

MPA Board Meeting Notes – 11/7/2022 – 6:30-7:30 pm:

Attendees: Carryn, Betty, Diane, Candy, John, Linda

- 1) Comments/suggestions/follow-up from wine and craft beer event:
 - a. Attendance at the event was excellent – people came that didn't sign up.
 - b. Great opportunity to meet new neighbors.
 - c. At large members handled Wine and Craft Beer event. Did an excellent job. We are very appreciative of their efforts and the support they provided for this community event
 - d. Action item -- Have people sign up to bring hors d'oeuvres next year.
- 2) Reviewed treasurer's report and list of members.
 - a. If people want to be on the board, they have to be a member of civic association.
 - b. Question was raised about being able to email neighbors through the MPACA website. Members are unable to email neighbors directly through the website. A Facebook page has been set up and people are able to message neighbors through Facebook. Our current website is free which is important since we have a limited budget. If we wanted to go to something else, we would potentially have to pay for the program and IT support.
 - c. Carryn said she can produce a spreadsheet with member information; however, we will need to ask permission from members if they want to share their information.
- 3) Upcoming events:
 - a. Holiday stroll – December 19 – 6:30-7:30 pm. Neighbors will stroll through the neighborhood at their own pace looking at decorations. There will be holiday music on Lancaster Road, courtesy of John's Band, in front of John's house.
 - i. Action item- Ask Mary to send out notice
 - b. The board suggested that we include on the flyer for all indoor events: IF YOU HAVE A COLD, FLU, OR COVID SYMPTOMS, DO NOT ATTEND THE EVENT.
 - c. Chili cook-off – Cyndi and Pat cannot do it this year.
 - i. Linda/Tina – will host on January 14, 2023 – 3-5 pm
 - ii. Limit number of people who bring chili to the first 10 or 12 who sign up for Chili-
 - iii. Others can bring side dishes like salad, corn bread, desserts.
 - iv. MPA will provide 2-liter bottles of soda. We will also supply all paper products, plastic cutlery, napkins, etc. as we do for all events.
 - v. Action items
 1. Ask Mary to send out note. Needs to include above limitations and also include above disclaimer.
 2. John – Put signs up.
 3. We will need to discuss details of the event to include voting process and prizes.
 - d. Cajun event – February 18, 2023 – 3-5 pm.
 - i. Betty/Shank will host.
 - ii. Action items:
 1. Betty will think about what we need- MPACA will provide paper products, plastic cutlery, and the items we normally provide for events
 2. When that's decided, have Mary send out note and include disclaimer above.

3. John – Put signs up.
 - e. Yard sale –
 - i. Some residents have expressed a concern that April may be too cold for the spring yard sale and suggested later in May. The annual meeting is held in early June so we will need to pick a date in May.
 1. Have to pick date-
 - ii. Fall yard sale
 1. Betty/Shank are having a garage/yard sale on December 3 – 8-12 noon. They are advertising in Cape Gazette. If others want to piggyback on that date, Betty/Shank will advertise as multiple sales in the development. MPA will not have to pay for ad.
 - f. Annual meeting/picnic – June 10, 2023
 - i. Action items
 1. Finalize date
 2. Mary – send out note
 3. John – signs
 - g. Bay Cruise – Sunset Cruise – Before end of season
 - i. Action items
 1. Finalize date – end of July, 2023, or first week in August, 2023,
 2. Mary – send out not
 - h. Game Night- A resident suggested we consider an outdoor game night where we play things like corn hole and other out door games. The board will discuss this further
 - i. The Silverman’s stated that they would like to host an outdoor event at there home when the weather gets better in the spring. Perhaps they would host a cookout/game night?
- 4) Signs – John has dates for the stickers for the first set of signs ready to go and will drop off to vendor.
- 5) Elections-for 2023
- a. What positions:
 - 1)All at-large positions
 - 2)Vice President
 - 3)Treasurer
 - b. Candy will not be running for President in 2024 so she asked that members help in finding someone to run for president.
 - c. Suggestion from Diane –
 - 1)Talk with people about interest and/or ask them to attend board meeting to get an idea of what we do.
 - 2)Provide job descriptions prior to annual meeting/picnic- Job descriptions need to be updated.
 - 3)Need to put a limit on number of years people can hold position.
- 6) Deed restrictions
- a. No deep restrictions for our development
 - b. Have 1959 covenants for some of the properties.
 - c. According to several members who had a copy, there are ~32 lots not covered by these 1959 covenants.
- 7) Open Forum
- a. Discussion around Airbnb’s in the development.
 - b. Following the meeting, Betty contacted Sussex County.
 - i. Findings – there are no guidelines on Airbnb’s in Sussex. This is why Lewes is trying to put something in place

