

**Drum Point Property Owners' Association  
Board of Directors Meeting  
401 Lake Drive  
February 4, 2025  
Final**

**Board Members Present:** Jack Andre, Bonnie Blades, Asha Andres, Ginny Rice (by phone) and Susan Rork

**Board Members no Present:** Tony Spakauskas, Mike Snapp, Allen Fine, and John Latham

**Staff Present:** Rhea Webster – Association Manager, Steve Rowe – Project Manager

**Property Owners and Guests Present:** None present

**Call to Order:** Bonnie Blades, Secretary 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:** Susan Rork made a motion to approve the minutes from the January 2, 2025, meeting, distributed previously via email. The motion was seconded and approved unanimously. The minutes were approved as written.

**President's Remarks:** Bonnie reported that Tony is still in El Salvador with family and expects to return in time for the March meeting.

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

- State Farm, the new insurance company for the Association, requires an inspection of the office building [Note: the insurance carrier was changed from Nationwide to State Farm based on the significant increase in the premium for coverage offered by Nationwide (from \$6,176 to \$16,707). State Farm offered a premium of \$11,186.].
  - The inspection has been completed, and there are several items that need to be addressed. Estimates for the work are being sought. The report will be sent to the full Board.
- Statements for fees due for the upcoming fiscal year, which begins July 1, 2025, were mailed January 31<sup>st</sup> to 1204 property owners. A claim document was included in approximately 45 statements (A letter of explanation stating that the claim has not yet been filed but will be if payment is not received was also included with each of these statements.).
- The spring newsletter is being drafted. Jack Andre, as Treasurer, will provide a column regarding the Finance Committee.
- The computer CMOS battery was replaced by Jack, and the system is now keeping accurate time.
- A car, abandoned on Laurel Way, was towed by Southern Maryland Towing on January 30<sup>th</sup>, after the Sheriff's office was notified and a notice placed on the vehicle prior to towing.
- A new company in the County, Think Big Fiber Optics, has requested a meeting with the Board to discuss the option of having fiber optic cable laid in Drum Point. This is a company that Calvert County endorses.

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**Committee Reports and Roundtable:**

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

- Work, to correct the flow of storm water, on Eagle Drive and Beech Drive was completed by J. Calvin Wood at a cost of \$8,570 (approved during the January meeting). These two projects were paid from State Highway User Revenue.
- Cost to remove snow during the January winter storm was \$60,738. A request was made to the County for forward funding for payment of the invoices from Special Tax District funds (versus reimbursement of the cost). The funds were transferred, and payment was made to Grover's Lawnscape. However, the County Finance office suggested that we should send out a new Request for Proposals. New proposals have not been sought due to the lack of snow in recent years. RFPs have now been sent to Grover's Lawnscape, J. Calvin Wood, and Rupert Landscaping).

**Finance Committee:** The Balance Sheet and Profit and Loss Statements were distributed. The Finance Committee will be holding a meeting in the coming weeks to discuss and finalize the draft budget for fiscal year 2026, which begins July 1, 2025

**Environmental Committee:** Ginny Rice reported that the Ivy League will meet on February 8<sup>th</sup>. She will provide info to Rhea who will send a community-wide email.

**Safety Committee:** No Report

**Welcome Committee:** Rhea reported that the committee assembled four buckets, leaving five on hand, one of which has been distributed.

**Planning Committee:** No report

**Old Business:** None Scheduled

**New Business:**

**Affirm Workers' Compensation Insurance:**

The premium for Workers' Compensation Insurance also saw an increase in the annual premium, from \$295 to \$466. Chesapeake Employers Insurance offered a lower premium of \$404. The Board approved a change to Chesapeake Employers Insurance via email on January 16, 2025. For the record, the following motion was made:

**Motion:** Asha Andreas made a motion to affirm the decision to transfer the Workers' Compensation from the Hanover Insurance Group to Chesapeake Employers Insurance (based on the lower premium offered by Chesapeake). The motion was seconded and passed unanimously.

The next Board meeting is scheduled for Tuesday, March 11<sup>th</sup> at 6:30 p.m.

With no additional business to discuss, the meeting adjourned at 7:05