

Sandscribes

Heidelberg Beach
Vermilion, Ohio

November 22nd, 2010



Wrapping Up 2010 at Heidelberg Beach

This will be the last *Sandscribes* for 2010. The next *Sandscribes* will not be published until after Spring Work Day and the first Board meeting of 2011.

We will continue to post to the Web site over the winter if there is any news to deliver. If you want to receive an alert whenever the Web site is updated, just send your email address to

HBAAdmin@HeidelbergBeach.org

See the article below about all of the useful information that the Web site contains.

Free Dump Day at the Vermilion Township Recycling Center is **Saturday, May 7th, 2011**. We will have volunteers with pick-up trucks to help anyone wishing to dispose of large items.

Spring Work Day and the next **Board of Trustees Meeting** is **Saturday, May 21st, 2011**.

Have a safe and happy holiday season!

Jane & John

General Information on the Web Site

Just a reminder that the Web site contains all kinds of information about our beach.

On the Administrative Page:

- List of Current Board of Trustees
- Membership Directory
- By-Laws
- Rules Documents
- Current Budget
- Board Minutes (2003 to Present)
- *Sandscribes* (2004 to Present) **NEW!**
- List of Committees and Members

- Historical Board Minutes and Correspondence 1920-2002 (thanks to the Brattons!)

On the Pavilion Page:

- Calendar of Pavilion Reservations
- Summer Service Schedule (with Cleaners)
- Pavilion Cleaning Procedures

On the Neighborhood Page:

- Local Community Info (*Activities, Township Recycling, Donation Centers, Erie County Offices, and the Ohio Lakefront Group*)
- Service Provider Info (*Electric Company, Water Quality, Trees, Bug Spraying*)
- Info about our Neighborhood (*Task lists for Work days, Paint Color Info for Covered Benches*)

Thank You for Working Hard and Making Fall Work Day a Success

Fall Work Day was a big success and we accomplished many things. Thank you to all that participated!

Special “thank yous” to:

- Jan Peer and the Social Committee for the coffee and donuts to get us going, and the lunch to reward the weary!
- Mark Hayman for getting new wooden sand/snow fence for the beach and promenade—and for accomplishing the work of 10 men in weed whacking the creek between the bridge and tennis courts and then clearing the creek further east beyond the tennis courts to Michigan Road!
- Tom Eshelman for mightily wielding his chainsaw to clean up the debris from the

fallen Black Walnut tree near Ray Schuman's cottage.

- Jack Corrigan for taking a valiant stab at the beach bank.
- Roger Nehls for leading the fence installation effort.
- Harvey Foote and Jack Kramer for their mower and tractor support.
- Andy's crew from the Brown property who came and cleaned up all of the debris we generated! They also recently removed the cement culvert by the tennis courts that had become a problem in blocking the flow of the creek. Their kindness to us this year has been so appreciated! Here are a few pictures from the debris clean-up:



Updates on our Neighborhood Family

- All of our "full-time" summer residents have now returned to their winter homes:
 - Joan Margard is back in Columbus.
 - Kate & Herb Foote are in Florida.
 - Harry Bratton is back in Elyria.
 - Bob Koester is back in Florida.
- The Seymours (95 Ohio) and Siebenhars (79 Indiana) have both officially moved, though their cottages are still on the market. The Seymours have gone to a retirement village in Hudson, Ohio and the Seibenhars have an "in-law suite" at their son's home in Sheffield Lake.
- Harriet Ossman (99 Ohio) now resides at Kemper House in Strongsville, Ohio, which is a residential care facility dedicated to caring for those with memory impairment. Will spends most of the day there and has his meals with her. Our thoughts are with Will, Linda, and the whole Ossman & Rohrbaugh families.
- Paul Rohrbaugh (59 Kentucky) is in nursing care at Westlake Village. According to family, he has a few good days in amongst the bad.
- The Becks (58 Kentucky) are safely back in Florida and Dick has recovered from his difficult summer of health issues.
- Our sympathy to Rosalie Nehls (76 Indiana) on the recent loss of her uncle. It has been a very tough summer on the whole Nehls family.
- Clarke and Virginia Martin (97 Ohio) shared that their son-in-law, Kenneth Martin-Shultz, is battling a fast growing tumor in his chest. (Kenneth is married to the Martin's eldest daughter Penny.) He is receiving chemotherapy treatments to reduce the size of the mass, and the doctors will operate to remove it as soon as possible.
- Bill Chidester (69 Kentucky) has completed a course of chemo and radiation treatments in an effort to reduce the size of his pancreatic tumor. He will have an MRI in a week to see if the treatments have helped. We send our prayers.

