

**CICA Board of Directors' Meeting**  
**April 18, 2017**  
**7:00 p.m.**

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**Board members present:** Mike Beiter, Jim Carter, Vicky Garvey, Diana Hawley, Cindy Mistysyn, John Murray, Chris Shelton, Justin Thomas, Christine Valuckas

**Board members absent:** Joe Greenfield, David Haines, William Wood

**Community members / guests present:** Karen Dryden, Andrea Gilde, Sonny Hayes

**Pledge of Allegiance**

The Pledge was led by Chris Shelton.

**President's report (Chris Shelton)**

Chris extends his thanks to all who have volunteered and helped out with our spring events!

There have been repeated complaints of juveniles riding 4 wheelers on private property (not theirs), the State Park and community roads and grounds. The identities of the riders are known and their parents have been previously notified yet this activity continues despite repeated apologies and promises to stop.

The Board will send one more letter to the parents of those involved. The letter will contain the ultimatum that the next incident will involve the police or State Park police depending on location of the riders.

Michael Karweit, Cliffview Road, has complained that a neighbor was discovered trimming trees on his property. The neighbor claimed the trees were on Community property, either way tree trimming needs to be approved by the Board or property owner before beginning. The Board will send a letter to the property owner notifying him of the complaint and the need to ask for prior approval.

**Secretary's Report (Jim Carter)**

Jim e-mailed the March draft minutes to the Board on March 24, with a response deadline of March 27, 2017. Final minutes were e-mailed to the Board on March 28, and were approved unanimously with 11 yeas with minor changes incorporated.

The final March minutes were posted and on the Beach and Harbor bulletin boards on March 29, and on the website on March 30.

A motion was made and seconded to approve the Secretary's report for March and was approved unanimously.

**Treasurer's Report (Justin Thomas & Andrea Gilde)**

Justin presented and reviewed the March **CICA** Monthly Treasurer's Report providing an overview of the income and expenses.

Income: \$     140.00 - Boat Storage  
                  800.00 – AA5K  
                  50.00 – Keys – Shuffleboard / games closet

865.00 – Membership  
 670.00 – Moorings  
 1.14 - Interest

Expenses:

\$ 82.85 – Mooring Services – Mooring Inspection & Maintenance  
 54.99 - Internet  
 30.50 - Electricity  
 32.53 – Bookkeeping / accounting – bank, NEAT fee  
 187.14 – Tractor / Maintenance – shop supplies, Kubota repair  
 142.80 – Web page hosting

Justin presented and reviewed the March **Community Maintenance** Monthly Treasurer’s Report.

Income: \$ 9,778.09 - Fees  
 3.31 - Interest

Expenses:

\$ 31.41 - Electricity  
 49.00 – Printing / Mailing – postage, 2<sup>nd</sup> noticesenvelopes  
 330.00 - Roads General Maintenance – Caldwell design

Andrea Gilde presented and reviewed a summary of the **Road Paving Account** funds.

Road Paving **Savings** Account:

	Deposits	Payments	Trans. IN	Trans. OUT	Balance
Jan – 17	.07	--	--	--	111.18
Feb – 17	--	--	--	--	111.18
Mar – 17	--	--	--	--	111.18

Road Paving **Checking** Account:

	Deposits	Payments	Trans. IN	Trans. OUT	Balance
Jan – 17	1,840.52	(2,764.30)	--	--	3,950.14
Feb – 17	2,673.09	(1,160.00)	--	--	5,463.23
Mar – 17	2,253.55	(1,000.00)	--	--	6,716.78

Road Paving **Line of Credit** Account:

	Payment / Withdrawal	
01/25/17	2,000.00	- Loan payment
01/30/17	764.30	- Sturm – Caldwell Road
01/30/17	160.00	- 4 <sup>th</sup> Qtr. 2016 accounting
03/01/17	1,000.00	- Loan Payment
04/01/17	1,000.00	- Loan Payment

Loan Balance as of 4/01/17 = \$ 57,760.40

Total collected as of 4/10/17 = \$ 696,970.58

Paid in full lots = 293 = 91%

Payment agreements = 23 owners / 5 owners are delinquent

**Unpaid or no contact = 9 owners representing 12 lots**

Total – 315 lots have paid or entered a payment agreement

A motion was made, seconded and unanimously approved to approve the financial reports for March.

