

BOG Meeting February 8, 2021

In attendance were: Governors Jeff Roche, Bill Szczytko, Dawn Myers, Beau Breeden, Mary Lamb, Cheri Fairchild, Lisa Schmidt, Jerome Zadera and Neil Macindoe, Michele Shipley, Town Manager Ryan Anderson, Budget Committee member Charlie Moore, and guests Becky Benner, Bob Bishop, and Stacey Wildberger.

President Roche called the meeting to order in an online session of GoToMeeting at 7:31 pm. He announced that the yellow maintenance fee cards with all information filled in are due March 1, stickers to be mailed later and should be on vehicles by May 1. The first preconstruction meeting for the beach restoration project is likely to occur this week.

Minutes of the January 11, 2021 BOG meeting were reviewed. A motion to approve was made by Governor Fairchild, seconded by Governor Lamb, and two corrections were requested. Under Comments, Becky Benner was speaking about Goshen Farm, not the Garden Club when announcing the annual meeting. Under Covenants, which should have been Legislative, an ambiguous "she" should have been "Delegate Bagnall". The motion was amended to include these changes and unanimously approved.

The P&L statement of December 2020 was reviewed. A motion to approve was made by Governor Fairchild. Governor Macindoe seconded the motion. Governor Breeden remarked that the \$50,000 grant awarded for the beach project had not been included in the original budget so numbers will be different than budgeted. The motion passed unanimously.

COMMITTEE REPORTS

Beaches and Parks: Governor Breeden said that the beaches and parks have been quiet and that plans are being made for installing portable toilets in March or April.

Broadneck Council of Communities: Governor Breeden announced that the BCC plans to continue meeting quarterly. Topics for discussion are the Bay Bridge project and the county General Development Plan. Members of the BCC pay dues based on number of homes and CSCIA, with a much larger number than all other communities, pays the most. The BCC inquired about potentially reducing the fee because of the large number of homes and the complimentary use of the clubhouse. It could result in a \$300-500 yearly reduction.

Budget: Governor Myers reported that Governor Zadera and Town Manager Anderson submitted the budget request to the county and that payments are being made for the beach project without issue. Charlie Moore reported that the first committee meeting is planned for March. The chairperson will be chosen then from the 3 elected and 2 assigned members of the committee.

Caper: Governor Lamb reported that articles were submitted timely. She is emailing all advertisers and article submitters to address the issue of some contacting the printer directly to make changes instead of her.

Clubhouse: Governor Lamb reported that the clubhouse is still quiet but that she hopes the county will return to issuing one day liquor licenses soon, which will likely increase rentals.

Events: Governor Lamb is hoping that the Easter Egg Hunt will be possible this year as well as the Strawberry Festival. Two dates, one in June and one in August, have been selected as possible for the Strawberry Festival.

Legislative: Governor Myers reported on the bills by Delegates Bagnall and Malone and Senator Reilly in process with the General Assembly to address permitting and riparian rights issues. CSCIA gave testimony on the bill from Senator Bagnall, which is in committee for consideration. The current permit process requires that notification be made to properties within 300 feet of the applying property. This bill, if amended as promised, would allow covenant holders to be notified as well, not just neighboring properties. There is also a proposed bill by County Councilwoman Fiedler that we have been told may also be amended to include a notification requirement. Hearings could potentially occur next week. Governor Myers has stressed to our representatives that it is important that the CSCIA be notified of permit requests in time to take any necessary actions to protect community interests prior to construction.

Piers: Governor Breeden reported that slip contracts were mailed, are being returned and are due March 19. Once those are in, the 15-18 expected available slips will be filled. He is having a preliminary meeting with Burt Walsh regarding replacement of pilings at the Deep Creek Large pier. They are discussing replacing the first section of the same pier on the same permit.

Security: Governor Breeden announced that the 4th security officer is scheduled for several shifts, reducing the need for governors and Town Manager Anderson to fill in. There are gaps in the weekend shifts, an issue he will address because those will be the shifts most likely to need full police coverage in the summer.

Technology: President Szczytko reported that he has put the Caper on Facebook. President Roche added that Governor Szczytko is also working on email address issues.

Town Manager- Town Manager Anderson reported that the first \$44,000 principal payment on the beach restoration project loan was made. Another draw is expected soon with the upcoming start on construction and will require a quick turn around on check signing. He will attend a meeting with Richard's Tree Service and the county forester regarding a vegetation management plan for the Deep Creek bulkhead area. Damage was done to a pier by a branch that fell due to ice last week. The tree from which the branch came is to be examined as well as others that hang over the piers and bulkhead. There are two people working on becoming watershed stewards who might work on removing invasive species at CSCIA properties. Aerobics continues at the clubhouse on Thursdays. The clubhouse is operating with the conditions of 50% capacity, no one-day liquor licenses, masks, and the modified cleaning contract. He has emailed the county regarding liquor licenses but has received no response to date. The guard shack passed the final electrical inspection. Billing, mail and response issues continue with the dumpster company. The piers committee will resume meetings in March, on first Tuesdays. Water is to be turned on and ice eaters removed when weather warms and there are at least 72 continuous hours without freezing temperatures. The gate codes will be changed in the spring. The permit application and fee payment were submitted for the October dredge of Deep Creek by the county and we are waiting on estimated costs. This week offers the last chance for tides low enough to remove sand from the boat ramp, depending on wind direction. A 6-knot zone buoy washed ashore at Lake Claire and the Coast Guard and DNR will be contacted to reinstall it, as well as to realign the channel markers at the inlet to the Little Magothy River. There have only been two building plan submittals in 2021 with the Town Manager doing an initial review and then final review by the committee chairperson. The 4th security officer needs to complete employee paperwork and will begin on February 14, making 23 of the 28 shifts of February covered, with Governor Macindoe filling in the remaining open slots. Mr. Anderson expects an official update on COVID plans from the Cape Swim Club after their upcoming meeting. The attorney continues to address the inquiries about the triennial riparian rights and land use letters. The Worker's Compensation audit is underway. The Cape Calendar seems to have finally been delivered to all residents. Mr. Anderson is working with the office administrator on a plan for mailing the annual parking stickers to allow for mail delivery delays. President Roche added that in his first month as president he has seen how much work Mr. Anderson does for the community and expressed his appreciation.

