

THE

OCTOBER, 2020



BEACHCOMBER

**"Listen! The wind is rising, and the air is wild with leaves,
/ We have had our summer evenings, now for October eves!" – Humbert Wolfe**



PRESIDENTS LETTER

Dear Members,

What a year 2020 has been! Coming into this year none of us could have predicted the turmoil that 2020 would bring. With Covid19, natural disasters, nationwide protesting of our law enforcement officers and outright rioting, this has been a year that I think we can all agree can't end soon enough. Luckily Beach Harbor has remained a sanctuary where we can come and forget about the rest of the world for a while.

While it was not the season we may have expected, I am happy to say that Beach Harbor members came together and made the most of an otherwise difficult situation. I would like to thank everyone cooperating as we navigated all the Covid regulations we had to put in place. I would also like to thank the board of directors for all of their hard work and your support of them. Many projects have been completed because of their hands-on participation.

I am especially grateful for our activities Director, Margie Johnson and to her army of volunteers who have truly made lemonade when they were handed lemons. You all found ways to bring us together safely and to provide so many fun things for us to participate in over the summer. Thank you for all the fun times! I would also be remiss if I did not thank all of our many volunteers who have pitched in to help Beach Harbor in many different ways. Be it with gardening, ice bagging, running the kitchen or helping on projects like repairing the pier and volleyball court. Thank you all for your service to our community!

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If you were at the General Meeting on 9/5 you heard me say that Beach Harbor has taken possession of 157C after a 5-year legal ordeal. Beach Harbor is taking sealed bids on cleaning up the lot for the value of the contents. If you would like to submit a bid, please see my Facebook post or email for instructions. Bids will be accepted until 10/1/2020.

The best months for Crabbing and Fishing are still ahead of us. Let's all go and enjoy the fall weather!

With best regards,

Robert Beitz

MANAGERS REPORT



Manager's Report: September 2020

Hello Everyone,

I don't know about you, but this summer seems to have come and gone so quickly. We were all busting to get out of our homes after the Corvid scare and yet nothing was quite normal when we did. I miss all of you that didn't make it here this summer and I do hope each of you have managed to stay well. We struggled through the beginning of opening the pool and spa with the Corvid regulations set in place by the State of Maryland. Even though it is standard operating procedure to take a shower before entering the pool and spa, it seemed to be an annoyance to most who visited the area and caused unnecessary disruption at times. The pool and spa are not a bathtub, and many of our elders have immune deficiencies, so please ensure you are freshly cleansed before entering the pool area. We started off slow with renters cancelling but quickly booked up to November 30th. This year the Office also managed F13 and F28 for the members, and next year we will add C157 to the list. We have been fortunate to have had great renters this year and I thank everyone for making them feel welcome to the park.

Phone calls, walk ins, and emails concerning available sales listings has increased dramatically. We have had eighty-seven (87) documented visitors to the park as of Sept 16th. Two visitors ended up renting for long term, and yet none of these actually purchased a membership to date.

As I stated at the General Meeting I am getting a lot of calls whereby people want to purchase as an investment and rental income property. This concerns me because if allowed, it will undoubtedly change the dynamics of this peaceful, safe, and family-oriented community. I try to deter inquiries at this level, but unless you change your bylaws, covenants and restrictions, they are free to come in and rent their unit/land out.

Just a reminder about propane tanks and debris during hurricane season: QACo and FEMA require that all propane tanks be secured to a structure, so they do not become a biohazard in a storm, flood, or hurricane. Please take a moment to review your tanks and secure them to protect our waters and critical land area. I do not know about you, but I don't want to incur damage to my boat if I run over debris because it floated away from someone's yard.

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I know we gave everyone time to get here and put their boat stickers on this year but here it is Sept 16 and I have 19 members who still have not sent in their boat registrations and picked up their stickers, and another 19 who have current registrations but need to pick up their stickers and apply them to their boats. That makes 38 unregistered boats in the park. Therefore, if you are one of these people, PLEASE come get your stickers. I will be sending emails to each of you regarding this.

Golf cart insurance policies need to be sent to the office when they renew. Currently, unless you get a new golf cart, we are not inspecting them each year. However, your liability insurance must remain in place and copies sent for your file. I am in the process of notifying members that have outstanding policies.