### **Committee Reports**

- **Anchors Aweigh 5K (Andrea Gilde, Diana Hawley, Chris Shelton)**

Our race was held on April 9, 2017. We had a total of 74 registered people, and a projected profit of approximately \$1490. Thanks to the participants and volunteers who helped make this a success (and the favorable weather!). We also extend a special thank you to our event sponsors: Blue Cheetah Sport Timing (Chris Shelton), Beiler-Campbell Realtors and Appraisers (Ed Campbell), Captain Chris's Crab Shack (Chris Shelton), Central Air Duct Cleaning (Mike Beiter), Farnessi Travel (Ray Farnessi and Carol Bisconti), and Herr's (Troy and Laura Gunden).

We are considering a "themed" race for next year; perhaps in conjunction with St. Patrick's Day.

- **Architectural Review (Bill Dryden)**

Subject to receipt of a County Building Permit, construction of a 12' x 22' shed was approved adjacent to the existing shed in the rear of the Hartmann property on Cliffview. Shed to be built by the owner.

- **Beach (Jim Carter)**

Clean-up Day is scheduled for Saturday, April 29, starting at 8:30.

The fence at the edge of the parking lot and the ramp near the bath house are already on my radar for replacement in the early spring. Let me know if there are other projects which need our attention so that we can do some advanced planning!

We will schedule a sand delivery for later in the spring.

**PARKING:** All vehicles using the Beach or Harbor parking areas must display a CICA sticker, or a [Chesapeake Isle 2017 Guest Parking](#) pass, or face possible towing. Stickers are available from Karen Dryden at no charge to all property owners and residents.

Contact Jim at: [jtcarterphoto@comcast.net](mailto:jtcarterphoto@comcast.net)

- **Bulletin Boards (Karen Dryden)**

The March Board Meeting Minutes were posted and all old classified ads were removed from both bulletin boards.

**Reminder:** Classified and for sale ads will remain posted for three months and then be removed.

- CERT Training (Chris Shelton)  
Nothing new to report.
- Community Events (Sue Seeley – Adult Events & Angie Thomas - Children’s Events)

**Easter Eggstravaganza:**

The sun broke through the cloudy skies just in time for Chesapeake Isle’s annual Easter Egg Hunt. About 35 children and their families joined together at the pavilion on a beautiful April 15th day to not only enjoy the weather, but find some of over 1, 000 candy-filled eggs and one of the special “golden eggs” hidden throughout the beach area. After the hunt, children enjoyed Easter crafts and goodies.

Many thanks go out to the community members who helped to make this an egg-cellent success!

Many thanks to all assisting with egg stuffing duties: Cailyn Hawley, Eric Garvey, Joey Greenfield, Alex Klinger, and Kathi Lichtenstein.

Thanks to Sonny Hayes for making an Easter Bunny appearance.

Thanks to Jim Carter for getting the bathrooms ready for action.

Thanks to Polly Carter and Kathi Lichtenstein for assisting with set up duties.

Thanks to the group that took time to hide all the eggs (and even the last minute extra eggs): Lauren, Connor, Hope, Brandon, Hunter, Christy, Eric, and Alex.

Thanks to all the family and friends who contributed delicious goodies for the party.

**Golden Egg Winners: Max for the 0-2 age group;** Emily for the 3-6 age group; Danica for the 7 and up group

Community Clean-up Day on April 29<sup>th</sup> – 8:30 at the pavilion.

- Fourth of July (Diana Hawley & Andrea Gilde)  
This event will be held on Tuesday, July 4. Planning has begun. Please contact [dianahawley@gmail.com](mailto:dianahawley@gmail.com) if you would like to help with this event.
- General Maintenance / Erosion (Jim Carter & Bill Wood)  
Nothing to report.
- Grass Mowing (Karen Dryden)  
(29) CICA Seasonal Contracts were sent out on March 20, 2017  
(Balance of lots are being maintained by owners or are not cuttable)  
  
(20) payments have been received to date.  
  
\*MOWING OF LOTS HAS STARTED FOR THE SEASON
- Harbor (Marc Beckert)  
Marc needs volunteer help for Mooring Set Day on April 22 – 8:30 at the Harbor. He anticipates being finished by about 11:00.  
- Diana will send a Hot Topic to solicit volunteers.  
  
2017 MOORING SCHEDULE:  
Inspection: March 18 through April 21, 2017  
Pick-up : April 18  
Set Day: April 22  
Final mooring pull: November 4, 2017  
  
Marc noted that only dinghies should be stored on the dinghy rack. Kayaks/canoes should be stored on the kayak rack.  
  
