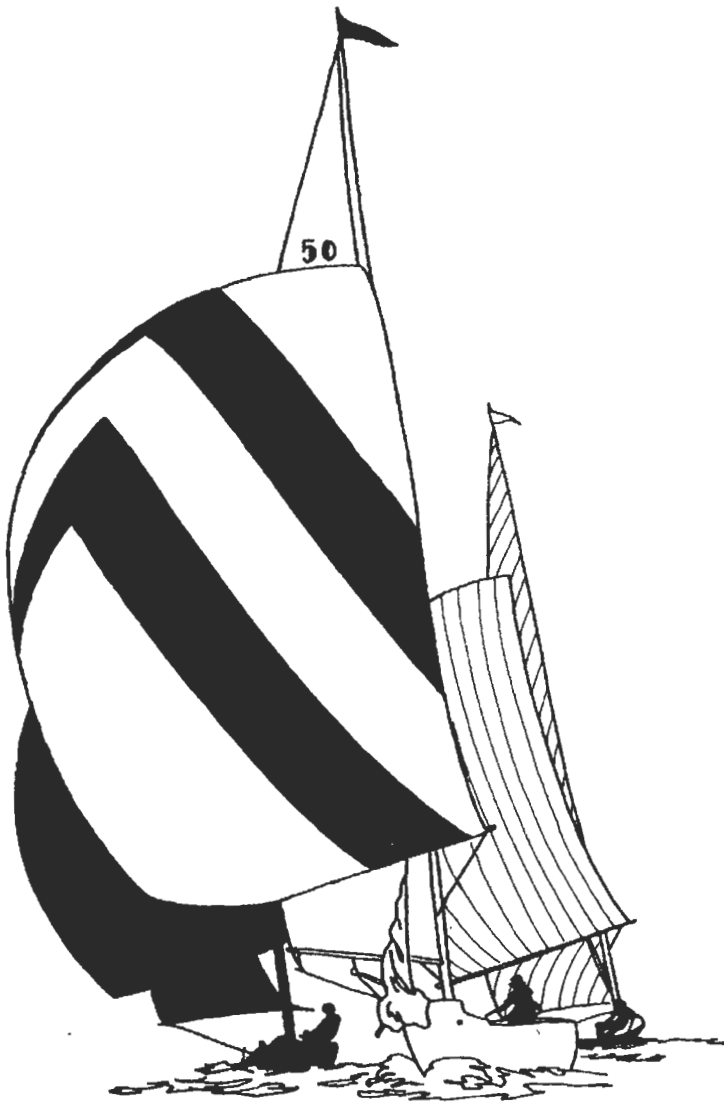


the **Sea Breeze**

PUBLISHED BY HILLSMERE SHORES
IMPROVEMENT ASSOCIATION

AUGUST 2006

PRESIDENT'S COMMENTS



The weather isn't the only thing heating up our community. As a result of personally suing nearly 2,000 residents in Hillsmere in an attempt to take community property for their own private use, the plaintiffs have awakened a sleeping giant. Dozens of residents have come forward who walked on parts of the disputed property. Most of them walked on the sand exposed at low tide so their testimony won't help, but we have already received a half dozen affidavits that will strongly help our case. We still need more so please let us know if you walked on or used any of the beach strip.

Over 500 residents attended the two community meetings about the lawsuit. The overwhelming majority of them supported HSIA's defense of the community property. There were a lot of excellent questions and some really good ideas put forward. A complete report on the meetings, along with all the questions asked and the answers given, is in this *Sea Breeze* and on our web site.

One of the questions concerned why the new defendants didn't receive all the previously filed case documents. As a result of this we had our lawyer draw up a "Motion to Quash Service of Process" form. We have posted it on our web site and sent a copy to the HSIA email list. The form simply says that because Maryland Rules of Procedure require that when a new party is added to a lawsuit they receive a copy of all previously filed documents, the service done by the plaintiffs was illegal and needs to be done over again correctly with all approximately 150 pages of documents that already exist. This would have the effect of making the plaintiffs spend a large amount of money in printing, mailing, and attorney fees. They were pretty upset about this. In fact, Will Simmons, the lawyer for the plaintiffs, sent an email threatening to bring actions against me personally and against HSIA if anyone used the form! He claims that we are practicing law without a license. Our attorney says that his claim is ridiculous. We have made it clear at every turn that HSIA does NOT represent individual property owners. We only explain your options and provide forms that you can use if

(Continued on page 3)

THE SEA BREEZE

Published by: **HILLSMERE SHORES IMPROVEMENT ASSOCIATION**

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2006 BOARD MEETINGS - 7:00 p.m.

Jan 26	May 25	Sep 28
Feb 23	Jun 29	Oct 26
Mar 30	Jul 27	Nov 30
Apr 27	Aug 31	Dec 14

2006 GENERAL MEETINGS - 7:00 p.m.

Jan 12	May 11	Sep 14
Mar 9	Jul 13	Nov 9

All Board Meetings at The Key School Science and Library Center

All General Meetings at The Key School Multi-Purpose Building

Come And Get It Day, Saturday, February 25, 10:00 a.m to 2:00 p.m.

(President's Comments continued)

you choose to file them with the court. We have always said that if you feel you need or want legal advice then you should talk to your own lawyer. In my opinion, the plaintiffs and their attorney are trying to pressure me and HSIA into not supporting the residents of Hillsmere in this battle. They want us to tell you that you are on your own and refuse to answer your questions or explain your options. We will not give in to this kind of intimidation.

The question that nearly everyone was asking was "What should I do?". This *Sea Breeze* and the web site have a section on just that. It explains your options and what you can choose to do, if you wish, no matter how you feel about this issue. I urge everyone to read the "What Should I Do?" article and decide for yourself. At the community meetings we passed out copies of a form that, if signed, indicated that you were staying in the lawsuit (not defaulting or opting out) and were joining HSIA in the preliminary motions we have raised. Nearly 200 people have signed that form so far. The HSIA Board of Directors is very moved by the support that our community is showing for our efforts.

Another battle is looming that usually results in angry words and personal attacks. However, it's one that we just take for granted every two years. Of course, I'm talking about the coming county, state, and federal elections. Our community covenants prohibit any signs without HSIA's permission. Several years ago our board approved rules concerning political signs that followed county law. Generally, you may place political signs on your property no more than 30 days before an election. No signs can be placed on community property such as the medians or the beach. Please cooperate in adhering to this rule. Let's keep our community from looking like Forest Drive.

Speaking of keeping our community attractive, there is a problem brewing at the beach. There have been a large number of Canadian geese leaving their droppings on the grass. This is a significant health risk (as well as being very unattractive). Some communities have had their beaches closed by the health authorities when this gets too bad. Please do NOT feed the geese. We are having signs posted. If you see anyone feeding the geese, please remind them that it is a dangerous practice that can ruin our community's use of the beach.

Some great news for our community is the ground breaking, scheduled for August 9, for the new Annapolis Neck Fire Station at Bay Ridge Road and Arundel On The Bay Road (just past the Mexican Café). The \$4.5 million station will open in 2008. This will greatly increase the level of safety and emergency response for Hillsmere.

Thanks again to all the residents who have shown their support for HSIA in these difficult times. Thanks to the many volunteers who have helped out in so many ways. Have a safe, wonderful rest of your summer.