Wishing everyone a fun filled Fall!

Grace



FIRST VP'S REPORT

From the desk of the Vice President – Gary W. Bowman

Another season at Beach Harbor is coming to an end, and I hope everyone stayed healthy and safe during these difficult times. We continue to receive inquiries and visitors looking at our lots for sale. Since our July general meeting we have transferred (6) lots in Beach Harbor. The following lots have been transferred and the new owner(s) are listed below.

Lot 65F – Benjamin & Brittany Smith Lot 97A – Marc Angleberger

Lot 191C – James & Loretta Davis, Lucinda Leviner

Lot 240E – William & Jacob Randall Lot 263E – Michael & Sharon Arndt

Lot 247E – Daniel & Jody Witherow

The Board of Directors and our gate staff continue to receive complaints about members and renters violating our Beach Harbor rules. Some of the recent complaints were a renter setting off illegal fireworks within the park, juveniles driving golf carts recklessly after midnight, and individuals encroaching and parking vehicles/golf carts on member lots without permission. Everyone should have a copy of the Beach Harbor rules, if you need an updated copy please see our manager.

I hope everyone enjoys the rest of the season at Beach Harbor and we look forward to seeing you next year.

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RESTRICTIONS AND COVENANTS

Good beginnings, good endings, our park has endured a pandemic and yet as our summer is coming to an end and fall approaches we have persevered. A lot of improvements have been made in our park and many more are marked for the coming year. Without the hard work from the board of directors and the many volunteers throughout the park, none of this would have been possible. I look forward to working with everyone next season in order to allow our park to grow even greater. A special thanks to our volunteers, John Hoy, George Bloxom, and Betty Makar for your years of service to our community. Thank you. I would like to take this opportunity to wish everyone a Happy Thanksgiving, Merry Christmas, and a Happy New Year. I hope you all remain safe, healthy, and happy throughout the winter and I look forward to seeing you in the spring. God Bless You.

Gary D Hagy

Director of Convenance and Maintenance.



ACTIVITY DIRECTOR

First of all, I want to Thank everyone who has volunteer or donated this season. I am working on lining a volunteer party for the end of September. I will post on information later this week. Waiting to hear back for some Catering companies to get back with a price!

Events for October 2020

On October 10,2020 @ 3pm I am looking for volunteers to set up tables on your lot for our Pirates in the park. Either for refreshments, games for our children to do. Which I have several games for them. Or raffles for any items that gets donated. We will also be doing a treasure hunt for the kids. There will be treasure coin out though the park, so kids come to lot 114A to get your bag to collect the coins at 3pm cash your coins in a prize! At 8pm there will be a movie at the large pavilion. All Raffles will be called at large pavilion at 7pm. Our 50/50 called at 8pm before the movie starts

October 31,2020 Halloween in the park

Decorating your lot contest

Costume contest at large pavilion @ 5pm

Asking members to provide treats on your lot for ours kids at 7pm. If you won't be in the park you can

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bring our treat to my lot 114A along with your name and I will pass out their treats

Looking forwards in making next season as fun as this season has been!

Margie Johnson
114A
Activities Director



TREASURER'S REPORT

I would like to thank this years audit committee for all their time spent in reviewing our books and making thoughtful suggestions. The members of the committee were: Carol Hoy, Barbara Price, and Laurel Wilkinson. I would also like to thank the membership and the many board members I have worked with over the past several years



FACILITIES DIRECTOR

Facilities Report

The Coronavirus slowed down and eliminated some of the improvements and maintenance projects that were planned for this year. Hopefully in the fall or spring will be able to do the necessary concrete work in certain areas of the pool deck and have the hot tub deck epoxy coated to smooth the deck surface. In the meantime, several large storms it came through with heavy winds and rain that left a lot of Limbs and debris on the roads that need to be removed several times. The heavy rains and traffic have made a mess of the roads even though they've been tried to be repaired several times.

We have had multiple large rainstorms that dropped record amounts of water on Beach Harbor and Queen Anne's County. When Queen Anne's County has large rain events the whole County has sewer problems due to the nature of the sewer system in the county .when we have a normal sewage stoppage it only involves a small area and number of units we call them and they come almost immediately and correct the problem. But if the problem also involves other areas of the county they might not get here as quick and the sewerage builds up in the main lines Underground and has to be pumped out with a pump truck before it can flow out of the park in the normal manner.

