



OCEAN PINES ASSOCIATION, INC.
BOARD OF DIRECTORS' REGULAR MEETING
AGENDA
Saturday, December 11, 2021
9 AM, Clubhouse Meeting Room

Call to Order – Larry Perrone, President

Pledge of Allegiance – All

Approval of Agenda – Board

Approval of Minutes

October 11, 2021 – Closed Meeting

November 20, 2021 – Regular Meeting

November 20, 2021 – Closed Meeting

December 3, 2021 – Special Meeting

President's Remarks – Larry Perrone, President

Survey Results Presentation – Strategic Planning Committee

GM Report – John Viola

Treasurer's Report- Doug Parks

Public Comments

Purchase Requests – None

CPI Violations- None

Unfinished Business – None

New Business –

Discussion – Live video for Board meetings/Town Halls – Amy Peck

Discussion – By-Laws & Resolutions Committee - Search Committee Recommendations –
Colette Horn

Appointments –

William Barnard – 1st Term – Recreation & Parks

Adjournment



OCEAN PINES ASSOCIATION, INC.
BOARD OF DIRECTORS' REGULAR MEETING
Saturday, November 20, 2021
9 AM, Assateague Room, Community Center

PRESENT: Larry Perrone, Colette Horn, Doug Parks, Frank Daly, Frank Brown, Josette Wheatley and Amy Peck.

ALSO PRESENT: John Viola, General Manager, 2 members of the press and approximately 8 Association members.

Call to Order – Larry Perrone called the meeting to order at 9 am with the Pledge of Allegiance.

Approval of Agenda

Ms. Horn moved to accept the agenda, Mr. Brown seconded, Ms. Wheatley moved to amend the agenda, adding the appointment of Carol Ludwig as Chair to the Elections Committee. Ms. Horn seconded, all in favor of the amended agenda.

Approval of Minutes

September 30, 2021 – Special Meeting – Mr. Parks moved to accept, Mr. Daly seconded, all in favor.

October 11, 2021 – Special Meeting – Mr. Parks moved to accept, Mr. Brown seconded, all in favor.

October 16, 2021 – Regular Meeting – Mr. Parks moved to accept, Ms. Horn seconded, all in favor.

President's Remarks – Larry Perrone – Mr. Perrone expressed thanks to Steve Habeger as Chair of the Elections Committee with the highest quality of integrity, he will be sorely missed. Mr. Perrone shared the mailbox cluster issue has been turned over to Congressman, Andy Harris' office who will work with USPS. Lastly, he added that Marty Clarke made accusations on a public forum that this Board was hiding water test results. Mr. Perrone has addressed these accusations with the Environment & Natural Assets Committee and now with the community he then explained the timeline of events surrounding the water test results.

Jenkins Point Presentation – Steve Farr, Watershed Coordinator, Maryland Coastal Bays Program – (attached)

GM Report – John Viola (attached)

Treasurer's Report- Doug Parks (attached)

Public Comments

Grant Helvey – 1443 Ocean Parkway
Dutch Oostveen – 12 Lord Guy Terrace
Vivian Koroknay – 23 Drawbridge Road

Capital Purchases Requests- None

CPI Violations- None

Unfinished Business –

Discussion – Flight Turf Status – Amy Peck – Ms. Peck reiterated what Mr. Viola explained in his report, the cost of the turf grass was too expensive so the Committee will be researching other options concerning the geese.

Discussion – Voting for the DR change regarding Short Term Rentals – Frank Daly – Mr. Perrone formed a Board Work Group, consisting of Mr. Daly, Ms. Wheatley and himself to compose a plan.

Second Reading – Resolution C-03 – Doug Parks – Ms. Wheatley seconded, all in favor.

Second Reading – Resolution F-02 – Doug Parks – Mr. Daly seconded, 3 in favor (Parks, Peck and Daly), 4 opposed (Perrone, Horn, Brown and Wheatley), motion failed.

Second Reading – Resolution F-03 – Doug Parks - Mr. Daly seconded, 3 in favor (Parks, Peck and Daly), 4 opposed (Perrone, Horn, Brown and Wheatley), motion failed.

New Business –

Discussion – North Gate Entryway – Frank Daly – Mr. Viola will put a plan together and present to the Board.

Appointments –

Joseph Peloso – 1st Term – Elections

Jeannie Pennington – 1st Term – Elections

Anne O'Connell – 2nd Term – Environment & Natural Assets

Karen Krun Detter – 2nd Term – Environment & Natural Assets

Cheryl Jacobs – 2nd Term – Communications

John Reeves – Chair – Aquatics

Carol Ludwig – Chair - Elections

The above nominations were approved unanimously.

At 10:45 am Ms. Horn moved to adjourn to closed session for the purpose of discussing matters pertaining to employees and personnel; specifically pertaining to completion of the General Manager performance review as permitted by the MD Homeowner's Association Act, Section 11B-111(a), Mr. Daly seconded, all in favor.

Respectfully submitted:

Josette Wheatley, Secretary



OCEAN PINES ASSOCIATION, INC.
BOARD OF DIRECTORS SPECIAL MEETING
Friday, December 3, 2021
9:00 am, Clubhouse Meeting Room

Present – Larry Perrone, Colette Horn, Frank Daly, Frank Brown, Doug Parks, Josette Wheatley and Amy Peck.

ALSO PRESENT: No members of the press and no Association members.

Call to Order – Larry Perrone called the meeting to order at 9 am with the Pledge of Allegiance.

Approval of Agenda – Mr. Daly moved to accept the agenda, Mr. Brown seconded, all in favor.

President's Remarks – Larry Perrone – Mr. Perrone had no remarks.

Public Comments - None

At 9:03 am - Motion to adjourn to closed session in the Board room at the Administration Building, for the Discussion of matters pertaining to employees and personnel specifically regard staff openings as permitted by the MD Homeowner's Association Act, Section 11B-111(4)(i). - Larry Perrone – Mr. Daly seconded, all in favor.

At 11:08 am, the Board readjourned to open session.

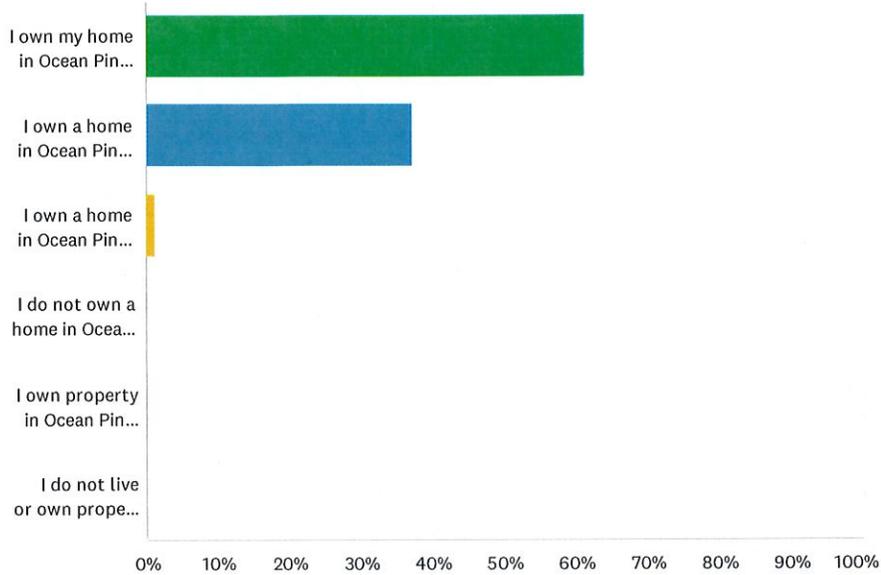
At 11:09 am, Mr. Perrone moved to adjourn, Frank Daly seconded, all in favor.

Respectfully submitted:
Josette Wheatley, Secretary

Ocean Pines Property Owner Survey

Q1 What is your current property owner/resident status in Ocean Pines?
(check one)

Answered: 1,838 Skipped: 0

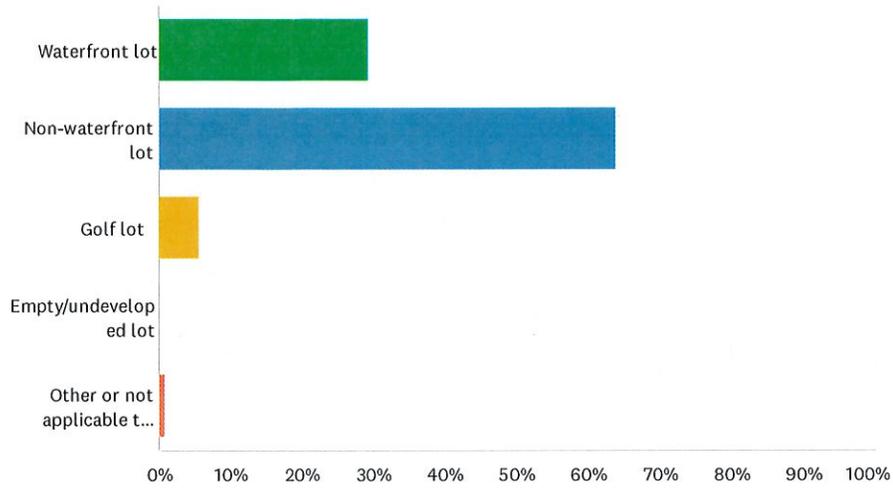


ANSWER CHOICES	RESPONSES	
I own my home in Ocean Pines and it is my primary residence	61.32%	1,127
I own a home in Ocean Pines and I am a part-time resident (weekend or seasonal)	37.21%	684
I own a home in Ocean Pines and currently rent my home full time	1.31%	24
I do not own a home in Ocean Pines, but rent full time	0.00%	0
I own property in Ocean Pines, but currently do not have a home built on the property	0.16%	3
I do not live or own property in Ocean Pines	0.00%	0
TOTAL		1,838

Ocean Pines Property Owner Survey

Q2 What type of lot do you currently own? (check one)

Answered: 1,838 Skipped: 0

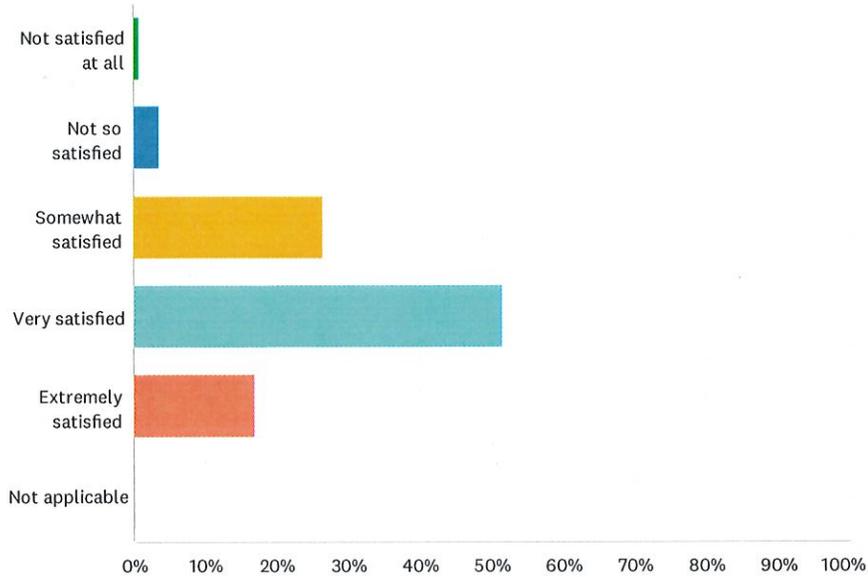


ANSWER CHOICES	RESPONSES	
Waterfront lot	29.43%	541
Non-waterfront lot	63.93%	1,175
Golf lot	5.82%	107
Empty/undeveloped lot	0.05%	1
Other or not applicable to me	0.76%	14
TOTAL		1,838

Ocean Pines Property Owner Survey

Q3 Overall, how satisfied are you being an Ocean Pines property owner or resident?

