



CBTB Board Meetings and Annual Meeting

All meetings held at CBTB Clubhouse

March 7th at 9:00 a.m.

April 11th at 9:00 a.m.

Annual Meeting and election of Board Members:

Sunday, May 3rd at 2:00 p.m

Message from the President

By Barry Jackson, CBTB President

I am very sorry to report that the dues increase did not pass for the second time. On our second attempt, 304 qualifying votes were cast with 192 voting yes and 112 voting no. We needed 203 votes to reach a 2/3 majority in favor. The annual dues increase based on the Consumer Price Index did not pass with 147 voting yes, and 150 voting no. The late fee increase from \$2.00 to \$20.00 did pass with 215 voting yes and only 83 voting no.

I want to thank all those community members who support this community and recognize that 1997 dollars do not support the required upkeep in 2015. And I have to say, I am deeply disappointed in those that refuse to pay their fair share of dues and assessments, especially in light of what most HOA's charge these days to take care of a lot less property and facilities.

We have 70 lot owners that are delinquent in lot fees as well as the special assessment, meaning we have not received a third of what our budget requires. Those lot owners in arrears are barred from the use of our community facilities: the dock, the clubhouse, pool and community greens. They can be warned off the property and pursued for trespassing.

Every advertisement for the sale of property in CBTB lists community amenities as an incentive for purchase. Well, what do you think happens to this incentive, to the ability to sell your property at assessed value when the facilities are allowed to deteriorate?

Looking down the road, I think it will be a matter of paying some now, but a lot more later if we are looking at the possibility of community bankruptcy and being assigned a management company by the State if capital fund requirements are not maintained. Since we have not collected what we should have through the special assessment, our ability to rebuild the tennis courts is compromised. I am determined to do what we can to at least get a start on the project this Spring, even if we have to work in phases through more than one fiscal cycle.

My term on the Board will end in May, but I will continue to support the Board in their efforts to improve CBTB. I encourage every community member to get involved, with the Board, with supporting social activities, with doing whatever they can to maintain the property. I am grateful to have made so many friendships through my work for the Community.

WANTED

Candidates for the 2015-2016 Board of Officers!

The Board needs you and
your community needs you!

**Three positions
opening in May.**

If interested in running for
a Board position please
email CBTBay@gmail.com
or contact Beverly Saunders, at
804-462-7297 by March 31st.

For Board Member and Officer duties, see
Article VII, starting on page 21 in the
Articles of Incorporation and ByLaws
in the **Documents** section of our website.
[http://www.corrotomanbythebay.org/
documents.html](http://www.corrotomanbythebay.org/documents.html)



The need for mutual communication - who is responsible?

By Maria Merkowitz
CBTB Board Member

After the last Board meeting a resident came up to me and mentioned how good they felt about the open communication that occurred at the meeting. This person felt that community members were listened to and appropriately responded to. However, they also brought up the idea that possibly more communication between the Board and the community is needed - especially as regards outstanding special assessment accounts.

The point this person was making was that a number of people may be delinquent in what is owed - but that no one from the Board has contacted them to find out why they are delinquent. Do they just not want to pay? Are they having financial difficulties etc? The issue posed - gave me pause. Who's responsibility is it for communication between Board and residents?

I believe it should be a two way street - not only on the issue of special assessment accounts - but on all matters. Yes - the Board could reach out to those persons who are delinquent to ascertain if there are extenuating circumstances - but the resident could also reach out to the Board - via email, telephone or in person. Some persons who are delinquent may have contacted the accountant to try to set up a partial payment plan - this should be told to the Board - which can then determine the steps that need to be taken to prevent the collection agency from collecting the owed money and also tacking on additional fees.

We are all part of one community. The Board is elected to represent the community - but needs to know what the community's concerns are. Attending Board meetings is the best way to get the Board's attention. Board meetings are held at most once a month. But realizing that not everyone has the time or ability to attend - the Board members email addresses and phone numbers are listed on the web page. The community should feel free to contact a Board member if it has a concern about something occurring in the community. And the Board's responsibility then is to try to find a solution to the problem.