The rain also makes the grass and weeds grow fast Robert and Doug are working hard to keep them under control. They are also hard at work cleaning up storm debris from the roads and common areas. If your unit is located where high tides come up in your yard be careful of leaving anything that floats on the ground. In an extremely high tide around the canals I've seen a lot of things float out on the tide coolers, gas cans, full 20 lb. propane tank believe it or not.

George Bloxom ,Facilities Director

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SECRETARY'S NOTES AND MEETING MINUTES

Dear Members,

Would like to remind the membership if they have a question or concern you can submit a letter to the board, to my attention, to be read at the next board meeting, October 17th. The letter would have to be received in the office one week before the scheduled meeting, Saturday, October 10th.

Respectfully,

Gail Veitch, Secretary

BEACH HARBOR BOARD OF DIRECTORS

GENERAL MEMBERSHIP MEETING

Saturday July 4, 2020

The General Membership Meeting of Beach Harbor Campers' Cooperative, Inc., Board of Directors' was held on Saturday, July 4, 2020, at its office, located at 111 Beach Harbor Drive, Grasonville, Maryland. The President Robert Beitz called the meeting to order at 10:15 am. The following members were present:

President	Robert Beitz
Vice President	Gary Bowman
Secretary	Gail Veitch
Treasurer	Betty Makar
Restrictions and Covenants	Gary Hagy
Facilities	George Bloxom
Public Relations	Pat Gallon
Community Activities	Margie Johnson
Special Projects	John Hoy
Manager	Grace Ciaravella

Rob responded:

- Good morning, welcome everyone.
- Led Pledge of Allegiance
- Said opening prayer.

Roll call taken by Secretary, Gail Veitch.

Rob responded:

- Minutes to approve.

Gail responded:

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- No.

Rob continued:

Manager, Grace Ciaravella:

Grace responded:

- Good Morning everyone, I want to wish everyone a happy and safe holiday.
- Not a lot to report.
- Pool is open, regular hours.
- We have the large dumpster, trash only no yard waste.

Rob continued:

Maintenance, George Bloxom:

George responded:

- Good morning, Robert is our maintenance person, will give update for him.
- Rain has been affecting everything thing:
 - Trying to keep up with road repairs
 - Grass cutting and weeding
- Replacement of fence post and rails is an ongoing project.

Rob continued:

Officers Reports:

Rob Beitz, President:

Rob responded:

- Good morning everyone, last several months have been unprecedented with the Covid virus, this was never expected.
- Been trying to operate and maintain with the Covid restrictions.
- Pool, we have a capacity restriction.
- Kitchen, all staff must wear gloves and mask
- I encourage social distancing.
- This meeting is actually discouraged by the state.
- We wanted to meet with the members, thought meeting was needed, communication.

Deceased Members:

- Have had many members pass away since our last general membership meeting.
- Let us all take a moment of silence for them.

Rob continued:

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Volunteers:

- I want to thank the members who:
 - Bag the Ice
 - Gardening committee
 - Kitchen workers
 - Worked on the volleyball court.
 - And all others who have volunteered.
- Did not mention members by name, did not want to forget someone.
- The park runs on volunteers, keeps our dues affordable.
- Thank members in the park when you see them doing volunteer work.

Major Projects:

- "Big Blue", replaced "Big Bertha" \$85,000, cashed a CD from the reserve to cover cost.
- Sewer Project, 90% repaired, will be an ongoing maintenance expense, will budget each year to cover cost; amount could be between \$10,000 to \$20,000.

Rob continued:

- Next meeting will be our Closed Budget Meeting, August 15th, meeting will last six (6) to (7) seven hours.
- Will discuss our expenses, where we are now and what to expect for next year.
- September's Open Meeting will be Labor Day weekend here at the large pavilion.

Rob continued:

- Wanted this meeting to be a short meeting because of the Covid Virus, heat, and want everyone to enjoy the holiday weekend.
- When this is turned over to the floor please be respectful to the board.

