



## Elections: Openings Coming on the Board of Directors

Elections for the Board of Directors will take place this June. Ed Webb and Maria Warburton's time is coming to an end. Therefore there will be two openings on the BOD for 3 years each. If anyone is interested in running for the Board of Directors please email the WHP office a short resume, no more than one page, and a picture of yourself. The office, in-turn will pass the resume onto the BOD Secretary, Maria Warburton. Please add a phone number or email address so Maria can call you for any questions. All resumes must reach the office no later than May 1<sup>st</sup> 2013 with cut off for nominations on May 14<sup>th</sup> 2014. The nominated members will be speaking at the May 17<sup>th</sup> BOD meeting. "Why should I vote for you" "What will you bring to WHP?"

Volunteers will be needed to count the votes. The volunteers will meet at 6pm on June 27<sup>th</sup> and again at the annual meeting to count votes. If you are interested please contact the office. Your name will be passed to the BOD Secretary, (Maria Warburton). She will contact you.

### WHP Board of Directors Meetings

The BOD meetings will begin Feb 15<sup>th</sup>. All meetings will take place every 3<sup>rd</sup> Sat. of the month, except the annual meeting which is the last Sat. in June. All meetings are open to all who reside at WHP. The only stipulation is WHP Owners are the only people who may query the BOD's. If you have any suggestions, complaints, please email or write to the office so the information can get onto then agenda or have the information available for the BOD at the meeting. Meetings run from 10 am till noon at our clubhouse. \*\*The annual meeting will be held on June 28<sup>th</sup> at Showell Elementary School from 10 am to 1 pm.

### Budget

The WHP Treasurer; Ted Gajewski, President; Pat Heath and I will be sitting down looking over the proposed Budget for our Fiscal year which begins on 01 April 2014 and runs to 31 March 2015. The proposed budget will be available on our web site after the 15<sup>th</sup> of Feb Board of Directors Meeting.

### Cable:

January WHP Times (President's Corner) contained the following information reprinted it for this month:

There will be a charge per every LOT for the cable. The contract is written for 465 households, clubhouse and office and it has been brought to our attention that in the past we have had as many as 32 households not paying their share of the assessment. If you choose additional service from the cable company you can arrange that on your own and will be billed separately for that. If you choose to have satellite service such as Direct TV or Dish, those services would be in addition to the basic cable service provided in the park. The cost for Cable to come to our park is \$75,542.00 per year.

### Oct 2013 BOD Meeting Minutes: (whpca.org)

Mediacom Cable - WHP pays each month for 465 lots of Cable. About 30 units in the park do not pay for cable because for some reason long ago, cable was a Yes if you wanted it or a No if you did not. Mediacom still charges cable for 465 units. This year 2014 all lots will be required to pay for cable since that is how WHP is contracted. Cable is considered an amenity of the park. Everyone has to pay. Mediacom will not change their contract; they will bill us for 465 units as a package deal. If we pursue more we may not get our super low price per 465 units. Cable Bills were sent to all homeowners; \$160.00 is due by 01 April 2014. Please contact the office if there is any extenuating circumstance that doesn't allow you to pay the full amount by April 1<sup>st</sup> 2014. We can work a payment plan.

### FENCING:

WHP has another partition to go up. It is the replacement of the red stained fence at the front gate with white vinyl fencing to match the park. Also the fencing by the dumpster will be replaced.

## GUARDS

ABCO Security Company has been with us for five months. Last month a child of an owner in the park called the guard to check on their Mom, she was not answering the phone. The guard went to the unit, heard the person inside. The guard immediately called the Park Manager and 911. The Park Manager got the unit's spare key from the office and they entered the unit. Within 5 minutes the ambulance arrived. WHP is thankful for the security guards.

The guards have been very vigilant while on duty during these frigid days. Numerous pipes have burst and the guards are on it before majority of the units have been seriously damaged.

The Security Team we have had for the past 3 months is Gerald (Team Leader) Logan and Joe.