Answered: 1,838 Skipped: 0

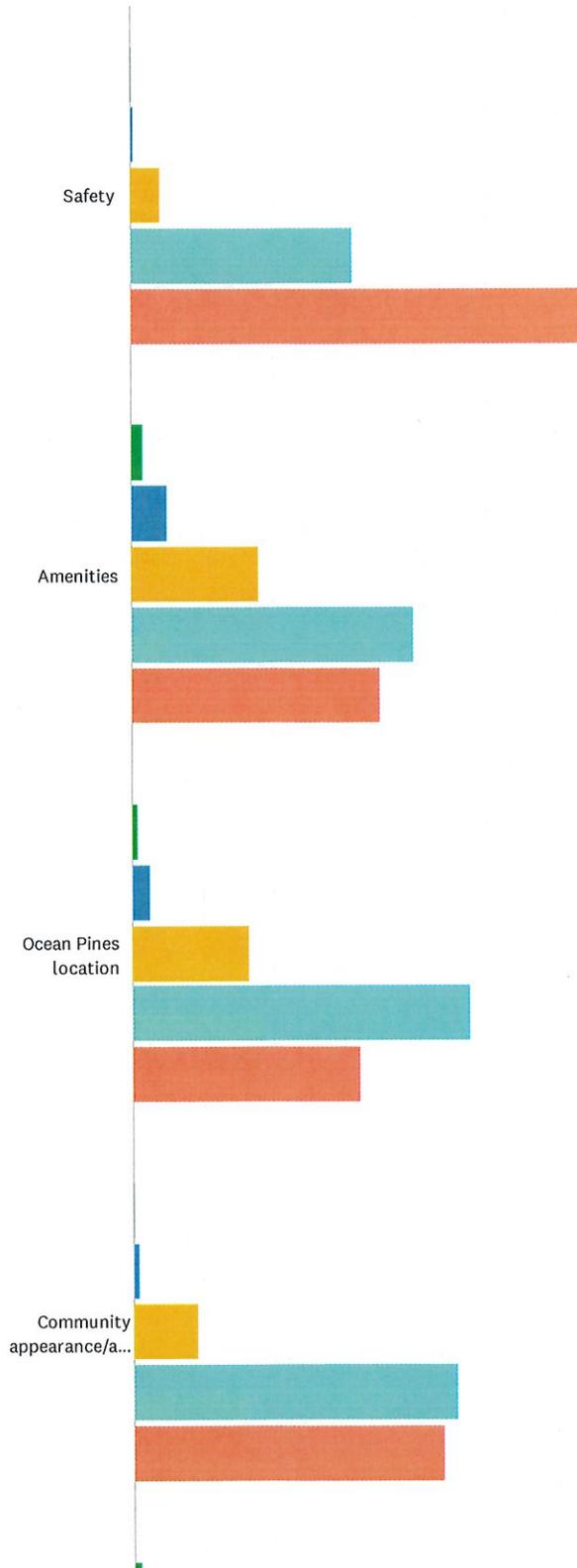


ANSWER CHOICES	RESPONSES	
Not satisfied at all	0.92%	17
Not so satisfied	3.65%	67
Somewhat satisfied	26.71%	491
Very satisfied	51.52%	947
Extremely satisfied	17.03%	313
Not applicable	0.16%	3
TOTAL		1,838

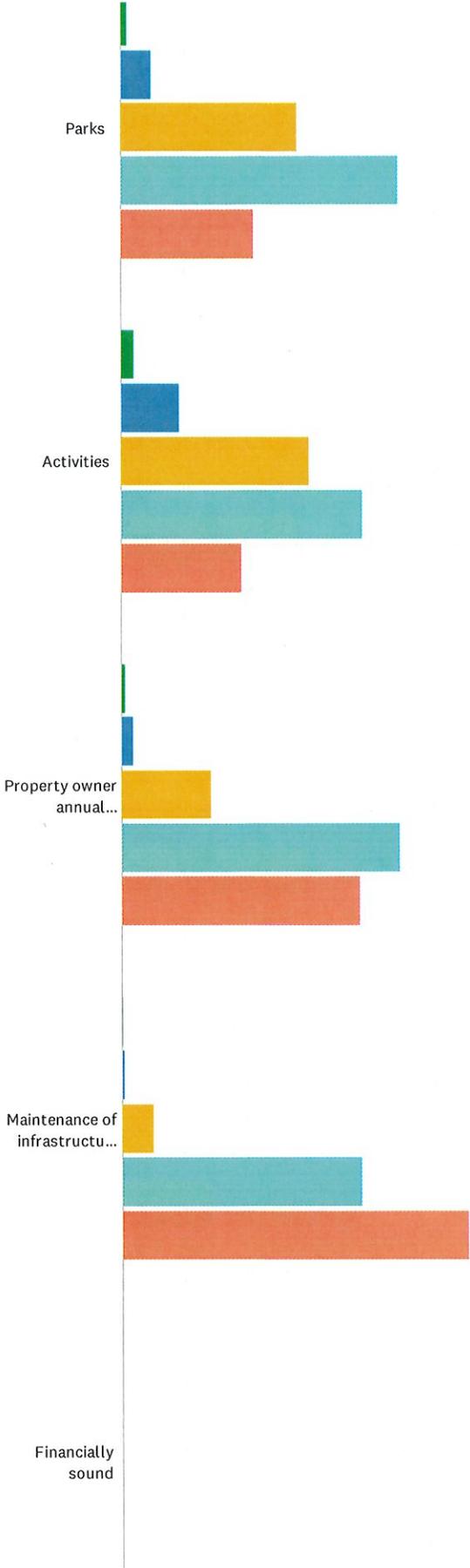
Ocean Pines Property Owner Survey

Q4 As an Ocean Pines property owner or resident, how important are each of the following to you?

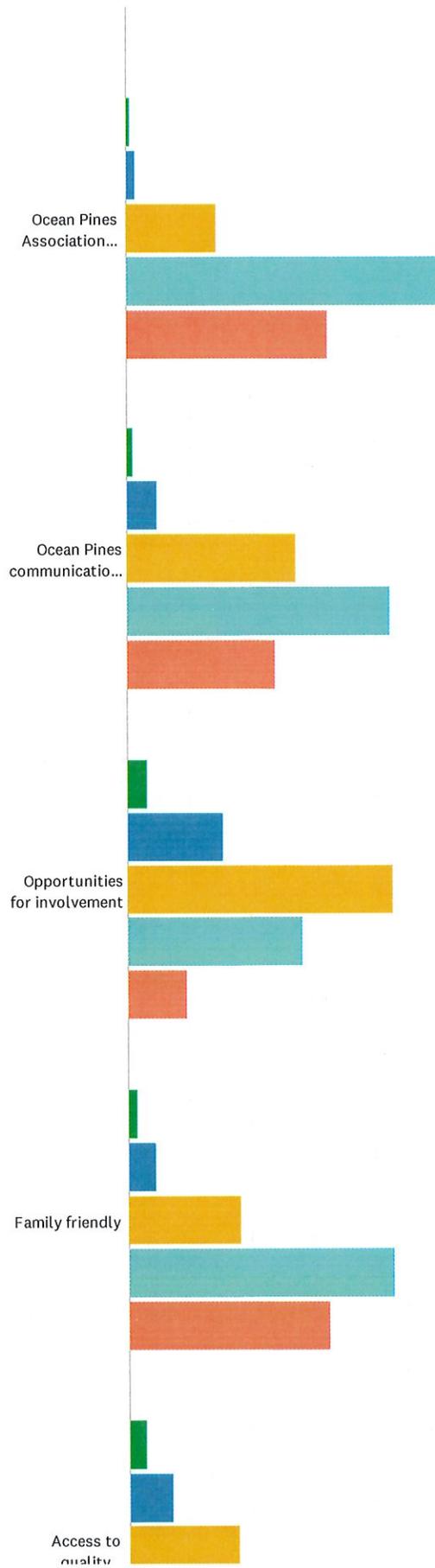
Answered: 1,838 Skipped: 0



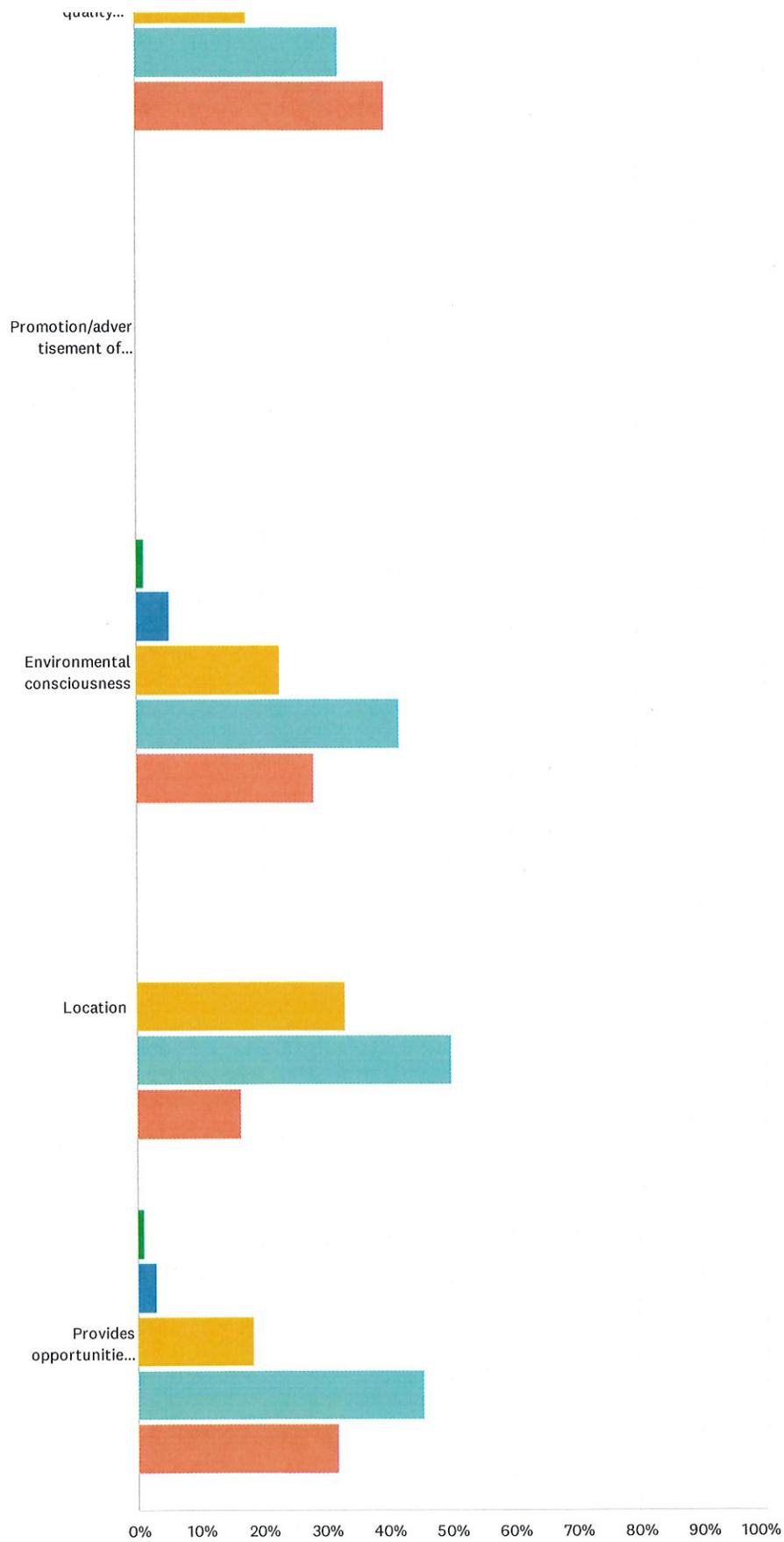
Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey

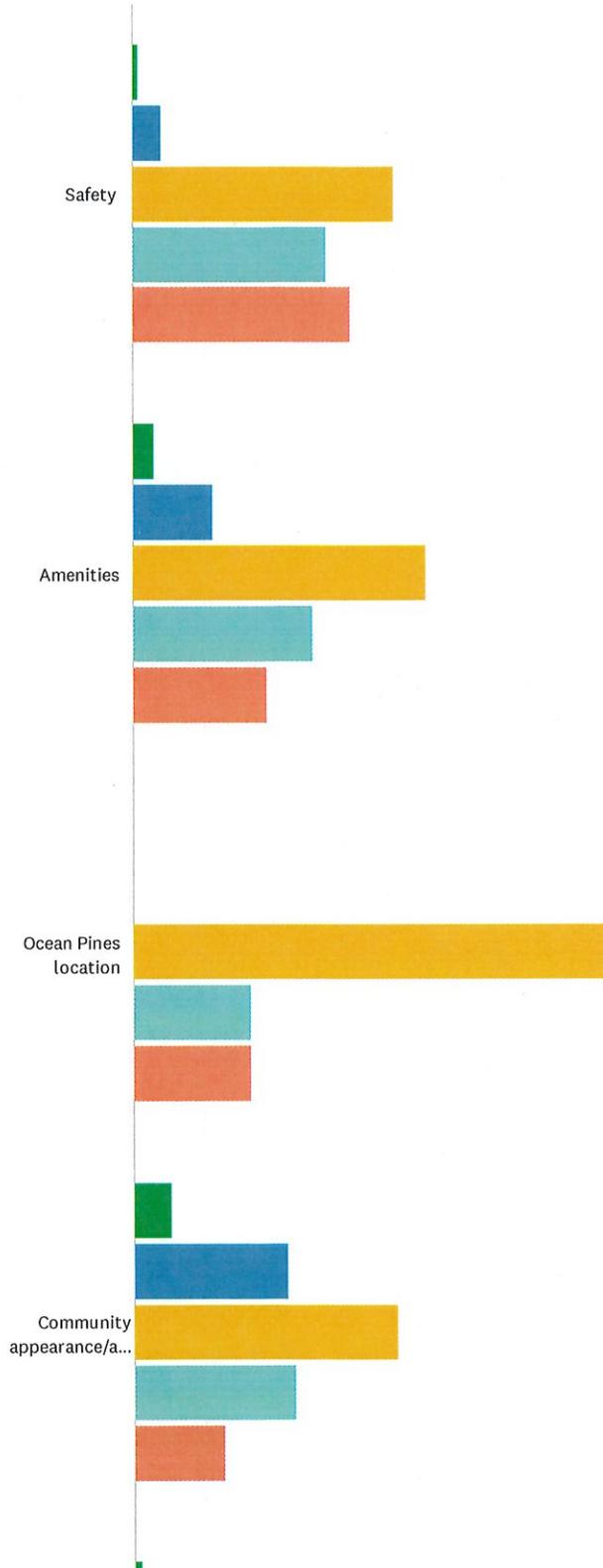
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	NOT AT ALL IMPORTANT	NOT SO IMPORTANT	SOMEWHAT IMPORTANT	VERY IMPORTANT	EXTREMELY IMPORTANT	TOTAL	WEIGHTED AVERAGE
Safety	0.11% 2	0.38% 7	4.35% 80	31.45% 578	63.71% 1,171	1,838	4.58
Amenities	1.63% 30	5.22% 96	18.06% 332	39.88% 733	35.20% 647	1,838	4.02
Ocean Pines location	0.82% 15	2.56% 47	16.70% 307	47.82% 879	32.10% 590	1,838	4.08
Community appearance/aesthetics	0.22% 4	0.87% 16	9.09% 167	45.92% 844	43.91% 807	1,838	4.32
Parks	0.98% 18	4.90% 90	28.29% 520	44.56% 819	21.27% 391	1,838	3.80
Activities	2.23% 41	9.30% 171	30.30% 557	38.74% 712	19.42% 357	1,838	3.64
Property owner annual assessment fee overall value for the money	0.54% 10	1.90% 35	14.42% 265	44.78% 823	38.36% 705	1,838	4.18
Maintenance of infrastructure (roads, bridges, drainage, bulkheads, etc.)	0.27% 5	0.38% 7	5.11% 94	38.68% 711	55.55% 1,021	1,838	4.49
Financially sound	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0	0.00
Ocean Pines Association overall customer service	0.54% 10	1.47% 27	14.74% 271	50.71% 932	32.54% 598	1,838	4.13
Ocean Pines communications such as weekly "This Week in the Pines" e-newsletters, quarterly "Ocean Pines Reports" and "Activity Guides," websites, social media, etc.	1.03% 19	4.84% 89	27.42% 504	42.55% 782	24.16% 444	1,838	3.84
Opportunities for involvement	3.21% 59	15.61% 287	43.14% 793	28.45% 523	9.58% 176	1,838	3.26
Family friendly	1.41% 26	4.57% 84	18.34% 337	43.04% 791	32.64% 600	1,838	4.01
Access to quality healthcare	2.77% 51	6.96% 128	18.01% 331	32.32% 594	39.93% 734	1,838	4.00
Promotion/advertisement of community	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0	0.00
Environmental consciousness	1.20% 22	5.33% 98	23.01% 423	42.00% 772	28.45% 523	1,838	3.91
Location	0.00% 0	0.00% 0	33.33% 2	50.00% 3	16.67% 1	6	3.83
Provides opportunities to live a healthy lifestyle	0.98% 18	2.94% 54	18.50% 340	45.65% 839	31.94% 587	1,838	4.05

