

Bay City Property Owners Association Agenda

November 1, 2007



Presidents Comments- (above banner from baycityneighbors.org---Thanks Chris!)

1. Board members are present at 7 pm to consider/approve Bay City building permit applications.
2. Many non Bay City residents were using our South Bayside Park. QAC Sheriffs have increased patrols and made a few interventions. New park signs have been posted.
3. Bayside Park Bulkhead Northern Section repair is complete. Proposals to repair/riprap the failing Southern section have been received. Board Member Dave Poust will be the contract supervisor when we can fund the project.
4. The treasurer reports more than 517 property owners are paid in full. Attorney collection letters will be sent from the attorney by Nov 7th to the 64 property owners who owe over \$300 per property.
5. As discussed at previous meetings and mailings, our budget for 2007 proposed expenditures are about \$14,000 less than anticipated income. With the failure of the by-law change to increase the annual amount to \$135 plus \$10 road fee, the budget remains out of balance and further non-vital expenditures (and playground equipment replacement) are on hold.
6. In response to the unpermitted dwelling construction on the Miller Irene Way property which started on May 4th, & September, BCPOA filed a court request for an injunction. Judge Ross has called a scheduling meeting with the attorneys on Nov 13. The Case Status can be accessed at <http://casesearch.courts.state.md.us/inquiry/inquiryDetail.jis?caseId=17C07012728&detailLoc=CC>.
7. Court ordered tree restorations and legal fee status for 634 Bayside Dr.: On Oct 9th, we sent back a response to the proposed plan to document that 9-10 inch willow oak trees (vice 3 & 2 ½ inch trees) are the largest commercially available. We have received no response from the property owner.
8. Additionally, BCPOA request for by-law authorized reimbursement of the \$21,435 legal fees was considered by QAC District Court on Sept 18.. After about 40 minutes, Judge Ross denied the request. BCPOA filed for the Judge to Altar/Amend the Judgment. On October 19th Judge Ross denied the motion. This clears the way for BCPOA to appeal this general denial of attorneys fee reimbursement specified in BCPOA by-laws to the 3 Judge Court of Special Appeals. We have negotiated a large reduction in BCPOA attorney fees. The result is that this bylaw interpretation and this case can proceed to clarification within our budget. Casereference is <http://casesearch.courts.state.md.us/inquiry/inquiryDetail.jis?caseId=17C05010648&loc=53&detailLoc=CC>
9. Boat Harbor Channel sand intrusion- Ben Porter for coordination meeting with residents to reduce the amount of land intrusion into the boat ramp area. A working committee is needed for this project. Bay Bridge airport is willing to take any dredged spoils.

Agenda Items:

1. QAC Sheriff Presentation/ Update on Bay City Security/Community Watch
2. Vice President's Comments- John Gott
3. Stipulation of previous Minutes. & **Secretary's Report Ann Summerfelt.**
4. Treasurer's Report Beth Schreiner- Current Finance Report is on the table.
5. Finance Committee Comments- Schedule for 2008 Budget proposal
6. Boat Ramp (Sand intrusion options) & Resident Agent Report - Ben Porter
7. Hospitality- Mary Ralston
8. Permit/Architecture update/ variance request status- Ray Strang
9. Beautification Update- Mary-Helen Risler

New Business:

Review of Action items- Secretary Ann