

Drum Point Project, Inc. (DPPI)

Drum Point Club

Board of Directors Meeting

Saturday, September 7, 2019

Call to Order: The meeting was called to order by President Mary Ann McGowan at 10:20 am in the Drum Point Club meeting room.

Attendance: Mary Ann McGowan (President), Eric Andreas (Vice President), Ed Luczak (Secretary), Ralph Swartwood, Bruce Fall, Betsey Herbicek Fehn, Tim Hansen, Bill Kurtz.

Minutes: The Board approved the Minutes of the August 13, 2019 Board of Directors Meeting.

Financial Report

- **Reports Reviewed** – The Profit & Loss Report and the Balance Sheet Report as of September 6, 2019 were reviewed. Ralph reported that additional reports (e.g., Expense Report) will be produced in coming months.

President's Report

- **Checks** – Mary Ann reported that she has recently deposited over 100 checks to the Drum Point Club checking account at the Community Bank of the Chesapeake using a new scanning app provided by the bank. Use of this smartphone app will make it easier to deposit checks, such as those for membership dues.
- **Organization** – Mary Ann proposed the creation of an “Organizing Committee” that will coordinate the creation and operation of subcommittees that will undertake various necessary functions of the Drum Point Club. A Board member will chair each subcommittee. Existing subcommittees include Gardening & Landscaping (chaired by Betsey) and Renovation Projects (chaired by Bruce). Future subcommittees may include Nature (chaired by Tim), Gate & Beach Security (TBD), and others. The Nature Committee may manage trails and handle issues such as phragmites control. The Gate & Beach Security Committee may hire and coordinate gate guards, and manage issues such as member vehicle hang tags and membership cards. Mary Ann will call a special meeting to further discuss this proposal.
- **Office Hours** – Mary Ann reported she plans to begin holding open office hours at the Drum Point Club office on Sunday afternoons once or twice a month to provide member services.

Membership Report

- **New Coordinator** – Betsey will be the new Membership Coordinator, taking over for Ralph and Gina. Immediately prior to the Board meeting, Gina and Ralph briefed Mary Ann, Betsey, and Ed on membership operations. Betsey will maintain the membership database, and manage gate key fobs.
- **New Members** – Betsey reported that she has been contacted by 5 people that are interested in becoming new members.

Rentals Report

- **2020 Rentals** – Mary Ann reported that she is already receiving many inquiries about rentals for the 2020 season. The increased interest is partly due to the Clubhouse exterior renovations we have recently completed.
- **2019 Rentals** – Mary Ann reported that we have booked rentals through the end of October 2019.
- **Rental Supplies Partners** – Mary Ann suggested that we consider establishing a relationship with a rental supplies business such as Top-Hat Rentals in Huntingtown that we could recommend to Clubhouse renters.
- **Recommended Facility Improvements** – Mary Ann suggested that the following facility improvements be made to enhance rentals:
 - **Pavilion Fans** – Weather-rated fans for the pavilion ceiling would enable the pavilion to be used more frequently for picnics and other events during the hot months of July and August.
 - **Pavilion Party Lights** – Permanently installed hanging lights would make the pavilion more attractive for evening events.
 - **Sun Sails for Patio Area** – These temporary sun shields would provide shade during summer days, and could be removed and stored during the winter.

Events Report

- **Oktoberfest** – Bruce reviewed plans for the October 5 Oktoberfest event. The Board approved the expenditure of \$475 to hire Deanna Dove and her band to perform at the party.
- **Roadshow** – Ralph suggested that the planned Roadshow event be rescheduled for some time this winter.

Buildings Report

- **Phase II Renovation Project** – Bruce reported Phase II of the Renovation Project has begun. Phase II will install new siding on the East Building (Board Room and apartment) and perform other miscellaneous repairs.
- **Pavilion Floor** – Mary Ann reported that when the trash cans in the Pavilion are moved by renters, they are marring the recently painted floor. Board Members were asked for ideas to solve this problem.

Grounds Report

- **Gardens and Grounds** – Betsey reported activities of the Gardens and Grounds Committee by providing a detailed report by email prior to the Board meeting. Betsey recommended the purchase of several battery-powered tools and hand tools to facilitate maintenance of the gardens and grounds.

Nature Committee Report

- **New Committee** – Tim will lead this newly formed committee. One of its first projects will be to install one or more monofilament fishing line disposal tubes near the pier.

Technology Report

- **Front Gate** – Ed reported that our gate contractor has examined the gate and determined that the magnetic lock must be replaced. It has been ordered, and will be installed soon. Our magnetic lock was initially installed around June 2018.

Miscellaneous

- **Beach Issue** – The Board approved a motion to table the beach access request received from two Drum Point residents who attended the August 13 Board meeting, and to reconsider the request in Spring 2020. The residents had requested permission to remove a portion of the Drum Point Club fence that separates Drum Point Club property from the DPPOA Community Beach property along the Chesapeake Bay. Tabling of the request will enable the Board to more carefully consider this issue.
- **Associate Members** – Eric began a discussion of policies concerning Associate Members, as part of the By-Laws revision project. The current By-Laws make no mention of Associate Members; the By-Laws stipulate that all members of Drum Point Club must own property in Drum Point. However, for more than a decade the Club has allowed people who do not own property in Drum Point to become “Associate Members”. It is understood that the concept of Associate Members was introduced for financial reasons, when membership had declined and more members were needed to keep the Club financially afloat. We currently have about 30 Associate Members and 150 regular members. Board members discussed: Is the Associate Member concept still helpful to the Club purposes? Should the Club stop advertising the availability of new Associate Memberships? Should a maximum number of Associate Members be established? This discussion will be continued at the next Board meeting.
- **Board Vacancy** – Ralph will resign his position on the Board of Directors effective September 30, 2019. The Board expressed its deep appreciation for the many years Ralph served as a member of the Board, and for the several terms that he served as its President.

Adjournment: The meeting was adjourned at approximately 12:10 am.

Next Meeting: The next Board meeting is scheduled for Tuesday, October 8, 2019 at 6:30 pm. Brook's conference line will be used to enable Board members to connect remotely. Future Board meetings will usually be held the 1st Saturday of the month, or the 2nd Tuesday of the month.

Current Board of Directors: Mary Ann McGowan (President), Eric Andreas (Vice President), Brook Edinger (Treasurer), Ed Luczak (Secretary), Ralph Swartwood, Bruce Fall, Betsey Herbicek Fehn, Tim Hansen, Bill Kurtz.

Prepared by: Ed Luczak, Drum Point Club Secretary