



Board Meeting Minutes

Saturday, July 15, 2017

The meeting was called to order at 9:30 AM by the President, Jeff Sella.

Board Members Present:

All: Sharon Adams, Judy Bennett, Margie Cyr, Jim Dempsey, Jennifer Kazemzadeh, Tris Kruger, Steve Larsen, Jeff Sella, and Ellen Throop.

Others Present:

Ginny Heier (Right Property Management) and David Taylor (Beach Patrol Committee).

Review of June Board Meeting Minutes:

Sharon Adams motioned to approve the June Board Meeting Minutes with corrections. Tris Kruger seconded. All approved.

Review of June Executive Board Meeting Minutes:

Tris Kruger motioned to approve the June Executive Board Meeting Minutes. Steve Larsen seconded. A discussion was held and corrections were made. The minutes were unanimously approved.

Property Manager's Report: Ginny Heier (Right Property Management)

Jeff Sella reported that the RPM contract for service is still a work in process. Ginny reported that Clark Tree will be removing the two dead trees on Evergreen Rd. She noted that trash pickup has been relatively smooth. It was agreed that recycling bins along the beach walkways be removed since too many people treat them as garbage receptacles. Matt's Paving will meet with neighbors impacted by Dune Rd paving on August 4th at 11:00 AM. Ginny reported that she has no more information from Verizon Wireless or Comcast.

President's Report: Jeff Sella

Jeff Sella reported that there have been questions and complaints to security regarding the use of drones. Margie Cyr motioned to have a regulation drafted that prohibits the launching or landing of drones on MBA beach. Ellen Throop seconded. All approved.

Ellen reminded that any postings on Facebook by a Board member should be clear that the posting is not an official posting by the Board.

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Treasurer's Report: Jim Dempsey

Jim Dempsey asked if the lease on the Guard House was current.

Jim handed out the compilation report from Book & Associates. Jim gave an explanation of how the report was compiled.

Building Committee: Margie Cyr

Margie Cyr stated that 10 Bayberry has received their Certificate of Occupancy. There are three violations that needed to be addressed. Margie requested that Ellen Throop draft a letter for Building Committee to clarify and define MBA policy for Building violations. Margie stated that there has to be better verbiage on the Building Application in order to have better compliance.

Margie informed the Board that 14 Addy has removed the cement pad that was installed on MBA property. Margie expressed her concern over upcoming large construction projects that have not yet submitted applications or building plans.

Commercial Committee: Judy Bennett

Judy Bennett reported that Burbage property needed to have bushes trimmed that was on MBA property. McCabe landscaping took care of the trimming. Judy Bennett motioned to approve the new signs for the Bethany Massage as submitted. Margie Cyr seconded. All approved.

Jeff Sella asked Ginny to send a violation notice to 30 Beach Plum for paving of parking lot. He also asked that penalties be assessed and a notation be made that the paving for the parking lot was done without a proper permit.

Community Facilities Committee: Jeff Sella

New parking lines have been painted on Dune Rd. The possibility of overflow parking on a section of Bayberry was considered and approved.

Ellen Throop asked Jeff Sella to discuss with our attorney Mary Shrieder Fox for specific towing guidelines. Ginny indicated that towing was something RPM was very familiar with and that we did not need to spend resources on Mary for this issue. Jeff Sella asked Ginny to look into towing with Bennett Towing.

Security Committee: Jeff Sella

The Board discussed beach and parking passes for the 2018 season. Jeff brought an example of a QR code that could be added to both and provide immediate information to Security. Margie Cyr motioned to have QR codes added to all parking and beach passes. Ellen Throop seconded. All approved.

Jeff Sella reported that he has met with South Bethany to see how the issue of fireworks can

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be better addressed. Jeff was told that for the cost of \$150 an hour the Delaware State Police can position a State Trooper at MBA and call for assistance in arresting offenders.

Jeff also reported that there is a new phone for the Guard House and a new rechargeable flashlight.

Ellen Throop motioned to have violation notice sent to member that was disrespectful to Beach Patrol. Tris Kruger seconded. Jim Dempsey, Jennifer Kazemzadeh and Judy Bennett were against the letter. Dave Taylor agreed to get a statement from Beach Patrol as to exactly what occurred. The motion to send a letter to the offending member was tabled pending the receipt of additional information about the incident.

Beautification Committee: Tris Kruger

Tris Kruger reported that he has one estimate for the berm to be built at the end of Addy Rd on the pine side. The Board recommended that Tris obtain two more estimates before proceeding.

Nominating Committee: Sharon Adams

Sharon Adams requested that Board Members that are running for reelection to send her their biographies for the mailing.

Adjournment:

Sharon Adams motioned to adjourn. Ellen Throop seconded.

The meeting adjourned at 12:30 PM.

Next Board Meeting:

August 19 at 9:30 AM at the Bethany-Fenwick Area Chamber of Commerce.

Respectfully Submitted,
Jennifer Kazemzadeh, Secretary