

Shearwater Mark



Fall 2009 (Oct - Dec)

GREETINGS FROM YOUR SHEARWATER BOARD PRESIDENT

Inside this issue:

Greetings, All —

Board News	2
Architecture Committee News	2
Landscaping Committee News	2
Marina News	2
Pool News	3
Sprinkler System	3
Shearwater Security	4
Frequently Asked Questions	4
AA County Concert Series	5
New Annapolitans	5
Friends of St. John's College	6
Dinner Club	6
Hail and Farewell	9
Classified Ads	9

The leaves are turning, the weather is getting cooler, and I let go of summer kicking and screaming all the way with the dreaded thought of staying in Annapolis and shoveling snow rather than heading south on Yellow Bird. However, I feel sure there will be plenty to do to keep Shearwater on track.

Your Board of Directors has worked hard this summer on your behalf. Tina Ligon has done a fantastic job of keeping the pool in working order and has organized a number of parties to give us an opportunity to get to know our neighbors. If you missed them, you missed some fun times. We thank you, Tina and Scott, for your efforts. You will soon see new plantings gracing our campus and a sprinkler system to keep them healthy, all thanks to Shirl Nelson and the Landscaping Committee. We, too, deserve a round of applause. Our new Treasurer, Phil Hatchard, keeps a watchful eye on our budget and the other board members—Pat Duvall, Ron Faulkner, Susan McMillan-Finlayson, and Frances Higgins—are on constant watch to keep us on an even keel.



Gerri Smith

A number of residents attended the Board meeting on Monday, September 21 and we are always pleased at the show of interest. However, WE NEED YOU and hope you will join forces with those who work to make this a successful community -- come to our meetings, volunteer to help on a committee. I extend a plea to all to be considerate of your neighbors. Follow the parking rules and ask your guest to do the same. The guest parking spaces are not too far away from the buildings so it's not a hardship to comply with the rules.

A number of problems have arisen during the past months but we think they have been dealt with in a timely manner. Leaky roofs and rotting decks, to mention a few, but hopefully we will be able to move forward to continue to make Shearwater a most desirable place to live.

Gerri Smith, Shearwater Board President

Board News

The Board met September 21st, with several residents attending as Gerri noted in her cover letter. Here are some highlights from the discussion. Full minutes and reports are posted on our website.

Treasurer's Report

In general we are slightly over budget as of August 31 2009, but we are on track with last year's spending rate. We are experiencing some unplanned expenses for roof, deck, and other building categories, but are able to cover them within budget.



Also, we continue to investigate the possibility of replacing our cedar siding with long life material. We have one bid, are obtaining two more, and are determining the best way to fund the work.

Committee Reports

Architecture—Connie Cadwell

Shearwater is looking into smoothing out the finish of the railing installed alongside Bldg 11.

Landscaping—Shirl Nelson

The big news is that Shearwater is getting a sprinkler system (see the article on the following page). In addition, the committee (members: Pat Duvall, Ron Faulkner, Frances Higgins, Mark Moran, Carleen Petterson, Harold Shaw) has been busy on your behalf in many other ways, including the following:

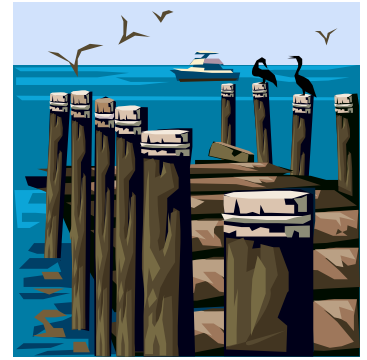
- Solicited the bids for the sprinkler system and made recommendation to the Board for contract award
- Removed several dead trees, including the large oak in front of Bldg 16, which was split for firewood made available to any resident who requested a share (thank you, Harold)
- Continued to monitor Andino's grounds-keeping (thank you, Ron)
 - Replaced plantings for buildings in most visible need (Bldgs 5, 11, 13)
 - Removed ivy and other growth as requested by residents
 - Collected Bldg Captain requests for Falls grounds-keeping improvements
- Prepared plans with drawings for refreshed entrance landscaping (thank you, Frances)
- Obtained an aerial view of the community to facilitate landscape and lighting maintenance (thank you, Mark)
- Developed a plan for numbering the landscaping lighting to facilitate repair/replacement throughout the community (thank you, Pat).
- Met with Annapolis Arborist regarding requests for tree removal (another thank you to Pat)

(Continued on page 3)

(Continued from page 2)

Marina—Scott Ligon

All our deepwater slips (over 40' LOA) are leased, but there are five smaller slips available. There are **no** floating dock or kayak spaces available, with waiting lists for both. If you are no longer using your dingy or kayak, please consider removing it to make space for others who need storage for theirs. The marina guest slips are also fully booked for Boat Show weeks, other than for very small boats.



