Wrapping up 2012

Even though Fall Work Day was a washout, Jan Peer and Barb Tereshko provided a delicious warm soup lunch and an opportunity for the community to gather one last time this year. Thanks to Jan, Barb, and their team of helpers for wonderful food at our gatherings all year through!

The Board has set the initial spring dates for 2013:

- **April 13th**: First Board Meeting
- **May 18th**: Spring Work Day

We wish everyone safe and happy holidays!

_Merry Christmas to all,
Jane & John_

Continued Prayers for Ben Richardson

Dora and Bill Richardson’s (100 Ohio) son Ben is in the midst of a health scare. Over the summer Ben suffered extreme fatigue, weight loss, night sweats, and breathlessness. In late August he had surgery to remove polyps from under his breastbone. Ben was then diagnosed with non-Hodgkin’s lymphoma, Stage 2, and is now undergoing chemotherapy.

Ben’s prognosis is good, but this will take time and treatment. There have been setbacks along the way—but Ben is surrounded by loving family and friends—including his Heidelberg Beach family. We continue to keep all of the Richardsons in our thoughts and prayers.

Bad Fall for Jean Hertzer

Jean Hertzer (53 Kentucky) took a bad fall in early December. Fortunately, nothing is broken, but she is battered and bruised. She is now in rehabilitation (St. Francis Home, 182 St. Francis Ave. #313, Tiffin, OH 44883) for a few weeks. Thoughts and prayers for both Jean, and caregiver husband Bill, would be most appreciated!
In memory of our beloved Rev. Paul Rohrbaugh
Thank you to Marian Rohrbaugh who provided the funds to re-grade and beautify not just the entrance area—but several other projects around the beach! This generous gift allowed us to re-grade the hill and prepare the area for the new entrance bed. It also allowed us to clean up an old debris pile, fix several drainage issues, and re-grade the area at the south end of Michigan Road down to the creek. And thirdly, we were able to fix long-standing problems with the old electrical wiring to the Pavilion. While these projects are not exactly “glamorous,” they update our old systems and enhance the overall beauty of Heidelberg Beach for generations to come. It is the most wonderful legacy gift from a man, and a family, that truly love and care for our community, and we are eternally grateful.

A special “thank you” goes to Jeff Hayman, Mark & Kathy Hayman’s son, who provided the excellent excavating contractor services for these projects. We are so lucky to have had such a professional job of grading and seeding in these areas—the grass practically came up within 5 minutes of being planted—and then came in so full and lush that the areas will really hold up over the years to come. Mark too of course provided a lot of muscle (both mental and physical!) to the projects, including setting the posts for the entrance sign and Pavilion electric.

In memory of our beloved Rosalie Nehls
Thank you to all of those who made her “Welcoming” entrance bed a reality!

- The centerpiece of the display, the three beautiful Blue Backeri pines, were gifted by Karen & Norm Siebenhar, Deb & Joe DeRose, and Roger Nehls.
- Funds for the rest of the landscape bed (plant material, installation, mulch) were generously gifted by Barbara Chidester, Cathy & Jack Corrigan, Mary Chidester, Carolyn Leitch & Dick Castele, and Jane Chidester & John Macko.
- Rev. Richard Henderson painstakingly and expertly re-furbished the entrance sign and the matching “Private” sign. These wonderful signs his son made will now last many more years to come! (Note: In the spring, the posts around the entrance sign will be painted blue to match the sign.)
- And a special “thank you” to John Macko who provided much support and labor throughout the whole process—including expert tilling (thanks to Harvey for the tiller!), edging work, shopping for posts and hardware, installation of signs, and anything and everything else his wife asked! Jane (and the beach!) is lucky to have him! 😊

It is hard to believe that it was a year ago when all of us were shaken with the shocking news of Rosalie’s pancreatic cancer. In addition to all of our wonderful memories of her, we can now feel her love and welcoming nature here at Heidelberg Beach every time we drive in! It is a befitting display in memory of a beautiful person—thank you again to everyone who helped make this project possible!
Storm Damage to Shed (Barn)
Hurricane Sandy brought three days of strong winds and rain to Heidelberg Beach at the end of October. We lost the huge silver maple at the southeast corner of the shuffleboard court and the shed.

All of the lakefront cottages sustained some sort of damage—mostly lost roofing and siding. The O’Doughertyys suffered severe water damage inside the north side of their cottage.

Craig Peer (Insurance Chairman) filed an insurance claim for us, and Bill Hertzer (Grounds Chairman) will lead the effort to rebuild the shed in the spring.

Greetings from Sunny Cape Coral, Florida
Bob Koester celebrated his 84th birthday on August 26th. Cards arrived from friends all over the country and he ate chocolate-filled chocolate cake. Thank you for making his special day possible!

