

## ARPOA BOARD MEETING

JANUARY 2, 1996

Members Present: Marjorie Crain, John Coche, Ed Hemminger, Carolyn Spalding, Jay Simmons, Don Walsh, Walter Weller, Rosemary Williams. Toby Johnson.

Meeting was opened with the issue of filling the two vacant officer positions, Vice President & Secretary. Carolyn Spalding & Don Walsh moved and seconded the nomination of Joe Hogan as V.President. Members approved with none opposed. (President contacted Joe Hogan during the meeting to determine if he would accept, which he did).

Walter Weller & Rosemary Williams moved and seconded Don Walsh as Secretary. Discussion followed on the issue of whether a newly elected Board Member, who fills the remaining term of an Officers position would lose his position as a Board member. General consensus was that the Board Member would lose his standing. Walter Weller modified his motion to have Don Walsh serve as Acting Secretary. John Coche seconded; Members voted with none opposed.

### Treasurers Report

Jay Simmons presented the Treasurers report. Per the recommendation of Betty Hall a new sheet was added to the Treasurers Report. This sheet is a comparison of the approved budget, by categories, to cumulative actual expenses. Mr. Simmons mention that this new addition still needed some further refinement and therefore suggested that it not be distributed at this time. Reviewing the budget categories the Treasurer mentioned that the Legal and Accounting category is fully expensed and he anticipates that the two major categories of New Roads & Improvements, and Roads & Property Maintenance should also be fully expensed this year. The Board was reminder that the environmental study of the beach and ponds would be funded from the New Roads line. The President mentioned that Joe Purcell was to get back to the Board with more information on the proposed scope of the study to be conducted.

### Davidson's Property

President distributed minutes of the meeting between select Board members & Jim Davidson and associates. ARPOA had submitted, through legal counsel, a number of its concerns regarding the development of Section M.. General discussion by the Board on the issue took place. General consensus is that the developer has not been responsive to the concerns of the community. The developer has submitted a new site plan, however it appears that no substantive changes have been made to address the concerns of the community. Many of the same issues discussed at previous meetings came up again. It was suggested that the President contact Joe Hogan, who chairs the Building Committee, to get clarification on many of this issues. Members questioned whether Sager Williams has provided the support or has answered the primary questions that we paid for. Once a following up with Joe Hogan is complete the Board will determine its next course of action. The Board must develop a

strategy to best protect the adjacent property owners and the interest of the community as a whole before proceeding.

Walter Weller brought to the Boards attention another potential drainage problem on Ogleton Road. New construction taking place there is creating a dangerous situation with runoff spilling onto the road way from the property. Mr. Johnson stated that he had previously contacted the County on this. Mr. Johnson was directed to contact the County again on this and the Board will also notify the builder that this condition must be fixed.

The President submitted to the Board a request received from “Community Paper Works”. This company is looking for information from Annapolis Roads, under a new Maryland law, which it sells to realty brokers. The President asked Mr. Simmons to get a copy of this law for the Board. The Board moved not to provide information per this request.

The President raise the idea for the Board to consider the hiring of off-duty policeman in lieu of Phelps Protection Systems. Its conceivable that the community could received more for its moneys through this method.

Meeting adjourned at 9:30pm

Don Walsh  
Acting Secretary