**PARKING REMINDER:** All vehicles, **including boat trailers**, using the Harbor parking area must display a CICA sticker, or a [Chesapeake Isle 2017 Guest Parking](#) pass, or face possible towing. Stickers are available from Karen Dryden at no charge to all property owners and residents.  
  
Marc Beckert, [marcbeckert@outlook.com](mailto:marcbeckert@outlook.com) , 443-693-3462
- History (Pat Day)  
Nothing to report at this time.
- Legal (Karen Dryden for Bill Dryden)  
The hearing for Past Due Road Maintenance Fees for Kathy Quinn, Lots: P-26,27,28 is scheduled for May 9, 2017.

There has been no payment received from Foley / Jones or from Sharon Walla.

- Library (Joan Ferrick / Kathy Reilly-Naumovich)  
“The books come in and the books go out!” ®

As with all Committees Kathy could use additional volunteers to help with the Library!

Kathy will have the Library open on Clean-Up Day and resume normal summer hours starting on the first weekend in May.

Please contact Joan (410-287-9595) or Kathy (484-375-5800) to access the library during off hours.

- Membership (Karen Dryden)

**2013 MEMBERSHIPS:**

- (319) – Lot owners have paid their Maintenance Fees for 2013 to date (98.76%)  
Plus (4) Mason Lane owners
- (220) – Of those paid have joined the Association  
(1) – Ostasewski- foreclosure took place- Paid in full!

**2014 MEMBERSHIPS:**

- (317) – Lot owners have paid their Maintenance Fees in full for 2014 to date (98.14%)  
Plus (5) Mason Lane Owners
- (211) – Of those paid have joined the Association (65.32%)  
(1) – Lien for years 2013 & 2014 (Foley/Jones)

**2015 MEMBERSHIP:**

- (311) – Lot owners have paid their Maintenance Fees in full for 2015 to date (96.28%)  
Plus (2) Partial payments  
Plus (5) Mason Lane Owners
- (181) – Of those paid have joined the Association (58.38%)

**2016 MEMBERSHIP:**

- (317) - Lot owners have paid their Maintenance Fees in full for 2016 to date (98.14%)  
Plus (5) Mason Lane Owners  
(1) - Lot in foreclosure (Arabejo)
- (199) - Of those paid have joined the Association (63.98%)

**2017 MEMBERSHIP:**

- (284) - Lot owners have paid their Maintenance Fees in full for 2017 to date (87.92%)  
Plus (5) Mason Lane Owners
- (192) - Of those paid have joined the Association (67.84%)  
- Above is the same as last year for this date.

- **2017 Invoices were sent out by November 18, 2016**
- **2017 payments were due February 15, 2017**
- **2017 second invoices were sent out March 5, 2017**
- **2017 Third Invoices will be sent out by the end of April, 2017.**
- **(1) 2015-2016 Past due still outstanding (Arabejo) property in foreclosure**

- **(1) 2015 & 2016 Past due (Fellure/Killen) – Lien placed on property**
  - **Shuffle Board keys and the bath house combination will be distributed at Clean-up on April 29, 2017**
  
- Newsletter (Marianne Wood / Andrea Gilde)

The next issue should be published near the end of April.

Watch for photos of the always ready and able CICA crew as they clear the fallen beech tree from Turkey Point Road following the March 14 snow and wind storm!

Please submit any articles, pictures, ads or upcoming events to [MWood1197@gmail.com](mailto:MWood1197@gmail.com).
  
- Nominating (Justin Thomas)