Bill Shuman
President, Hillsmere Shores Improvement Association



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Beach Strip Lawsuit Community Meetings

On July 20 and 22, HSIA held community meetings to inform Hillsmere property owners about the beach strip lawsuit and answer their questions. Approximately 350 people attended the first meeting and about 150 attended the second. HSIA President, Bill Shuman, and HSIA attorney, Mike Ragland, explained the current situation with the lawsuit and answered resident's questions. While the term "residents" is used in this article, only property owners are defendants in this lawsuit.

As each person came in they were directed to tables at the rear of The Key School gymnasium, where they were given packets of information. A copy of the packet has been mailed to those residents who could not attend one of the meetings. Five hundred and ninety seven packets were handed out saving HSIA over \$400 in postage.

The primary question on residents' minds was "What should I do?". Because HSIA cannot legally represent individual residents who were sued we can only explain your options. We cannot give you legal advice. However, we are trying to provide legal forms that you can use for your own defense, if you choose to. There is a separate article in this *Sea Breeze* addressing what you can do to respond to this lawsuit.

Lawsuit Background

This lawsuit is an attempt by three East Bay View residents to seize community property between their homes and the water by adverse possession. In December 2005, the Court of Special Appeals ordered that since all property owners in Hillsmere have an interest in the beach strip property (HSIA contends that interest is actual ownership), the plaintiffs have to include everyone in their suit if they wanted to go forward. The plaintiffs, Gregory & Susan Singleton (117 East Bay View), Edward & Leah Hertz (129 East Bay View), and Parviz Sahandy (133 East Bay View) filed suit against 1,976 Hillsmere property owners. Last month, residents began receiving notice via certified mail that they were defendants. Many people refused to sign for the certified package. A copy of the complete package is available on our web site (www.hillsmershores.net).

Have You Been Served?

The first question we tried to answer was "Have I been served?". There was a great deal of confusion about the notices residents have received. When the plaintiffs amended their original lawsuit to include all Hillsmere property owners they sent a copy to our attorney, Mike Ragland. Mike immediately filed a Preliminary Objection. When this happened, the court set a date for a hearing on the objection for October 2, 2006. The court then sent a letter to each defendant notifying them of the hearing. Most residents received that letter before the certified package and thought that was their "service". **You are not officially served until you sign for the certified package.** You are also considered "served" if you sign any document related to the case and submit it to the court. Many people refused to sign for the certified package. While our legal opinion is that you are not served until you sign, it is unclear what the court will require. However, if a slip was left in your mail box and you do not pick it up then the plaintiffs will have to find some other way to serve you such as a process server. While there is no benefit to HSIA to delay this case, it does cost the plaintiffs additional money to resend the certified package or hire a process server. The certified package cost \$10 to send for a total of nearly \$20,000.

Packet Handed Out At Meetings

The packet handed out at the meeting (and mailed to those who did not attend) contained several legal documents. The reason that it has been sent to each resident is that any pleading (document) filed with the court must be sent to each party. The packet contained the following:

Motion for Continuance

On October 2, 2006 our attorney, Mike Ragland, will be out of the country on a prearranged trip. The Motion for Continuance asks the court to reschedule the hearing for October 16, 2006. This date has already been

(Beach Strip Lawsuit Community Meetings continued)

agreed to by both sides, so it is likely the court will reschedule the hearing. If they do, then you will likely receive another letter informing you of the change. This is only a hearing on the motions, not a trial. You do NOT have to attend.

Withdrawal of Stipulation

In the first trial, HSIA stipulated to certain facts. Since then, additional information has come to light. Residents have come forward who walked the disputed property during the 20 years from 1983 to 2003 and HSIA records have been found that were previously thought to have been lost. Because of this, we are withdrawing our previous stipulation.

Motion To Strike

This is a motion that says the plaintiffs have NOT served all the property owners in Hillsmere. We contend that all mortgage holders are property owners under Maryland law and therefore should be served as well. We are asking the court to order the plaintiffs to include those parties (banks and mortgage companies) in the lawsuit. We are also asking the court to give the plaintiffs no more than 30 days to comply (as the court procedures require). This is the motion that the October hearing was scheduled for although it is likely that additional motions will be heard as well.

Motion to Dismiss

We have been asking if anyone knows of a tax sale in Hillsmere during the 20 years from 1983 to 2003. The reason was that when a tax sale occurs a new title is issued by the state and any pending claim of adverse possession must start its 20 year possession period again. We are arguing that because the right to use the beach strip is part of each property deed in Hillsmere, no claim of adverse possession can take away that right without starting the 20 year period over again. We have found a tax sale that occurred in 1996, during the 20 year period that the plaintiffs are claiming they adversely possessed the beach strip. If the court agrees with us, then that would invalidate their claim. By coincidence, the property we found was purchased at tax sale by one of the plaintiffs, Parviz Sahandy! The Motion to Dismiss seeks to have the case dismissed in our favor based on the tax sale.

Response – Joining Motion Raising Preliminary Objections

This document is explained in detail in the “What Should I Do?” article in this *Sea Breeze*. Basically, you have 30 days to file an answer with the court in the lawsuit or you lose by default. By filing this document you join HSIA in raising preliminary objections and assert your right to not have to answer the suit until the objections are ruled upon, probably sometime in November.

Rest of The Meeting

We also discussed signing a “Waiver of Service”. Every time we file any pleading with the court, we have to send all parties a copy. We spent \$2,400 in printing alone for the packet handed out, not including the postage to mail it to people who weren’t there. The “Waiver of Service” says that you do not need to be mailed any pleadings made by HSIA or any other defendants. That allows us to avoid the costs associated with people who sign the waiver. It also says that any pleadings made by the plaintiffs still must be mailed to you. Clipboards were passed out so people could sign. This is explained in more detail in the “What Should I Do?” article.

The rest of the meetings were devoted to answering questions from the residents. We continued until all questions were answered. The questions asked and the answers are also published in this issue of the *Sea Breeze*.

We want to thank all the volunteers who helped with the meetings. People helped set up and put away 300 chairs at each meeting. They helped hand out packets, direct residents to the meeting, and anything else that was needed. We also want to thank the Key School for their cooperation.

(Beach Strip Lawsuit Community Meetings continued)

The meetings were a great success. The overwhelming majority of those present supported HSIA's defense of community property. They were orderly and, for the most part, civil. It is unfortunate that we have to spend so much time and energy defending our property. We want to thank everyone who attended the meeting, no matter how you feel about the issues.

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Resident

PEST MANAGEMENT INC.

Lawsuit Community Meeting Questions and Answers

The following questions were asked at the community meetings held on July 20 and 22. They have been grouped by subject area. Thanks to board member Kate Penn for compiling this information.

