



Chesapeake Haven Home Owners Association
Chesapeakehaven.com and chesapeakehaven.nextdoor.com

Fall 2017 General Meeting & Board Election Ballot Tally – October 21, 2017

Meeting was held at Cross' – 65 Kent Ave. President Dave Cross called the meeting to order at 12:06pm. There were 30 members in attendance.

The minutes of the April 22, 2017 Spring General Meeting of the Association were distributed (the same copy was mailed with the Fall General Meeting notice. The Spring General Meeting minutes were not approved. A homeowner stated that they posted comments to the Board-approved April minutes. However those comments were received after the Board had reviewed, approved and published the April meeting minutes.

Treasurer's Report:

Copies of the most recent 2017 report thru 10/21/17 proposed 2018 budget were distributed.

2017 budget status: Natalie Rees, Treasurer, reviewed the report; that report reflected any expenses or debts recorded thru 10/21/17 which was just prior to the meeting date.

Operating Funds: \$18,514.04
Reserve Funds: \$ 6,250.00
Total on hand \$24,764.04

2017 Budget: \$16,975.00 2017 actuals YTD: \$11,169.20 b/(w): \$5,805.80

There are 2 Liens filed and 2 properties in litigation.

Mosquito control costs in 2017 increased from \$30 to \$60 per spray for the July and August 2017 spraying. This increase was due to a complaint filed with the county regarding the speed of the truck as it is driven through the neighborhood. The Maryland Department of Agriculture designates the speed and allocation of the spray; that equation dictates the pricing. They spray 4 times a month and 1 extra. The county charges a flat fee for first 15 minutes of spraying; if the application time exceeds 15 minutes it is doubles the cost. John Molyneux, our 'mosquito czar', explained the process. The Maryland Department of Agriculture recommends the speed of spraying; the person who does our spraying was following those recommendations. When someone in the community made him slow down, that increased the time of spraying our neighborhood from the normal 15 minutes to 17 minutes; thus we were charged \$60 instead of the normal \$30. John further explained that all the rules and details can be found at MDA.maryland.org; under the heading called pests and plants. There you'll find full details of program, type of sprays and how it is regulated. It is all controlled by the MDA. Cecil County only does the billing. John has since spoken with our spray technician; he will in the future stick to the 15 minutes as normal. (Spraying for the season has ended; last spraying was done October 4, 2017.) It was suggested that the driver strive to finish under 15 minutes going forward.

A motion was made to disapprove the latest 2017 treasurer's report presented at the meeting. Motion was seconded. Vote was taken; the majority voted to not approve the current report.

The 2018 proposed budget was reviewed. Some suggestions were made to decrease the amount for snow removal from the proposed \$1,200. \$1,200 was the 2017 budgeted amount but no snow removal charges were incurred YTD 2017 thru 10/21/17. It was noted that 2017 is not yet over; we will have November-December to get through.

The cost for chesapeakehaven.com website (not to be confused with NextDoor) was discussed. The 2017 budget was \$350; ytd expense was \$218. The purpose of the site is a face for the community and a means by which realtors can reach out to the CHHOA with questions or requests. There was a motion to deactivate the website. A vote was taken; the majority voted to keep chesapeakehaven.com



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Treasurer's Report: continued.....

A request was made for a copy of the final 2016 and 2015 Treasurer's Reports.

A motion was made to disapprove the 2018 proposed budget. Motion was seconded. Vote taken; majority voted to not approved the 2018 budget..

Old Business:

1. Road/Common Property Maintenance
 - a. Tom Kehler gave an update. Mike Zang will do another stone and raking in the Fall. Mike Zang will start brush commence roadside trimming on October 23, 2017. Tom also asked Mike to take a look at what might need to be done to improve drainage ditches.
 - i. A suggestion was made that we look into securing a contract for snow removal. Tom will investigate that possibility.
2. CHHOA Beach tags reminder to all new residents
 - a. Kay reminded attendees that if they don't yet have a CHHOA beach ID, to get one from she or Dave Cross. Each homeowner is entitled to 2 ID bands and 1 key.
3. Mosquito spraying wrap-up for 2017 season
 - a. John recognized Jan Morrow and Frank Montisanto for opening the beach gates for the sprayer Spraying took place June 7 until October 4th. John Molyneux has coordinated the mosquito effort for the past 5 years; this is 1st year we had an instance of a community member making a complaint direct to the County. John restated the location of Maryland Department of Agriculture spraying information (as stated in Treasurer's minutes). John reminded attendees that the process for getting individual properties sprayed; homeowners should contact him (or whomever the next mosquito czar is); then he will complete and submit a special form to the county.
4. AED Training – details of training, potential dates
 - a. Kay contacted Richard Brookes of the Cecil County Department of Emergency Services. Here's how it works: Training would be AED and CPR (they would bring several CPR Annie's). It would not just be AED. It would be Richard Brookes and some additional of his team members. Session is 3 hours. Yes they can do a Saturday; they require it be a morning session that would run 8:30am-11:30am. You need to attend the ENTIRE 3 hour class. Certification cards are given to those who complete.



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New Business:

1. Fall Cleanup 2017 – date and time –
 - a. Dave Cross suggested possibly November 4 or 11; not firm date was decided
2. Storm water management in the community –
 - a. This can be addressed by the 2018-2019 Board
3. New neighbor welcome:
 - a. Shirley Jones – 32 Kent Ave
 - b. Jim and Peggy Mendenhall – 33 Kent Ave
 - c. Eric Nelson & Dawn Clark – 80 Ohio Ave
4. Other
 - a. Kathy Jones at 64 Kent is hosting a Trunk or Treat on October 28, 2017 from 6:30pm until....
5. Board election tally of votes

Ballot Tally

Shirley Jones and Bob Stozek handled the opening of the ballots, verification of ballots, and tally of the ballots
Final results are: 42 ballots received Winners are in bold.

President

Dave Cross	24
Marshall Leffew	16

Vice President

Ted Heath	35
Write ins:	
Don Rees	1
Sarah Jensen-Moll	1

Treasurer

Galina McKee	21 tie
Tony Meenan	21 tie

Secretary

Kay Kehler	25
Amy Leffew	15

Alternate Secretary

John Molyneux	34
Write in: Liz Green	1

Directors:

Brian Bennett	19
Steve Day	22
Dean Jones	35
Tom Kehler	22
Connie Loukinen	36
Jan Morrow	23
Natalie Rees	29
Write in:	
Amy Leffew	2
Frank Montisano	6
Teresa Bennett	6



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Due to a tie for Treasurer, the Board will prepare a letter of explanation and ballot for the Treasurer position. The timeline for preparing the letter and ballots, and the due date for return of the ballots will be determined at the next Board meeting. Galina McKee questioned one Director's position winner; claiming he was not eligible to run for a position. Dave Cross will reach out to the Maryland Homeowners Association for a ruling on this. We will have that answer in time for the November Board meeting.

Special thanks to Dave and Francy Cross for once again hosting the meeting.

Motion to adjourn was made at 1:57; seconded. Meeting adjourned.