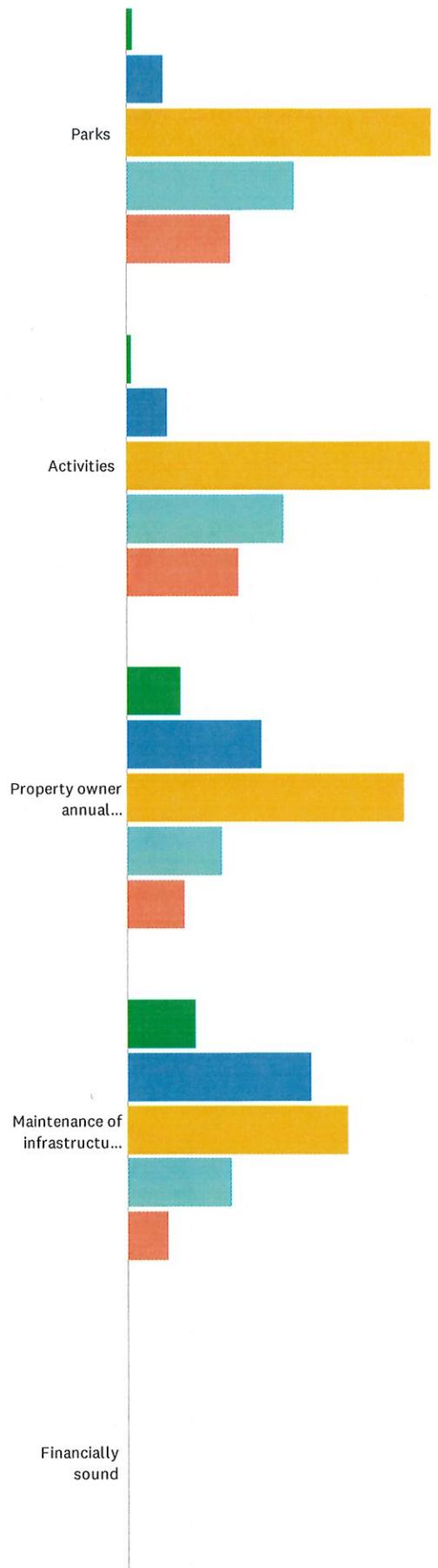
Ocean Pines Property Owner Survey

Q5 As a property owner or resident, please rate how Ocean Pines is currently meeting your expectations with regard to the following.

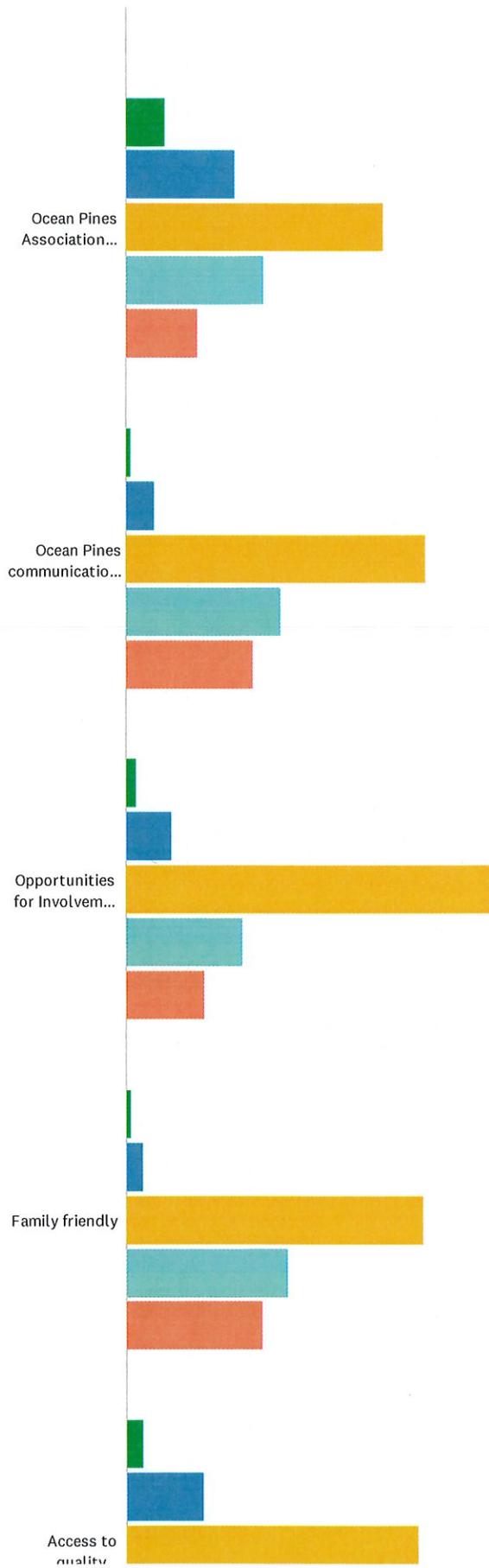
Answered: 1,838 Skipped: 0



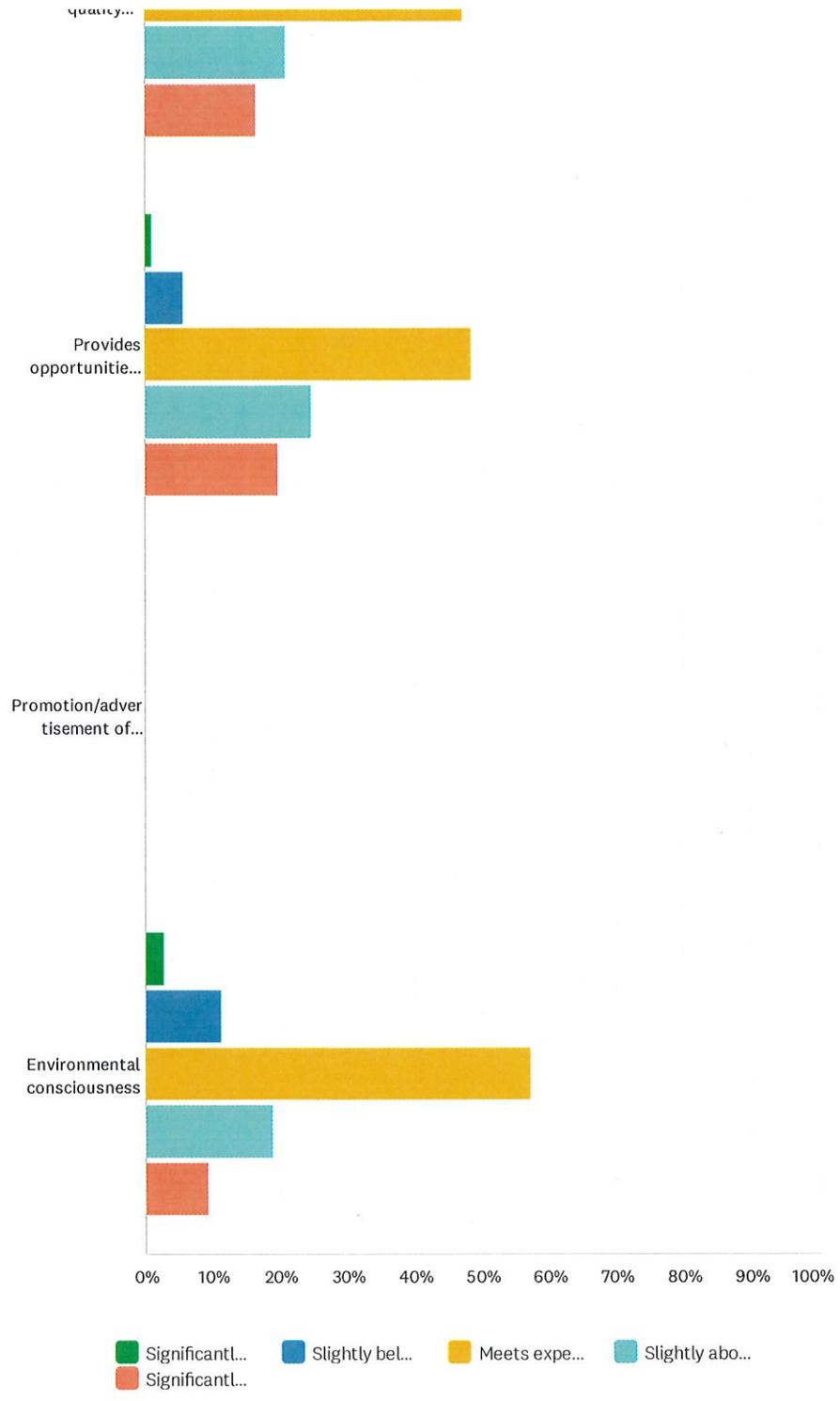
Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey

