

BOG Meeting May 9, 2022

In attendance in person: President Beau Breeden, Governors Jeff Roche, Neil Macindoe, Cheri Fairchild, Michele Shipley, and Mary Lamb, Town Manager Ryan Anderson, Budget committee chair Charlie Moore, and guests Steve Arnold and Stacy Wildberger. In attendance online: Governor Joe Angel.

President Breeden called the meeting to order at 7:31 pm. He noted that the unseasonably cool and windy spring weather has kept the beaches and piers quiet but preparations for the summer continue. Sand was removed from the parking lot at Lake Claire and pushed back onto the beach. There are some minor electrical outlet issues, but otherwise the piers are ready to go for the June 1 deadline to have boats in. As of May 1, new stickers should be on cars parked at CSCIA property. General Cape business has been brisk, and preparations being made for the Strawberry Festival.

MINUTES AND FINANCIAL STATEMENTS

Minutes of the April 1, 2022 BOG meeting were reviewed. A motion to approve the minutes was made by Governor Lamb, seconded by Governor Roche, and approved unanimously.

The financial statements for March 2022 were reviewed. A motion to approve the financials was made by Governor Roche and seconded by Governor Lamb. President Breeden pointed out the repairs and maintenance lines for tree removal is high due to loss of some large trees, the legal fees line is high due to ongoing issues, clubhouse revenues are great, and we are still waiting on the final SCBD check from the county. The financials were approved unanimously.

COMMITTEE REPORTS

Beaches and Parks: Governor Macindoe said the beach activity is increasing. New grasses installed at the main beach continue to be monitored, along with sand accretion, by BioHabitats. President Breeden added that monitoring is done by GPS, lessening the impact of the actual stakes being moved or lost. The contract with Alliance for the Chesapeake was extended, using \$40,000 of the additional \$250,000 received from the state, allowing them to continue monitoring and to complete recording of reports.

Business Lot Owners Association: See Town Manager's report.

Broadneck Council of Communities: President Breeden reported the BCC will host a public forum with County Executive Steuart Pittman and the state highway administration on May 19 at the clubhouse. He urged all to attend. There will be discussion about the Bay Bridge traffic, the potential national park at Holly Beach, and more. Charlie Moore said he will poll the budget committee regarding rescheduling their meeting so that members may attend this forum instead.

Budget: Charlie Moore announced that the initial planning meeting was held on April 20, and monthly meetings were scheduled through October. The next meeting on May 19 will begin the line-item review and update assumptions for a new budget based on the expectations of higher-than-normal inflationary pressures.

Building: Governor Roche reported that two revised applications were received for properties on Riverbay Road that adjoin the beach. Changes were made per county requests. They will be discussed during the closed session. Normal building applications (fences, sheds, etc.) have increased after the winter. He will be moving from the Cape and is turning over all building committee chair responsibilities to Governor Shipley.

Caper: Governor Lamb said delivery of the Caper is still an issue, but there has been improvement.

Clubhouse: Governor Lamb reported that rentals are booming.

Covenants: No report.

Events: Governor Lamb announced the Cape Clean Up is scheduled for September 23 and 24.

Legislative: No report.

Piers: President Breeden said poor weather has prevented most slip holders from putting in their boats, but he expects most of them to be in by the June 1 deadline. If a slip holder cannot have a boat in by that date, they need to contact the pier committee. Slip holders cannot sublet their slips. It must be done through the committee.

Security: See Town Manager report.

Strawberry Festival: Governor Lamb said they are in the final phases of planning. There will be a vendor meeting on May 23. The Broadneck High School band will perform in the parade, and several politicians will participate.

Technology: President Breeden said the free Google G-Suite service will expire soon. He has worked with Bill Szczytko to research a paid Google Workspace account. The 14 current Gmail accounts will be reduced to 10, at a fee of \$6 each per month, or \$720 total for the

year. There are funds available in the technology and the office supplies lines in the budget. During Old Business he will ask for a motion to approve moving to the new account.

Town Manager- Town Manager Anderson reported the “chronolog” sign was installed at Lake Claire with a case for placing a cell phone to take a photo of the beach. Anyone who uses the case can upload photos to a website to show changes to the root wads and the osprey nest. At the main beach, 1400 new plants were added near the inlet and goose netting was removed. There is an option to add a fence around the plants if needed later. Mr. Anderson has hired beach attendants and is in discussions with one more former attendant who wishes to return. Training will occur the third weekend of May. With most of the attendants being in high school, there may be limited coverage on weekdays until school is out for the summer. The attendants have been asked to assist at the Strawberry Festival. Additional portable restrooms will be installed May 13, and the rental price has increased again. Weekly water monitoring by the county health department at Lake Claire and Main Beach will begin on Memorial Day weekend. State Dept of Agriculture mosquito spraying could begin as early as May 25. The memorial benches removed from the main beach before sand was added have been reinstalled. An issue with unauthorized business being conducted on the beaches is being addressed. Slip holders need to contact the pier committee if they cannot get their boat into their slip by June 1. Caper articles are due. There are 92 people on the pier slip waitlist. The gate lock at the Little Magothy pier has been repaired and the Lake Claire lock is still to be replaced. No permit has been issued for the Deep Creek dredge and we still have not received an answer to the application of the beach project as a fee in lieu of. There are still two security officers on leave of absence. Our other two officers are covering 10 of 31 dates in May and Governor Macindoe is covering the remainder. Restriping to adjust the size of handicapped parking spaces at the shopping center has not yet occurred. The seasonal maintenance crew member will return this month.

OLD BUSINESS

President Breeden reiterated the need for cloud storage space. Governor Roche made a motion that CSCIA use funds from the technology line and the office supplies line of the budget to pay \$720 to upgrade to a year of Google Workspace. The motion was seconded by Governor Shipley and passed unanimously.

NEW BUSINESS No new business was discussed.

COMMENTS

Stacy Wildberger reported that the Cape Conservation Corps (CCC) had about 25 volunteers plant 800 plants to create a shade garden at the Little Magothy beach. They will continue to work there and at Deep Creek to add shrubs and remove invasive plants, perhaps with help from a Girl Scout troop. Permission was asked to install a bench at the rain garden, and more details are to follow regarding placement and installation method. The native plant swap went well, with 93 native plants being traded out for about 50 invasives. Weed Warriors will continue to monitor the Serene Ravine for Bushkiller vine and determine if another spraying is needed. The Habitat Heroes tour of the 2021 winning yards will be on June 18. President Breeden commended her the great work CCC has done.

Resident Steve Arnold asked about the history of CSCIA ownership of properties and riparian rights. President Breeden gave a brief overview. Governor Shipley referred him to the Maryland Land Records for details. Mr. Arnold expressed concern over the monitoring of transects and the effectiveness of the cobble bar. Discussion followed regarding the study, what is allowable under the current permit and what would require new permits, and the status of applications made by other residents. Governor Roche asked what outcome Mr. Arnold is hoping for. Mr. Arnold said that he will wait to see what happens with his neighbors’ applications and bulkhead construction before he decides what to do with his wall.

ADJOURNMENT

A motion was made by Governor Fairchild to adjourn and move to a closed session, seconded by Governor Shipley and approved unanimously. The May 9, 2022 CSCIA Board of Governors meeting was adjourned to closed session at 8:10 pm.

CLOSED SESSION

A closed session was convened at 8:10 pm and adjourned at 8:53 pm. The regular session of the May 9, 2022 meeting was adjourned at 8:53 pm.