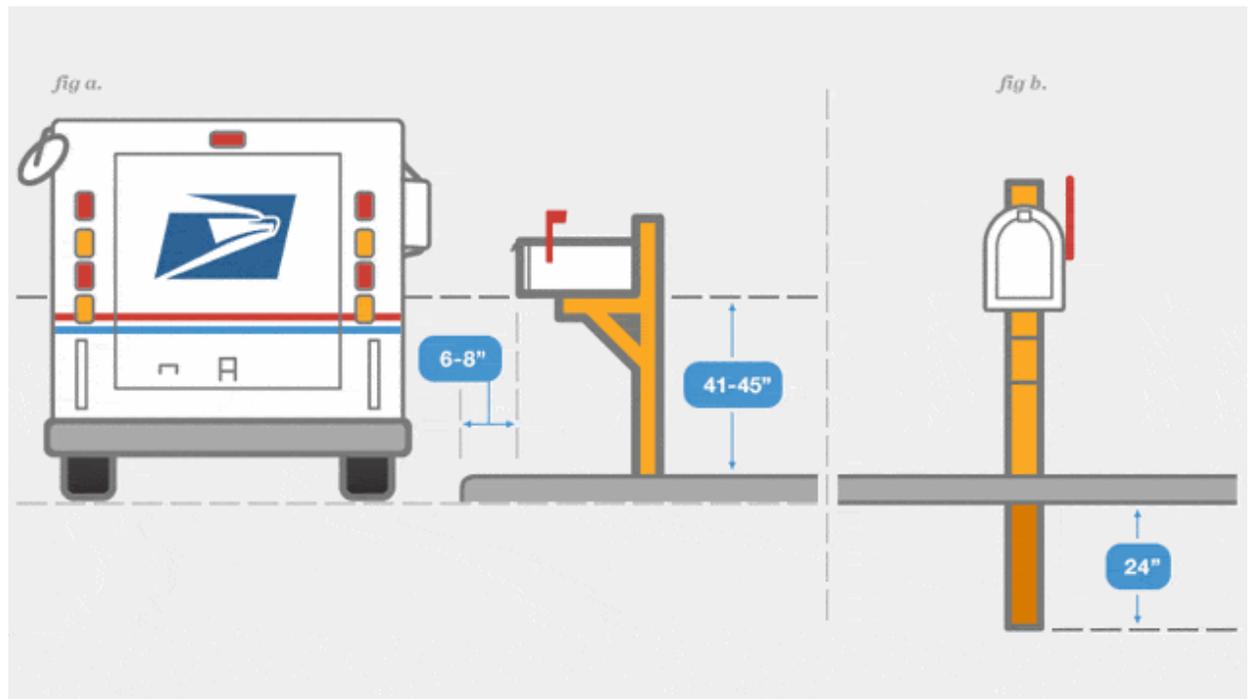
If any CICA members in good standing are interested in running for a CICA Board seat, or have any questions, please reach out to Justin Thomas.
  
- Pavilion Rentals (Sonny Hayes)

The pavilion is reserved for the following dates in 2017 for **CICA** and private events:  
**4/29 – CICA Clean up Day**; 4/29 – after 2:00 pm Sherri; 5/ 6 – Jackie Rodgers;  
5/13 – Meghan Hardy; **5/20 – CICA Yard sale**; 5/21 – Chris Ann Szep; **5/26 – CICA Beach Party**; 5/27 – Kim Schmidt; 5/28 – Lapidus; **6/3 – CICA Breakfast**; 6/4 – Jackie Rodgers (Girl Scouts); 6/10 – Sandra Rosenberger; 6/17 – Chris Ann Szep; **6/23 – CICA Beach Party**; 6/24 – Enbom; **7/4 – CICA 4<sup>th</sup> of July**; 7/8 – Pantalone; **7/14 – CICA Ice Cream Social**; 7/22 – Jim Carter; **7/28 – CICA Beach Party**; **8/11 – CICA Bonfire**; **8/27 – CICA Annual Meeting**; **9/1 – CICA Beach Party**; **9/16 – CICA Yard Sale**; 9/23 – Enbom;  
**9/30 – CICA Pig Roast**; **10/14 – CICA Clean up Day**; **10/28 – CICA Halloween Party**;  
**12/16 – CICA Christmas Caroling**

  - The 2017 fee for Pavilion rental is \$ 50.
  - Your reservations will not be confirmed until this fee is paid.
  - In order to reserve the Pavilion for a private event, you must be a member of CICA.
  - Trash from private events is not to be left at the Pavilion – trash goes home!
  - I can be reached at 410-287-7588.
  
  - Thanks go out to Diana and Andrea for contracting with Waste Industries for trash pick-up at the pavilion and harbor. We were unable to find a trash company who would pick up at these locations on Monday or Tuesday.
  
- Road Maintenance and Drainage (John Murray)

Nothing to report.

- Roads / Drainage Improvement and Planning (John Murray)



Proper installation of mail boxes was and still is the homeowner's responsibility. Individual pull offs for mail boxes were not in the scope of this project and are not the responsibility of CICA.

***We ask that all residents do their part in helping us protect our investment. Thank you.***

**Caldwell Road:**

Construction has started! The residents have been notified.