In other marina news, we planted 14 cages of oyster spats as part of our concern for the ecology.

Pool—Tina Ligon

We had a very enjoyable pool season for 2009. Kostadin from Bulgaria was our lifeguard for the second year in a row and pool attendance increased greatly over previous summers. Some residents used the pool who hadn't done so in years! I heard several comments like "I had forgotten how nice our pool is!" Sprucing up the area, we purchased a new flag pole to replace our bent, rusty one. Thank you, Ron Faulkner, for delivering the pole from Alexandria to Annapolis and Harold Shaw, for assistance in mounting the pole on the pool deck! It looks great!



Christine and Al de los Reyes flank Scott Ligon at one of our pool-side socials.

Other highlights were the three "Happy Hours" and our annual "Cool Pool BBQ" – all were a lot of fun! Thanks to all who came and enjoyed the pool this year – see you next year!

Other Issues for Brodie Management Follow-up

The scooter parking space is gone, providing an extra car parking space. Brodie Management is looking into some way to stake the landscape lights more securely to avoid frequent damage. Brodie will also get bids for cleaning building gutters. A resident made the excellent suggestion to ease our Parade of Lights parking problem by providing a shuttle from Eastport Shopping Center to Shearwater for our guests. Brodie Management is looking into it.

Sprinkler Irrigation System Coming Soon!

Thanks to the efforts of your landscaping committee, particularly Don Kadonoff (thank you, Don), Shearwater is contracting with Terra Nova Design for a community sprinkler system. The system will be installed in phases over the next three years, beginning this Fall. Phase I installation will be inside and outside the entrance gate and on the street side of Bldgs 5 and 6. Phase II and III installations are budgeted for 2010 and 2011 and will consist of the street sides of the remaining buildings and the triangle area at the head of the waterway, behind Bldgs 5 and 6.



Residents interested in adding sprinkler heads at their own expense for areas not covered by the current Shearwater plan (for example, water/balcony sides of buildings and terrace unit patio areas) should contact Don Kadonoff at djk@comcast.net or 410-263-4445. Don may be able to obtain favorable pricing from Terra Nova for your private installation. Any private sprinkler system installation will require a plan and approval from the landscaping committee.

Shearwater Security—A Community Responsibility

FOUND: A resident's calling card with the gate code posted on the gate!

LOST: Some of our security.



We know our delivery code is posted on all the pizza parlor walls, etc. but it does seem unwise for us to post the code on the gate. Please have your guests call to be admitted through the gate or give it to them personally rather than leave it on the gate for the world to see.

Thank you from your neighbors.

Frequently Asked Questions

Here's this quarter's Q&A:

What are “limited” common elements?

This is an important question, because the unit owner is responsible for the maintenance of their “limited” common elements. According to the Shearwater Rules and Regulations, posted on our website, the limited common elements consist of the balconies, balcony closet(s), retractable awnings, decks, foyers and patios, entrance porches and stairs, open terrace patio garden areas, storage stalls, and certain boat slips. Each limited common element has to be maintained by and reserved for the use of the unit owner(s), with the exception of the storage stalls which are reserved for the use of the unit owners in the building in which these stalls are located, and the designated boat slip which shall be reserved for the Unit Owner to whom it is assigned.



By contrast, the “general” common elements are all areas and facilities which are not part of a unit, or the limited common elements described above. Examples include but are not limited to all gates, fences, curbs, sidewalks, entrance walks, parking areas, bulkheads, piers and pilings, boat slips (unless designated as limited common element on the Shearwater plat, swimming pool and appurtenant structures and equipment, storage building(s), meter room(s), maintenance room(s), tennis and/or racquet ball courts, lawn areas, trees, shrubbery, conduits, utility mains, exterior lighting, stairways, bearing walls, main walls, perimeter walls, roofs, halls, columns, beams, supports, floor joists, devices rationally of common use and necessary to the upkeep, use and safety of the buildings, all cables, wire and wire outlets, utility lines, regardless of location, and all the land described in the exhibit to the Rules and Regulations.