I. Service of Documents

1. **Q:** Are they legally allowed to serve by Certified Mail?
A: Yes, provided the defendant signs for receipt of the package
2. **Q:** Don't they have to serve defendants the entire package of the suit, including the paperwork from the original suit?
A: Yes, but HSIA, as a defendant, has received this package, and cannot file a motion on behalf of those defendants who have not. Paperwork for filing such a motion will be posted on the website (Motion to Quash Service of Process).
3. **Q:** I am defending myself, and understand there are deadlines and paperwork to be filed. Would HSIA put the documents defendants need on the website, so we can print and mail them?
A: Yes, HSIA will post all pertinent documents on the website. See the "What Should I Do?" article in this Sea Breeze.
4. **Q:** Is it to our (HSIA & defendants') advantage to drag out the suit?
A: No; currently the land is in contention and the community may not legally use it until the suit is settled. Therefore, dragging it out only delays the community getting use of the property.
5. **Q:** Why should I sign the "Waiver of Service" provided by HSIA?
A: If you waive service by signing the HSIA document, that means you will not receive any future filings made by the defense, however, you will receive notices from the plaintiff. You can view any motions or other documents by the defense on the HSIA website, www.hillsmereshores.net.
6. **Q:** From a legal standpoint, is it better to make them serve me or to just waive notice by filing one of the forms about the case?
A: If you have not yet been served, and you waive notice, you are made party to the suit anyway. You risk not receiving paperwork from the plaintiff, and becoming in default.
7. **Q:** Does avoiding service benefit HSIA?
A: No. If you refuse service, the plaintiff may ask the judge to allow you to be "served" by posting your name on the courthouse door.
8. **Q:** Can this suit move forward before everyone is served?
A: The hearing in October regarding HSIA's motion will occur regardless. It is not yet clear how the court will schedule hearing the suit itself.

II. Your rights as a Defendant

9. **Q:** What does it mean to default?
A: If you take no action after you have been served, the Plaintiff will file for a default judgment. This means you do not contest the plaintiff's claim on the land.
10. **Q:** Why shouldn't I default?
A: If you feel strongly about the issues involved then staying in the case sends a message to the court and the plaintiffs that the community cares about this lawsuit.
11. **Q:** What is the difference between "opting out" and "default judgment"?
A: There is no real difference. If you "opt out" by doing nothing then a default judgment will be entered against you.
12. **Q:** What are my options as a Defendant?
A: First, you can stay in the suit or Default. If you default, you are not contesting the claim. Second, if you stay in the suit, you may hire a lawyer or defend yourself. If you choose to defend yourself, you may join HSIA's defense or file your own motions. See the "What Should I Do?" article in this Sea Breeze.

13. **Q:** Does staying in the suit as a defendant help HSIA or the defense?
A: It may. From a strictly legal standpoint, the judge must weigh the case equally whether there are one or one thousand defendants. However, we encourage anyone who is willing to stay in the suit, if only to make a public demonstration of our feelings on this matter.
14. **Q:** Does it help HSIA's case to join in the Motions?
A: See the previous answer. The main benefit is to you.. it means you don't have to respond to the lawsuit until 15 days after the motions are ruled on, probably some time in November.
15. **Q:** Why should I sign the paperwork provided by HSIA?
A: See the "What Should I Do?" article in this Sea Breeze.
16. **Q:** What is the deadline to join HSIA's motions?
A: You must act within 30 days after you are served.
17. **Q:** If my spouse and I live at the same address, should we each file separate paperwork?
A: Each of you is an individual party to the suit. Spouses should sign separate forms.
18. **Q:** I own multiple properties in Hillsmere Shores; do I need to file multiple forms?
A: No, you are only a defendant once no matter how many properties you own.
19. **Q:** I plan to hire my own lawyer, should I still sign the paperwork provided by HSIA? *A: No, if you are hiring your own lawyer then he or she will advise you on what actions to take.*
20. **Q:** What is the simplest thing for me to do if I want to stay in?
A: Sign the paperwork to join HSIA's motions, which will allow you to piggy-back HSIA's defense through the October hearing. You can keep informed of the progress of the case via the Hillsmere Shores website. See the "What Should I Do?" article in this Sea Breeze.
21. **Q:** I understand there are deadlines for filing. What are they and when do they start?
A: Once you have been served you have 30 days to file your intention to remain a defendant in the case. You may file on your own behalf, hire a lawyer to file, or sign to join HSIA defense.
22. **Q:** What happens after the hearing in October?
A: That depends on the results on the hearing. There may be additional hearings or the actual trial may be scheduled.
23. **Q:** If I've signed to join the Motions with HSIA, what happens after the hearing in October?
A: We will keep you informed about what happens next. Keep in mind that you can decide to "opt out" after the hearing by simply not responding by the 15 day deadline.
24. **Q:** Other than speaking at the case, how can I show my support of defense?
A: While as a defendant you have a right to participate, we ask you not to disrupt or take away from the time allotted to HSIA for its defense. You can show your support by staying in the case and joining HSIA in its motions.
25. **Q:** Will it benefit me or HSIA if I hire a lawyer?
A: Perhaps, if you can find a lawyer who can add arguments above and beyond the HSIA defense. Otherwise you should save your money and piggy-back HSIA's defense.
26. **Q:** I'm relatively new to the community, I have little to add, but I'm not happy about the lawsuit. Do the number of defendants affect the outcome?
A: Not particularly. If you really just want out, go ahead and default. However, if you want to show solidarity, you can join HSIA's defense; you will have to do nothing else until after the October hearing but will be counted as a defendant.
27. **Q:** Do renters have any legal standing in this suit?
A: No, only property owners are defendants.

III. Details of the Case; Explanation of Adverse Possession

28. **Q:** What is "Adverse Possession", simply explained?
A: If your neighbor puts a fence a few feet over your property line and for 20 years you don't say anything about it or enter the property then it belongs to your neighbor. Adverse possession must be an open, hostile act (like putting up the fence on your property).
29. **Q:** What is the range of dates for Adverse Possession? When did I need to walk on the property to contest this suit?
A: 1980-2003