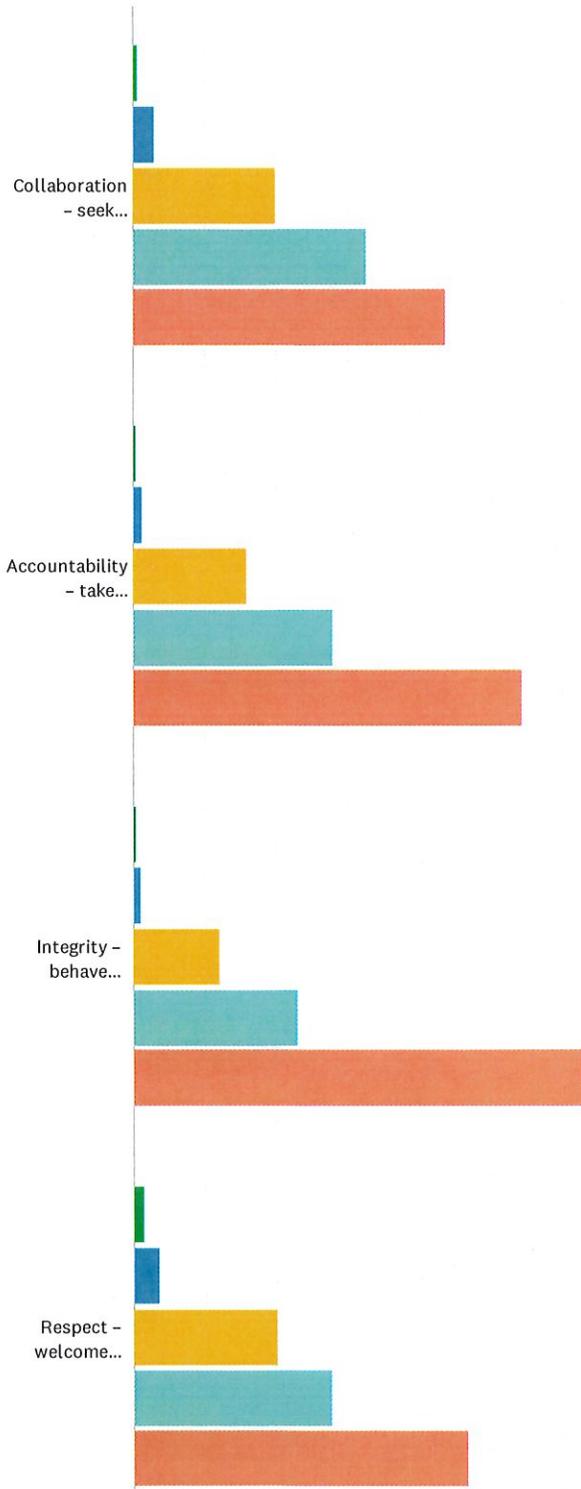


Ocean Pines Property Owner Survey

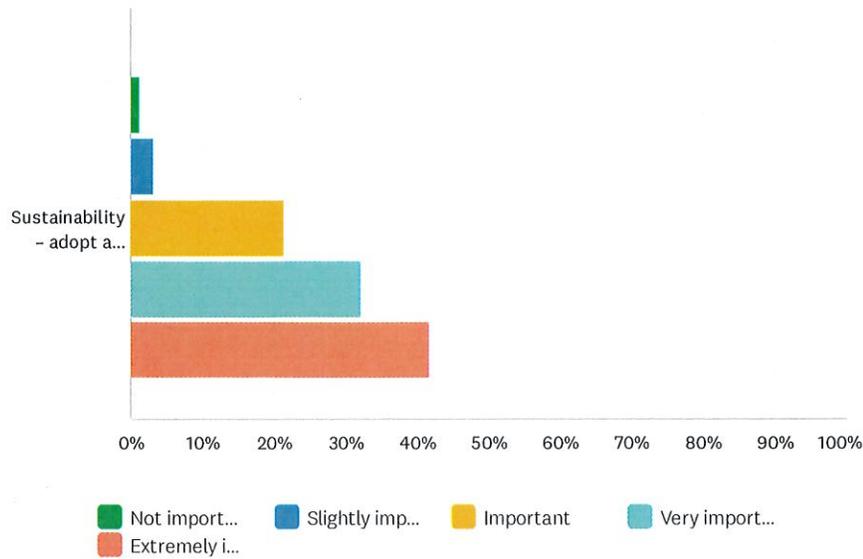
	SIGNIFICANTLY BELOW EXPECTATIONS	SLIGHTLY BELOW EXPECTATIONS	MEETS EXPECTATIONS	SLIGHTLY ABOVE EXPECTATIONS	SIGNIFICANTLY EXCEEDS EXPECTATIONS	TOTAL	WEIGHT AVE
Safety	0.90% 16	4.11% 73	36.99% 657	27.20% 483	30.80% 547	1,776	
Amenities	2.97% 53	11.38% 203	41.37% 738	25.28% 451	19.00% 339	1,784	
Ocean Pines location	0.00% 0	0.00% 0	66.67% 4	16.67% 1	16.67% 1	6	
Community appearance/aesthetics	5.42% 99	21.69% 396	37.40% 683	22.78% 416	12.71% 232	1,826	
Parks	0.96% 17	5.88% 104	49.21% 871	27.01% 478	16.95% 300	1,770	
Activities	0.81% 14	6.52% 113	49.11% 851	25.39% 440	18.18% 315	1,733	
Property owner annual assessment fee value for the money	8.75% 157	21.74% 390	44.76% 803	15.33% 275	9.42% 169	1,794	
Maintenance of infrastructure (roads, bridges, drainage, bulkheads, etc.)	11.17% 202	29.57% 535	35.71% 646	16.86% 305	6.69% 121	1,809	
Financially sound	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0	
Ocean Pines Association overall customer satisfaction	6.30% 113	17.77% 319	41.89% 752	22.28% 400	11.75% 211	1,795	
Ocean Pines communications such as weekly "This Week in the Pines" e-newsletters, quarterly "Ocean Pines Reports" and "Activity Guides," websites, social media, etc.	0.79% 14	4.61% 82	48.68% 866	25.18% 448	20.74% 369	1,779	
Opportunities for Involvement	1.66% 27	7.36% 120	59.17% 965	19.07% 311	12.75% 208	1,631	
Family friendly	0.80% 14	2.73% 48	48.27% 850	26.12% 460	22.09% 389	1,761	
Access to quality healthcare	2.68% 41	12.61% 193	47.32% 724	20.85% 319	16.54% 253	1,530	
Provides opportunities to live a healthy lifestyle	1.14% 20	5.76% 101	48.52% 850	24.83% 435	19.75% 346	1,752	
Promotion/advertisement of community	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0	
Environmental consciousness	2.80% 47	11.32% 190	57.39% 963	19.07% 320	9.42% 158	1,678	

Q6 Ocean Pines is considering developing a set of core values that will serve as principles and help guide future communications, decision making and culture for the community. Please indicate which of the following core values are most important to you.

Answered: 1,838 Skipped: 0



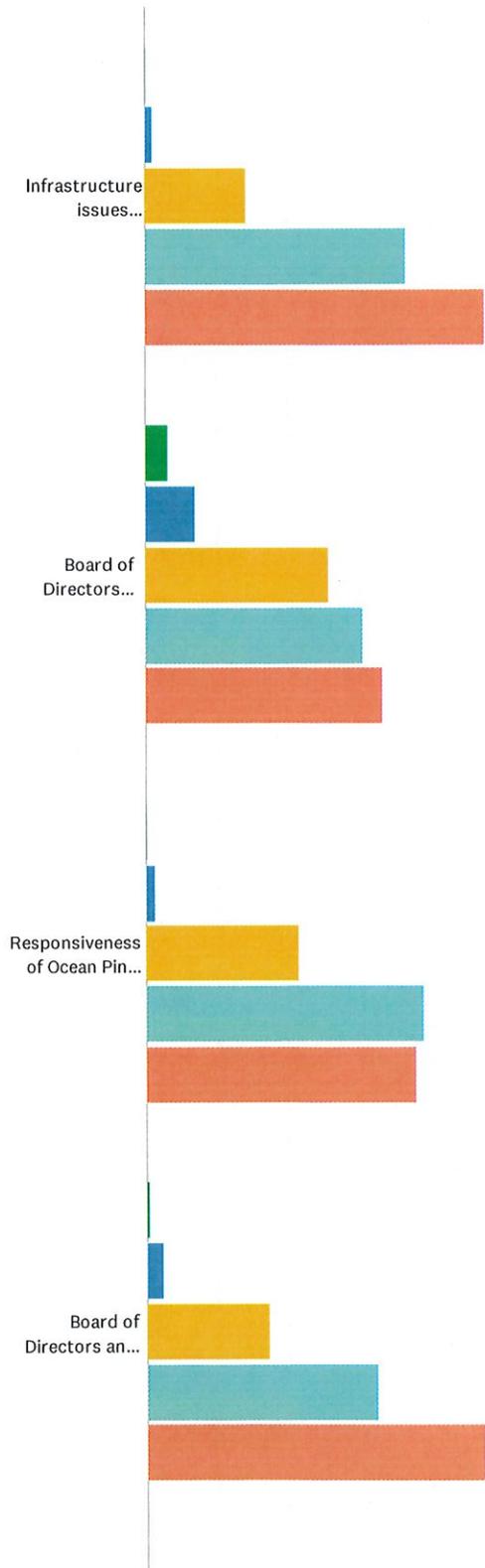
Ocean Pines Property Owner Survey



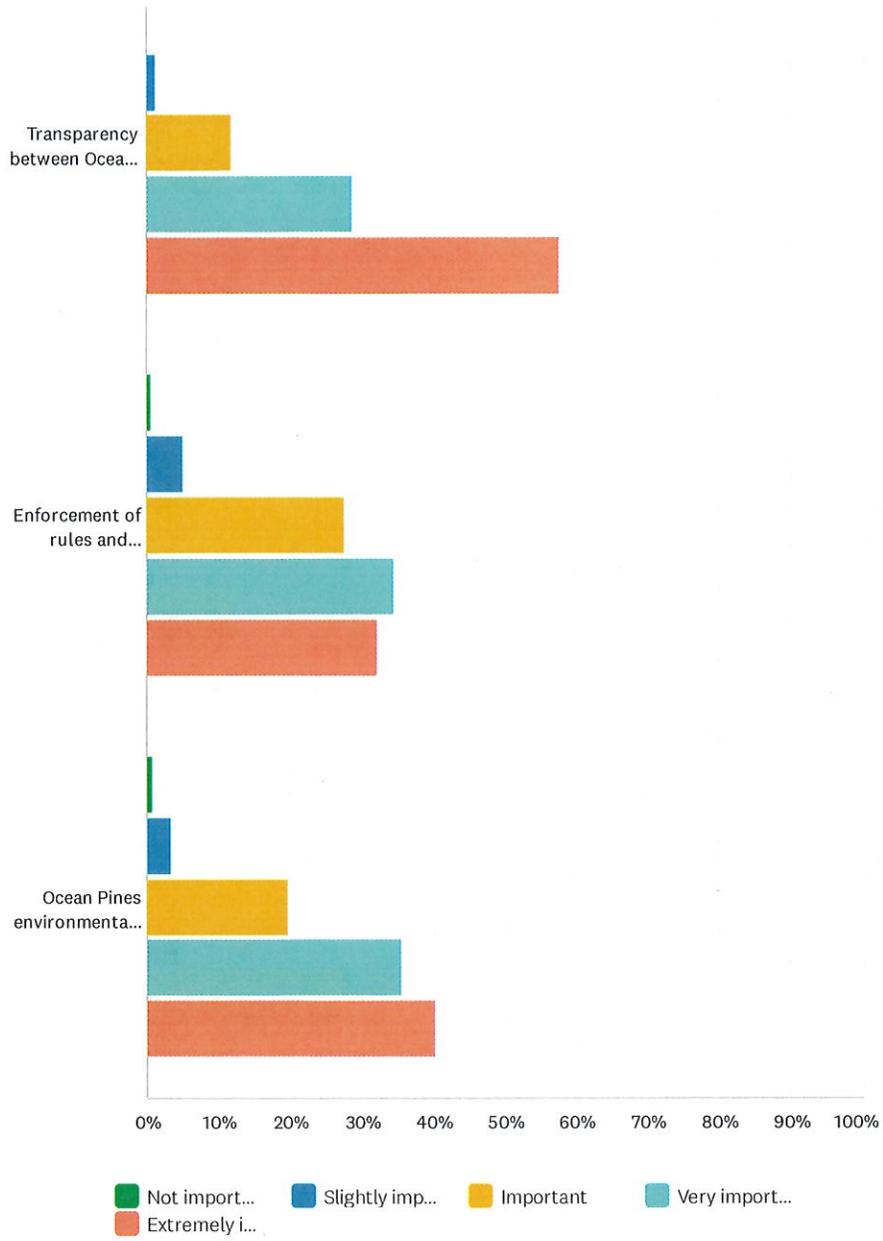
	NOT IMPORTANT AT ALL	SLIGHTLY IMPORTANT	IMPORTANT	VERY IMPORTANT	EXTREMELY IMPORTANT	TOTAL	WEIGHTED AVERAGE
Collaboration – seek opportunities to work with the community and communicate openly and honestly to ensure information is shared in a timely and efficient manner	0.65% 12	2.94% 54	20.08% 369	32.54% 598	43.80% 805	1,838	4.16
Accountability – take responsibility for our actions, produce results, and recognize our responsibility to learn, change and improve performance	0.44% 8	1.36% 25	16.00% 294	27.86% 512	54.35% 999	1,838	4.34
Integrity – behave professionally, ethically and reliably, maintaining transparency	0.38% 7	1.09% 20	12.13% 223	23.01% 423	63.38% 1,165	1,838	4.48
Respect – welcome differences in backgrounds, experiences and viewpoints, treating everyone with fairness and equity	1.58% 29	3.65% 67	20.35% 374	27.69% 509	46.74% 859	1,838	4.14
Sustainability – adopt a long-term view in the decisions we make and the actions we take, so we can deliver enduring benefits to our community and environment well into the future	1.25% 23	3.16% 58	21.60% 397	32.21% 592	41.78% 768	1,838	4.10

Q7 Please rate how important the following Ocean Pines challenges/opportunities are to you?

