

BOG Meeting January 9, 2023

In attendance in person: President Beau Breeden, Governors Neil Macindoe, Mary Lamb, Kim Pollack, Jerome Zadera, Joe Angel and Ed Hayes, guests Stacey Wildberger, Steve Arnold, and Thor Harris. In attendance online: Governor Michele Shipley.

President Breeden called the meeting to order at 7:33 pm. He wished everyone a happy new year, gave an overview of the agenda, announced the annual meeting and reported that the yellow maintenance fee postcards were mailed and are being received back at the office now. Payment is due March 1, 2023 and parking stickers will not be sent out to those with outstanding maintenance fees.

MINUTES AND FINANCIAL STATEMENTS

Minutes of the December 12, 2022 BOG meeting were reviewed. A motion to approve the minutes was made by Governor Lamb, seconded by Governor Macindoe and approved unanimously.

The financial statements for November 30, 2022 were reviewed. A motion to accept the financials was made by Governor Lamb and seconded by Governor Pollack. President Breeden noted that we are 5 months into the fiscal year. Piers income will be received mostly in February, so it is normal to look behind budget at this point and there are sufficient reserves for maintaining normal pier operations. Caper advertising, clubhouse rentals and HOA packets are ahead of predicted income. Repair and maintenance expenses are high due to removal of several large trees. A second SCBD check was received in December. The motion passed unanimously.

COMMITTEE REPORTS

Note- With the annual meeting occurring on Jan 10, committee reports were postponed until then with the following exceptions:

Grants: President Breeden reported that he, Stacy Wildberger, Brad Knopf, Larry Jennings, Christina Ryder and representatives from Alliance of the Chesapeake participated in the phone conference regarding grant applications to be submitted to US Fish and Wildlife, the county, etc. He noted that Alliance of the Chesapeake wants to nominate the Cape beach project for an Anne Arundel County BUBBA award (**B**est **U**rban **B**est Management Practices in the **B**ay **A**rea) for habitat creation. Alliance will have the board approve the entry before submittal. US Fish & Wildlife will accept grant applications starting in February with an April deadline for projects in the Chesapeake Bay Watershed. Grants are available for both the planning/design phase and for construction. Other grants are available from Anne Arundel County as well. President Breeden was pleased that the committee includes several residents with skill sets and experience in fields that should allow for better grant applications and allow more community members to get involved. Anyone interested in participating in the grant committee should reach out to the board. The application is to be completed and submitted before the deadline, and a response is not expected until the fall. Funds remaining from the Sites 1 & 2 projects are available for preliminary work, a benefit we did not have when planning first began several years ago. Alliance will get more details and contracts will be reviewed by the attorney. Stacy Wildberger noted that a letter of support from the county stating that our projects can be used as an example for other communities would help the application to stand out. The county has hired coastal engineers since the beginning of our project, which should mean a smoother permit process and allow for writing a lesson on how to design and implement such a project with funding from all levels of government and the private sector.

Piers: President Breeden reported the county Deep Creek dredge should start in the next several weeks. The contractor, Crandell Marine Construction, is awaiting final approval. Surveyor pontoon boats should be arriving soon. CSCIA was included in the permit for spur dredging on landward sides of the Deep Creek piers and the plan for aquatic vegetation mitigation was approved. That allows for a waiver of the close to \$70,000 fee that would have been required. The plan to harvest seeds and grow grasses near Lake Claire is expected to cost about \$5,000 over 5 years instead and further improve the oyster ball area. The first ever dredge of Deep Creek will remove sediment down to a foot below mean low tide. Due to the size of equipment that will be used, not all areas CSCIA would like dredged will be accessible. The original plan, including the full dredge area, was estimated to cost about \$78,7000 and improve about 20 slips. The piers committee recommended that about \$60,000 of their reserve funds be used to complete the dredge. As the expense would not fall within the general operating budget but in the self-funded piers budget, the board can approve it. There may be negotiation opportunities if our parking lot or boat ramps are desired by the contractor. Governor Lamb made a motion to approve \$75,000 for the dredge and it was seconded by Governor Zadera. Discussion followed regarding areas to be dredged, the timeline to replace the small Deep Creek pier and dredging in conjunction with that. By being included in the county dredge now, we would not have to get additional permits or pay for disposal of the dredge material, which is poor quality and not available for use elsewhere. The motion passed unanimously.

President Breeden also said that all board members had received letters from a slip owner who had received a letter of non-renewal for their slip due to non-use of their boat. Letters had been mailed to those in danger of losing their slip and specified the 15-day timeframe to respond. Discussion followed regarding enforcement of rules, communication, reasonable expectations, reporting of use, terms of probation, misunderstanding of ownership, documentation, etc. It was decided that the board would defer to the piers committee and let them to decide whether to allow the boat owner to continue to lease a slip.

Security: Twelve of 31 shifts in January are covered by police.

OLD BUSINESS

President Breeden reported that AeroTek conducted the search for a town manager. One qualified candidate was interviewed by Governors Lamb, Pollack, Angel, Macindoe and Zadera on January 7. Further discussion will be held in closed session.

NEW BUSINESS No new business.

COMMENTS

Resident Steve Arnold reported that the main beach continues to erode behind his property and toward the inlet. He thanked those who helped move rocks and cinder blocks from his collapsed wall and would like more help moving what has collapsed in the storms since the first cleanup. Mr. Arnold had a survey of his property completed. His wall is on Cape property at one end and his property extends out onto the beach on the other. President Breeden commented that he has not heard back from the scout leader yet and will not give out that email address without permission. He added that with the beach project and litigation regarding the unapproved pier construction at another beachfront home in the past, the original plats were verified, and riparian rights confirmed. He added that CCSIA and owners of beachfront property work together to reach resolutions. Mr. Arnold asked when final sand retention reports will be available. President Breeden said the final measurements were done in December, and he hopes to get the report by the annual meeting. It will be made available on the website as soon as possible.

Stacey Wildberger announced the Cape Conservation Corps (CCC) removed many bags of English ivy at Little Magothy Beach and will plant cedar trees there and other locations. Bill Lynch, a teacher in Baltimore, will have students build Leopold benches for installation. There will be a project to spark interest in big trees. It will feature stories of favorite trees, the importance of trees, etc.

Resident Matt Layman said he hopes to serve on the board again.

Resident Thor Harris said he would like to serve on the grants committee and hopes to be elected to the budget committee.

ADJOURNMENT

A motion was made by Governor Angel to adjourn to closed session, seconded by Governor Pollack and approved unanimously. The meeting was adjourned to closed session at 8:39 pm. The closed session occurred from 8:40 pm to 9:16 pm. The January 9, 2023 CSCIA Board of Governors meeting was adjourned at 9:16 pm.