

Minutes approved May 6, 2021

Admiral Heights Improvement Association Board's Microsoft Teams meeting hosted by Scott Gibson on April 1, 2021

Called to order: 8 p.m. by President Scott Gibson

In attendance: Board members: Scott Gibson, John Leupold, Derek Lotfi, Tonya McGinnis, Bo Conroy, Lizzie Coelho, Joe Flasher, Cindy Radulovich, Liz Uehlinger and Shivaugh Ahern. Also attending is Martha Thorn, a former board member who currently helps with publicity & other duties.

Not in attendance: Maggie Rogers & Grant Garcia

Introductions: Scott is president. He lives on Williams Drive.

Bo is vice president and co-chair of the Grounds Committee. He lives on Williams Drive.

John is treasurer. He has lived in the neighborhood about eight years. He lives on Halsey Road.

Cindy is secretary. She has lived with her husband, Patrick, and a border collie on Bristol Drive for 10 years.

Shivaugh is a new board member. She has lived with her husband and dog in the house next to Halsey Park since December.

Lizzie lives with her husband and four children across from the community entrance on Cedar Park Road. She loves the walkability of the community and the community spaces. The board hasn't had an in-person meeting since she joined the board a year ago.

Joe and his family live on Dewey Drive.

Grant lives on Ludlow Road. He and Joe built the kayak racks at Dewey Dock.

Derek lives at 1605 Cedar Park Road. His wife, Keren, organizes the Easter egg hunt. Derek spread holiday cheer around the community last year as Santa Claus.

Tonya has lived on Halsey. Now she lives at 19 Williams Drive.

Maggie lives on Nimitz Drive.

Martha lives on Cedar Park Road. She was the longest serving board member on the 2020-2021 board. She resigned from the board in March 2021 but wants to stay involved in the community.

Liz is a new board member. She has lived on Nimitz Drive for almost six years. Her wife, Wendy, has been a part of the Admiral Heights community for almost 13 years. They have a dog, Jade.

President's remarks: Scott has been receiving a lot of calls lately. Residents want to know what's being built at the Navy-Marine Corps Memorial Stadium. Tents are being put up for the vaccination clinics.

People are complaining about the enforcement of parking laws. When you park on the street, you are supposed to park on the same side of the street and facing the same direction of travel. It's illegal to park on the opposite side of the street with the car facing oncoming traffic. Normally, this law isn't enforced, but when neighbors complain, officers are obligated to enforce the law and ticket. Those who are either unaware of the rule or who are ignoring it are being ticketed.

Residents want to know who is digging up Cedar Park Road and why. It's BG&E replacing gas lines. Work will probably be finished by May.

Minutes: The Feb. 4, 2021, and the March 2, 2021, minutes were approved by unanimous consent by the board. If board members don't speak their objections, enter their objections in chat or file objections by email during the meeting, the minutes are passed by unanimous consent.

Treasurer's Report: The Boat Club has made its 2021 contribution (\$750) to the dock rebuilding fund. A motion was made for AHIA to make its \$750 contribution to the Dock Fund. There was no objection so it was approved.

AHIA has more than 160 members so it's doing pretty well.

AHIA's mowing bill, which included mulching the circle, was a big one.

Last year AHIA paid \$100 in anticipation of having the Easter egg hunt. It didn't happen last year, but this year's was great. Kudos to Keren Lotfi and all the other volunteers.

Except for a few PayPal payments, the treasurer's report is current as of mid-March (the last time the post office box was checked). Maggie plans to check the box again next week. John will let Bo know when the list of people who have paid their dues has been updated and when the list of people who have paid their kayak rental fees has been updated.

Facebook: John says he's received complaints about people advertising their businesses on Facebook. One business has been particularly annoying. Should he shut the advertising down or let the advertisements run? He really doesn't want to regulate the ads.

One suggestion was to ask the businesses to advertise in the newsletter. Another suggestion was to have a specific time for them to promote their businesses. For example, they could only promote their businesses on the first of the month. Maybe we could ask advertisers to limit their sales pitches to once a month. Maybe only take action against those that we receive complaints about?

Is there any way to automate the regulation of advertising or have volunteers help regulate it? Or maybe only let people in the neighborhood advertise? Maybe we could ask the advertisers what street they live on or some other security question?

People are always asking for recommendations for businesses that do a certain type of work, and we have lots of realtors that like to let people know when houses are for sell.