Answered: 1,838 Skipped: 0



Ocean Pines Property Owner Survey



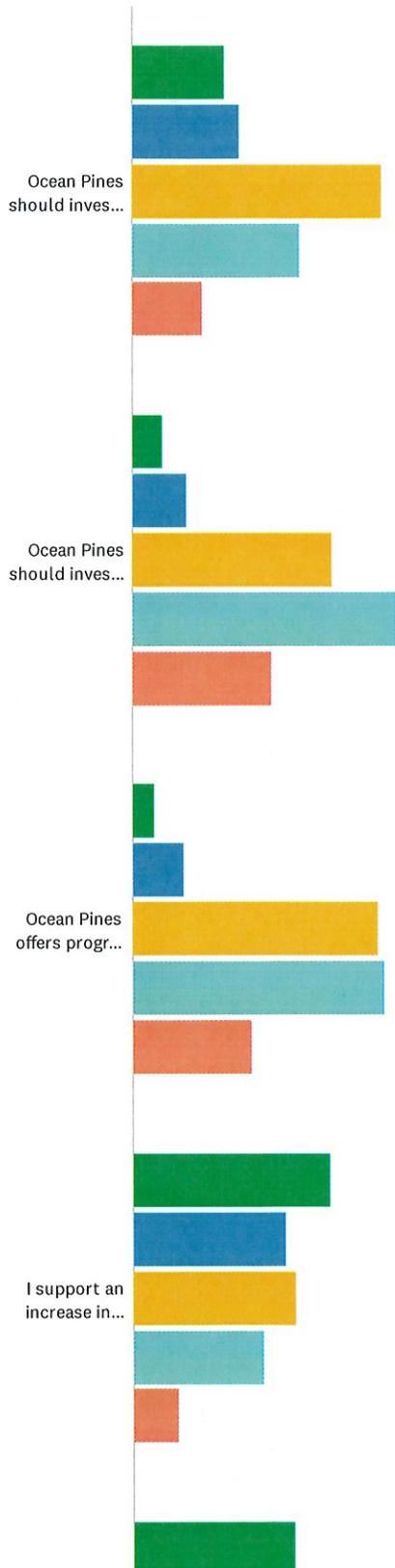
Ocean Pines Property Owner Survey

	NOT IMPORTANT AT ALL	SLIGHTLY IMPORTANT	IMPORTANT	VERY IMPORTANT	EXTREMELY IMPORTANT	TOTAL	WEIGHTED AVERAGE
Infrastructure issues including drainage, bulkheads, roads, bridges, etc.	0.11% 2	1.03% 19	14.36% 264	36.72% 675	47.77% 878	1,838	4.31
Board of Directors continuity and consistency	3.16% 58	7.13% 131	25.84% 475	30.58% 562	33.30% 612	1,838	3.84
Responsiveness of Ocean Pines Association to my requests or needs	0.22% 4	1.25% 23	21.60% 397	39.01% 717	37.92% 697	1,838	4.13
Board of Directors and General Manager working collaboratively	0.38% 7	2.45% 45	17.19% 316	32.48% 597	47.50% 873	1,838	4.24
Transparency between Ocean Pines Association and its members	0.05% 1	1.25% 23	12.02% 221	28.89% 531	57.78% 1,062	1,838	4.43
Enforcement of rules and regulations	0.60% 11	5.06% 93	27.75% 510	34.49% 634	32.10% 590	1,838	3.92
Ocean Pines environmental and sustainability efforts (e.g., recycling, yard waste, water quality, etc.)	0.82% 15	3.32% 61	19.86% 365	35.69% 656	40.32% 741	1,838	4.11

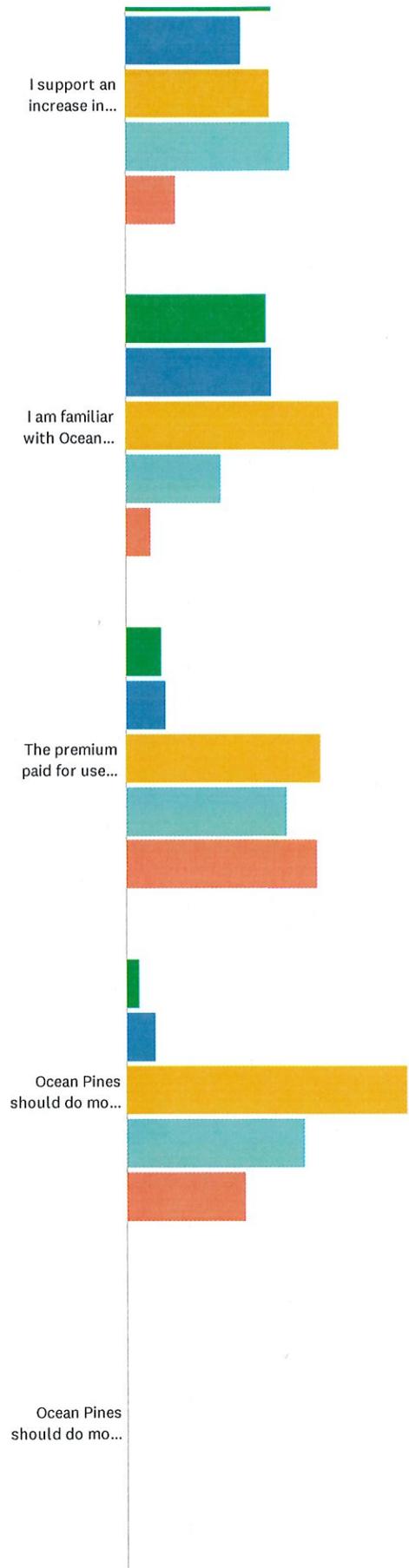
Ocean Pines Property Owner Survey

Q8 Please rate your level of agreement with the following statements.

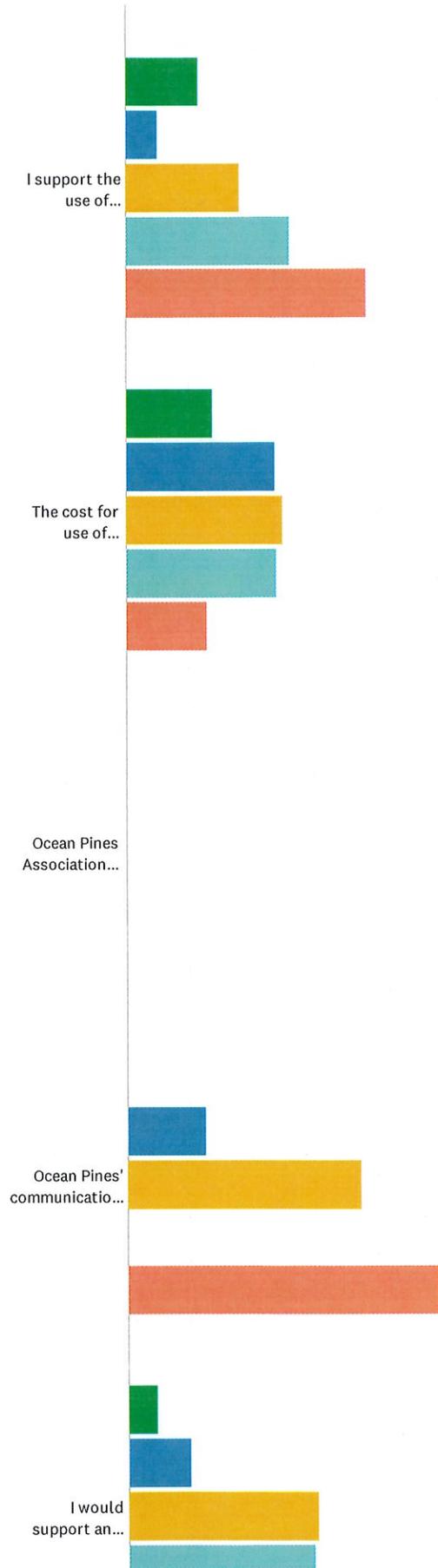
Answered: 1,838 Skipped: 0



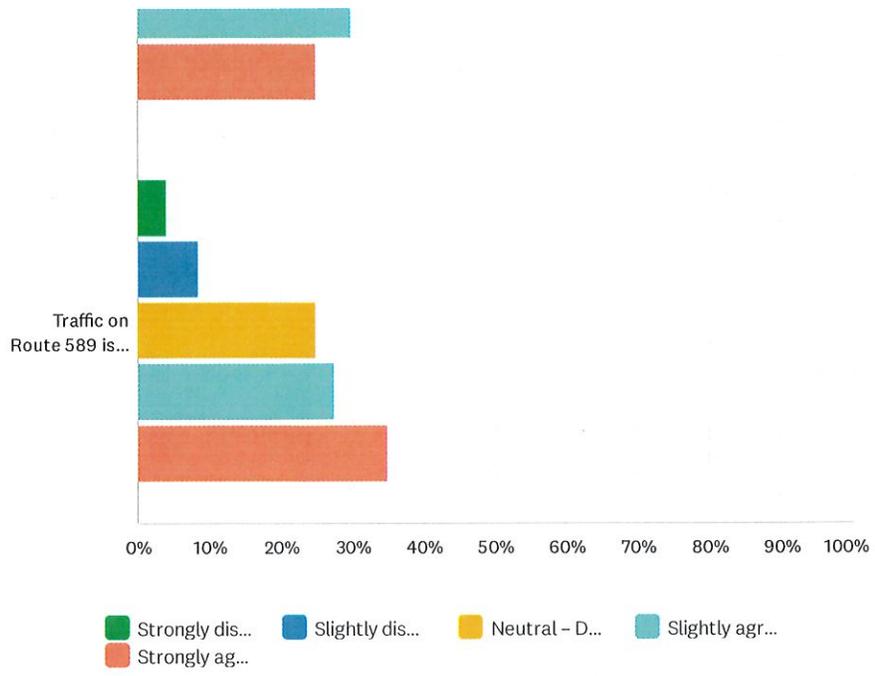
Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



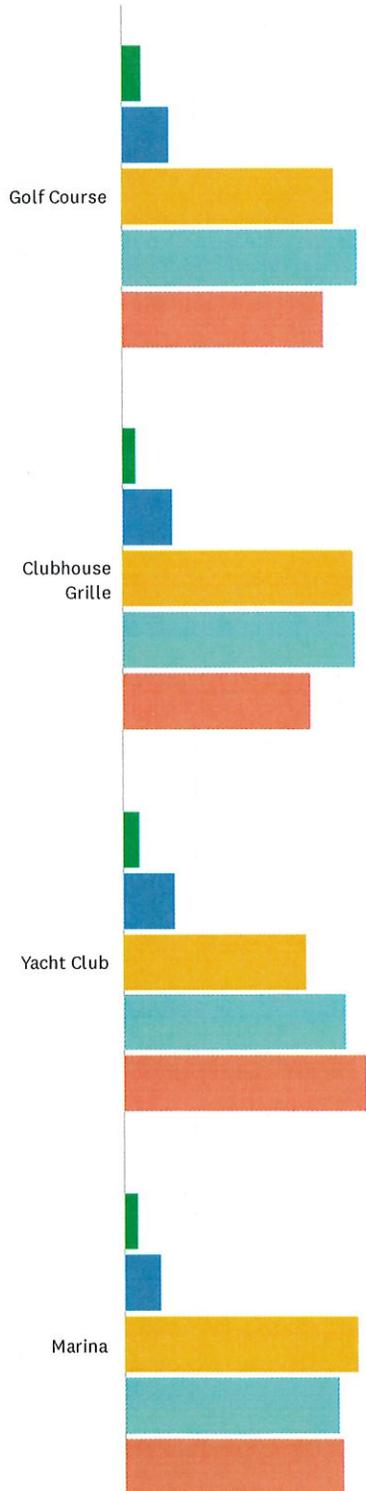
Ocean Pines Property Owner Survey

	STRONGLY DISAGREE	SLIGHTLY DISAGREE	NEUTRAL – DO NOT AGREE NOR DISAGREE	SLIGHTLY AGREE	STRONGLY AGREE	TOTAL	WEIGHTED AVERAGE
Ocean Pines should invest in new amenities	13.38% 246	15.67% 288	36.24% 666	24.37% 448	10.34% 190	1,838	3.03
Ocean Pines should invest in improving current amenities	4.41% 81	7.94% 146	29.00% 533	38.30% 704	20.35% 374	1,838	3.62
Ocean Pines offers programs and activities that meet my needs	3.16% 58	7.51% 138	35.64% 655	36.51% 671	17.19% 316	1,838	3.57
I support an increase in homeowner assessment fees to improve amenities and services	28.51% 524	22.20% 408	23.67% 435	18.93% 348	6.69% 123	1,838	2.53
I support an increase in homeowner assessment fees to improve our infrastructure issues, such as drainage and roads	23.50% 432	18.55% 341	23.34% 429	26.44% 486	8.16% 150	1,838	2.77
I am familiar with Ocean Pines emergency plans for natural disasters	22.52% 414	23.56% 433	34.39% 632	15.45% 284	4.08% 75	1,838	2.55
The premium paid for use of our amenities by non-residents is too low	5.77% 106	6.37% 117	31.28% 575	25.84% 475	30.74% 565	1,838	3.69
Ocean Pines should do more to partner with state, county, and local government	2.23% 41	4.62% 85	45.27% 832	28.67% 527	19.21% 353	1,838	3.58
Ocean Pines should do more to improve the quality of our waterways (ponds, canals, bay, etc.)	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0	0.00
I support the use of electronic voting (via the internet) for Board of Director elections and referendums	11.70% 215	5.22% 96	18.39% 338	26.17% 481	38.52% 708	1,838	3.75
The cost for use of amenities by Ocean Pines residents is fair	13.82% 254	23.88% 439	25.24% 464	24.10% 443	12.95% 238	1,838	2.98
Ocean Pines Association should invest in the training and development of its employees	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0.00% 0	0	0.00
Ocean Pines' communications meet my needs	0.00% 0	12.50% 1	37.50% 3	0.00% 0	50.00% 4	8	3.88
I would support an increased enforcement of covenants and regulations	4.79% 88	10.01% 184	30.58% 562	29.76% 547	24.86% 457	1,838	3.60
Traffic on Route 589 is a major concern for me	3.97% 73	8.49% 156	25.03% 460	27.58% 507	34.93% 642	1,838	3.81

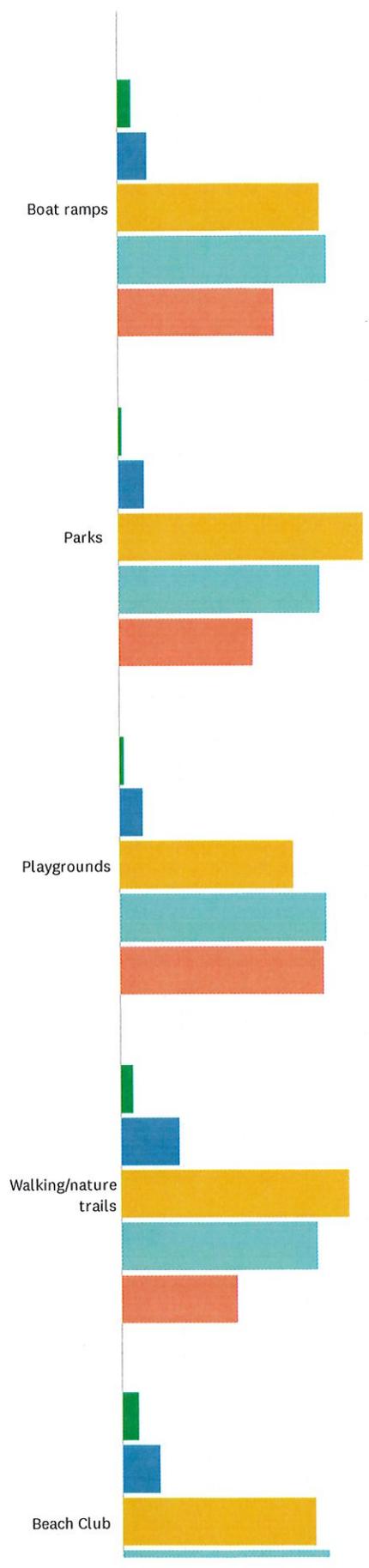
Ocean Pines Property Owner Survey

Q9 If you have used any of the following Ocean Pines amenities in the past 6 months, please rate your level of satisfaction for each amenity that you have used. If you have not used the specific amenity, simply check "I have not used this amenity."

