

# Pine Whiff Beach Property Owners Association

Founded March 30, 1926

## Fall 2024 Newsletter

As we wrap up the summer and fall seasons, we want to share some exciting updates and plans from our recent community meetings.

### The Italian Themed Potluck Recap

The Italian Themed Potluck event was a hit! Guests enjoyed a delightful array of dishes, including homemade lasagna, white lasagna with spinach, homemade Italian meatballs, Italian sausage, garlic bread, salad, and an assortment of desserts. Everything was absolutely delicious and showcased the amazing culinary skills of our community members. A big thank you to everyone that came out, brought a dish, made donations, participated in the 50/50 fundraiser, and all who helped with the clean up. Special recognition goes to Gloria, Jess, Beth, Tina and Berlyn. Their dedication in preparing food, setting up and decorating truly turned the evening into a memorable experience.

While the overall turnout was decent, we would have loved to see even more members of our community join in and support this wonderful gathering. Our goal is to involve everyone, and we hope to see all of you at future events and meetings. Let's continue to come together and make these moments special!

### Summer Motions and Meeting Topics

Several motions were passed during the summer meetings, including:

- Pier fundraiser is coming soon to build a new community pier for members to enjoy. Watch the community sign for details and updates.
- Movie Nights on the Beach – We've officially greenlit community movie nights, with the first being a huge success (more on that below).

#### **2024 Pine Whiff Beach Officers:**

President: Mark Goralski

VP: Gloria Shannon, 410-956-8825


Treasurer: Berlyn Wheeler 410-956-8485

Secretary: Sara Luell, 832-651-0301

#### **2024 Pine Whiff Beach Contributors:**

Social Media: Jess MacKay

Newsletter: Kirk Walters

- 
- Shoreline Contributions – Special thanks to Ben and Charlie for their contributions to shore up our beach.
  - Water Access Locks – A motion was passed to change the locks for water access at the first meeting in 2025. Members must be current on their dues to receive a key.
  - Community Picnic – Budget approval for the community picnic on November 9
  - AirBnB usage of amenities – Important reminder that only 2 kayak rentals are permitted per property owner and property owner must be present with guests when visiting the beaches.
  - Annual Dues Increase – Starting next year, annual dues will increase to \$100 to support ongoing maintenance and improvements.

Reminder -we will be holding officer elections this coming spring. This election is super important as we need to fill the seats of President and Vice President. Stay tuned for more information on how you can get involved!

### **Community Water Access Maintenance**

Efforts to maintain and improve our water access points are ongoing. The community voted to fund the buildup of Beach Three, where sand was delivered, and the pier was pressure washed and sealed. Additional materials such as dirt, wood, and bolts were added to the scope of work to ensure a solid and safe pier. Donations for "slow/no wake" signage were also received.

To address erosion, switchgrass was purchased and planted along Beach One. Special thanks to Ben for financing the grass and to all volunteers who helped plant it. We're already seeing positive results in erosion control!



## **Movie Night Success!**

Our Hocus Pocus movie night was a big hit! Thank you to everyone who participated and contributed to this fun event. A few special shoutouts:

- Jess, for purchasing the projector, screen, and cider.
- Gloria, for her generous hot chocolate donation and her hard work with setup, planning, and cleanup.
- Bonnie, for gifting the popcorn machine.
- Beth, for providing the kernels.
- Tina, for all her hard work with setup, planning, and cleanup.
- Sara, for donating Halloween decorations.
- Several of Jess's co-workers volunteered, making the night a big hit. (Jess had four young people manning the popcorn machine as well)
- The community also invested in area lighting to enhance the experience. Thanks to all for making this a fantastic night!


## **Special Thanks to Craig**

We would like to extend a heartfelt thank you to Craig and family, they have provided landscaping services and plenty of sweat equity for roughly 27 years. This work included mowing, weed whacking, and overall fantastic property management. We are seeking a volunteer to assist with the maintenance of Beach access areas and the Pine Whiff community sign. Your help would be greatly appreciated!

## **Community Funding & Future Projects**

As we look ahead to major projects, discussions continue on the best way to fund the necessary repairs and upgrades, including:

- Replacement of the pier at Beach One.
- Bulkhead or living shoreline replacements at our water access points.

- 
- Also, we are in need of volunteers to manage the area along Mr. Donovan's fence to keep clear of weeds. The estimates we have in hand to manage this area are too expensive.

We are once again submitting our application to the Chesapeake Bay Foundation with the help of AnneArundel South River Federation in early December for obtaining a grant for our living shoreline to help with erosion and getting our sandy beach back.

It is also important that we continue our efforts to get our community members to sign our petition for a Special taxing district. This is our only hope in being able to obtain financing to replace our pier and being able to guarantee repayment to any financial institution. Currently, we only have 40 – 45 of our 97 households paying our annual dues of \$85.00 which in no way can support financing this major improvement.