30. **Q: Why can't we use the land now?**
A: Currently the Plaintiffs have 20 years Adverse Possession and are now just suing for the title. It is the defendant's obligation to disprove that claim. Ultimately, the court will rule on who owned the land as of 2003, not as of the court's decision. Therefore, the land may now belong to the plaintiffs or it may belong to us. The court will decide.
31. **Q: Is there a plat available that shows the property lines and the contested area?**
A: Yes, there was a survey done by HSIA that shows the property. A copy can be viewed on the web site.
32. **Q: Did I have to know this was community property when I used it in order to benefit the case?**
A: No. Intent is not an element of an Adverse Possession case.
33. **Q: Do the "No Trespassing" signs have any bearing on the case?**
A: Yes, in that it demonstrates that the Plaintiffs have taken the property in a hostile manner for their exclusive use.
34. **Q: Do the bulkheads or pier increase or decrease the validity of the Plaintiff's argument?**
A: The pier was put up by a property not involved in the lawsuit. The plaintiffs are contending that the bulkheads are one of the boundaries they erected as part of their adverse possession.
35. **Q: Did the Plaintiffs have permits from HSIA to build their fences?**
A: We don't know that for sure. We are still looking through existing HSIA records to see if we can find copies of such permits.
36. **Q: Can we currently walk on the community property adjacent to the other 14 lot owners?**
A: Theoretically, yes. However, it is not a good idea to do so until this case is resolved. Any adverse possession period, that other properties might claim, ended in 2003 when we told them to remove their fences and hedges. Walking on the other properties now would not preserve HSIA ownership.
37. **Q: Must an affidavit of use be only for the three properties suing us? If I walked on the strip, but not specifically on the section abutting the plaintiff's property, is this pertinent?**
A: For this particular case, you must walk on the contested property between the plaintiff's property and the high tide mark. However HSIA would like to hear from anyone who has used the beach strip since 1980 in order to head off any possible future claims from other property owners.
38. **Q: Is there a continuous piece of land from the park to the marina?**
A: Yes, the community property is between the mean high tide line and the platted property line. The original survey showed that there was a break at the second house from the beach due to erosion. A more recent survey, after Hurricane Isabel, showed a continuous strip several feet wide in that area. However, it is only riprap, not dry land.
39. **Q: If my kids used the property is that helpful? What if a person renting walked on the property?**
A: Yes. Even though kids and renters are not owners, they have permission from the owners to use community property. Therefore their using the land helps our case.
40. **Q: What proof do you need that I used the property?**
A: Documented proof is not required. A sworn affidavit is acceptable.
41. **Q: Is there a legal definition for "use" of the property?**
A: Simply entering the property for any reason (walking, crabbing, fishing, playing, etc.) is considered "use". However, entering the property at the plaintiff's request or invitation, such as attending a party or doing yard work, does not count.
42. **Q: Regarding the motion to include mortgage companies: if the mortgage company holds legal interest does that take individual owners out of the case?**
A: No. You hold the equitable interest; the mortgage company holds the legal interest.
43. **Q: What is the ramification if my mortgage company is sued? Will they take action against my loan?**
A: No. They may be concerned that the lawsuit affects their equity. However, the lawsuit has no effect on you property directly. It only affects your right to use the community property. A letter from our lawyer is on our web site that explains this. You can send a copy to your mortgage company if they are concerned.
44. **Q: If plat is recorded does Adverse Possession still apply?**
A: Yes, the State of Maryland does not honor that theory of law.
45. **Q: How long do you expect this to last?**
A: As with all legal matters, it could drag on for years.

46. **Q:** Why did we previously lose (in the lower courts) and how can we now win?

A: When the plaintiffs sued everyone it motivated people who had not previously come forward to do so. We now have several affidavits from people who used the disputed property. We also have found corporate records we thought were lost. In addition we found the tax sale we were looking for. We have more evidence now to argue this case. However, we still need more people to come forward who walked the property!

47. **Q:** What if one defendant files a continuance?

A: This will be for the judge to determine.

IV. How does this affect me?

48. **Q:** Could a default judgment show up on my title?

A: This suit and/or a default judgment may cloud the title to your property. However, the deed allows a right to use HSIA community property; because the title to your home is only for the land your home is on, it should not be a problem. A letter you can send to your mortgage company explaining this is available on our web site.

49. **Q:** Could a default judgment show up on my credit?

A: Only financial claims can be reflected on your credit report and must be reported by a creditor. This suit is only for title to the land, therefore it will not appear on your credit report.

50. **Q:** If my deed includes the common areas, does my title insurance cover this?

A: No, your title insurance is only for your lot, not for rights granted based on your ownership.

51. **Q:** I am selling my home. Am I still party to this suit?

A: If you were served prior to signing the deed of sale, you are; you can either default or write a letter to the court explaining you no longer own property in the community. The new owner is not a defendant. If you were served after signing the deed of sale, you are not, and it is the Plaintiff's duty to discover the new owners and serve them.

52. **Q:** I am selling my home. How should I disclose this suit to potential buyers?

A: You should discuss this with your realtor. It is probably a good idea to disclose it and to provide a copy of the letter available on our web site explaining why it doesn't affect your property directly.

53. **Q:** Will this reduce my property value if we lose?

A: It may – it does reduce your right to use waterfront land.

54. **Q:** What is my personal liability?

A: None. Although the suit mentions claims for recovering court costs and legal fees, there is no legal precedent that would allow Plaintiff to do so in this type of case. The suit specifically states that they are not seeking financial damages or awards other than title to the disputed property..

V. HSIA's Defense

55. **Q:** Are special tax funds being used to defend this lawsuit?

A: Yes. Defending title to community land is a legitimate expense for the Special Tax funds.

56. **Q:** Is the use of HSIA tax dollars approved by the county?

A: Yes. We specifically received approval to use Special Tax funds for this case.

57. **Q:** Is there any personal liability for HSIA's board, past or present?

A: No. The statute of limitations is three years, so the time for such a claim expired three years after any action taken by a board member. Even if there was, our liability insurance would cover any damages.

58. **Q:** Does county have any responsibility for allowing Singleton to build over their property line?

A: Yes. That should not have been allowed. However, the county has not kept records from that time period. HSIA is checking with the Army Corp of Engineers, which will likely have records.

59. **Q:** If HSIA wins, will it have to reimburse plaintiffs for past expenses related to maintaining the community property?

A: No, we have no obligation to pay for their bulkheads. However, if we win we will be responsible for preventing further erosion. This can be accomplished by riprap and other much less expensive remedies than bulkheads.

60. **Q:** What liability will HSIA have for the property or to the adjacent owners if we win? Is HSIA prepared to maintain the property?
A: Whatever liability we have currently for 14 of the undisputed lots we will have on these 3 if we win. Should we give away community property because we have to maintain it?
61. **Q:** Did HSIA finance any improvements after Hurricane Isabel and are we prepared to make repairs in the future if we win the suit?
A: No, there was little or no damage directly to community property due to Hurricane Isabel. The major damage to the second property from the beach was on privately owned property. The only other damage was erosion to the hill behind two houses in the middle of the beach strip. Again, this was not community property.
62. **Q:** For those who fixed the property, has HSIA made offer to assist w/recovery?
A: No, see previous answer.
63. **Q:** If we win, would we own the bulkheaded property?
A: If we win, we would own the original property per the deed and any improvements installed on that land.
64. **Q:** If they lose, can they buy the property?
A: If they lose, they will have no particular claim on the property. The deed for the property does not allow HSIA to sell without agreement of all property owners. However, we have offered to explore legal ways to sell part of the disputed property so they can have most of the yard area while still maintaining a community waterfront but these offers have been rejected by the plaintiffs.
65. **Q:** Worst case scenario? If they win, can HSIA get an easement to access the land that is our property in between these lots?
A: We will have to investigate that, but have not yet considered it. The rule for an easement is by necessity and HSIA property would otherwise be landlocked, so there is justification for it.
66. **Q:** Have we considered selling? Has the Plaintiff made offers to buy the property?
A: The Plaintiff has offered HSIA \$135,000 to buy it's interest in the property, but has not made an offer to purchase the property outright. The deed for the property requires agreement of all property owners in order to sell. Although it has not been offered, HSIA would consider such an arrangement if the price reflected the value of the land and if the funds would be significant enough to truly benefit the entire community.
67. **Q:** Do we have legal grounds to counter-sue?
A: No
68. **Q:** If we were to win the lawsuit, what are HSIA's plans to do with the property?
A: HSIA will maintain the land in accordance with the deed, as a community beach. We have offered to agree (and to be legally bound) to build no improvements other than a ground level walkway.
69. **Q:** Have we exhausted all efforts to settle out of court? Have we considered Arbitration?
A: We have made several attempts to offer a negotiated settlement. However, all such offers have been rejected. The plaintiffs offered \$135,00 for HSIA's interest in the property. HSIA rejected this offer because it was one tenth the property's value and because it would have forced HSIA to abandon representing the community's interest in the property.
70. **Q:** Why have E. Bay View owners not been previously notified they don't own this property? Did they think they were buying property with riparian rights?
A: Their deeds are specifically non-riparian. If they were misled when they purchased their properties, their real estate agents may be liable. There is no evidence that they did not know their properties were non-riparian.
71. **Q:** Do E. Bay View properties have riparian rights?
A: No.
72. **Q:** Do they pay waterfront taxes?
A: This question has been raised many times. There is no such thing as "waterfront taxes". It is unclear if they are paying the same as comparable properties that are riparian.