ANNE ARUNDEL COMMUNITY CONCERT

The AACCA has been presenting professional concerts throughout Anne Arundel County for 57 years. They are a volunteer, non-profit group providing a varied program of professional music to the community. Concerts are held at Severna Park High School, 60 Robinson Road in Severna Park. For the subscription price of \$45, the season includes the reciprocal agreement for concerts at Southern High School on Route 2 in Harwood. Per concert, that's half the cost of a movie!

See www.annearundelconcerts.50megs.com for more information. If you have questions or would like a brochure, please call Grace Shapiro, Bldg. 11B2, 410-263-9553

ANNE ARUNDEL COMMUNITY CONCERT ASSOCIATION

Severna Park High School Schedule. All concerts 7:30 pm

Wed, 1/6/10--Canadian Tenors, classical, theater, world pop music

Tue, 2/16/10--Wood's Tea Company, sea chanties, folk, etc.

Mon, 4/19/10--Nearly Neil (Diamond) Tribute Concert

SOUTH COUNTY CONCERT ASSOCIATION

Southern High School Schedule. Concert times as noted.

Wed, 10/14/09--Red Hot Hollywood Movie Musicals, 7:30 pm

Tue, 1/19/10--Thomas Pandolfi, Pianist, 7:30 pm

Sun, 2/21/10--"1776", Pasadena Theatre Company, 3:00 pm

Sun, 3/21/10--National Concert Band of America, Retired Military, 3:00 pm

Tue, 4/20/10--Nearly Neil (Diamond) Tribute Concert, 7:30 pm

New Annapolitans Club



If any new residents are interested in joining a new comers club, please see Pat Duvall about the New Annapolitans. It is a group of women of all ages and many interests getting together to have fun. One of Pat's favorites is a walking group for near and far. New Annapolitans meets once a month at a member's home. Pat usually hosts for July. The only prerequisite is that you must join within two years of coming to Annapolis, but then you can remain a member for as long as you would like. If you want to know more, call or email Pat Duvall, 410-295-6589 or PatCD0917@verizon.net

News from the Friends of St. John's College

Public Policy Seminar

On October 7 & 14, the first ever Business and Public Policy Seminar will be sponsored by the Business Friends of St. John's College and the Government Affairs Committee. The theme of the two part seminar is, "The Social Contract in Business and Politics: Balancing Rights, Responsibilities and Need". Fee is \$195. Elected Public Officials are guests. For full information and to register go to www.sjca.edu and click on EVENTS at the top of the page and look under ANNAPOLIS. Deadline for registration is September 30. If you are interested, but this newsletter item appears beyond the registration deadline, check with the college about availability of space or plans for future seminars. For more information and to register for other of St. John's stimulating events open to our community, go to www.stjohnscollege.edu (under events) or call Alice Chambers at 410.295.5544.



Life on the Annapolis Campus

Regatta

The Ritter Regatta, the big rowing event of the Fall between the Annapolis Rowing Club and the Crews of St. John's College, will take place on College Creek, November 7, running from about 8AM 'til 11. The Board of The Friends of St. John's will host a breakfast (for a small fee) in the Boathouse during the event and all interested Annapolitans are cordially invited.

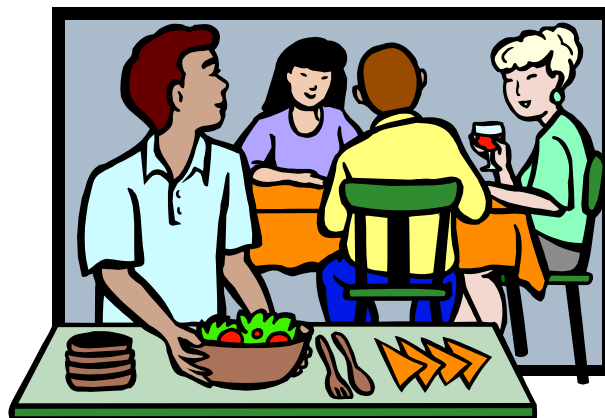
Blues Concert

On November 22 The Friends of St. John's will sponsor a Blues Concert, "Down Home, Back Porch Blues" at 2PM followed by a wine reception to meet the musicians. The event will take place in the FSK Auditorium, fee of \$15.

Dinner Club, Anyone?

Just a thought—is anyone interested in starting a Shearwater dinner club? Perhaps we can carry our re-discovered social graces into the winter season with a rotating dinner event every month or so. All we need is someone to get it started.

That could be you!





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With great condo values in our neighborhood, you will never be sorry about buying in Shearwater! There is mortgage money available with rates that are surprisingly low...it's a great time to buy.