### WATCHFUL EYES AND EARS:

ABCO Security isn't the only ones watching and listening for pipe burst. Kudos goes out to Sally Connolly for her phone call to the office when she saw water seeping in her back yard from the unit behind her. The Park Manager and Maintenance was able to get the water turned off immediately. Thanks also go to Maria Castellano for hearing the water running in the unit next door. Maria notified the Park Manager. The Park Manager along with the security guard were able to get the water turned off to the unit. Both homeowners were notified of the pipe burst and Insurance Companies are taking it from here. Thanks so much for watching out for all of our neighbors. "That's a Hero in my book"

This past month the park has experienced seven pipes burst in the park. The best solution is to turn the water off in the ground, not just the pipe going up from the ground into the unit. The turn-off I am referring to is the white capped pipe next to your unit. A T-bar must be used to turn the water off. Remember the turn is only a half turn to the right to shut off and half turn to the left to turn on. I ordered some T-Bars for the Park. They are being made at Mumford's in Delaware and will be available for purchase in the main office soon.

## A Note from WHP office:

# February

Just a reminder from your office staff:

- If you have a payment you would like to hand deliver and it is after office hours, please use our BOX #76 where all the postal boxes are outside.
- End of year statements will be sent out the end of our Fiscal Year 3/31/2014. Please make sure your account is current.
- Please put your **LOT # on ALL CHECKS** and correspondence to the office.

If you have any Plumbing or Electrical problems after office hours, please call the guard on duty and he can assist you in what can be done.

(410-641-5102) Thank you

### Office Hours

**Monday thru Saturday: 8am to 4pm**

**You can still use the Laundry Room in the Main Office building until 6pm.**

I regret to say John our Maintenance Person doesn't work for the park anymore. John gave a lot to the park and saved us hundreds of thousands of dollars. I will definitely miss him.

Janice will be out of the office till 17 Feb. She is undergoing knee surgery. Judy and Sue will still be available.

### Boat Missing:

Sometime during this fall/winter, Dave Beauregard's boat went missing from the boat yard. To help us find the boat, we are asking anyone that had a boat removed from the boatyard for shrink wrapping or work to be performed on the boat to please call the office. It may have been a company that came in and took the wrong boat to be worked on or shrink wrapped.

## Marina Update:

Mid Atlantic, our marina contractors are finishing up on their work at another job. As soon as they are done there they will be in our park working on the ramp and the back pier.

As everyone knows this past year the ramp that was built did not work for us. No one was more disappointed than Ed Webb, the BOD, Mid Atlantic and I. According to WHP Marina Consultant, there is "No county standard for putting in a ramp." The tides have been exceptionally low for the past two years. This is not an excuse but the facts.

The ramp has been redesigned. The cement part of the existing ramp will be torn up and replaced with a longer ramp extending approximately 5-8ft into the black top and to the end of the existing ramp. The slope will be placed on a 15 degree angle. Along the left side of the ramp, WHP will have to replant the area with vegetation.

The Back Pier: WHP is waiting on the revamped permits. We have requested a 6ft wide pier, the placement of more poles for lightening and cameras and for the dogleg in the pier to be straightened; this will allow boaters to more easily access their slips. A Jet Ski section has been designed for the future. After numerous talks, phone calls, and emails, permission has been granted for Mid Atlantic to finish work on the back pier even though the permits are not in. Our Consultant is working hard to push through all paper work.

According to the county we cannot put dock boxes on the back pier at this time. All dock boxes previously on the back pier were placed there illegally. Meaning at any time the county can force us to remove them. We are still fighting this battle.



## PRESIDENT'S CORNER

Hello everyone, hope the winter has not been too hard on any of you. It has been unusual here at the park with two snows and lots of cold. We had some incidents of broken pipes in units. It was very important to winterize units this year. The tree trimming and removal is moving along and has experienced some delay because of weather.