Beach Strip Lawsuit What Should I Do?

HSIA cannot represent you if you are a defendant in this lawsuit. We will only explain your options and provide forms that you can file with the court, if you choose to. We cannot give you legal advice.

Once you are served, you have 30 days to respond to the lawsuit. You have three options once you are served. They are:

Do Nothing

If you do nothing at all then you will have a default judgment entered against you and you will be out of the case. Since there are no financial damages requested by the plaintiffs, defaulting will not affect you personally in any way.

Hire A Lawyer

You can, of course, hire a lawyer to represent you. In that case, your lawyer will advise you on what you should do.

Defend Yourself

You can stay in the lawsuit without hiring a lawyer. In that case you will be defending yourself. You do NOT have to make any arguments in court or even appear at the hearings or trial.

How Do I Decide Which Option To Choose?

The following series of questions will help you decide what action to take. No matter how you feel about this issue, if you are very concerned about your legal rights and how this case might affect you, you should seek advice from your own attorney.

How do you feel about this issue?

1. I agree with HSIA.

You could stay in the case to show the court and the plaintiffs that you care about this issue. You could:

1. Sign the *Motion To Quash Service Of Process*. The plaintiffs did not send a copy of the approximately 150 pages of documents previously filed in this case to each new defendant. This form demands that it be sent to you at the plaintiffs expense. If you want to file this motion then sign and mail this form as soon as you are served.
2. Sign the *Response – Joining Motion Raising Preliminary Objections*. This will mean you are joining HSIA in raising the preliminary objections and will have to do nothing else until they are ruled on, probably sometime in November.
3. Sign the *Waiver of Service*. This will save HSIA the cost of duplicating and mailing you every pleading that we file. The plaintiffs will still have to mail everything they file to you.

All these forms are available on our web site. The first form was included in the packet you received at the meetings or by mail. The Waiver of Service is included in this issue (page 14) as well as more details on all these forms (see next page).

If you feel strongly about the issue, then you could come to the hearings and trial. However, you should generally NOT disrupt the proceedings by questioning witnesses or otherwise participating in the courtroom. This takes away time from HSIA's defense and would favor the plaintiffs. Of course, as a defendant you have the right to participate. Please carefully consider the possible ramifications before doing so.

If you have not been served, then you can do the previously mentioned now (and thereby be considered served) or wait until you have been served and then sign the documents. This will have the effect of costing the plaintiffs more money to be sure you are served. However, delaying the case does NOT benefit HSIA.

In any case, the best you can do to help HSIA is to let us know if you walked the beach strip between 1980 and 2003, know anyone who did, or have any documents (board meeting minutes, etc.) from that period.

2. I agree with the plaintiffs.

You could either do nothing or sign the document included with the certified package sent to you by the plaintiffs. This form (titled "ANSWER") says that you make no claim to the disputed properties.

3. I don't care.

You could do nothing. A default judgment will be entered against you and you will no longer be part of the lawsuit.

When Have I Been Served?

You are only served if you do ANY ONE of the following:

1. You sign the certified mail slip accepting the lawsuit package mailed to you by the plaintiffs.
2. You sign any other document related to this case that is filed with the court.
3. You are personally served by a process server.

Response – Joining Motion Raising Preliminary Objections

This form was included in your packet and is available on the web site. The form says simply that you agree with the preliminary motions filed by HSIA and join HSIA in making the motions. It also says that you claim the right to not have to answer the lawsuit until 15 days after the motions are ruled on (probably sometime in November). If you want to file it, then sign the form in two places and mail to the address below. We will send the necessary copies to the plaintiff's attorney and file the original with the court.

Waiver of Service

This form is available on the web site and is reproduced on the next page. By signing this form you are saying that you do not need to be mailed any pleadings made by HSIA or any other defendants. That allows us to avoid the printing and mailing costs associated with people who sign the waiver. It also says that any pleadings made by the plaintiffs still must be mailed to you. If you want to file it, then sign the form, print your name and mail to our attorney, Mike Ragland, at the address below. Multiple people can sign the same form.

Motion To Quash Service Of Process

Maryland Rules of Procedure require that when a new party is added to a lawsuit that the new party be served with all previously filed documents relating to the case. That amounts to about 150 pages of documents in this lawsuit. This was not provided to the new defendants. By filing this form you are asking the court to order the plaintiffs to serve you with the documents at the plaintiffs expense. In addition, the motion seeks to invalidate your service until this requirement is met. If you want to file it, then sign the motion in two places and mail it to the address below. We will send the necessary copies to the plaintiff's attorney and file the original with the court.

Where To Get And Send Forms

You can get these forms on our web site at www.hillsmereshores.net. You can also leave a message on our 24 hour voice mail at 410-263-4456 and copies will be mailed to you. Mail signed forms to:

Michael J. Ragland Sr., 7 King Charles Place, Annapolis, MD 21401

WAIVER OF SERVICE OF PLEADINGS FROM HILLSMERE SHORES IMPROVEMENT ASSOCIATION, INC. AND OTHER DEFENDANTS

The undersigned hereby waive service upon us of any future pleadings filed by the Defendant, **HILLSMERE SHORES IMPROVEMENT ASSOCIATION, INC.**, or any other **DEFENDANT** in the case of Gregory Singleton, et al v. Hillsmere Shores Improvement Association, Inc., after July 12, 2006. We do **NOT** waive service of pleadings by the Plaintiffs.

Signed: _____ Print Name: _____

Signed: _____ Print Name: _____


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HSIA NEWS

Please Do NOT Feed the Wild Geese - Please do not feed the wild geese that you see at our community beach. The geese are leaving their droppings on the grass. This is a significant health risk (as well as being very unattractive). Some communities have had their beaches closed by the health authorities when this gets too bad. We are having signs posted to not feed the geese.. If you see anyone feeding the geese, please remind them that it is a dangerous practice that can ruin our community's use of the beach.

Change of Location for the September General Meeting - Please note that the September General Meeting will be relocated to The Key School Science and Library Center, classrooms 101 and 102. This building is located on Carroll Drive. The time of the meeting remains at 7:00 pm.

Thanks for joining the HSIA - Many thanks to all the residents that have shown their support by joining the Hillsmere Shores Improvement Association. Don't forget that joining gives you voting rights. We currently have 627 members. If you haven't taken the time to join the Association, it's never too late! Just visit our web site at www.hillsmershores.net and download an application. Mail it to the address on the form along with your payment and appropriate documents for stickers. Don't forget to get your boat ramp key! Don't wait until a beautiful weekend and try to purchase the key. **Keys are not available on short notice!** Please allow a few weeks processing time.

