

BOG Meeting Minutes (Wed., October 16th, 2024, 7:00 PM)

BOG members Present: Patrick Hall, Rachael Acevedo, Art Croucher, Stephanie Mazur, Joni Laycook, Will Carr, Ciara Weiler, and Paul White. Pavilion Committee Member Attendance: John Groeger

Item	Time
Secretaries Report:	Approved.
Treasurer's Report: Review/approve report	Approved. Still some expenses that need to be handled for 2023. Approval for a new entity for charitable donations needs to be obtained from the general membership.
<p>Action Item Summary:</p> <p>Follow-up from last Action Items (Sept):</p> <p>BOD VOTES REQUIRED:</p> <ol style="list-style-type: none"> 1) Vote to Approve Overage in Expense for MD Tax Filing for 2021-2023. 2) Vote to Approve Buyer's request for an Extension of the contract into March 2025. 	<p>Social Committee Chair (Joni to moving into this chair) Communications Chair (Ciara temp seated until we can find someone to fill) External Communications Chair (Need to fill)</p> <p>Updates:</p> <p><u>Next Steps in Property Sale Identified:</u> (1) Variance Denied 10/1/2024</p> <p>(2) Buyer requested a 3-month Extension of the Contract Expiration Date</p> <p>Updates to the completed sale will be provided via FB Group @PalisadesontheSevern, website, and newsletter. For any questions/comments/concerns, please email palisadesonthesevern@gmail.com and responses will be forthcoming.</p>
<p>Committee Reports: Volunteers for Chairs; updates from current Chairs</p> <ol style="list-style-type: none"> 1. Membership 2. Communications 	<ol style="list-style-type: none"> 1. Current Memberships.95/95 Current Kayaks slots rented 27/30 Current Boat Ramp Rentals 30/27

<ol style="list-style-type: none"> 3. External Affairs 4. Property Maintenance 5. Social 	<p>Current Pavillion Rentals 12/10</p> <ol style="list-style-type: none"> 2. The newsletter is slated to go out by early November. Please be sure to review so you can get updates on the upcoming Social Events. You can also review details on the Website under NEWS or the Facebook Page under Events. 3. The External Affairs Chair Seat is now available. The BOG will elect the new Chair after the November Elections. 4. Continued Thanks to our volunteers and Property Maintenance Chair. <ul style="list-style-type: none"> • The Unity Garden Project was a huge success! We had a great turnout of volunteers and everything is planted. Now we have to keep it watered and hope there isn't an early cold snap. 5. Please look at the Website/Facebook Private Group Page/Newsletter for Upcoming Events info. The following is our schedule for the remainder of 2024: <ul style="list-style-type: none"> • 20th at 2 pm 1st Annual Chili Cookoff - Palisades Beach • 31st at 5 pm Halloween Party and Costume Contest- Palisades Beach • 11/21 at 7 pm General Elections- Palisades Beach • 12/8 at 5 pm Christmas Party- Herald Harbor Hideaway
<p>Old Business:</p> <ol style="list-style-type: none"> 1. Update on Variance Hearing & Lot Sale 2. Quest for Volunteers for the Board is on-going. 	<ol style="list-style-type: none"> 1. The Hearing Officer issued a response on Oct 1st, 2024. Motion for the request for a steep slope variance was denied for this go around. The Buyer has reached out to ask the BOG to approve a 3-month extension of their contract deadline. 2. We are looking for Volunteers to Serve on the Board. The deadline for nominations is Nov 4th.
<p>New Business:</p>	

1. Finalize Upcoming Event Details
2. Define the Agenda for the next General Meeting
3. Outline Seats to be voted on for the 2025 General Election- November 21
4. Pavillion Committee Introduction and Review Current Status
5. Reserves Assessment Process
 - VOTE required by BOG to determine who will conduct the analysis

1. Event Details have been finalized and will be outlined on the Website, Social Media, and Newsletter.

2. AGENDA:

*Lot Sale Update

*Vote for Tax Filing Expenses

*Approve 2025 Budget

*General Elections

3. Seats up for Election & Re-Election

- Re-Elect our President & VP
- 2 Board of Governor- open seats
- 2 Re-Elect of Governor seats

We need more volunteers!! Please make your nominations to the Board no later than Nov 7th. Submit to palisadesonthesevern@gmail.com.

4. A Pavillion Committee has been established. Members are Art Croucher, John Groeger, Mike Ogburn, Joni Laycook, and Thomas Burns.
- a. Mission- to conduct research, complete reviews, and provide comprehensive assessments of upcoming requirements involved in the rebuilding of the Community Pavilion Project.
 - b. Costs, Schedules, and best options for the Foundation of the new Pavilion are being identified and organized to be able to present to the Community in the future. Membership, please consider being open and available to the General Meetings where we will be sharing this info for a consult and voting

	<p>requirements. We will define a process to solicit feedback from all neighbors on different elements and roll out to the Membership by the first General Meeting in 2025.</p> <p>c. The Committee has explored and identified through the Critical Area Commission that we must replace the existing structure in kind. Rebuilding something in-kind means restoring or replacing it with materials and methods that closely match the original, maintaining its original design, structure, and appearance.</p> <p>5. It has been recommended that the Pavilion Committee be responsible for facilitating the comprehensive Reserves Assessment with the company hired to execute the process. CAP Membership voted at the last meeting to allocate funds to pay the company. The assessment will give the community transparency as to how much funding will be required for a variety of immediate projects vs the future. Motion made to Vote on the Pavilion committee to handle this requirement on behalf of the board, unanimously supported by all board members.</p> <p>NOTE FOR ALL NON-MEMBERS: Please consider joining if you are not a member OR if you are a current member, remind your neighbor to get their membership papers in. "It takes a village" to make our neighborhood a place for all neighbors to enjoy, so hopefully everyone can do their part!</p>
Agenda:	75 minutes
Other time-sensitive discussions	Unallocated
Action Item Summary	Will address outstanding Agenda items at the

	next BOG meeting.
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Total Scheduled Time: 60 minutes