The CBTB Clubhouse is available for rent at \$100 for four hours.

For more information or to reserve the clubhouse for your meeting or event, call Bev Saunders at 804-761-5789.



Spring Roads Survey and Repairs

By Robert Bennett
Architect and Professional Engineer
CBTB Secretary and Roads Committee

After the freeze thaw cycle, the ice and snow are finished, it will be time for our spring road rehabilitation work. Corrotoman Drive, Bayview Drive, and Marina Drive are maintained by VDOT, but the other roads are CBTB responsibility. For gravel roads, adding gravel and regrading to remove pot holes are our alternatives. Potholes in asphalt will need to be patched.

To better plan our spring road rehabilitation work, I request your input. Please email me the following at CBTBay@gmail.com by March 31:

Your Name:

CBTB Address:

Email:

Phone number:

Road Name with problem:

Road type (gravel or asphalt):

Description of road problem:

Location of problem measured from a specific intersection or nearby address:

Suggested solution:

As you know funds for road repairs are very limited so we will prioritize and do our best to resolve as many problems as possible.



Board Meetings

Held at CBTB Clubhouse

March 7th

April 11th

Annual Meeting May 3rd

CBTB Board of Directors

President - Barry Jackson

804-370-0611

Vice Pres - Roger Failmezger

Secretary - Robert Bennentt

Treasurer - Chris Naumann

Asst. Treasurer -

Sam Longstreet

Board Members:

Judy Atlas

Rocky Boykin

Maria Merkowitz

Beverly Saunders

Email the board:

CBTBay@gmail.com

Visit us on the web

www.corrotomanbythebay.org

Sign up for the CBTB email distribution list by sending your name, lot number and CBTB street address to **CBTBay@gmail.com**

Send CBTB Payments To:

Kilmarnock Tax and Accounting Services (KTAS)

22 East Church Street

The Palmer Building,

P.O. Box 2282

Kilmarnock, Virginia 22482

Phone: 804-436-0829

Fax: 804-436-0010

KTAS manages all finances, billings and payments.

Corrotoman Currents is a newsletter for property owners of Corrotoman by the Bay Homeowners Association.

Editors:

Tara Linne and Susan Simmers

Pool Season is Just Around the Corner...

At the February meeting, the CBTB Board voted to charge \$95.00 per family for use of the pool this season. Also, when you pick up your pool key, a \$25.00 key deposit will be required and will be returned to you when you return the key at the end of the season. We will send out an email to the CBTB gmail distribution list of the days and times you can pick-up your keys and wristbands. You will need to fill out a pool application which is on our website (www.corrotomanbythebay.org). Please send the application and \$95 fee to Kilmarnock Tax and Accounting Services, 22 East Church Street, Kilmarnock, VA 22482.

And Boating Season Is At Our Door!

And our new Dockmaster, Rocky Boykin, would like to remind everyone of a little dock etiquette as we start the boating season. . . **Parking:** If you are dropping off your trailer then bringing your boat or jet ski to the dock, please only park in the designated areas. If someone comes down to launch their boat and you are parked in the No Parking area, they don't have the space they need to turn around. **Boat Ramp:** When pulling your trailer out of the water, please pull up far enough when tying your boat up so someone else can use the ramp. Be considerate, be safe, and have fun!

Keys and Slip Rental: For a key to the gate to the marina, please contact Rocky at 804-898-2052. A limited number of boat slips are available for \$150.00 for the season. If intested, please send your \$150 check, the application (available at www.corrotomanbythebay.org), and proof of insurance to : Kilmarnock Tax and Accounting, 22 East Church Street, Kilmarnock, VA 22482. Boat slips are rented on a first come, first serve basis.

Everything is Coming Up Roses!