John says it's not hard to moderate. He gets notified whenever someone posts. Only one person posts every day. Has anyone used his service? Can anyone vouch for him? Maybe we could see if he's a member of AHIA? If he isn't, maybe we should consider shutting him down or at least limiting his sales pitch to once a month.

Property: The landscaping contract with Undercuts is done. All areas have been mulched, including the circle. Unfortunately, the weeds are already coming back. Neighbors don't want us to use Roundup or Preen. Lizzie spent hours weeding last year, but it was hard to keep up with the weeds, and when they take over, the circle is an eyesore.

Tonya has talked to Homestead Gardens about getting other plants that meet the height restrictions and are easier to maintain.

A part of the creek has been turning orange. It's believed to be caused by an outflow from the hospital. The issue should be addressed with DNR (Department of Natural Resources), Alderman Fred Paone and Senator Sarah Elfreth. Scott will contact the senator.

The state was set up to dredge the creek. A neighbor threatened to sue, so the state moved on down the list, because plenty of other creeks need dredging and will welcome the service instead of hassling the state. Was this recent or was this in the '90s?

Heinsohn Contracting, Inc. submitted a proposal/agreement for \$6,300 for the Heineman Park Pier (Dewey Dock) re-decking. Scott will send a copy to the board members. It was suggested that \$1,200 be spent on the entrance to the community on Cedar Park Road. That would bring the total amount allocated for improvements to \$7,500.

Board members said that Heinsohn was a "reputable dock builder" and the price was fair. A motion was made to approve the bid and award the contract to Heinsohn. The motion was passed. Bo and Grant will monitor the type of lumber used, etc.

Lizzie said the cost of improvements at the entrance will depend on the materials used. She suggested maybe starting with two benches. It was decided that more discussion was needed about materials, plans by a landscape architect about where to put benches and plants, etc.

Events: Is it time to bring back events? Things are opening up and all of our events except Halloween are outside. The Admiral Heights Pool is planning on opening and the City of Annapolis is making plans for the Fourth of July.

As long as events are outside, it sounds reasonable that AHIA should be able to have them. By the fall we might even consider inside events. Discussions also included block party, food trucks (need permit), house and/or garden tours, mobile block parties where homeowners would have something in their yard for people to stop by, a Thirsty Thursday using camp chairs, etc. Discussion of events will continue at the next meeting.

A date (May 1) and rain date (May 2) were set for the yard sale. Martha will put ad in the Capital and post on Facebook.

Election of officers: Scott is stepping down as president. Presidents run the meeting, co-sign checks, convince new residents and realtors that Admiral Heights doesn't have an HOA (homeowner's association), listen to complaints, and are the voice of the neighborhood.

Bo, Joe and Grant are not interested. Shivaugn has the time and has experience with community nonprofits. Scott will share his knowledge and contacts. John does the communications, sending out two to three emails a month. The biggest thing coming up is the mosquito spraying. Bo and John will handle that.

Shivaugn was elected president. Bo said this would be his last year as vice president. John will continue as treasurer. Cindy will continue as secretary.

To do: Handle the Facebook advertising problem – John

Add new plants to the circle – Tonya

Look at cost of benches & consult with Scott about landscape plans – Lizzie

Accept Dewey Dock contract & oversee re-decking – Bo & Grant

Consult Senator Sarah Elfreth & others about the orange creek - Scott

Get pdfs from January – March to John – Cindy & Martha

Update website – John

Update lists for people who have paid dues & people who have paid kayak rentals and get them to Bo – John

Maggie – check the post office box

Make a list of meeting dates for 2021 (may include agenda items) – Shivaugn

Get the word out about the yard sale – Martha (Capital), John (email blast & reminder), Grant (signs), John & Martha (Facebook)

Get the word out about GreenScape - John (email blast & reminder), Grant (signs), John & Martha (Facebook)

All – think about possible events from now to October (announce via Facebook, signs & email) and from October to March (the above PLUS NEWSLETTER AND GENERAL MEMBERSHIP MEETING). Need to set date, time and place before newsletter deadline which will probably be in either August or September).

AHIA usually meets at 8 p.m. on the first Thursday of the month.

The meeting was adjourned at 9:22 p.m.

Submitted by Cindy Radulovich, Secretary, and Martha Thorn, AHIA member