New Program of Services
We’ve mentioned Fred Yost of Harbourtown Lawn & Landscaping in the past. He has been the one who is keeping our Beach Bank and Creek Bank trimmed in the Spring and Fall, and will be doing this again for the 2012-2013 fiscal year.

We’ve recently negotiated some new service options for our leaseholders—with potential benefits for the community. See the list below. (This is similar to the Cottage Bug Spray provider spraying our community buildings for free based on meeting a threshold of individual clients.)

Fred’s general billing rate is $35/hour for two guys. You’ll see how this calculates out in the quotes below. His contact phone number is 440-963-7278.

**Fall Landscape Clean-up & Incentive**: Includes edging beds, cleaning out leaves, trimming back plants, and disposing of all yard waste. Generally a small cottage would take 2-3 hours ($70-$105) and a large cottage would take 3-4 hours ($105-$140). Quotes will be given on a per cottage basis.

Our incentive is that for every 5 cottages that sign up, the Association will receive one month of free weed whipping along the top of the Beach Bank and along the Creek Bank during the summer ($50 value).

**Spring Landscape Clean-up & Incentive**: Includes edging beds, pulling weeds, trimming bushes and plants, removing all yard waste, and mulching. Generally a small cottage would take 3-4 hours ($105-$140) and a large cottage would take 5-6 hours ($175-$210). Cost of mulch is additional. Quotes will be given on a per cottage basis.

Our incentive is the same as for the Fall Clean-up.

**Spring Lawn Weed & Feed treatment & Incentive**: It is probable that Fred will be providing our future weed & feed treatments on the Promenade. The emphasis will be on weed management and not fertilization (though some fertilizer must be used), using a granular product. The strategy will be to do two treatments; one in early spring and one in mid-spring.

Leaseholders now have the option of having their lots treated at the same time. The cost is $15/lot/application (2 lots = $60).
Our incentive is that if 20 lots sign up, the Association will receive 10% off the Promenade treatments (cost of Promenade treatments is $770, so a $77 value).

Party for Harry Bratton’s 90th Birthday!
Harry Bratton (42 W. Virginia) will turn 90 on January 19th, 2013. Son Don Bratton will be throwing a party at his home church in Lorain—details will be posted on the Web site soon!

Recent Surgeries
- Roger Nehls had knee surgery on September 26th. Just as he did with his hip surgery last year, he recovered with record speed!
- Jack Kramer had shoulder surgery on August 13th, but came out of it having had a more complicated procedure than he thought. That said, he’s doing much better now!

Property Appraisals
Erie County completed its once every six year reappraisal of the properties within the county. This information was mailed to you in September by our Treasurer, but you can also access the information at http://erie.iviewauditor.com.

A new Grandchild for the Eshelmans
On August 26th, Jane and Tom Eshelman (73 Indiana) welcomed their 4th grandchild. Jay Kent Eshelman was born to Kent and In-Ja Eshelman, and joins older brother Glenn Thomas.
Minutes from the Heidelberg Beach Board of Trustees Meeting
August 18th, 2012

Present: Bill Hertzer (Vice-President), Dick Castele (Treasurer), Barbara Weber (Secretary), Jack Corrigan, Mark Hayman, Richard Henderson, Nancy Lukens, David Rohrbaugh

Excused or Absent: Jack Kramer (President), Carol Dunkle, Rick Herwerden, Bill Richardson

Adjunct Trustee Present: Mary Chidester

Opening: The meeting was opened with a prayer by Richard Henderson at 10:00 AM.

Minutes: Minutes from the July 21, 2012 Board Meeting were approved.

Treasurer’s Report: Dick Castele reported that there are sufficient donation commitments to cover the cost of the upgrades for the landscaping around the sign at the entrance area to the beach.

Real Estate: A motion was made to ratify the vote on June 23, 2012, accepting Marilyn M. Border into membership and to authorize Bill Hertzer, the Vice President of the Association and Barbara Weber the Secretary of the Association to execute any documents required effectuate the termination of the prior lease to Beverly A. Morris and Marilyn M. Buemi Co-Trustees of the Lydia H. Foote Trust u/a July 20, 2005, and to issue a new 99 year lease for Lots 9 and 10 on Pennsylvania Road, to Marilyn M. Border. The motion passed.

New Business:

Landscape Hazards: Members of the Board expressed concern about the recent addition of semi-permanent landscape features on Beach property. Discussion was held about the primary concern of the threat to the personal safety of Members and guests. The Board will further investigate the easement from the center of the road to determine the how far back from the property line these features must be placed. The Board also discussed concern about the personal injury and property damage liability created by the close proximity of aforementioned landscape features placed too close to the right of way and the potential blockage of emergency vehicles and snowplow equipment.