OLD BUSINESS

President Roche commented that the county zoning board is currently not hearing appeals but that CSCIA is to be notified when that resumes. Outstanding covenants issued can be addressed then.

Governor Breeden reported that the principal payment on the beach restoration loan is the first of fifteen annual payments to be made. Monthly interest payments will also be made. He is still waiting on details of the possible \$100,000 grant from US Fish and Wildlife. Alliance for the Chesapeake has been working on getting payment from the county on the \$250,000 grant from the state for about 10 weeks. Mobilization is to start on Site 1 on March 1. Starting on Site 2 immediately after Site 1 is completed is contingent on the funds being available at that time. If CSCIA is unable to bill the county for contractor payments, the Site 2 project could be delayed until summer or fall. The first preconstruction meeting to discuss timelines and schedules, with Alliance of the Chesapeake, CSCIA, BioHabitats and representatives from the county, is tentatively scheduled for February 12 at 11 am. This meeting is required to comply with the permits and grants. Initial construction of the rock jetties is expected to take 2-3 weeks to complete. Plantings will occur when weather permits and Governor Breeden is reaching out to the Cape Conservation Corps, Goshen Farm, and Scouts to help.

NEW BUSINESS

Governor Szczytko reported that CSCIA uses an old free version of Google Apps for Business that limits storage space for each user and that the office storage is almost full. The only way to increase storage is to subscribe to a monthly service with a fee. The basic plan costs \$6/month/user and doubles the storage allotted per user, which will be filled in 3-4 years at the current rate of use. He estimated that would cost approximately \$1000/yr. He recommended not renewing the GoToMeeting subscription when it expires and changing to Google Meet for the cost savings. Governor Fairchild asked if an archive user could be created to store files that are necessary to keep but infrequently accessed. Governor Szczytko will investigate rearranging files and deleting unnecessary files to maximize the space available now. He suggested budgeting for cloud storage in future years as that is likely to become unavoidable.

Governor Breeden reported on the planned dredging of Deep Creek. Soundings are done to find the mean low water level. The areas CSCIA is interested in having dredged have growth of aquatic vegetation and with forestation rules, the price of the environmental impact fee (created a couple years ago to slow development) would be \$5.28/ft². With about 13,000 square feet to dredge, the fee would be about \$70,000, plus dredging costs. The intent of CSCIA is to remove approximately 800 ft³ on the shore side of the small Deep Creek pier to make boat slips on that side more accessible. If those slips continue to fill in, it could mean the loss of about \$5000/yr. in slip rentals. He will continue to research the costs and will attempt to negotiate the per square foot fee. If it is found cost prohibitive at this time, and the county expects to dredge again in the future, he recommends a plan is made to budget for it later.

COMMENTS

Becky Benner announced that the Garden Club will take a car caravan trip to Brookside Gardens in Wheaton for their February meeting on the 21st. They are hoping for a picnic lunch at the garden or a nearby park. An anniversary dinner to celebrate the 1975 formation of the club will take place at the Main Beach on March 21 and is to be catered by Broadneck Grill.

Mrs. Benner also spoke on behalf of Goshen Farm, saying they hope to hold their Java & Jazz, Tea & Tunes event at the clubhouse on March 14. They do not feel they can do a proper appreciation event virtually. The annual Open House is planned for April 24, but as it attracts 300-500 people, it is expected that the county will not allow the event. All are invited to come be a part of the Garden Club and/or Goshen Farm and can contact her with questions.

Stacey Wildberger reported the Cape Conservation Corps (CCC) will be starting up again with a Weed Warrior kickoff on April 2 to introduce the Wednesday weeding to newcomers, to thank previous volunteers and to encourage all to come help reduce invasive plants. Watershed steward projects will be addressing such species as the garlic mustard that is already beginning to sprout. A plant swap, in which the CCC will supply 3 native shrubs to plant in place of 1 non-native shrub removed, is planned for May 8.

ADJOURNMENT

A motion was made by Governor Breeden to adjourn and move to a closed session. It was seconded by Governor Fairchild and approved unanimously. The February 8, 2021 meeting of the CSCIA Board of Governors was adjourned to a closed session at 8:32 pm.

CLOSED SESSION

A closed session was convened at 8:35 pm and adjourned at 9:00 pm. The regular session of the February 8, 2021 meeting was adjourned at 9:01 pm.