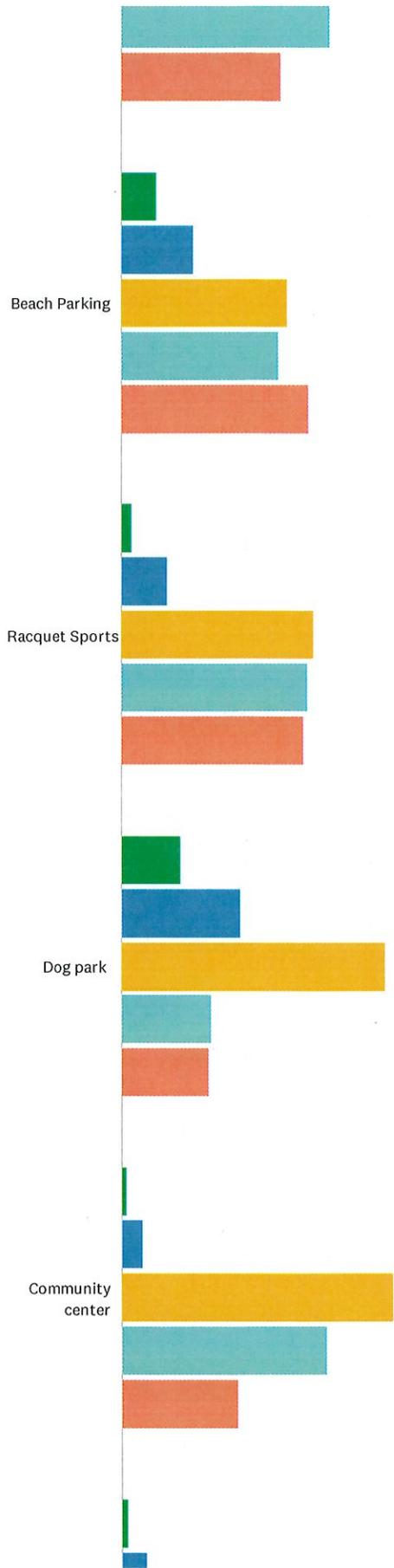
Answered: 1,838 Skipped: 0



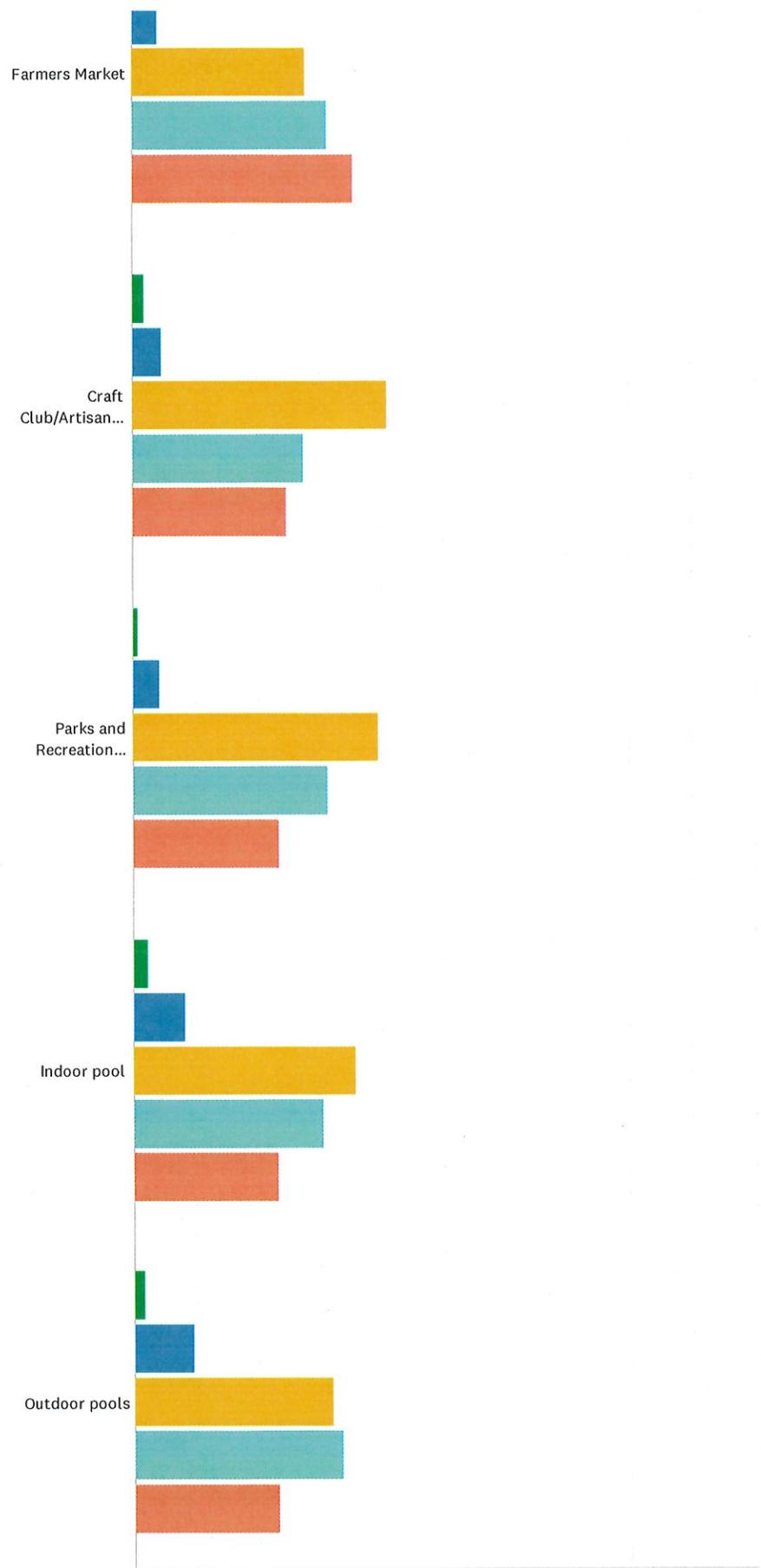
Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey

0% 10% 20% 30% 40% 50% 60% 70% 80% 90% 100%

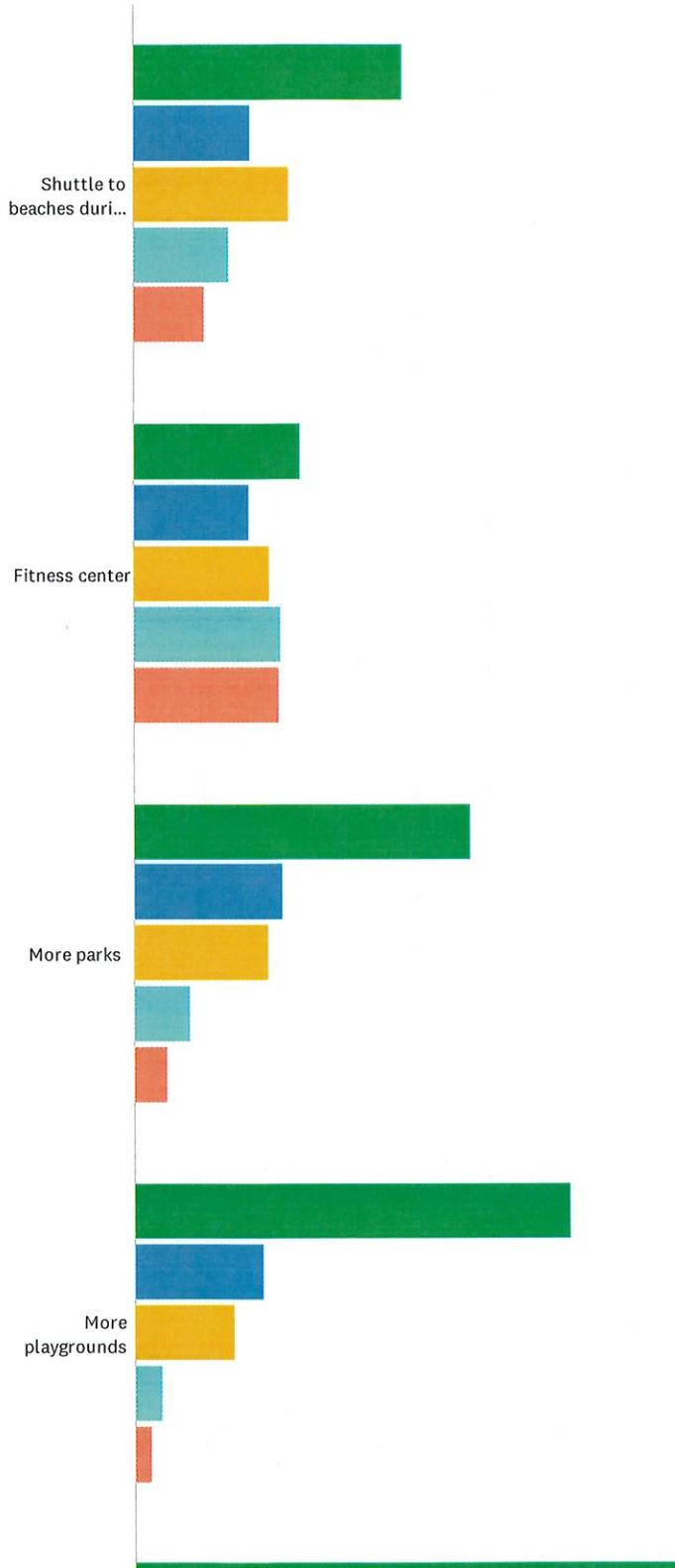
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	EXTREMELY UNSATISFIED	SLIGHTLY UNSATISFIED	SATISFIED	VERY SATISFIED	EXTREMELY SATISFIED	TOTAL	WEIGHTED AVERAGE
Golf Course	2.82% 16	6.70% 38	29.63% 168	32.80% 186	28.04% 159	567	3.77
Clubhouse Grille	2.00% 16	7.13% 57	32.17% 257	32.42% 259	26.28% 210	799	3.74
Yacht Club	2.45% 37	7.28% 110	25.61% 387	30.84% 466	33.82% 511	1,511	3.86
Marina	1.97% 11	5.03% 28	32.68% 182	29.80% 166	30.52% 170	557	3.82
Boat ramps	2.32% 13	4.81% 27	33.16% 186	34.05% 191	25.67% 144	561	3.76
Parks	0.70% 9	4.21% 54	40.17% 515	32.92% 422	22.00% 282	1,282	3.71
Playgrounds	0.85% 7	3.78% 31	28.41% 233	33.66% 276	33.29% 273	820	3.95
Walking/nature trails	2.14% 26	9.54% 116	37.25% 453	31.99% 389	19.08% 232	1,216	3.56
Beach Club	2.68% 25	6.22% 58	31.65% 295	33.58% 313	25.86% 241	932	3.74
Beach Parking	5.73% 52	11.78% 107	26.76% 243	25.44% 231	30.29% 275	908	3.63
Racquet Sports	1.79% 5	7.53% 21	31.18% 87	30.11% 84	29.39% 82	279	3.78
Dog park	9.54% 23	19.09% 46	42.74% 103	14.52% 35	14.11% 34	241	3.05
Community center	0.75% 6	3.51% 28	43.98% 351	32.96% 263	18.80% 150	798	3.66
Farmers Market	1.15% 17	4.07% 60	27.83% 410	31.36% 462	35.57% 524	1,473	3.96
Craft Club/Artisan Gift Shop	1.91% 11	4.69% 27	41.15% 237	27.43% 158	24.83% 143	576	3.69
Parks and Recreation programs	0.95% 7	4.35% 32	39.73% 292	31.43% 231	23.54% 173	735	3.72
Indoor pool	2.29% 13	8.27% 47	35.74% 203	30.46% 173	23.24% 132	568	3.64
Outdoor pools	1.76% 18	9.59% 98	31.90% 326	33.46% 342	23.29% 238	1,022	3.67