The Nehls say “Thank You” to the Neighborhood

We were very much touched by the many cards, words of kindness, prayers, assistance with the Sunday service obligations, and gifts given in memory of my brother Jim.

Being a part of such a warm and caring community is very comforting at times like these.

Rosalie & Roger Nehls (76 Indiana)

Barclay Rohrbaugh Expresses Gratitude

From the bottom of his (newly-repaired) heart, Barclay Rohrbaugh (5 Pennsylvania) wants to thank everyone at Heidelberg Beach for their support during his challenging summer. Barclay is very grateful to all who have given him calls and cards throughout his ordeal. He is faithfully doing his rehabilitation and has said "good riddance" to old vices! (Really!)

Minutes from the Heidelberg Beach Board of Trustees Meeting November 6th, 2010

Present: Jack Kramer (Pres-presiding), Roger Nehls (VP), Dick Castele (Treasurer), Jane Chidester (Secretary), Jack Corrigan, Mark Hayman, Dick Henderson, Barclay Rohrbaugh.

Excused or Absent: Bill Chidester, Carol Dunkle, Rick Herwerden, David Rohrbaugh.

Opening: The meeting was called to order at 1:30 PM.

Minutes: Jane Chidester (Jack Corrigan) moved that the minutes from the August 14th, 2010 Board Meeting be approved. Motion passed unanimously.

Real Estate: Special Guest Mary Chidester attended this meeting to report on two real estate topics.

- William & Sharon Chidester (69 Kentucky) have offered to donate to the Association Lot 69B (formerly Reserve D). The Chidesters purchased this reserve area at the time of the construction of their cottage because it was thought that the additional

property would be required for the septic system. The additional property was not required and the Chidesters would like to return this area to its original status as a reserve for the use and enjoyment of all Heidelberg Beach members. Mary Chidester also suggested that since this was a donation back to the Association that the customary transfer fee be waived and that the Association pay to record the lease termination document with the Eric County Recorder's Office at an approximate cost of \$36.00. Barclay Rohrbaugh (Dick Castele) made a motion to accept the donation, waive the transfer fee, and pay for the recording costs. Motion passed unanimously.

- Robert Koester would like to change the way he holds title to lots 49 & 50 on Kentucky Road. He currently leases them individually and he would like to lease them jointly with Jack Kramer, as joint tenants with rights of survivorship. Jack Kramer currently owns an interest in 3 lots on Pennsylvania Road. The interest in an additional 2 lots would bring his total to 5, the maximum number of lots permitted to be leased to one member by our bylaws. Dick Henderson (Barclay Rohrbaugh) made a motion to approve the transfer and authorize Roger C. Nehls, as Vice President and Jane E. Chidester to execute the required documents. Motion passed. Jack Kramer abstained from the vote.

Treasurer's Report: Dick Castele presented the proposed budget for July 1, 2010 through June 30, 2011. Mark Hayman (Barclay Rohrbaugh) moved to accept the budget totaling \$45,710. This amount is roughly the same dollar figure as the last several years. The motion also included the plan to only assess the community \$41,000 of that amount—which is a 4.6% increase over what was assessed last year. The difference will be funded from the cash reserves. Motion passed unanimously. Further budget details:

- Septic tanks will be cleaned in the spring of 2011. This charge is not a part of the budget as it is billed directly to the cottage owner.

We have moved to an every other year rotation. Our previous cycle of every third year was not keeping up appropriately. Historically this charge has been between \$100-\$125 per cottage.