Rob continued:

Gail Veitch, Secretary:

Gail responded:

- One letter that was submitted by Kenny Miller 90A, to be read at the May Open General Membership meeting; did not have the meeting because of Covid.
- Read the letter: (attached)
 - Ken Miller wanted to discuss the pros and cons of internet service at Beach Harbor.

Rob responded:

- Internet service request has been researched before and discussed.
- Not feasible for Beach Harbor:
 - Cannot trench lines in Beach Harbor
 - We did not want lines running through the trees
 - Cost was about \$65,000 for the initial startup then a fee per member.
 - Hot spots are available through your cell carrier.

Ken Miller 90A responded:

- Can I respond later?

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Rob responded:

- Yes.

Rob continued:

Gary Bowman, Vice President:

Gary B. responded:

Good Morning.

Settlements:

Have had two (2); 70F and 90C.

Two (2) pending; 263E and 97A.

Gate Staff Meeting:

- Discussed speeding and underage golf cart drivers.
- Need to slowdown 5mph, must be sixteen (16) to drive the golf cart.

Rob responded:

- Will send out violation letters to members for speeding and underage driving.

Rob continued:

Gary Hagy, Restrictions and Covenants:

Gary H. responded:

Good Morning.

Site Plans:

- Was a change to the site plan; now requires showing location of your clean out on your lot and manhole cover if you have one.
- Any questions please contact me I will get back to you as soon as possible.
- Unsure if you need a permit, submit one, better to have than not.

Trees:

- Have had questions about size and permits, if trunk is 4 inches or less in diameter and no taller than 5ft, no permit is needed.
- If a tree is taken down in the buffer zone you must leave the root system; helps prevent washout/erosion.

Rob continued:

George Bloxom, Facilities:

George responded:

"Big Blue":

- We have a new water tank, holds 3,000 gallons of water.

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- Everything is working, has had to have some minor tweaking.
- Technician comes out and uses a laptop to make any changes needed.
- Noise you hear coming from the well room is the release of air pressure.
- Part has been ordered for the release valve to muffle that noise.

Gutters:

- Replaced the gutters on this building.
- Installed new gutters on the maintenance shed.
- Gutters were installed to prevent the water and dirt splash up on the buildings.

Pedestals:

- Replacements are ongoing.
- If it is a Beach Harbor problem at the pedestal we will replace.
- If it is a Delmarva problem they need to be called for the repair.
- Do not make alterations to the pedestal, only wire with ends should be connected.

Gate Arms:

- Vendor contacted me they will be here next week to install the new gate arms.

Pool:

- Made concrete repairs to the decking before the pool opened, needed for inspection.
- More concrete work needs to be done at the pool and laundry area.

Water Quality:

- The test results were included in the last Beachcomber.
- Need five (5) volunteers for cold water testing at your trailer.
- Can test from either bathroom or kitchen faucet.
- Need to be able to go six hours (6)) hours without using the water or flushing.
- Have questions or interested in volunteering see me.
- Good way of having water tested coming into your trailer, you will get your results of the test.

Beach Water:

- Water is tested every Wednesday, called yesterday and is safe to use.

Rob continued:

Betty Makar, Treasurer:

Betty responded:

Good morning, I have passed out reports, if you did not get one and you would like one please see me after the meeting for a copy. There are three (3) reports. (attached)

Went over Treasurer's Report: (attached)

Operating Account:

○ Office Petty Cash \$ 500.00

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○ Staff Petty cash	30.00
○ George Bloxom	250.00
○ Treasure's Account	430,267.37
○ Total Operating	431,104.37

Reserve accounts (CD's) \$280,453.73

- Cashed a \$141,000 C to cover expenses:
 - Water expense \$85,000.00
 - Sewer repairs \$63 900.00
 - Total \$148,900.00
- Will cover the remainder of the cost with our due's money.

Betty continued:

- Interest rates are low now, opened a new CD for \$25,000 not showing on the report., waiting for paperwork.
- We did earn \$5,000 in interest last year from our CD's.

Betty continued:

Financial Reports: (attached)

Revenue & Expense:

- Report shows our income and what we have spent from January 1 through July 4, 2020.

Profit & Loss Budget Overview:

- Our operating Budget for the year January through December 2020, our expected income, and expenses.
- The park is fifty (50) years old, have expenses every year.
- Upcoming expenses:
 - Tennis court needs repairs
 - Ongoing sewer repairs
 - Bulkhead repairs needed.
 - Club House needs a new roof.
 - We need a new sound system.