Repair to Electric Pole: Mark Hayman reported that he has been in touch with Ohio Edison concerning the necessary repair and replacement of the electric pole holding the meter to the pavilion. He and Harvey Foote will install a new pole and the electric company will move the meter at a minimal cost to the Beach.

Excessive Speed: A motion was made to have a reminder placed in The Sandscribes that the speed limit on all roads on Beach property should not exceed 10mph.

Promenade: Mark Hayman reported that he will use dirt from the reconstruction of 16 Pennsylvania to fill in holes in the Promenade. All spaces needing fill dirt can be marked by September 5 and will be reseeded after Labor Day.

Next Board Meeting and Fall Work Day: The next Board Meeting and Fall Work Day will be held on October 27, 2012.

The meeting was adjourned at 10:40 AM.

Respectfully Submitted,
Barbara Weber
Secretary

Minutes from the Heidelberg Beach Board of Trustees Meeting
October 27th, 2012

Present: Jack Kramer (President), Bell Hertzer (Vice-President), Dick Castele (Treasurer), Barbara Weber (Secretary), Mark Hayman, Dick Henderson, Rick Herwerden, Nancy Lukens

Absent: Jack Corrigan, Carol Dunkle, Bill Richardson, David Rohrbaugh

Adjunct Trustee Present: Mary Chidester

Opening: The meeting was opened with a prayer by Richard Henderson at 2:00 P.M.

Minutes: Minutes from the August 18, 2012 Board Meeting were approved.

Treasurer’s Report: After the last meeting, Dick Castele gave Jack Corrigan the Fiscal Year 2012 books to audit. By email, Jack Corrigan presented a Memorandum to the Board stating that Corrigan
Krause staff had reviewed the financial statements and found they "provide a fair accounting for the fiscal year ended June 30, 2012." Bill Hertzer (Rick Herwerden) moved to accept the audit. Motion passed unanimously.

Dick Castele presented the outline for our 2012-2013 budget based on the requests he’d received and information from past years. After discussion, Dick Henderson (Nancy Lukens) moved to approve the budget. This budget holds the assessment increase to 3% this year. The deficit (difference between approved budget and amount of assessments) will be made up from the unencumbered cash fund. Motion approved unanimously.

Notes from the budget discussion:

- Common area real estate taxes increased by 17% this year due to an increase of the property valuation. There were many changes (both increases and decreases) in individual property valuations, but there was not an identifiable pattern to these changes.
- The Board approved the expenditure for a five year contract for Web Hosting, Domain Name, and Data Privacy for the Heidelberg Beach Web site.
- The Board approved two springtime weed applications for the promenade.
- Harvey Foote will continue to mow in 2013 and the Board has budgeted for 22 mowings.
- The Board reduced the tree budget this year to $7000.
- The Board passed a motion to encourage Jane Chidester to post notice of services available from Fred Yost to individual cottage holders with incentives that will provide benefits to the Association.
- The Board recognizes the need to collect more facts about potential sources of revenue for water/sewer updates. Mark Hayman will begin research.

**Real Estate Report:** Mary Chidester reported the potential need to hire an attorney to aid in the research and completion of transfers and corresponding records for the leases on Lot 1 and Lot 29.

**Old Business:**
Mark Hayman reported on the grading he and his son have done on land around the front entrance and progress on the landscaping around the sign. He also reported on the installation of a new post and electrical renovations near the Pavilion. A gift was made in memory of Paul Rohrbaugh by Marian Rohrbaugh to contribute toward the completion of these projects.

A letter was sent to the leaseholder requesting the removal of semi-permanent landscape features at the corner of Ohio and West Virginia Roads stating that such features must be at least five feet from the edge pavement.

**New Business:**
Vote on Transfer of Lease for 4&5 Pennsylvania and New Member: Mark Hayman (Dick Castele) moved to approve the transfer of the lease of 4&5 Pennsylvania from Barclay Rohrbaugh to Margaret Chamlis and to accept Margaret Chamlis into membership. Motion passed unanimously. We had 8 Board Members vote affirmative, so we had the “two thirds of the whole of the Board,” as required by the By-Laws. Margaret (Peggy) was able to meet with the Board today, was given the Heidelberg Beach Orientation Booklet, and signed the “Agreement to and Acknowledgement of Materials” document (which will be stored with the lease records with our Real Estate Trustee).

**Next Board Meetings and Spring Work Day:** The next Board Meeting will be April 13th, 2013 and Spring Work Day (with a Board Meeting) will be May 18th, 2013.

The meeting was adjourned at 4:00 P.M.

Respectfully Submitted,

Barbara Weber
Secretary