Hand digging near structure # 4 begins tomorrow – near the center of the project area.

Concrete structures, gravel, and other materials will be delivered this week.

Repairs to the Spall property as noted in "old Business" are to be completed as a part of this project.

- Shoreline Erosion (Justin Thomas)

Joe Greenfield and I noticed that there appeared to be erosion occurring near the children's sand pile. It appears that the saw grass that was planted in the past had been mowed. We're exploring planting options at this time. We also plan to put a small wire fence around the grasses to prevent them from being damaged in the future.

With the Budget year upon us, we would like to pursue a shoreline fix to the harbor on the side adjacent to Jacobs nose. I plan to contact Ed Howell to confirm his previous estimate from last year.

- **Maintenance Equipment Committee (chair is vacant)**

Gary Gilde is acting as an interim chairperson – thank you!

There is an oil leak from the tractor. It is thought that this leak is from the rear main seal of the crankshaft. This should be repaired by Coale under the warranty from the clutch replacement job last fall.

Jim and Sonny will investigate storage solutions for the snow plow blade as the current storage location makes it difficult to move the mower in and out of the garage.

- **Web page / E-mail / Technology (Diana Hawley)**

Routine updates continue to be made. Please contact [dianahawley@gmail.com](mailto:dianahawley@gmail.com) to report any other necessary updates.

**Community Members Issues** (*Community members present at the meeting who have questions or issues to bring before the Board were given the opportunity to speak.*)

Over Easter weekend, Justin Thomas, Joe Greenfield and Karen Dryden all reported seeing backpackers / campers in the marshy area near the cove. A fire was reported and park police were called. Police responded but did not locate the campers.

The cove area is not open for camping or use after dark.

**Old Business:**

- **Repairs to Spall property on Mason Lane:**

A letter to the Spalls regarding the delay of these repairs was read into the record during the President's Report of the December Board Meeting, 12/20/16.

- To date, we have not received correspondence from the Spalls as a result of the letter.

- **Storage Unit:**

Bill Dryden will contact the resident on Gull Circle who still has a shipping container in his yard.

A Certified letter was sent to this property owner.

- No response was received from the property owner.
- It was suggested that Bill contact the County Zoning and Planning Department. They will investigate the situation and if needed, take the issue to Court.

Update:

- Bill spoke with RVJ who will write a letter to the County Zoning and Planning Department.

- **Road Signage:**

- We will be checking to be sure that all of the roads are properly posted as to the 15 mph speed limit.
- Some signs may be missing; Sonny will inventory the signage.
- Justin is planning to purchase a new sign to post at the top of the Beach driveway

indicating that it is a private area.

- **Beach & Pavilion Improvements** - Christine Valuckas:

The Board authorized Christine to investigate and obtain some preliminary costs for:

- 1) Additional lighting near the pavilion and parking areas.
  - It was noted that this work would have to be done by a licensed electrician.
- 2) Improvements to the kids play area, AKA, sand pile near the beach.
  - It was noted that weeds were the primary problem.
    - Jim stated there is a community owned a roto-tiller ; available for non-chemical weed control at this area and in the playground. Roto-tilling is always on the task list for Spring and Fall Clean-Up days – just need volunteers!
- 3) Installation of a permanent or semi-permanent shade shelter structure near the beach.

Any or all of these projects will require consideration by the Budget Committee.

- April update:

- Christine has contacted several electricians with an ambitious plan for LED lighting of the pavilion and the beach parking area.
- Lighting will be controlled from inside of the pavilion.
- It was mentioned that DelMarVa has had several programs for LED lighting at reduced or no cost and they should probably be investigated.

- **Budget Committee:**

- The Budget Committee has been designated, members are:  
Andrea Gilde, Diana Hawley, Jon Murray, Justin Thomas, Chris Shelton, Christine Valuckas and Bill wood.
- No non-CICA owners were presented for service on this committee as permitted by our by-laws.
- The first meeting will be held Tuesday, April 25, 2017, 6:00 pm at the pavilion.

**New Business**

No new business was presented.

**Announcement of next Board Meeting:**

The Secretary announced that the next monthly Board meeting is scheduled for Tuesday, May 16, 2017, at 7:00 p.m. at the Pavilion.

**Meeting adjourned:** A motion was made and seconded to adjourn the meeting; all in favor. The meeting was adjourned at 8:37 pm.

Respectfully submitted,  
Jim Carter, CICA Secretary