Finally there is an update on the marina. Mr. McCabe presented a plan on January 7th for the revamping of the ramp. Unfortunately the newsletter for January had already been printed and details could not be included at that time. In the meantime, we have received a petition from some owners concerning the marina. I would like say that there is no one in this park more anxious than the board, the marina committee and the park management to complete this project. I know it has been a long while between updates but there were no updates to be given since we were in a waiting pattern. Until the time of receipt of the petition not one member had requested an update either on the website, the box in the foyer of the office or to me personally at Box #41.

Here where the choices offered to us on January 7th: We could extend the ramp into the marsh in order to obtain the 15% grade that we need to have enough water at the end of ramp. This option would take applying for new permits in order to disturb the canal and adjoining marshlands. It would have to be approved by three agencies Federal, State and County.

Option 2 was to start the incline of the ramp on land to obtain the 15% grade, this option would require a review by the County and their approval to proceed, no new permit would be required but we would still have to have their approval to begin. The approval by them has been granted as of this past week and the only stipulation from them is that some of the marsh vegetation that has been disturbed by the construction would have to be replanted we gladly agreed to that and will complete that requirement at the end of the ramp construction.

We chose option 2 and are proceeding with that option. Mid Atlantic will be able to start on the ramp as soon as they complete a job they are on now. (Perhaps a week or two) The ramp will be the first area to be worked on and then the pier area will follow. I would like to say that this project has been handled by volunteers, people who may not be as experienced as they could be in these kinds of projects. I would also like to add that if there were members of the park who had more expertise and knowledge of this kind of project they have never come forward or offered to be of any help in making decisions or picking professionals to help. There is always a chance for confusion and delay when changing professionals in mid construction. Those who have worked on this have done the best they could, given their dependence on the professionals they had to work with. We are optimistic that this project will be completed this season and everyone will be able to enjoy the new marina area.

I will look forward to seeing all those who are able to attend the Board meeting on February 15th. If you have suggestions or concerns in the meantime please forward them to me at the website, the box in the foyer of the office, or at my personal box #41 the park. Keep warm, Pat heath

## TREE TRIMMING PROJECT:

Clearwater Tree Service & Evacuation started work 2 weeks ago at the front entrance and the playground. Two days ago they began on the private LOTS of the owners. It is impossible to know where or when they will be at your LOT on any particular day. It all depends on which of his workers are prepared for that day and what equipment they will be working with. If you have renters in your unit, please tell them to be on the lookout for the Tree Company that may be on their street on any given day. After the signed contract between WHP and Clearwater is fulfilled we will be sending bills out to the homeowners who had service done on their lots. The wood from the trees are yours for the taking if you want firewood. It is on a first come basis. Caution about the wood from the front entrance it may have poison ivy on it, so be careful when burning. If you have any questions, please call the office and ask.

## CLUBHOUSE EVENT

**Saturday February 15, 2014**

**3pm to 6pm - Shrimp Dinner \$13.00**

Steamed shrimp w/ Fries and Cole slaw  
OR

Sandwich platter includes: Shrimp Salad on a  
Kaiser roll with French fries and Cole slaw  
Carry Out Available

\$10 / (1) pound Steamed Shrimp only

\$10 / Sandwich platter

\$ 2 / Shrimp Soup

Donation: \$1 Beer, \$.75 soda/ bottled water

Linda Zaworski 443-520-4689 or email Linda and  
Rich at [whpclubhouse@gmail.com](mailto:whpclubhouse@gmail.com)

## DEATH BY CHOCOLATE MARTINI

### Ingredients

- Cocoa powder, for rimming
- 2 parts chocolate liqueur, plus more for rimming
- 1 part vodka (plain or vanilla flavored)
- 1 part half-and-half

### Directions

Add a few tablespoons chocolate liqueur to a small rimmed plate. Add a few tablespoons cocoa powder to another small plate and break up any lumps. Dip the rim of a martini glass into the liqueur then into the cocoa. Set aside and chill glass in the fridge.

Add the chocolate liqueur, vodka, and half-and-half to a cocktail shaker filled with ice and shake for a good 20 seconds. Pour into rimmed chilled martini glass.

You can make a slice in a strawberry and slide onto the side of the glass for a pretty finish.