

Emergency HOA Meeting: Well Repair
Tuesday July 4th, 2023

Agenda

**Board members present: Smith, Custead, Miller, West, Constantino,
Partridge, Stopford**
Absent: Davis

Call to order: 10:32am Lynne Partridge, Chair

- I. **Update:** Water has been leaking from the pump house for the past few days. It is currently being repaired by Somerset Well Drilling- not sure how long this will take. It was discovered that the HOA communication between Somerset and St Martins concerning this repair was inadequate. Therefore in the future there will be multiple Board members involved in water pump/pump house issues. Lead will be Bill Custead; Keith Miller will back him up on days he is not available. More members will be added if needed.
 - Bill will arrange a meeting with Sharp (and any other Board member who wants to attend) to discuss long range plans, replacement equipment etc to prevent these water emergencies from occurring until we are on the County system.
 - Keith will arrange a meeting with Delmarva Water as a second opinion.
 - Lynne will reach out to Ruth Waters and Mary Beth Carrozza to expedite our connection to County water.
- II. **Pool:** According to Ken at Premier Pool the pool is safe for swimming if the floor drains are visible, i.e. discolored but not cloudy. A sign was posted to that effect.
- III. **Notify County** to expedite Water project:

- Lynne sent an email to the County (7/4/23) written by Bill, requesting that plans, permits, other needed info for water/sewer be sent to St Martins by the Bay.

- IV. **Wetlands Damage** and Environmental complaint: Discussion concerning the illegal phragmites control in front of townhome 22.
- This damage has been reported to the County Environmental Department. While the damage was done by an owner, the land is owned by the HOA and therefore the **HOA is liable for fines and remediation**. Will await direction from the County inspector.

Meeting Adjourned: 11:10