Audit Committee:

- Because of the Covid virus we are late getting started.
- Need volunteers to form a committee.
- Will pass a sign-up sheet around if you are interested in volunteering.
- Volunteer committee saves us about \$8,000 a year; saves us from hiring outside auditors.
- Volunteers do a better job, they check every item, outside auditors check randomly.

Rob responded:

- The park is old, and we have expenses coming up.

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- Next month's budget meeting the board will discuss upcoming expenses, see where we are financially.
- Where we are financially will decide if dues need to be raised and what amount.

Rob continued:

Margie Johnson, Community Activities:

Margie Responded:

Good Morning:

Activities Planned:

- Snack Shack will not be open today, did not have enough volunteers, need four (4) volunteers in the kitchen; will be open tomorrow,
- Would like to see if any of our younger members would like to sell snowballs.
- When the kitchen is open the hours will be 11am - 2pm; we have new menu.
- Potluck today will be a buffet, will have servers, cannot have everyone handling the food, the virus.
- Would like to have two big events a month, events depend on virus restrictions.
- Today at 7pm at the Gate House will have a reading of the meaning of our "Flag" by a young member, golf cart parade to follow.
- Have basket raffles on my lot.
- Ben and Linda Kirklewski 134B, will be selling 50/50 chances on their lot.
- July 25th we will have "Christmas in the Park", Santa will be there, will have gifts for the children.; would like gift card donations.
- There will be prizes for the best Christmas decorated trailer and golf cart.
- September, Gina Reisberg will be having a Walk for the Ronald McDonald House.
- Breakfast before the walk planned, will need volunteers.

Rob responded:

- Thank you, Margie, you are doing a great job under the circumstances.

Rob continued:

John Hoy, Special Projects:

John responded:

Volleyball Court:

- Court is completed.
- Thank you, Gary Hagy, Greg Wroten, and Chris Hronis, for your help.
- Gay Hagy donated volleyballs, they are kept at the gate house.
- Would like someone to donate a rake, something to clean the sand, plastic garden rake.

Rip Rap:

- Added Rip rap at the fishing pier and beach area at the canal.
- Want to thank Robert, maintenance, for his help.

Bulk Heads:

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- “C” section has serious work to be done at 162,164, and 166.
- “D” section there is a whaler sticking out.
- Fishing pier needs whaler repairs.
- Have contacted a marine construction company for repair estimates.
- Park is over forty- five (45) years, bulk heads need to be repaired.
- If we had to replace all bulk heads, with new, was given a quote years ago for \$800,000; they need to be repaired now.
- Mickey Ebert asked for two rip rap stones left over to put in one of the gardens, gave them to her.

Rob responded:

- John thank you; we will need to budget for bulkhead repairs

Rob continued:

Pat Gallon; Public Relations

Pat responded:

Board Elections

- If nominated today you must be present to accept and your application and resume must be submitted this week
- Candidate Forum two (2) weeks, clubhouse, July 18th.
- Ballots will be mailed to membership July 20th
- Ballots must be returned by August 21st
- Ballots will be counted on August 29th.

Pat continued:

- Two members have submitted their applications; Will Smith and Greg Wroten.
- There are three positions open.
- John Hoy, George Bloxom, and Betty Makar will be stepping down, their term is up.

Rob responded:

- We need at least one person nominated from the floor; would like to see more so we can have an election.

Pat continued:

- The floor is open for the nominations.
- Say your name and lot number and who you wish to nominate.

Pat continued:

Any nominations?

- John Hoy 150C, I nominate Ken Miller; Ken declined.

Pat continued:

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Any other nominations?

- Rob Beitz 142B, I nominate Charlie Pittman; Charlie accepted.

Pat continued:

Any other nominations?

- John Hoy 150C, I nominate Jackie Nitsch, Jackie declined.

Pat continued:

Any other nominations?

- Linda Kirklewski 134B, I nominate Karen Fohner; Karen accepted.

Pat continued:

Any other nominations?

- Jim Nitsch 219D, I nominate George Bloxom; George declined.

Pat continued:

Any other nominations?

- Julie Seniw 205C, I nominate John Hoy, John declined.