Fall Community Work Day at the Beach - Please join us on Saturday, September 16 from 9 am to 1 pm, to help make our beach park more beautiful. Jobs will include gardening and pruning, light carpentry and painting. We will install protection for the beach and walkway from the fall and winter weather. If you have suggestions or questions, please email Kate Penn at katepenn@comcast.net or call 443-482-9870.

Beach Committee Now Forming - Help keep the beach and park in prime shape for all to enjoy. The Beach Committee will plan community work days, inspect and maintain the facilities and provide input on improvements. If you are interested in serving on the Beach Committee, please contact Kate Penn at katepenn@comcast.net or call 410-263-4456.

Political Signs in Hillsmere - Political signs supporting or opposing candidates for public office or ballot questions may be placed on privately owned lots by the property owner or resident for up to 30 days before or 7 days after a public election. The signs must be no greater than 2 by 3 feet or equivalent area. Political signs may not be placed on HSIA property.

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RECREATION AND ENTERTAINMENT

What a fantastic turnout for the Fourth of July Bike Parade! It was the biggest crowd so far. A special thanks to the fire truck driver leading the parade. The kids loved it!

See you at the Community Picnic on Saturday, August 19, at the beach. The festivities will begin at 4:00 pm and will continue until 7:00 p.m. We will have the moonbounce, sno cones, and – back by popular demand – the clown! Hope to see you there!



Stephanie Crouse-Geib/Susan Staples: 410-263-4456

Hillsmere Shores Community Survey Results Report #2

The results are finally tabulated. We plan to report the raw numbers first and then analysis and action plans over the next year. Due to the length of the survey, we will not report all numbers at once but in segments. Questions 5 through 28 were reported in the June *Sea Breeze*. As reported previously, we achieved a 62% return overall and a 64% of all lot owners. Comments and written responses will be posted on the Hillsmere Shores website at www.hillsmershores.net

Question

- #29: I attend the bi-monthly General Meetings: (800 responses)
Always: 2% Occasionally: 23% Just the Annual Meeting: 3% Not in recent memory: 72%
- #30: I do not attend the bi-monthly General meetings because: (820 responses)
- | | |
|--|-----|
| I am too busy: | 31% |
| I am not interested: | 15% |
| The meetings are tedious or too long: | 10% |
| The 7:00 pm time for the meeting is not good for me: | 16% |
| Other, please specify: | 27% |
- #31: If you did **not** vote in the HSIA elections in the past two years, why not: (543 responses)
- | | |
|---|------|
| I am not a member of HSIA: | 29% |
| I did not know about the elections | 9% |
| I did not know how to cast my vote | 14% |
| I am not interested in voting in HSIA elections | 18% |
| Other, please specify | 30%* |
- * Written responses can be viewed on the HISA website and will be summarized in *the Sea Breeze* when this question is discussed.
- #32: HSIA is a volunteer organization serving the community. In the past 5 years, have you or a member of your household performed volunteer work for HSIA?
Yes: 24% (195 households) No: 76% (619 households)
- #33: I do not volunteer to help HSIA because:
- | | |
|---|---------------|
| No one has directly asked me to help: | 148 responses |
| I volunteer for a lot of other organizations: | 171 responses |
| Too much politics: | 99 responses |
| I did my part for HSIA in years past: | 89 responses |
| Other, please specify | 230 responses |
- #34: Do you know what your special tax was in fiscal year 2005 (the amount)?
Yes: 44% (365 households) No: 56% (460 households)
- #35: Do you know how your special tax is determined?
Yes: 37% (301 households) No: 63% (516 households)
- #36: Do you know how you pay your special tax?
Yes: 61% (502 households) No: 39% (316 households)
- #37: Do you know how the special tax funds are used?
Yes: 46% (376 households) No: 54% (444 households)
- #38: Are the following projects worth increasing your special tax?
- | | | |
|--|-----------------------|---------------------|
| To build a community center ? | Yes: 40% (310) | No: 60%(473) |
| To make improvements/repairs at the Beach? | Yes: 75% (596) | No: 25%(194) |
| To build community tennis courts? | Yes: 34% (261) | No: 66%(518) |
| To build community basketball courts? | Yes: 29%(221) | No: 71%(554) |

- #39: What other community facilities would you be interested in having? Results will be posted on website and will be summarized in *the Sea Breeze* when we discuss this question..
- #40: What facilities should we do without? Results will be posted on the website and will be summarized in *the Sea Breeze* when we discuss this question.
- #41: Is the \$10 HSIA membership fee reasonable? **Yes: 90% (751 households) No: 10%(80 households)**
- #42: If you feel the HSIA membership fee is too low or too high, how much do you think it should be? **Vast majority thought the fee should be higher.**
- #43: Do you know what the Piers & Harbors fees pay for? **Yes: 57% (420) No: 43% (313)**
- #44: For each of the following, please indicate your view of the current fee amounts?

	<u>Too High</u>	<u>OK</u>	<u>Too Low</u>
Boat slips (range \$125 to \$1660/yr)	6% (38)	82%(494)	11%(68)
Boat Park (\$65 per year)	1% (8)	84%(505)	14%(85)
Dingy or Canoe Rack (\$30/yr)	2% (9)	87%(516)	12%(70)
Ramp Keys (\$45 per year)	21%(134)	75%(474)	4%(25)

We reduced the Ramp Key fee from \$45 to \$40 per year for 2006 fiscal year.

- #45: If you think that Piers and Harbors fees are too high, what services or costs would you reduce so that fees could be lowered? **No responses**
- #46: As a Piers and Harbors user, would you be willing to pay increased fees to fund the following improvements in Piers & Harbors facilities?

	<u>Yes</u>	<u>No</u>	<u>No Opinion</u>
Slip electricity at Beach and Sunset:	24%(119)	35%(178)	41% (209)
Improvements to sandspit?	33%(166)	25%(124)	42% (208)
Additional dingy racks?	24%(119)	32%(158)	45%(223)
Additional canoe racks?	26%(132)	30%(152)	44%(221)
Additional boat storage facilities?	26%(132)	31%(155)	43%(216)
Improvements to the ramps if/when Needed?	61%(311)	9% (47)	30%(154)

- #47: What other Piers & Harbors improvements (not listed above) would you be willing to pay increased fees for? Results will be posted on the website and will be summarized in *the Sea Breeze* when we discuss this question.
- #48: **Maintenance:** For each of the following areas, please indicate your level of satisfaction with the maintenance (including repairs, grass cutting, etc.):

	<u>Very Dissatisfied</u>	<u>Dissatisfied</u>	<u>Neutral or No Opinion</u>	<u>Satisfied</u>	<u>Very Satisfied</u>
Beach	1%(12)	7% (56)	13% (104)	62%(507)	16%(133)
Pool	1% (5)	4% (32)	54% (407)	30%(227)	11% (80)
Marina	0% (2)	3% (20)	42%(313)	45%(338)	10% (71)
(Maint. Continued)	<u>Very Dissatisfied</u>	<u>Dissatisfied</u>	<u>Neutral or No Opinion</u>	<u>Satisfied</u>	<u>Very Satisfied</u>
Boat Park	1% (8)	2%(16)	64%(471)	28% (208)	5%(34)
Boat Ramps	1% (7)	3%(22)	49%(365)	41% (303)	6%(42)
Dingy Racks	1% (5)	2%(11)	63%(464)	30% (220)	4%(32)
Hillsmere Entrance	2% (17)	6%(52)	6%(53)	58% (473)	27%(224)
Islands on Hillsmere	3% (23)	8%(66)	9%(74)	62% (503)	18%(147)
Beach Dr Canoe Lot	0% (2)	2%(17)	67%(484)	26% (192)	4%(31)
HSIA Rental Property	2% (13)	5%(35)	65%(476)	24% (177)	4%(30)

- #49: Please list any specific concerns regarding maintenance: Results will be posted on the website and will be summarized in *the Sea Breeze* when we discuss this question.