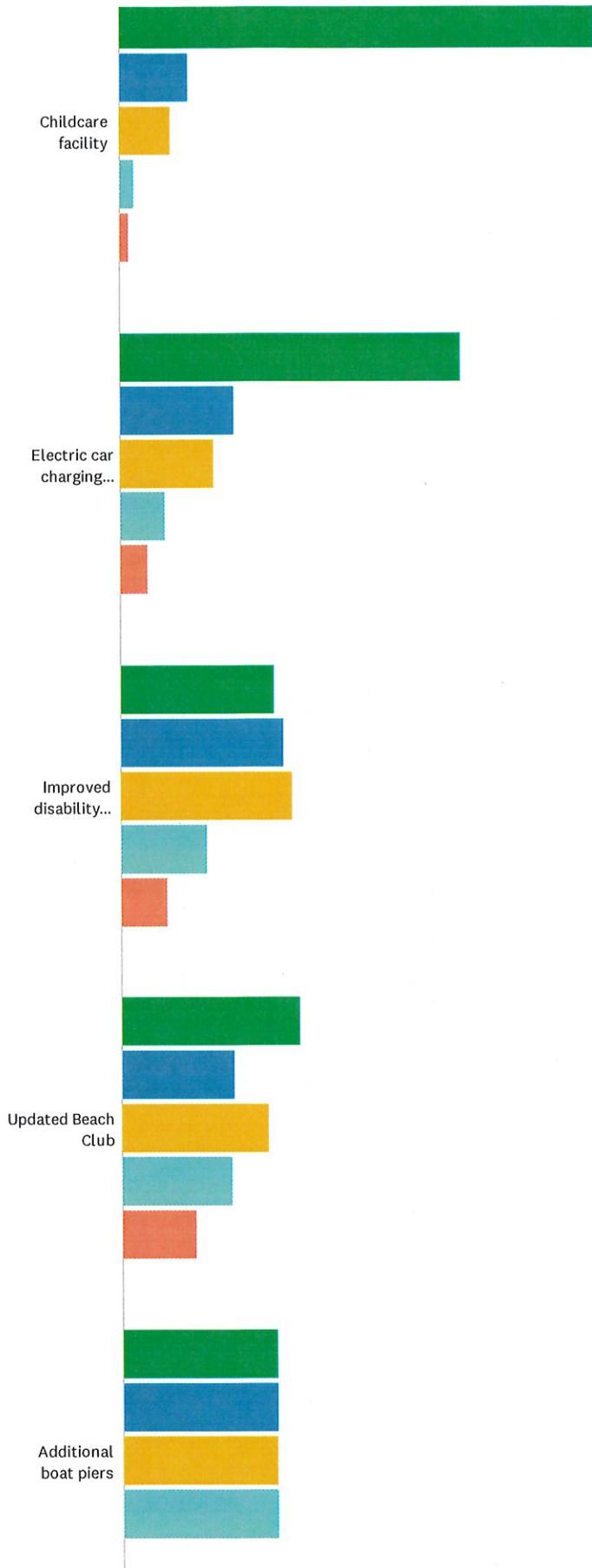
Ocean Pines Property Owner Survey

Q10 Please rate your interest in the following possible new and/or improved amenities or services.

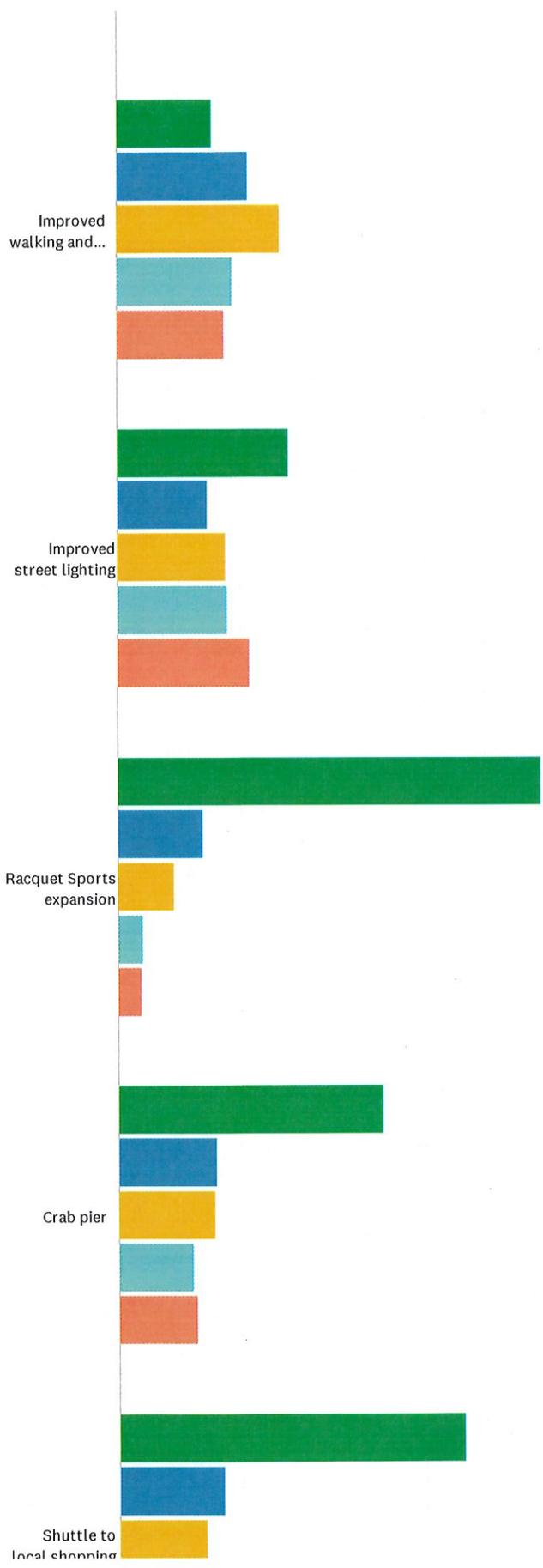
Answered: 1,838 Skipped: 0



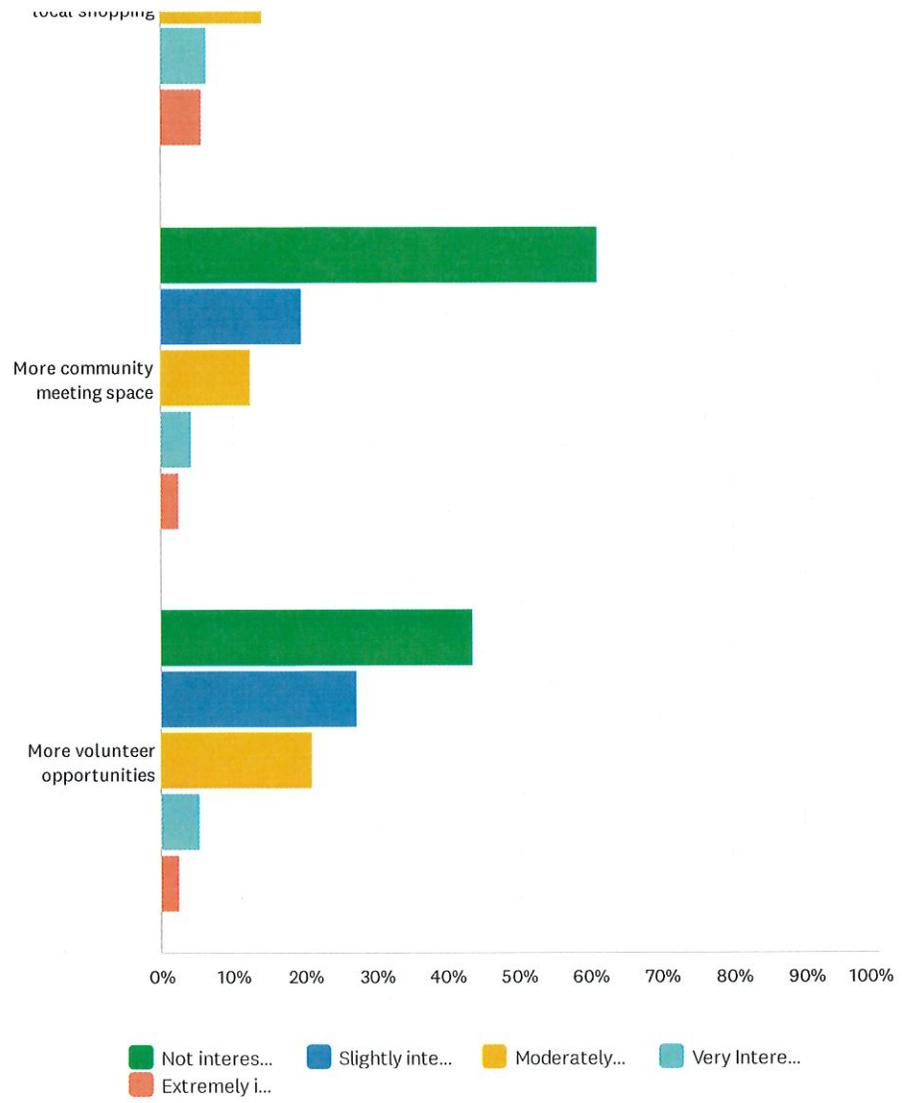
Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



Ocean Pines Property Owner Survey



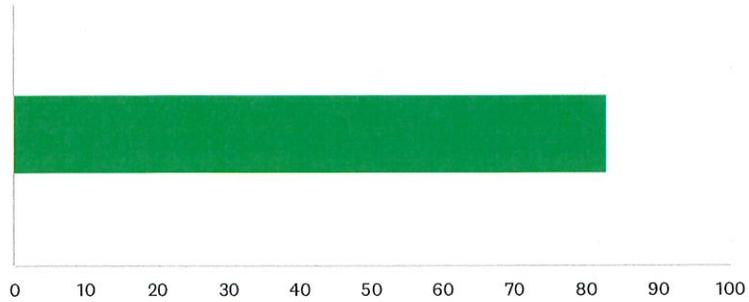
Ocean Pines Property Owner Survey

	NOT INTERESTED AT ALL	SLIGHTLY INTERESTED	MODERATELY INTERESTED	VERY INTERESTED	EXTREMELY INTERESTED	TOTAL	WEIGHTED AVERAGE
Shuttle to beaches during summer season	37.92% 697	16.49% 303	22.03% 405	13.49% 248	10.07% 185	1,838	2.41
Fitness center	23.45% 431	16.21% 298	19.21% 353	20.62% 379	20.51% 377	1,838	2.99
More parks	47.55% 874	21.00% 386	18.88% 347	7.94% 146	4.62% 85	1,838	2.01
More playgrounds	61.53% 1,131	18.17% 334	14.15% 260	3.86% 71	2.29% 42	1,838	1.67
Childcare facility	76.61% 1,408	11.04% 203	8.38% 154	2.39% 44	1.58% 29	1,838	1.41
Electric car charging station	55.01% 1,011	18.28% 336	15.13% 278	7.18% 132	4.41% 81	1,838	1.88
Improved disability accessibility for amenities	24.76% 455	26.17% 481	27.80% 511	13.87% 255	7.40% 136	1,838	2.53
Updated Beach Club	28.73% 528	18.06% 332	23.67% 435	17.68% 325	11.86% 218	1,838	2.66
Additional boat piers	25.00% 2	25.00% 2	25.00% 2	25.00% 2	0.00% 0	8	2.50
Improved walking and bike paths	15.67% 288	21.38% 393	26.71% 491	18.66% 343	17.57% 323	1,838	3.01
Improved street lighting	28.02% 515	14.74% 271	17.68% 325	18.01% 331	21.55% 396	1,838	2.90
Racquet Sports expansion	68.99% 1,268	13.76% 253	9.25% 170	4.08% 75	3.92% 72	1,838	1.60
Crab pier	43.25% 795	16.00% 294	15.72% 289	12.19% 224	12.84% 236	1,838	2.35
Shuttle to local shopping	56.53% 1,039	17.03% 313	14.31% 263	6.42% 118	5.71% 105	1,838	1.88
More community meeting space	61.21% 1,125	19.53% 359	12.51% 230	4.19% 77	2.56% 47	1,838	1.67
More volunteer opportunities	43.63% 802	27.31% 502	21.06% 387	5.39% 99	2.61% 48	1,838	1.96

Ocean Pines Property Owner Survey

Q11 All things considered, how likely would it be for you to recommend Ocean Pines as a place to live to a friend or colleague? (Slide the dot on the scale of 0-100 with 0 being extremely unlikely and 100 being extremely likely)

Answered: 1,838 Skipped: 0



ANSWER CHOICES	AVERAGE NUMBER	TOTAL NUMBER	RESPONSES
	83	152,416	1,838

Total Respondents: 1,838

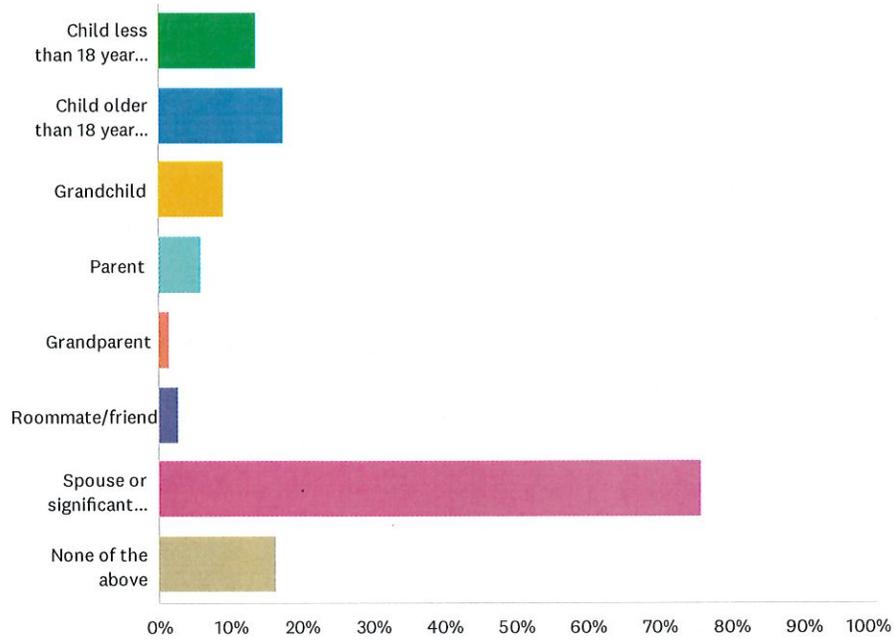
Q12 What would be the one recommendation you have for Ocean Pines to improve upon in the next 3-5 years? This is the one question that is optional to answer/not to answer.