Pat continued:

- Any other nominations?
- Asked three times for other nominations.
- There are No other nominations from the floor. Nominations are closed.

Pat continued:

- Pat read the nominees:
 - Will Smith, Greg Wroten, Charlie Pittman, and Karen Fohner.

Rob responded:

- Will the nominees please stand?
- Greg Wroten 21F, is not here today, go by and introduce yourself to him.
- Candidate forum will be in two weeks.

Rob continued:

- Have served five (5) years, had no idea before I became a board member what goes on at the meetings.
- A lot of work is involved, you do not appreciate the hard work and time involved until you are on the board.
- Board works together to come to decisions; decisions are not made by one person only.
- We do not always agree but once a decision is made, we have agreed to support that decision and each other.
- Thank you to the board and their support.

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- If you have never thought about running for the board, think about.

Rob continued:

- Betty, John, and George are stepping down from the board.
- They have been long standing members of the board, thank you for your time and dedication.
- Betty stepped in after the Valarie incident; she got our finance records back in order, which helped us recoup our losses; Thank you.
- John stepped in and worked with the District Attorney to bring Valarie to justice; spent many personal hours. Thank you
- George donates so much of his time to the park; he responds to calls day or night.
- The board and members will miss George's time and dedication.

Rob continued:

- We are a Co-Op meaning we work on behalf of each other and we cooperate with each other.
- These unprecedented times effect the way the park operates.

Kitchen:

- Needs more volunteers to operate; cannot have cross contamination:
 - One to handle the money
 - Food preparation stations
 - Delivery of food.

Pool:

- Reduced capacity
- Must sign waiver
- Have a sign in sheet.
- Need to shower before entering
- Was over capacity yesterday.
- Was decided once we reached capacity and a member is waiting to enter, we will ask the first on the sign in sheet to leave for an hour; they can return after that hour.
- If we do not cooperate, we will close the pool.
- Many pools in the area are closed did not open because of the virus.

Rob continued:

Open to the floor:

Rob continued:

Shelly Herman 175C, responded:

- Are the pool rules Beach Harbor or the State of MD?

Rob responded:

- Beach Harbor's based on the state's recommendations.

Shelly responded:

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- State rules say form a line, wait turn, not sign in.

Rob responded:

- Sign in is Beach Harbor's rule.

Shelly responded:

- I was the person asked to leave the pool.
- Guest are supposed to leave before members.

Rob responded:

- Manager did go around pool first to see if there were any guest there.

Shelly responded:

- Grace, how do you know who were members or guest, people could lie?
- There was guest at the pool, was not going to turn them in.

Grace responded:

- Went to people I did not know/recognize and ask them if they were a guest.

Will Smith responded:

- What is the capacity of the pool?

Rob responded:

- Forty-six (46) in the entire pool area.

Shelly responded:

- CPO's are not consistent, are not following the rules, not cleaning the furniture after use.
- Allowing pool noodles in the pool; I had to tell the monitor they were not allowed.
- I should not receive a letter for not leaving the pool, Rachel left the pool.
- Bathroom door was locked, told Grace went back later, still locked.
- Not keeping the bathroom stocked with toilet paper.

Rob responded:

- CPO's are all new.
- Took their classes online, different from classroom instruction.
- If you are asked to leave you can return to the pool in an hour.
- Have to go on the word of the member, we need to cooperate.
- Bathroom door should never be locked.

Rob continued:

Kenny Miller 90A, responded:

- Want to say that spouses of the board members go through a lot too.
- Wi-Fi, I cannot access Beach Harbor Wi-Fi, cannot get a cell signal at my trailer.
- Cannot even have Satellite TV, cannot get a signal; either can others on my street.
- Talked to someone about Wi-Fi in the park, he said cost would be about \$5500, to place three towers in the park, would have to purchase their service package, a separate cost.

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- Cost is inexpensive if he is telling the truth.

Rob responded:

- Information was sent to the office different options but did not include all costs.
- Package could cost as much at \$150 per month for the entire year.
- Does everyone need to sign up for the package for park to get the service?

Kenny responded:

- Probably a certain percentage of the membership would have to sign up.

John responded:

- If everyone does have to sign up the cost would be more than \$35,000 a year for the service, would still have the start-up cost.
- Everyone in park is not interested in Wi-Fi.

