



Board Meeting  
Middlesex Beach Association  
December 17, 2016

Meeting was called to order at 9:40 a.m., December 17, 2016, at Bethany-Fenwick Chamber of Commerce

Board Members Present: Jeff Sella, Ellen Throop, Jim Dempsey, Steve Larsen, Sharon Adams,

Others: David Taylor

Board reviewed November Board meeting minutes. Ellen moved and Jim seconded that the minutes be approved as amended. Board reviewed November Executive Board meeting minutes. Ellen moved and Steve seconded that the minutes be approved as amended.

PROPERTY MANAGER'S REPORT—Jeff Sella for Ginny Heier

Ginny met with DNREC about ditch maintenance and was told that we can do maintenance work on the ditches as long as we are not disturbing more than 5000 sq ft of dirt. Ginny is working with Ben McCabe to contract raising the level of the ditch on the south side of Bayberry to be level with the culvert. He will get a cost estimate to Ginny next week.

The lot at 24 Beach Plum has been cleaned up as directed by the Board.

Ginny is meeting with Delmarva (Paul Portor) on Monday to look at trees along Kent Avenue and the substation. If we approve they will cover the cost of removal to keep the easement open. She will also ask that they improve and maintain the swale at the end of Errett Road.

The new contract from RPM was presented to the Board for review and approval. Sharon moved and Jim seconded that the contract be reviewed by the Legal Committee and presented to the Board for approval at the January meeting.

Board had a discussion about the need to archive documents and website information. Current MB website will disappear and the new website is scheduled to be ready January 1.

PRESIDENT'S REPORT—Jeff Sella

Jeff has not sent letters to those owners whose recycling enclosures are not compliant since we are still experiencing problems with recycle pickups. When resolved, the letters will be sent.

Jeff is trying to schedule a meeting with the South Bethany Mayor to discuss the issues concerning Pine Road. He would like to schedule a time when it is convenient for someone else to attend with him. South Bethany has completed their title search for Pine Road but we do not know the results. Board voted to install signs at each end of Pine Road stating "Private Property. No Trespassing". Jeff will direct R.Sandlass to order and install the signs. It was noted that motorcycles have been using Pine Road.

Board approved a bonus for D.Sandlass. Board voted to cancel our Post Office Box and have all mail sent to the Millsboro Office of RPM. It was noted that stationery printed with the POBox will have to be changed.

MB Payroll has been moved to ADP. There was a discussion about the use of time cards and the time clock. Further investigation about the process is needed.

#### TREASURER'S REPORT—Jim Dempsey

All accounts have been reconciled, including the construction log. Trash is over budget. The Budget Committee needs to start meeting to prepare the 2017/18 budget. One more person should be appointed to the Budget Committee.

#### BUILDING COMMITTEE—Margie Cyr by email to J.Sella

The renovation project at 47 Dune has been completed. No violations on the project and owner has requested return of the deposit. Sharon moved and Ellen seconded that the deposit be returned. All in favor.

24 Dune is continuing renovations and will be installing geothermal heating/cooling. Several new house construction projects are going well. New permit request from 14 Addy is under review and approval is pending. Two homes have recently sold on the ocean side. One is considering demolition and new home and the other is considering renovation. Both have inquired about installation of in-ground pools. No plans have been submitted for either home.

#### COMMERCIAL—Jeff Sella

The trash enclosure on the commercial property at 30 Beach Plum is obstructing the view at the intersection of Short and Beach Plum. One bicyclist was almost hit by a vehicle due to the obstructed view, Steve Larsen will draft a letter to the owner informing him of the violation and also the safety hazard that has been created by the non-compliant dumpster location.

#### COMMUNITY FACILITIES—Jeff Sella

Additional fencing will be placed on the beach along the fence line both north and south to aid in maintaining our dunes.

Pineside ditches and walkways are receiving cleanup and maintenance work. Various McCabe invoices were submitted.

Thanks to Alex Sella and Nick Sella for repairing potholes in our roads, and painting parking stripes, stop lines and pedestrian lines in our streets at no cost to the Association. All materials and labor were generously donated by Alex and Nick.

BEACH—David Taylor

David discussed the pros and cons of providing housing for lifeguards that do not live in the community. Those who live in the house pay a monthly stipend but the house is rented by MB. Board determined that the housing aids in recruiting good candidates and authorized David to rent the house for the 2017 summer season.

NEW BUSINESS

David Taylor reported that the pine trees along the west side of his property have been sprayed (presumably by a subcontractor for Delmarva) and are displaying signs of dying. He was not contacted even though all the trees are totally on his property. Also trees along the border of Bridge Road next to the substation have also been sprayed.

Jim moved and Ellen seconded that the meeting be adjourned. Meeting adjourned at 11:50 am.

Respectfully Submitted,  
Sharon Adams, Acting Secretary

Next meeting: January 21, 2017, Bethany Fenwick Chamber of Commerce Building, 9:30 a.m