- We are halfway complete in replenishing our road reserves from the purchase of our blacktopped roads 5 years ago. At the 10 year mark the Board will review the condition of the roads for any needed maintenance, including a more permanent correction to the manhole cover problem.
- The Board approved an increased mowing budget allowing for 23 (with an option of up to 26) mowings per year. Roger Nehls will be overseeing this service next year and we expect a smoother operation.
- We approved spring and fall weed & fertilizer applications of the promenade again for next year, but are considering only having the spring application done. Jack Kramer and Bill Hertzler are following up on this as fertilizer costs have skyrocketed recently.
- We had an unusually expensive water bill this past August (as compared to August 2009). We have no current explanation, but are on heightened awareness again watching the water bill.
- Roger Nehls continues to manage closely the dumpster pick-up service, saving us much money. There was a very difficult time in June when our provider transitioned between services and did a very poor job of responding to us.
- The tree costs will be down just slightly this year (from \$8000 to \$7300). We have decided to focus on addressing the large dead trees along Rt. 6 (4 Siberian Elms) and one dead Tulip Poplar on the promenade. Next year we will take another maintenance pass trimming and pruning throughout the property.
- The beach maintenance costs remain steady at \$2000, but we are working on plans to

reduce this. Instead of hiring our tree service this year to cut the woody growth on the beach bank, we hired Harbourtown Lawn & Landscaping service to do a complete cutting of the beach bank for \$1,050. We are considering plans to maintain this more routinely (see discussion under “New Business”).

Committee Reports:

Finance: Thank you to Jack Corrigan who audited our financial records for the last 2 fiscal years. Everything was found to be in order, accurate, and well presented. The memo and financial statement will be posted on the Web site.

Utilities: Thank you to Harry Bratton for overseeing the fix of the cable wire problem on Pennsylvania Road.

Pavilion: Thank you to Carol Dunkle for overseeing that the roof leak was fixed at the Pavilion.

Old Business: None.

New Business:

Reducing Property Maintenance Costs (while simultaneously improving the property!): Mark Hayman initiated a discussion about low cost options for keeping up with the maintenance of our grounds, beach bank, and creek area. We are working towards keeping all aspects of the property more routinely maintained. Several ideas were discussed, including how to channel the help of our own volunteers and how to hire more low cost workers.

(We also reiterated our desire to avoid becoming an employer of individuals. We need to only hire companies or self-employed contractors so that we do not introduce all of the additional financial and legal work involved in being an employer.)

- **Creek area:** One of the ideas under consideration in regards to the creek area is to hire a professional to re-grade our creek bank for better water flow, easier maintenance, and to fix many of the tiling and input drain pipe problems. This expense would be in the nature of \$5,000 to \$10,000,

but would improve the maintenance of that area for years to come.

- **Beach Bank:** As mentioned above under the topic of beach maintenance, we are considering a plan to more routinely cut down the bank and keep up with the effort for lower cost. The proposal on the table is to hire someone to come in mid-spring, early summer, and late summer to take a pass at the beach bank expense for less overall cost (\$600) than coming just once a year.
- **Grounds:** We have assigned more money to the mowing budget so that we may have more frequent mowings and have set up closer monitoring of the situation.

Free Dump Day in the Spring: The Free Dump Day at the Vermilion Township Recycling Center will probably be May 7th, 2011. Mark Hayman and Jack Kramer volunteered to be available with their pick-up trucks for Heidelberg Beach residents who would like to take large objects to the dump. Keep this in mind and give thought to anything you'd like to dispose of.

Spring Work Day: The decision was made to move Spring Work Day this year to the weekend prior to Memorial Day so that people may spend more time with their families on the holiday weekend. Spring Work Day will be May 21st, 2011. Thank you to all of those who have been turning up and working hard on the last few Work Day events—the Board is making a real effort to make these days more productive for the community.

Next Board Meeting: The next Board meeting will be May 21st, 2011.

The meeting was adjourned at 3:00 PM.

Respectfully Submitted,
Jane Chidester
Secretary