By Mary Ann Olson

By now here is hoping you have pruned your roses (trim 1/3 of bush at the end of November). If not, you can still prune and shape the bush, but it needs to be done now. Mostly you should rid the bush of dead and leggy canes. The wind can play havoc with the canes. The big pruning mostly takes place when the Forsythia blooms, then it is another 1/3 of the bush. This is the time of year I check on their name tags (get plastic I.D.'s and mark name and kind) which can be purchased at garden shop. It is fun to remember the names and the type of rose...like I love my "Dolly Parton", Hybrid Tea. There are Floribunda, Grandiflora, Old time roses that date back in time and of course climbers. This is also the time of year to put in your order for roses that will be shipped by the company when they are ready to plant with instructions. Some of the most well-known are David Austin, Jackson Perkins or Edmunds (you can find on the internet). These are guaranteed, but I have actually had some luck with ones purchased at Walmart.

Remember this is just the beginning. Roses require feed every month beginning 1st of May through August (I use mostly Rosetone), spray for black spot and insects, along with adding good mulch. One of the most important things to consider is the soil your rose goes in, and don't forget to pull weeds. It is my hobby, requires a lot of work, but can bring a lot of joy especially when you bring a beautiful bouquet into your home or take one to a sick neighbor and friend. The Northern Neck Rose Society is having of Rose Festival on May 16th in Heathsville where all members will display their roses. Watch for more in the newspaper later.



Sam Longstreet & Rachel
Puppy Parent Team

Rachael, Service Dog in Training

By Sam Longstreet

You may have noticed a golden retriever in the community wearing a cammy vest.

She is Rachael, a service dog-in-training under the auspices of the Warrior Canine Connection (WCC).

Rachael is being trained by soldiers with Post Traumatic Stress Disorder to partner with their fellow, mobility-impaired, veterans. Rachael spends three days each week working with these service members.

Other than those three days and until she goes into service, she is with me, her "puppy parent," pretty much 24/7 and taking her wherever I go is a large part of her training. So, say hello to Rachael, but please ask before petting her as there may be times that we're focusing on some specific activity or discipline.

To find about more about the WCC program, go to <http://warriorcanineconnection.org/>.

Looking for volunteers to help or host with community events. We are thinking about Memorial Day and 4th of July picnics and a community yard sale. If you have other ideas or want to help, contact Bev Saunders at 804-462-7297

Currents Classifieds

Maintenance person needed to take care of the CBTB pool, clubhouse, and clubhouse grounds. Approximately 30 hours per week from the end of May through mid September at \$10.00 per hour. Prefer an adult. Contact Barry Jackson at 804 370-0611 if interested. Need a short resume and at least one reference.

JJ's Services - Lawn/Landscaping/Home Repairs. No job too small. Call James Allen 757-771-3606.

Sign for sale: Electric and programmable. \$300 or best offer. Contact Barry Jackson at 804-370-0611.

Treadmill for sale: Used once. Paid \$1600, selling it for \$800. Contact Don Smith.

Have something to sell or a service to offer? Send it to CBTBay@gmail.com no later than May 10th for the June newsletter. Listings are free for CBTB members in good standing.

Corrotoman Currents by Email

If you would like to receive Corrotoman Currents by email instead of receiving it both by mail and email, please email CBTBay@gmail.com. This will help us save a little money on printing and postage costs.

If you want to continue receiving the newsletter by mail, you don't have to do anything.

Also, we're always looking for article ideas and feedback for this newsletter. Submit them to CBTBay@gmail.com.

Stay Connected!

Sign-up for the CBTB email distribution list to receive newsletters, meeting notices and other important information. Just send an email to CBTBay@gmail.com with your name, lot number(s) and mailing address and you'll be added to the list. We promise not to spam you!

Want to contact the Board?

Use CBTBay@gmail.com to reach them too!



Like us on
Facebook

Like us on Facebook -- www.facebook.com/CorrotomanBTB
Check the website: www.corrotomanbythebay.org