Rob responded:

- Each member would have to pay monthly.

Kenny responded:

- Only if you want the service.

Rob responded:

- We have researched this before, they wanted to install towers, overhead wires, too costly.
- Trenching was an option, cannot trench in the park, do not know where all lines are.
- If someone wants to research and bring a recommendation/ proposal to the board, we will review for consideration.

Rob continued:

Donna Sanderson 1211A, responded:

- Want to thank the board for bring the CPO's back in house.
- Spent \$25,000 last year; this year cost will be \$11,712.
- Second, \$7,000 for what legal fees?

Betty responded:

- Trying to settle the Bogoslawski Estate, lawyer, and court fees.
- Member Legal fees, Maddox's and Gartland's.

Rob responded:

- Have more expenses coming, member filed a complaint with the States Attorney's office, we will need our lawyer's assistance.

Donna S. continued:

- Betty the \$25,000 CD, does that money come from the reserve?

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Betty responded:

- Yes.

Rob continued:

Karen Fohner 159C, responded:

- Recycle bin needs to be emptied
- Has not been emptied since last week, overflowing.
- How often is it picked up?

Rob responded:

- Requested weekly pickup.

Karen responded:

- Was not picked up last week.

Rob responded:

- Will have Grace call them.
- Reminder, boxes need to be broken down.

Karen continued:

- Mosquito control, how often and what day are they scheduled for?

Rob responded:

- We have no control of when they spray no scheduled day.
- When they do come might spray entire park; may do a section and come back at a later date to continue spraying the rest of the park.
- Rains while spraying they stop, may come back next day or not.
- Contract says as needed, as they feel is needed.

Gloria Marion 198C, responded:

- Why can't we spray ourselves?

Gail responded:

- Contacted Mr. Mosquito Man will, not spray entire park.
- Will spray individual lots if you want to sign up.

Marion responded:

- I meant purchase our own truck and spray.

Rob responded:

- Would be too expensive to purchase a spray truck.

George responded:

- Spraying chemicals not safe, could be a liability.

John responded:

- Karen, what is going on with the By-Law's Committee?

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Karen responded:

- Committee disbanded; a committee member passed away.
- Never received any input from board on what bylaws needed changes.

Barbara Price 170C, responded:

- There was a problem with my sewer line, which was under my trailer.
- Was in Florida when the work started was worried about what my lot would like when I returned.
- Lot looked great could not tell any work was done.
- Thank You Mike, Baumgardner's Mechanical, for a great job.

Barbara P. continued:

- 100 club it is a good fundraiser, heard you denied it.

Rob responded:

- I did not deny it, park was late opening this year because of the virus.
- Thought ten weeks was needed.
- If you want to run, I will buy a spot.

Will Smith responded:

- What is this?

Rob responded:

- Explained that It works with the Pick Three Maryland lottery.
- Have a signup sheet, you pick a two-digit number, each pick is \$20.00 each
- Drawing is Wednesday and if your number is the last two numbers of the three numbers you win \$100.

Rob continued:

Carol Beitz 142B. responded:

- Miss seeing the Budget to Actual Column on the financial report.
- It is an effective tool, shows where we are to date with the budget.

Carol B. continued:

- I think having a board is the best way to run and organization.
- Our nine-member board is the best way to represent our membership.
- Need to remember we voted for nine (9) members not eighteen (18), spouses need to stay out of the business of the board.

Rob continued:

Will Smith 74A responded:

- The pool, everyone should have an ID card to show to enter.

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- Members and associate members one card, guest another.
- Second, there are a lot of complaints and complaining in here.
- Complaints should be submitted to the board, and published for all to see
- Board could address each complaint.

Rob responded:

- ID cards would be an expense.
- Using a sign in sheet only because of the virus.

Rob continued:

Barbara Price170C, responded:

- Speeding golf carts and underage drivers; staff not enforcing the rules.
- Small pavilion replaced the roof because kids were climbing on the roof, ruined shingles.
- Kids still climbing on the roof.

Rob responded:

- When you see this you should contact staff, they can write an incident report and we can send a letter to the member.
- Members you know if your child is old enough to drive the golf cart; sixteen (16).