#50: **Beautification:** For each of the following areas, please indicate your level of satisfaction with beautification (landscaping, clean-up, and plantings projects):

	<u>Very Dissatisfied</u>	<u>Dissatisfied</u>	<u>Neutral or No Opinion</u>	<u>Satisfied</u>	<u>Very Satisfied</u>
Beach	2%(14)	7%(54)	14%(111)	64%(517)	13%(106)
Marina	1%(1)	4%(28)	38%(289)	48%(369)	9%(71)
Islands on Hillsmere	2%(16)	10%(77)	8%(67)	64%(516)	16%(133)
Hillsmere Entrance	2%(14)	7%(57)	6%(48)	58%(469)	28%(224)

#51: Please list any specific concerns regarding beautification: Results will be posted on the website and will be summarized in *the Sea Breeze* when we discuss this question.

#52: **Traffic:** Do you think that traffic related issues are a major problem in Hillsmere?

Yes: 58% (477) No: 38%(311) No Opinion: 4% (40)

#53: If you answered "yes" to the previous question, what traffic issues are you concerned about? Results will be posted on the website and will be summarized in *the Sea Breeze* when we discuss this question.

#54: How significant a problem is the Key School traffic for you personally?

Very Insignificant 12% (103) Insignificant 20%(168) Neutral 21%(177) Significant 28%(223) Very Significant 19%(158)


#55: Please list any streets in Hillsmere that you feel are in need of additional safety measures (e.g. calming strips, additional speed limit signs, more patrols, etc.): Results will be posted on the website and will be summarized in *the Sea Breeze* when we discuss this question.

#56: **Social Events:** Have you participated in any HSIA-sponsored social events?

Ice Cream Social: **158 Yes responses**
 Easter Egg Hunt: **177 Yes responses**
 Yard Sales (at beach) **373 Yes responses**
 Community Picnics **169 Yes responses**
 July 4th Parades **223 Yes responses**
 Halloween Parades **107 Yes responses**
 Christmas Caroling **52 Yes responses**
 Total Yes responses: **1259**

#57: HSIA spends roughly \$3000/year on these social events. Should they be continued?

Yes: 73% (606) No: 4% (32) No Opinion: 23% (188)



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HSIA 2006 Fiscal Year End Highlights:

Overall: We were \$49,235 better than budget. This improved our cash flow by \$73,385. We had planned on improving cash flow by \$24,150 which was predominantly in Piers and Harbors funds (\$11,000 increase in Contingency Fund to bring it back up to \$48,000; and \$11,000 for creation of a Lucky 26 Fund to be able to refund deposits if any of the Lucky 26 withdrew from the marina). We under spent the Special Tax fund by net \$37,757. The majority of this was \$33,145 that we did not spend on the Beach bulkhead or the Beach asphalt path. The unspent funds will go toward reducing the Community's Special Tax assessment for the 2008FY.

Specifics:

General Fund: Revenue was \$236 less than plan but would have been better than plan had our renter's last check that was received on June 28 been deposited in our account before June 30th. Expenses were \$1755 less than budget. Net the General Fund was \$1519 better than plan.

Piers & Harbors Funds: Revenue was \$3,141 better than plan (transient slip fees collected were \$1075). Expenses were \$3,157 under budget for a total net for P&H of \$6,298 better than plan. We did add \$11,000 to the Contingency Fund as planned and created a \$11,000 Lucky 26 Fund as planned. We also paid back six folks their \$1000 loan from the 1992 marina expansion project - we plan to refund 22 more folks in the 2007FY.

Piers & Harbors Projects: The marina expansion was completed and came in \$4,434 under budget. The extra monies were returned to the Lucky 26 who funded the project. There is \$296 left to make the final payment for the piling hangars.

Special Tax Fund: Revenue was \$3,661 better than plan due to increased advertising in the Sea Breeze. Expenditures were \$37,757 less than plan due to not doing the beach bulkhead project nor re-asphalting the beach walkway. What to do about the failing beach bulkhead is under discussion. Money was not put into the 2007 FY Budget to do this project so we will have to wait until 2008FY to fix the problems. Security came in \$5,093 under budget mainly due to having to switch security providers which gave us a gap in service. Overall, the Special Tax Fund was \$41,418 better than plan. The unspent monies will go toward reducing the 2008FY budget that will begin July 1, 2007.

Bruce Walker
HSIA Treasurer

Curves and AVON

Have teamed up to bring the ladies of Hillsmere one-stop shopping for all your health and beauty needs!

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Item (Excl Escrows)	06Budget	2006 Actual	06 How We Did Actual - Budget
General Fund Budget			
Income:			
Rental Income	\$11,400	\$9,928	(\$1,472)
Interest	\$30	\$8	(\$22)
Dues	\$6,300	\$6,570	\$270
Building Permits	\$200	\$245	\$45
Donations/Misc	\$0	\$943	\$943
Pool Lease	\$1	\$1	\$0
Total Income:	\$17,931	\$17,695	(\$236)
Expenses:			
Administrative	\$4,476	\$4,321	(\$155)
Income Taxes	\$3,383	\$2,707	(\$676)
Rental Property			
Taxes	\$2,300	\$2,483	\$183
Water/sewer	\$600	\$538	(\$62)
Insurance	\$431	\$370	(\$61)
Grass Cutting	\$1,100	\$1,470	\$370
Maintenance	\$2,641	\$1,781	(\$860)
Community Activities	\$3,000	\$2,506	(\$494)
Community Improvemen	\$0	\$0	\$0
Total Expenses	\$17,931	\$16,176	(\$1,755)
General Fund Summary			\$1,519

Item (Excl Escrows)	06Budget	2006 Actual	How We Did Actual - Budget
Piers & Harbors Budget			
Income:			
Slip Rentals	\$63,400	\$68,903	\$5,503
Dinghy/Canoe Storage	\$1,625	\$1,440	(\$185)
Ramp Keys	\$11,000	\$10,305	(\$695)
Boat Storage	\$3,187	\$3,055	(\$132)
Interest	\$1,350	\$0	(\$1,350)
Total Income	\$80,562	\$83,703	\$3,141
Expenses:			
Administrative	\$7,500	\$7,817	\$317
Insurance	\$4,546	\$3,262	(\$1,284)
Utilities	\$6,000	\$3,857	(\$2,143)
Ground Maintenance	\$8,077	\$7,940	(\$137)
Loan Payment	\$12,325	\$12,324	(\$1)
Repairs/Improvements	\$13,700	\$13,791	\$91
Slip Deposit repayment	\$6,000	\$6,000	\$0
Front Footage Benefit	\$414	\$414	\$0
Total Expenses	\$58,562	\$55,405	(\$3,157)
Piers & Harbor Summary			\$6,298