Answered: 1,412 Skipped: 426

Ocean Pines Property Owner Survey

Q13 Who, if anyone, currently lives with you in your home In Ocean Pines (or if you are a part-time resident, when you are staying in your Ocean Pines home)? Please check all that apply.

Answered: 1,838 Skipped: 0

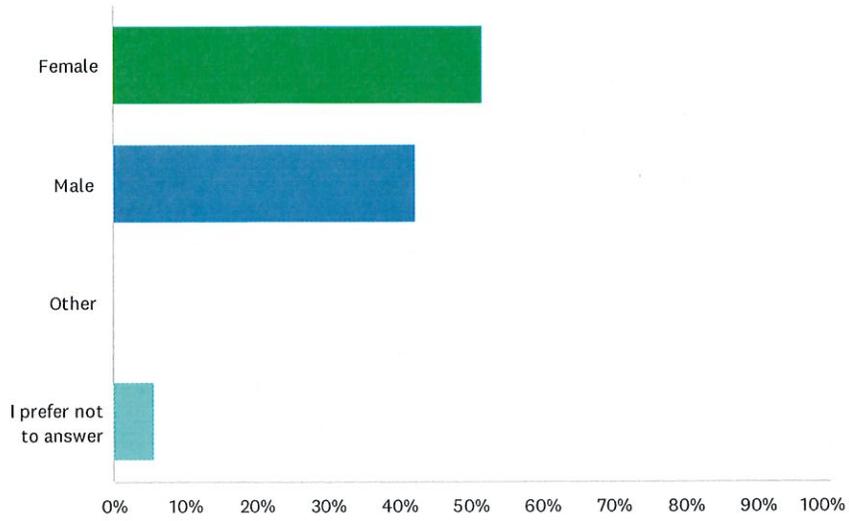


ANSWER CHOICES	RESPONSES	
Child less than 18 years old	13.55%	249
Child older than 18 years old	17.57%	323
Grandchild	9.09%	167
Parent	6.04%	111
Grandparent	1.58%	29
Roommate/friend	2.72%	50
Spouse or significant other (partner, boyfriend, girlfriend, etc.)	75.90%	1,395
None of the above	16.38%	301
Total Respondents: 1,838		

Ocean Pines Property Owner Survey

Q14 What is your gender?

Answered: 1,838 Skipped: 0

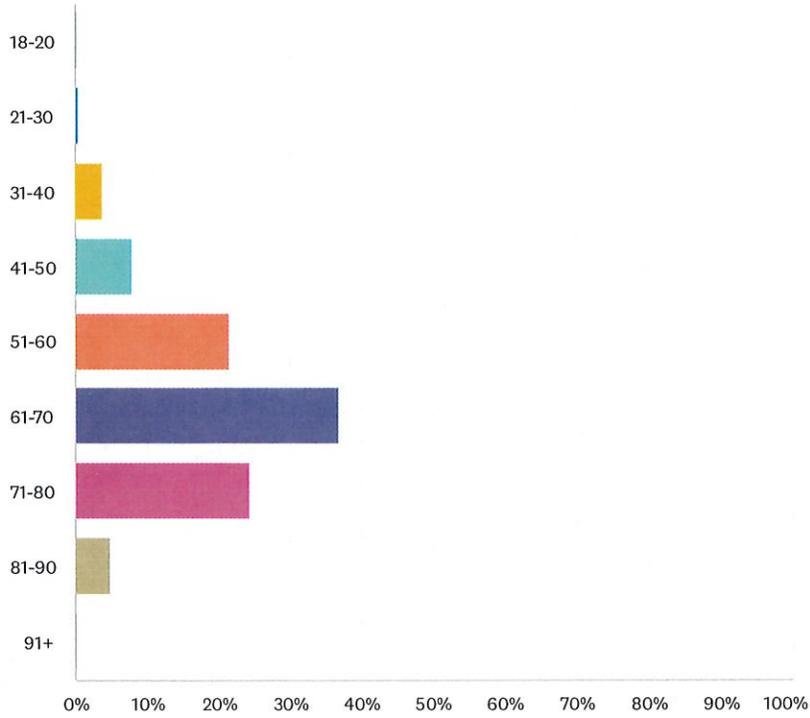


ANSWER CHOICES	RESPONSES	
Female	51.85%	953
Male	42.44%	780
Other	0.05%	1
I prefer not to answer	5.66%	104
TOTAL		1,838

Ocean Pines Property Owner Survey

Q15 What is your current age?

Answered: 1,838 Skipped: 0



ANSWER CHOICES	RESPONSES	
18-20	0.11%	2
21-30	0.44%	8
31-40	3.81%	70
41-50	7.94%	146
51-60	21.44%	394
61-70	36.89%	678
71-80	24.27%	446
81-90	4.84%	89
91+	0.27%	5
TOTAL		1,838

OCEAN PINES ASSOCIATION, INC.
Proposed Topic for Discussion
by Board of Directors



DATE: DECEMBER 1, 2021

TOPIC: Live video for Board Meetings/Town Halls

FOR INCLUSION IN MEETING HELD ON December 11, 2021

SUBMITTED BY: Amy Peck

TOPIC: Board Meetings and Town Halls to be held in person and simultaneously video-taped live allowing public comments to be received.

CONCISE STATEMENT: Ocean Pines Homeowners include many part-time owners and full-time working homeowners who cannot always attend in person meetings. To increase involvement, meetings can continue to be held in person on Saturday mornings/Wednesday evenings but also use a live video format.

BACKGROUND: Attendance at meetings is low. During Covid, the Board successfully held a virtual Town Hall meeting to discuss short term rentals. This format increased participation.

DISCUSSION: Options available to us including increasing size of Board Room, redesign of Assateague Room. Equipment needed and estimated costs. Video indexing will still be done after meetings and posted. Possibility of tutorial video for homeowners. Questions regarding particulars as to how homeowners would call in for public comments. Exploration of Comcast Community Channel.



OCEAN PINES ASSOCIATION, INC.
Proposed Topic for Discussion
by Board of Directors

DATE: December 3, 2021

TOPIC: Search Committee

FOR INCLUSION IN MEETING HELD ON: December 11, 2021

SUBMITTED BY: Colette Horn

TOPIC: What to do about the future of the Search Committee.

CONCISE STATEMENT: To receive input regarding the future of the Search Committee and determine next steps.

BACKGROUND: The Bylaws and Resolutions Advisory Committee was charged with providing a recommendation to the board regarding the future of the Search Committee. This discussion is to receive their analysis of the topic and their recommendations and rationale. The attached document outlines their position and is provided for reference. Dispensing with Roberts Rules of Order is requested to allow for free discussion with their chair on this topic.

November 22, 2021

Search Committee Status
Section 5.02(b) and 5.02(c)

The future of the Search Committee is one of the topics for consideration received by the By-laws and Resolutions Advisory Committee from the By-laws Work Group.

Search Committee History:

The Search Committee was established in the By-laws approved in 2008. Previously, the By-laws had provided for a Nominating Committee. The Nominating Committee was to be appointed no less than 190 days prior to the annual meeting and was given the task of nominating candidates for the Board of Directors. The committee was to nominate persons who met the eligibility requirements stated in the By-laws.

The approved By-laws of 2008 replaced the Nominating Committee with the Search Committee. A summary of proposed by-laws revisions, prepared for the 2008 referendum approval process, indicated that the Nominating Committee was to be designated a Search Committee because no vetting or screening was being performed and that the proposed Search Committee would be tasked to solicit candidates.

As part of the consideration of this topic, the By-laws and Resolutions Advisory Committee has:

- a. Requested comment from the Elections Committee, Search Committee and Communications Advisory Committee.
- b. Discussed the topic, including the responses received from the three committees.

In summary form, the committee responses were as follows:

- a. Elections Committee: This committee clearly expressed their desire to not be associated with a candidate search function. They wish to remain entirely focused on the election process to avoid any appearance of bias for or against any potential candidates.
- b. Communications Advisory Committee: This committee expressed an interest in assisting in communicating the candidacy process with the intent of encouraging interest in candidate applications. However, the committee did not believe it should take on the role of substitute for a Search Committee.
- c. Search Committee: The response from this committee was contained in a report required by resolution M-09 after the 2021 search process had been completed. The report is posted on the Search Committee page of the Association website. The report recommends that the Search Committee be eliminated.

By-laws and resolutions Advisory Committee Action:

The Committee has discussed the Search Committee status, including the responses of the three committees referred to above, at its July 9, 2021 and July 23, 2021 meetings. The video of these meetings can be viewed on YouTube. Committee discussion has included what must be included in the

By-laws if the Search Committee is eliminated. The discussion also included what revisions could be made to the By-laws to make the Search Committee more viable if the Search Committee was retained.

Options regarding the Search Committee:

The Search Committee for the 2021 election has recommended eliminating that committee in a report to the Board. Based on responses from two other committees, there does not appear to be another committee interested in assuming the role of “candidate search”.

It has been discussed that a majority of the Search Committee’s responsibility is informing the community and improving awareness of the opportunity. Due to the social media advances since 2008, this function could be provided, and to a certain extent is already being provided, by the Communications Advisory Committee and Association staff.

It is possible to propose revisions to Search Committee responsibilities in the By-laws that would improve the process. However, the principal reason for an ineffective Search Committee process may have simply been the failure to appoint the committee in a timely fashion.

Proposing the elimination of a Board appointed standing committee goes beyond the action approved by the Association membership in the 2008 referendum. A committee was retained, but with responsibilities which corresponded to the then candidate search effort. However, proposing to continue with and revise the Search Committee is not viewed as productive unless it can be demonstrated that the committee can be consistently appointed.

This Committee sees the following options:

1. Eliminate the Search Committee requirement and associated tasking language in the By-Laws in its entirety with no changes to the responsibilities of other committees. However, language would have to be added to account for the candidate application process.
2. Eliminate the Search Committee and reassign some of its responsibilities to other committees.
3. Amend the existing By-laws language to make appointment of the Search Committee an option to be determined by the Board on an as-necessary basis.

The By-laws and Resolutions Advisory Committee requests guidance in moving forward regarding the question of the future of the Search Committee.

Jim Trummel
Chair
By-laws and Resolutions Advisory Committee

file:searchcommitteestatusBOD

OCEAN PINES ASSOCIATION ADVISORY COMMITTEE APPLICATION

1. Name of Applicant: William Barnard
2. Address: 74 Newport Drive, Berlin, MD 21811
3. Email: bbarnard1@comcast.net
4. Telephone: 410-790-5462 Property Owner for 22 (years)
5. Committee in which you would like to be involved:

<input type="checkbox"/> Aquatics	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Architectural Review	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Budget & Finance	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> By-Laws & Resolutions	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Clubs	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Communications	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Elections	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Environment & Natural Assets	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Golf	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Marine Activities	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Racquet Sports	Re-Appointment	<input type="checkbox"/>
<input checked="" type="checkbox"/> Recreation & Parks	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Search	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Strategic planning	Re-Appointment	<input type="checkbox"/>
<input type="checkbox"/> Other _____	Re-Appointment	<input type="checkbox"/>

Potential Term: 1st 2nd 3rd ~ Term will expire: 12/11/24

6. Why do you want to be on this Committee? I am passionate about recreation/parks of all kinds, both for personal benefit, as well as the benefit of the community at large. In my view, recreation/parks are an essential component of well-being!

7. What knowledge/input can you offer to this Committee? I am an avid bicyclist, rower, and enjoy walking trails with my dog, and sailing. I have a business management background.

8. William Spence 11/17/2021
Signature Date

1st Endorsement from Committee Chairperson:

Comment: Approved!
Patricia Stevens 12/11/21
Signature Date

2nd Endorsement from Board Liaison to Committee:

Comment: _____
John Perry 12-1-21
Signature Date

Board Action: _____ Date: _____

President's Signature Date