

**HSIA BOARD MEETING
THE KEY SCHOOL
September 26, 2013**

BOARD MEMBERS PRESENT: Christian Elkington, Suzanne Martin, Bill Anderson, Shannon Frece, Ray Sullivan, TJ Hurlburt, Helene Raven (Absent: Kathy McFadden, Noel Gasparin, Tracy Stanley, Perry Geib)

ADMINISTRATIVE STAFF: Jean Somers, Jim Schwallenberg

GUESTS: Jeri Singleton, Steve Vanderbosch, Colleen O'Connell Mitchell

Christian Elkington called the meeting to order at 7:15 pm. Quorum present.

MINUTES: Minutes from the August Board meeting were approved with the following change: page 2, number 5 under President's Report – change the word communities to businesses. “We are significantly lower than other businesses paying for Anne Arundel County off-duty police officers.”

TREASURER'S REPORT: Suzanne Martin reported that we have \$187,127.19 in the Operating Account, \$18,456.33 in Special Tax, for a total of \$205,583.52. Piers & Harbor has no money to spend. The Pool will have enough to get through to Come And Get It Day. FY2015 budgets need to be submitted by October 1.

APPROVALS/APPEALS: None

PRESIDENT'S REPORT: Christian Elkington reported on the following:

1. Evaluation of Rental House – Christian has had a repair evaluation done on the rental property at 119 Great Lake Drive. Christian would like board approval to not renew the rental agreement and take the house off the market. This way, the house becomes HSIA office space and we can do repairs using special tax money. **Christian Elkington motioned the Board approve termination of the current contract, we no longer use the community property at 119 Great Lake Drive as a rental unit. Shannon Frece seconded the motion. Discussion. Vote taken – unanimously approved.**
2. **Christian Elkington motioned the Board approve the reimbursement for off duty Anne Arundel County Police officers used for community security be increased \$3.00 per hour retroactive to July 1, 2013. Ray Sullivan seconded the motion. Vote taken – unanimously approved.**
3. Special Tax -- Christian Elkington asked the Board to consider reviewing and revising the 25-year old purpose for Special Tax in Hillsmere (see attachment Hillsmere Estates Special Community Benefit District). Christian would like the Board to consider the following addition: Construction, maintenance, and operation of community recreational facilities including, but not limited to, a community pool, community marina, boat launching and storage facilities, and recreational and meeting facilities. Community Special Benefit District funds may be utilized for the acquisition of real property for the above purposes and for environmental management, access to recreational opportunities

and for any other general community purpose or benefit. Community entertainment, education and recreational activities. SCBD funds may be used for the repayment of any loans or obligations associated with the above. Christian Elkington will write about this in the next issue of *the Sea Breeze*.

4. We did not have a quorum at the September General meeting. The meeting will reconvene at the Meet The Candidates Night scheduled for Wednesday, October 23.
5. We will have elections of seven Board members this November. We have a number of residents that are running for the Board.

PIERS & HARBOR:

1. TJ Hurlburt mentioned again that he will be stepping down as Chair of Piers & Harbor. The soonest date to transition to a new Chair is October 8 and the latest time is January 1. January 1 is a hard deadline. No one has volunteered to be the new Chair of Piers & Harbor at this time.
2. TJ went over the new slip restructuring fees (attached). The fees include all slips at the sandspit, Beach Drive boat ramp and Sunset Drive boat ramp. Two approaches were used for rate restructuring, a quantitative approach and a qualitative approach. The qualitative approach was the approach decided on by the piers & harbor committee. The approach separated the slips at the sandspit into 8 groups. There is a blanket 25% increase on all bulkhead slips because these slips are more desirable. There isn't any change to the slip pricing at the Beach Drive boat ramp or the Sunset Drive boat ramp. The slip pricing on these slips is sufficient. When the Budget Committee decides on a percentage increase of slip prices for 2014, the bulkhead slips will not be increased, because these slips are realizing a 25% rate increase. This is in effect for the 2014 season only. **TJ Hurlburt motioned the Board adopt the slip pricing structure for next year based on the eight groups identified in the rate table. Ray Sullivan seconded the motion. Discussion. Vote taken – unanimously approved.**
3. Liveaboard issue – The Piers & Harbor Rules Committee recommends no change occur to rule 7.3. Rule 8.2 will change to amend approval be changed from HSIA Board of Directors to President, HSIA and Piers & Harbor Chair. **TJ Hurlburt motioned the Board approve changing Marina Rule 8.2 to eliminate “approval from HSIA Board of Directors” and add “with approval of Piers & Harbor Chairperson and President of HSIA”. Bill Anderson seconded the motion. Discussion. Vote taken – unanimously approved.**
4. Boat Park – TJ Hurlburt is recommending to the Budget Committee that the fee for the Boat Park be raised to \$250 a year based on a Piers & Harbor Committee recommendation.

BEACH: Christian Elkington reported that the permit has been issued for the revetment at the beach. There is a meeting with the contractor next week to get the project started. The project is estimated to take three weeks.

PROPERTY MANAGEMENT:

1. Christian Elkington reported that three bids have been obtained on a pending project at the marina to repair the bulkhead on the South River side (attached). The permit has been approved. The recommended contractor is Lerian & Bradbury. **Christian**

Elkington motioned the Board award the contract for bulkhead repair on the South River side of the marina to Lerian & Bradbury as low bidder. Suzanne Martin seconded the motion. Vote taken – unanimously approved. Christian Elkington motioned the Board approve funding for the bulkhead repair project not to exceed \$43,000 that includes permitting costs. Funding is from Special Tax Repairs and Improvements. Ray Sullivan seconded the motion. Vote taken – unanimously approved.

2. Pool Parking -- A year ago, the Board approved funding NTE \$7500 to add piling and rope fence to the pool parking lot. A permit was required because the parking lot is in the critical area (map attached). Because of the delay, there is a price increase. Christian Elkington is requesting approval for additional funds for Grass Roots to install the fence. **Christian Elkington motioned the Board approve funding not to exceed \$11,000 for the installation of a piling and rope fence at the community pool parking lot. Funding is from Special Tax Repairs and Improvements. Suzanne Martin seconded the motion. Vote taken – unanimously approved.**

OLD BUSINESS / NEW BUSINESS: None. Christian Elkington mentioned that the upcoming Budget meetings are open to the public.

There being no further business, the meeting adjourned at 8:30 pm.

Respectfully submitted,

Jean Somers
Administrator