I look forward to educating & sharing all with you! Remember that experience counts in today's fast changing market. I look forward to working with all of you to preserve Shearwater as the premier waterfront communities in Annapolis!

Listed and Sold Simultaneously	List Price	Days on Mkt.	Close Date
2A1 1 Bdrm. Entrance Level	\$425,000	1	10/23/09

Active Property Listed for Sale	List Price	Days on Mkt.
4B3 2 Bdrm. Penthouse & Slip	\$550,000	332
16B2 2 Bdrm. Mid Level	\$585,000	25
7A 2 Bdrm. Terrace	\$749,000	386
12A 2 Bdrm. Terrace & 2 Slips	\$849,500	298

Sold Property	List Price	Sold Price	Days on Mkt.	Close Date
5B2 2 Bdrm. & Slip	\$532,500	\$480,000	46	7/15/09
13A 2 Bdrm. & Slip	\$789,900	\$625,000	55	7/24/09
4B2 2 Bdrm. Mid Level	\$595,000	\$490,000	346	3/23/09
15B3 2 Bdrm. Penthouse & Slip	\$580,000	\$580,000	0	6/05/09



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If your property is currently listed with another broker, please disregard. This is not a solicitation.



Hail and Farewell!

Heidi Smith of 14B3 is back with her new husband, Dr. Jerome Segal. After moving into his Rockville condo last winter, they quickly realized how much they missed Annapolis and their Shearwater home. They also said farewell to Heidi's 33' Formula "Miss Behavin" and hail to Jerome's Cranchi Mediterranean 50' "Stile di Vita" ... which is where you may have seen the newlyweds this summer.



Welcome to newcomers, **David and LeAnn (Myhre) Densmore**, who (with cats Lilla and Heidi) moved into 13A this Summer. The Densmores hail from Pennsylvania and note that he's a retired fed, and that they're most recently from State College, but not Penn State fans! You may have already seen them out on their beautiful boat, Curlew.

The Gibbs of Bldg 7 have gone back to Bethesda for the winter. We look forward to seeing them again next Spring.



Gibb grandchildren making sure their catch is legal

Classified Ads

Rabolo Boat for Sale

2009 22' Rabolo Center Console, 200H/P Yamaha O/B with 6yr. Ext. Warranty. Fully equipped with Chartplotter/ Fishfinder, VHF, Aft Folding Seat, Live Well, Stereo/CD with dash mounted remote, T-Top and much more. Excellent condition with 90 Hrs. Priced to sell at 38850.00. New it was 68k. Call Brian at 410-913-6111, bfader@mileone.com

Kayak for Sale

Miki has a Necky yellow Gannet kayak for sale. With skag approximately 12 feet long. The staff at Spring River, where it was purchased, said it should bring \$500. Contact Miki if you are interested.

Janet (Miki) Mahoney, 14 A-1, mahoneyj01@comcast.net

Car for Sale or Lease

2008 Toyota Corolla with 19,200 miles. Will sell for \$11,500 or lease for \$200/month for 15 months. Call Tom at 301-466-5554.





Conquer the **draft** this fall

Is your condo feeling drafty? Fall is the perfect time to replace your windows and doors. New windows can increase your home's value and energy efficiency, while also saving on your energy bills. Plus, now you can save even more with the energy tax credit and our special offer!

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MHC 07/02

Shearwater Community

A great place to live!



Send information for publication to:
shearwater.mark@gmail.com



Gerri Kadohoff, Harry Connell, Bonni Hatchard, and Maryan Cummins enjoy a bit of Summer Pool Party fun.

Shearwater Board Officers:

President, Gerri Smith, yellowbird7@verizon.net - 410-263-4962

Vice President, Pat Duvall, patCd0917@verizon.net - 410-295-6589

Secretary, Susan MacMillan-Finlayson, smacmillan@mdmercy.com - 410-268-2454

Treasurer, Phil Hatchard, phatchard@worldnet.att.net - 410 -295-9878

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Ron Faulkner, rtfaulkner@comcast.net - 302-803-3829

Frances Higgons, frances.higgins@comcast.net - (703) 855-4039

Committee Chairs:

Landscaping, Shirl Nelson, eastport.rower@gmail.com - 410-268-0901

Marina, Scott Ligon, ligon1@comcast.net - 410-268-2658

Architecture, Connie Cadwell,, connie.cadwell@verizon.net - 410-263-4925

Pool, Tina Ligon, ligon1@comcast.net - 410-268-2658

Did you know

There's a residents' directory on our website?

Check it out. Send us your updates!



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Shirl Nelson at shearwater.mark@gmail.com.