139.50.
    - Jeff MacDonald (former Project Manager) and Steve Rose (incoming Project Manager) reviewed the proposal and recommend its approval.
- Motion:** Susan Rork made a motion to approve the proposal submitted by Sheehi Paving. The motion was seconded and approved unanimously.
- **Repair of the Bay Drive Causeway and lake side opposite end:** Ward's Marine has begun the repair of the causeway and shoring up of the lake side. The stones have been placed on the lakeside and equipment is on site to complete work on the Bay in the coming days [repair of damage caused by a storm in late November 2021].

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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 amount paid for the paving work done in 2022 posted to the preceding fiscal year (\$175,151 from the STD funds and \$50,727 from Covenants funds).

Jack raised for discussion the need to recognize and reward Jeff MacDonald for his continued efforts to help the community transition to a new Project Manager. He has volunteered countless hours over the past two-plus years. After discussion, a motion was made as follows:

**Motion:** Jack Andre made a motion to gift Jeff MacDonald a wine basket (valued at no more than \$100) in recognition of his continued support of this Association. The motion was seconded and passed unanimously.

**Environmental Committee:** Bonnie Blades stated that she consulted with Mark Smith (Phragmites Invasive Control) regarding the need for treatment of the invasive plant. Mr. Smith is of the opinion that this year's treatment can be skipped, given the success of the program thus far. If any growth of the invasive weed is found, Wally Bowles, who also does this work and lives in the area, can be contacted. Native plants have begun to regrow in place of the Phragmites.

Italian Arum, which is sold in local nurseries, is considered invasive. Bonnie will do some research on it and provide a write-up for the next newsletter.

Ginny Rice reminded all that the Ivy League has disbanded for the year due to the tick threat but will resume operations in the fall once the weather has cooled and the risk of being bitten has passed. Ginny will provide a point-by-point list on how to eradicate ivy on one's property for publication in the fall newsletter.

**Safety Committee:** John Latham is listed as a member of the Safety Committee and volunteered to chair the committee going forward.

**Welcome Committee:** Rhea reported that just one bucket has been distributed in the past month. There are some supplies available to assemble additional buckets.

**Planning Committee: Beach Erosion:** In Mike Snapp's absence, Rhea reported that bid packages were mailed to seven contractors last week. The pre-bid meeting is mandatory and scheduled for Tuesday, the 15<sup>th</sup> of August at 10:30. The bid opening is set for 10:30 on August 25<sup>th</sup>. Scott Hardway from Coastline Design will be present at the pre-bid. All permits have been received other than that from the County, which is expected in the coming week.

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**Unfinished Business:**

**Reserve Study:** Rhea reported that Mr. Pellegrino from Miller Dodson apologized for the delay in delivery of the draft report for the Level II update study. He said it should be ready within the week.

**New Business:**

The next meeting of the general membership is scheduled for September 26<sup>th</sup> at 7:00 p.m. The cleanup day is scheduled for September 30<sup>th</sup> from 8:30 – 2:00. Volunteers are needed for the cleanup day.

**Public Comment:** None offered.

The next Board meeting will be held on Tuesday, September 12, 2023, at 6:30. With no further business to discuss, the meeting adjourned at 7:15.