Barbara responded:

- Tree at the small pavilion needs to be trimmed so they cannot climb the tree to get on the roof.

John responded:

- Mr. Smith are you carrying a firearm?

Will responded:

- Yes, I am a police officer, on my way to work after this meeting.
- The gun is part of my uniform.

George responded:

- Forgot to thank Chris Hronis, Les Jackson Joe Gartland for their help with the roads.
- Ben Kirklewski and Charlie Pittman for painting the utility trailer.

Rob responded:

- I thanked all of the volunteers earlier in the meeting, did not call by name, did not want to forget anyone.

Rob continued:

Sandy Baumgardner 79A responded:

- Is there a credit card in the office, I heard there was?
- Not a good idea, after the last time.

Rob responded:

- No there is no credit card we are looking into it, nothing in place.

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- Board uses their personal credit cards to float the expenses; wait for reimbursement.
- Would like to be able to place orders over the phone, online.
- Will have safety measures to prevent misuse.

Betty responded:

- We had credit cards before Valarie with no problems, need checks and balances in place.

Julie Seniw 205C, responded:

- What safety measures will you have in place?

Pat responded:

- We are looking into a manager's account would be associated with a debit card.
- Account would have a controlled balance, all transactions would be recorded, the account would be monitored.
- Everyone will not have a card.

Rob responded:

- Nothing has been decided.
- Want to keep operations moving, some purchases can only be made with a credit card, office software.

Credit Card conversation continued between the board and members:

- Some members felt it was unsafe to have a credit card in the office for use.
- Did not want a repeat of the past, being abused, theft.
- Some board members did not think it was their responsibility to use their cards for Beach Harbor purchases, even though they were reimbursed.
- Some members thought we needed to move forward; board should not be expected to use their personal cards.
- Still a concern about what safeguards would be in place to prevent abuse of the card.

Rob continued:

- No decision has been made about credit cards, still discussing.
- Board members are reimbursed when they submit their receipts for payment.

Barbara Price 170C responded:

- Outside audits are need, when was the last one?

Betty responded:

- Do not remember exactly would have to look it up.
- Yes, I agree when I leave office, we should have an outside audit.
- Anytime the treasurer leaves office there should be an outside audit.

Rob responded:

- We should consider an outside audit this year since Betty is stepping down.

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Donna Sanderson 121A, responded:

- Agree we should have an outside audit this year.

Betty responded:

- Should still do an internal audit this year.

Mike Baumgardner 79A responded:

- We should not rely on volunteers for our audits.
- We should have an outside audit every two years we need to protect our investment.

Will Smith 74A responded:

- Back to credit cards, bank issues business credit cards; could have nine (9) cards.
- Limits could be placed on each board members card.
- Would not use my personal card if I were elected to the board.
- Cannot be afraid, need to move forward.

John responded:

- Will, our bylaws state you cannot carry or have a gun in Beach Harbor.

Will responded:

- I am a federal police officer and can carry anywhere.
- After meeting I am leaving and going to work, the gun is part of my uniform.
- If I cannot wear my gun while in uniform, and on my way to work I will sell and leave the park.

Motion #1

Motion was made by George Bloxom and seconded by Gary Bowman to adjourn the meeting at 11:35.

Vote Passed Unanimously

BY:
Gail Veitch, Secretary

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ELECTION RESULTS

Congratulations to the new board members elected for 2021. Please welcome Karen Fohner, Charlie Pittman, and Greg Wroten. The remaining board members look forward to working with our new members .

There are three members leaving our board this year. George Bloxom John Hoy, and Betty Maker. Combined they have served out membership for over 35 years. We all thank them for their dedicated service to our park.

Our election committee for 2020 was Beverly Cain, Lou Dom, Marianne Hitchens, Emily Patton, and Gina Reisberg, thanks to them for a job well done.

The actual vote counts are displayed in the shadow box at the club house front door.



DIRECTOR OF SPECIAL PROJECTS

I would like to thank all the men and women who came out to help repair the fishing pier area on Saturday September 12. The pier was damaged by the hurricane that came through Beach Harbor on August 4, 2020.

Approximately 20-30 members spent 1/2 day helping repair the damage and some other minor repairs.

This could not have been accomplished without their help. Teamwork makes the dreams work!

John Hoy, special projects.

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