



OCEAN PINES ASSOCIATION, INC.
BOARD OF DIRECTORS'
REGULAR MEETING
Thursday, September 24, 2015
9:00 AM, Assateague Room, Community Center

Present- Pat Renaud, Jack Collins, Bill Cordwell, Cheryl Jacobs, Dave Stevens and Tom Herrick. Tom Terry via conference call. Also present: Bob Thompson, Teresa Travatello, and Michelle Bennett, 3 members of the press and 18 Association members.

Call to Order – Pat Renaud called the meeting to order at 9:02 am with the Pledge of Allegiance.

Approval of Agenda

The Agenda was approved unanimously.

Approval of Minutes

July 30, 2015- Regular Meeting- Mr. Cordwell moved to accept, Mr. Stevens seconded, all in favor.

August 17, 2015- Organizational Meeting- Mr. Cordwell moved to accept, Mr. Herrick seconded, all in favor.

Special Recognition of Lauren Paulson- Pat Renaud- Mr. Renaud announced Lauren Paulson is a 16 year old OP resident who was recently awarded the Gold Volunteer Spirit Award, the highest award given by the Girl Scout. Anna Foulz then introduced Lauren Poulson's mother (Lauren was unable to attend) who explained the project her daughter accomplished to receive the award; Lauren built a pergola at Berlin Nursing Home for the residents; she held a fundraiser to pay for it as well as actually building it with help of Moore Companies, she also sold engraved bricks for the patio.

Presentation of Appreciation gift to a past board member – Pat Renaud- Mr. Renaud gave Sharyn an appreciation award for her 3 years of service on the Board and thanked her for her service. Sharyn thanked her fellow members and wished the new Directors luck.

President's Remarks – Pat Renaud- Happy to be here, hope to serve the community well.

General Manager's Report – Bob Thompson (attached)

Manklin project update

OPA Bridges background and update - Mr. Collins asked if funds are still available for replacement. Mr. Thompson explained the County process, they apply for state funding then allocate at their discretion; the other funding would be Federal to state funding. Mr. Stevens would like to hear from the County, he also asked about bridge closures due to repairs. Mr. Herrick asked where we stand priority wise with the County. Mr. Thompson replied they have at least 1 possibly 2 bridges with ratings lower than ours. Ms. Jacobs asked if we were looking into the Federal funds simultaneously. Mr. Thompson answered yes.

Recent Awards-
Coastal Style Magazine &
Metropolitan Magazine

Upcoming Events-
Choptank presentation. Oct. 1
Health Fair-Oct. 3
GM Town Hall-Oct. 8

Mr. Stevens clarified that OPA has no direction with Choptank.

Mr. Thompson reviewed the pool cover bids.

Public Comments

Tom Janasek -17 Lookout Point- regarding a CPI violation he received; he parked his trailer (violation) in his driveway to keep his neighbor from parking on his yard. The DR's should also pertain to his neighbors. Mr. Thompson replied roads are now governed by MD law which trumps our DR's. Mr. Thompson will follow up. Mr. Janasek asked for CPI to write a letter to his neighbor.

Anna Foultz- 127 High Sheriff Trail- she asked about the zoning surrounding Veterans Memorial, she doesn't want anything built there. Mr. Thompson said it is zoned commercial. She asked if we could get something in writing to keep it clear. Mr. Stevens said no, the County does the zoning.

Judy Duckworth- 37 Westfield Circle- neighboring property, 39 Westfield Circle, is a foreclosed property, it is affecting property values. Pat Renaud and Bob Thompson responded to her email yesterday promptly as Public Works called her this morning.

Sarah Warenus- 11 Moonshell Drive- Lots of new events at YC, some specials are expensive, but we need more affordable specials.

Mike Carbone- 9 Avon Court - Great community, doing a great job. But it's upsetting that over 800 members are not paying their dues and owe over \$1.3 million. It's not fair for paying members, he would like OPA to go after them more aggressively. Mr. Renaud replied there is a detailed process. Mr. Thompson explained the lien process, collections, attorney aid, we are engaged in a multi prong approach; though \$950K is a lot, compared to total billing it is still relatively low.

Husain Mirza- 25 Links Lane- in response to the bridges, a new bridge may be more cost effective. Do committees have any authority? Ms. Jacobs answered according to our Bylaws they are advisory committees but we should give them feedback on their recommendations. He has heard they receive none. Mr. Renaud called time on comments.

Board Actions from GM Report-

Capital Purchases-

Mumford Landing & Swim & Racquet Pool covers- Mr. Stevens moved to accept Mr. Thompson's recommendation, Ms. Jacobs seconded, all in favor.

CPI- None

Old Business

Motion- Second Reading of Resolution F-01 Investment Guidelines- Jack Collins- MOTION- To adopt the revision of F-01 as recommended by the Budget & Finance Committee. Mr. Herrick seconded, motion passed all in favor.

Ms. Jacobs made a public statement that she is not working fulltime, only 2 days a week.

New Business

Motion- Budget Guidance for 2016-17 and Capital Management Planning- Tom Terry- MOTION- The Board accept, for discussion, the attached Board Budget Development Guidance to the General Manager for fiscal year 2016-17; provide input and suggested changes to the Treasurer by Sept. 28th for the development of a document for a formal vote. AND The Board to vote to approve the concepts outlined in the attached Capital Budgeting document and direct the GM to develop the full implementation procedure to be approved by the Board at the October Board meeting. Mr. Renaud read the motion for Tom Terry. Mr. Terry then explained the purpose of the motion. Mr. Stevens seconded. After a lengthy discussion, Mr. Renaud moved to suspend the rules so that Pete Gomsak, Assistant Treasurer may discuss. Mr. Stevens seconded, all in favor. Mr. Gomsak tried to clarify the intent of the motion. Ms. Jacobs asked for more time to submit input. Mr. Terry agrees, Mr. Collins suggested an Oct 15th date, Mr. Terry agreed to change due date to Oct. 15. Mr. Cordwell said Oct. 1 is when the Board should give guidance to GM; we should work toward making that happen. Ms. Jacobs suggested Oct. 7 as input deadline. Mr. Terry amended his motion deadline to Oct. 7. Mr. Stevens suggested all input be copied to all BOD. 6 in favor (Renaud, Herrick, Cordwell, Terry, Collins and Stevens), 1 opposed (Jacobs)

Pending Actions- None

Appointments – Pat Renaud

Herbert Roe, Jr. - 1st Term- Clubs
Karen Butterweck- 1st Term- Communications
Suzanne Auwarter- 3rd Term- Aquatics
Marie Gilmore- 2nd Term- Recreation & Parks
Dale Buley- 3rd Term- Budget & Finance
James Beisler- 1st Term- Budget & Finance
Dennis Hudson- 2nd Term- Budget & Finance
Greer Groves- 1st Term- Communications
Debbie Bennington- 1st term- Communications
Ann Shockley- 1st Term- ARC
John Viola- 1st Term- Budget & Finance
Austin Scorpio- Chair- Environment & Natural Assets
Jennifer Cropper-Rines- Chair- Communications

The above nominations were approved unanimously.

Media Questions- None

Adjournment

At 11:15 am Mr. Herrick moved to adjourn to Closed session for a contractual matter. Mr. Cordwell seconded, all in favor.

Respectfully submitted:
Tom Herrick, Secretary