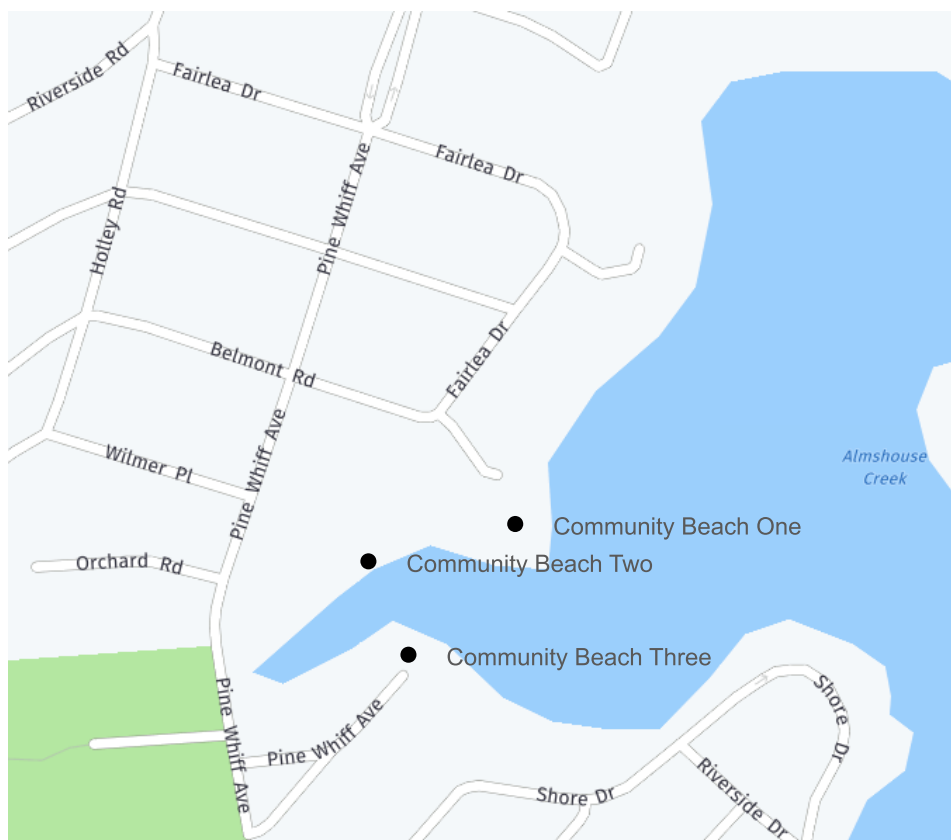
We hope to see you all at our upcoming meetings starting in May of 2025. It is important to get everyone involved in these important decisions. Please attend the upcoming meetings to help guide these important decisions.

### **2025 Meeting Dates**

Meetings are generally held on the last Thursday of the month during the summer. Check the sign at the entrance to the community for the most up-to-date information when a meeting is planned. All meetings are held at Beach One at 7 p.m. Tentative meeting dates for 2025 are May 29, June 26, July 31 and August 28.

## Community Beach Maps

We reference Community Beaches One, Two and Three in the text of the newsletter and are sometimes asked the exact locations of these beaches. We are including this map in every newsletter, so everyone is clear as to the exact location of the Community Beaches.





### **Kayak rack rental overview**

The kayak rack at Beach One supports a total of 12 rental storage racks. Each rental rack is individually numbered. Those renting in the prior year have first right of refusal for the current season, provided payment is made by the June community meeting. Annual rental fee is \$30 each and all renters must be residents of Pine Whiff Beach and members of the Pine Whiff Beach Property Owners Association with fees paid in the current year.

It is the responsibility of the renter to make payment by the first right of refusal date. After this date, any unpaid rental slots will be made available to the next individuals on the waiting list and kayaks in the racks will be removed. Pine Whiff Beach is not responsible for any stolen or damaged equipment and all individuals with equipment on the racks are responsible for securing them against theft.

### **Boat slip rental overview**

The pier at Beach Three supports a total of 4 boat slips. Boat Slip 1 is the most outward facing slip into the creek and Boat Slip 4 is nearest to the bulkhead. Those renting in the prior year have first right of refusal for the current season, provided payment is made by the June community meeting. Annual rental fee is \$200 each and all renters must be residents of Pine Whiff Beach and members of the Pine Whiff Beach Property Owners Association with fees paid in the current year.

It is the responsibility of the renter to make payment by the first right of refusal date. After this date, any unpaid rental slots will be made available to the next individuals on the waiting list and boats must be removed from the rental slip. Pine Whiff Beach is not responsible for any stolen or damaged equipment and all individuals with equipment on the racks are responsible for securing them against theft.



**2024-25 Pine Whiff Beach Property Owners Association Membership Form**

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone Number: \_\_\_\_\_

Email Address: \_\_\_\_\_

If you are renewing a boat slip or kayak rack rental with first right of renewal, please include payment with the membership form. If you are interested in a boat slip or kayak rental, please email [pinewhiffbeachpoa@gmail.com](mailto:pinewhiffbeachpoa@gmail.com) to determine availability BEFORE including payment.

Membership \$100/year, boat slips \$200/year, kayak racks \$30/year

Please complete this form and mail this page with checks made payable to Pine Whiff Beach Property Owners Association.

Pine Whiff Beach Property Owners Association  
327 A Belmont Road  
Edgewater, MD 21037

Please don't place an envelope without postage in this mailbox as the mail carrier will remove and not deliver. The Postal Service has sent multiple notices to the community alerting us to this issue.