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Item (Excl Escrows)	Budget	Actual	How We Did Actual - Budget
Piers & Harbor Projects			
Marina Expansion			
Income:			
Deposit	\$161,200	\$161,200	\$0
\$ from P&H fund		\$0	\$0
Interest	199	\$199	\$0
Funds Returned		\$4,434	
Total Income	\$161,399	\$156,965	(\$4,434)
Expense	\$156,965	\$156,669	(\$296)

Item (Excl Escrows)	06Budget	2006 Actual	How We Did Actual - Budget
Special Tax Budget			
Income:			
County Tax	\$173,810	\$173,640	(\$170)
Interest + Miscellaneous	\$30	\$0	(\$30)
Dumpster Reimbursemen	\$266	\$347	\$81
Newsletter Ads	\$6,000	\$9,780	\$3,780
Total Income:	\$180,106	\$183,767	\$3,661
Expenses:			
County Admin Fee	\$2,000	\$2,000	\$0
Administrative:			
Administrative	\$8,836	\$9,830	\$994
Audit	\$4,000	\$3,950	(\$50)
Community Survey	\$2,000	\$1,801	(\$199)
Insurance	\$2,406	\$2,025	(\$381)
Newsletter	\$22,000	\$21,511	(\$489)
FrontFootageB	\$130	\$118	(\$12)
Ground Maintenance:			
Community Property	\$17,725	\$19,535	\$1,810
Dumpster	\$860	\$1,028	\$168
Utilities	\$1,160	\$1,056	(\$104)
Security	\$39,000	\$33,907	(\$5,093)
Legal Fees	\$2,000	\$1,068	(\$932)
Repairs/Improvements	\$45,839	\$12,694	(\$33,145)
Loan Repayment	\$30,000	\$29,676	(\$324)
Total Expenses	\$177,956	\$140,199	(\$37,757)

Special Tax Summary \$41,418

Excluding Proj/Escrows:			
2005 Total Revenue	\$278,599	\$285,165	\$6,566
2005 Total Expense	\$254,449	\$211,780	(\$42,669)
2005 Cash Flow	\$24,150	\$73,385	\$49,235
			7/16/06

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Personal Ads

For Sale - Bureau and hutch – \$100 for both. Please call Mary at 410-263-4568.

For Sale - Mooring in Duvall Creek. 250 LBS mushroom with 25 feet 5/8 inch chain with swivel and float. Three years old and has holding for up to 30 to 34 ft vessel. Asking price \$700. Please call Doug or Rosemary at 410-263-1941.

For Sale - Piano, upright, with bench. Little used, good condition, \$800. Please call Rich at 410-626-1844.

BUILDING PERMITS

An HSIA Building Permit is required: Every time an Anne Arundel County Building Permit is required.

The following items are needed to obtain an HSIA Building Permit:

1. A copy of the Anne Arundel County Building Permit.
2. A copy of the construction location on the property when required by the County.
3. Cash or check in the amount of \$5.00 made payable to HSIA.
4. Mail to HSIA, P.O. Box 3485, Annapolis, MD 21403



Permits are required for construction of new houses, new sheds, additions to houses or sheds, retaining walls, piers and bulkheads. When in doubt, or if you have any questions, please call the HSIA Building Permit Chairperson, Bill Anderson, at 410-279-1666.



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August Concerts - 6-8pm

August 12th - The Remnants (gospel)
 August 19th - Patrick Alban & Noche Latina
 August 26th - Unity Reggae Band (Reggae)

September Concerts - 5:30-7:30pm

September 9th - The Reapers (50' & 60's Rock)
 September 16th - Doug Segree Band (Rock)
 September 23rd - The Geckos (Calypso)

In the Art Gallery - Potomac Watercolorist
 through September 10.

HSIA Board Meeting

Thursday, August 31, 2006
 7:00 p.m.

Key School Science & Library Center

HSIA General Meeting

Thursday, September 14, 2006
 7:00 p.m.

Key School Science & Library Center

HSIA Board Meeting

Thursday, September 28, 2006
 Key School Science & Library Center

**Deadline for the September
 Sea Breeze is August 31, 2006**

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ITEMS OF INTEREST

MS Challenge Walker asks for Your Support - Dotty Doherty, of Hillsmere, is walking in the Chesapeake Bay MS Challenge Walk, a 2-day, 50K (31-mile) walk in September from Annapolis to Baltimore to raise money for the National Multiple Sclerosis Society. Her daughter, Helen, will be **working crew and together they hope** to raise \$3000 by September 1, funding research to find a cure for this progressive neurological disease. If you would like to support them in this effort, please make out your check to NMSS and send to: Dotty Doherty, 400 Hillsmere Drive, Annapolis, MD 21403. The 400,000 people living with MS in the U.S. thank you!

Upcoming Events at The Key School:

August 31, 2006 — Key School begins. The first day of school can be challenging. Key School communicates driving and parking protocols with its parents through several summer communications, **and** continues to publish reminders throughout the school year in its monthly parent bulletin. The school appreciates your patience and understanding as we begin the transition back to the school year routine. **Please be advised** that Key personnel will be directing traffic on the first day of school.

October 29 - 5K & 10K Run – The Key School 5K/10K Run and Family Fun Run will be held **Sunday, October 29, 2006**. The Run begins promptly at 9:00 AM. Visit www.keyschool.org for more information and to download a race registration form.

Water Quality Monitoring - From Memorial Day to Labor Day, the Anne Arundel County Department of Health takes water samples from area waterways. The water is tested for enterococci, bacteria that come from the intestine of all warm-blooded animals. Enterococci are used to indicate water quality trends in recreational water. Water quality results are updated weekly, bi-weekly or monthly, based on the U.S. Environmental Protection Agency's criteria of location, use, ecological factors, pollution sources and risk of contamination. The presence of enterococci does not always indicate a public health threat. Many factors can affect readings. Rainwater runoff, waterfowl and tidal action can cause high results that nature will fix in a day or two. Swimming after heavy rainfall is discouraged for 48 hours or until the water clears. To learn more about water quality and public beach closures, visit the County's web site at www.ahealth.org.



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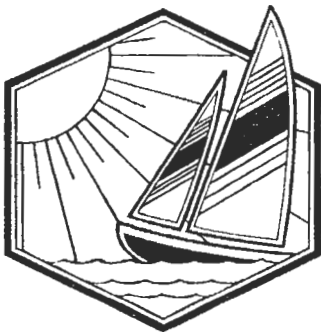
Annapolis, MD 21403



AUGUST

2006

Sun.	Mon.	Tues.	Wed.	Thurs.	Fri.	Sat.
		1	2	3	4	5
6	7	8 Piers & Harbors Meeting	9	10	11	12
13	14	15	16	17	18	19 Community Picnic
20	21	22	23	24	25	26
27	28	29	30	31 HSIA Board Meeting & <i>Sea Breeze</i> deadline		



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