



# THE NAV-LIGHT



THE COMMUNITY NEWSPAPER OF RIO VISTA



Volume 15 Issue 12

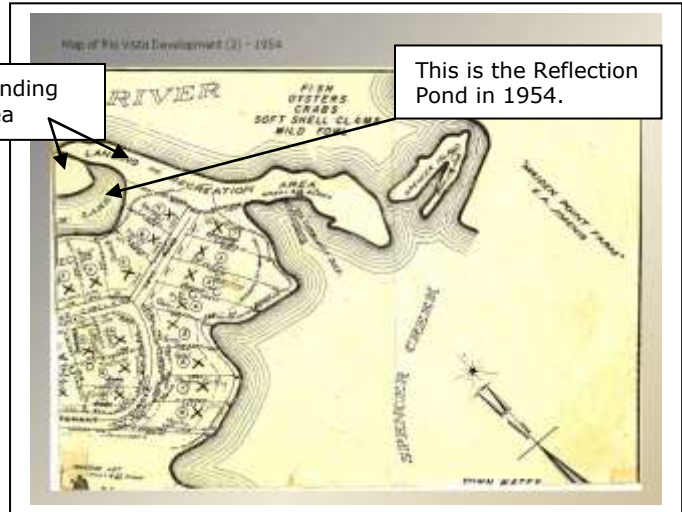
February 8, 2019

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Community Landing Recreation Area

This is the Reflection Pond in 1954.

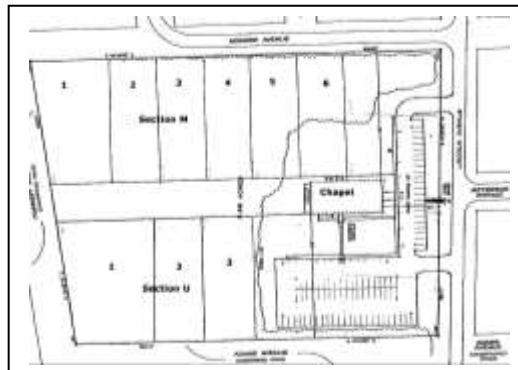


### Potential Additions to Catholic Chapel Property

by  
Judy Sandground

Recently your Rio Vista Board met with several representatives from the SS. Peter and Paul Mission Chapel located on Lincoln Avenue. They are in the very early stages of exploration for a potential new project which would make use of the back half of the Chapel property. That portion contains seven recorded building lots. If these lots were developed, they would become part of Rio Vista Community Association and subject to our current Deed & Agreement and By-Laws.

The representatives of the Chapel contacted us to make sure that we are informed of their plans and involved if the project moves forward. Entrance to the lots would be on Monroe Street. They will continue to keep us apprised of their progress and as they do, your Board will publish this information in the Nav-Light and on our Rio Vista website ([www.riovistacom.org](http://www.riovistacom.org)).



## FROM THE PRESIDENT'S DESK.....



It's another beautiful day in the neighborhood. It is little on the chilly side with a chance of precipitation, but still a very wonderful place to be. Daylight is getting noticeably longer. Can spring be far behind? There's just 5 weeks until daylight savings kicks in. Can't come soon enough!

Hope everyone enjoyed the brilliant Christmas decorations this year. They were truly colorful this year. And, I want to wish everyone a happy and prosperous new year.

There are a couple of new projects planned. The first is to try to stabilize the creek side of the access road to the community dock. We'll be asking for a plan from local contractors and hope the County will support us to get the work done this year. Navigating the permitting process has proven to be difficult in past years. We also want to start planning to stabilize the picnic grounds that have been seriously affected by erosion from rising water levels.

We have applied to be included in the Maryland Department of Agriculture's mosquito control program. An application has been made, but we will not know if Rio Vista will be included until sometime in early March. The program uses a product called permanoe 30-30 mixed with mineral oil, .75 ounces per acre. There is no residue and it is not harmful to pets although they recommend keeping pets away from direct contact for about an hour following application.

The community board is also studying the feasibility of adding kayak storage at the community dock. Kayakers have been launching at the picnic grounds, but that will no longer be allowed as the Maryland Department of the Environment is concerned about damage to the grasses at the waters edge. So far there seem to be more problems than solutions for the kayak storage, but we will continue to pursue a solution. Hunter Plog has been working to replace the deck on the community dock. It is tough work and Hunter is making sure the job is done correctly. He has obtained the material, cut and sealed the decking and has removed and replaced decking, mostly by himself. Due to his hard work, the dock will surely last for years to come.

If you have not shared your email address with us yet, please do so. We use your email to send the Navlight and to advise of any significant or emergency events within the community. We also use the email to alert every one of any security occurrences that you should be aware of. Your email is treated in confidence and is **not shared with anyone**. Sending the Navlight by email saves a lot of money spent on postage, and the Navlight looks so much better in color.

**As a reminder, open fires, such as yard debris burning, are not permitted within Rio Vista at any time.**



Jack Davis

## DOCK MASTER REPORT

Happy New Year everyone. With the New Year comes renewed optimism that this year will be better than the last.

We are going to have another tight season of slip rentals this year. Remember last year's slip holders have first preference but if you do not wish to rent please let me know. I have tried to accommodate most renters that have boats with larger drafts. If you have any questions send me an email.

This picture of the flooded parking area illustrates why riprap is **so important** to Rio Vista.



Parking Lot..... is under water.

Thanks,

Hunter Plog

[boaterfamily0305@gmail.com](mailto:boaterfamily0305@gmail.com)

## TREASURER'S REPORT

The Board of Governors approved an aggressive budget for 2019 and we expect to continue that policy in the coming years. Annual fee payments for 2019 have been somewhat slower than previous years partly due to the late mailing in December, but I expect collections to be similar to past years. Erosion prevention remains the most critical item on the agenda. Due to the excellent annual fee payment record of Rio Vista members and to extra contributions made by your neighbors, we have been able to mitigate the damage made by rising water levels, but it is a continuing and more serious problem each year.

Financially, the community is in excellent condition. Payments of the annual fee for 2018 were the best ever and that has allowed for us to meet all fiscal obligations in a timely manner. There are a few delinquent members and I hope they will take the time to bring their accounts up to date. The completion of community projects is dependent upon all of us making this effort.

The current \$50.00 Annual Fee has been in place for over 10 years. There are no plans to change the fee at this time.

## ARCHITECTURAL REPORT

The Board of Governors for the Rio Vista Community Association (RVCA) encourages property owners in Rio Vista to improve their homes and their properties to maintain and improve the property values in the community. Therefore, a simple one-page form (called a CARF) is provided to obtain approval **BEFORE** county permitting is requested.

As always, we appreciate your support of this process, and should you have suggestions and feedback for improvement, please contact the Architectural Committee at: [architectural@riovistacom.org](mailto:architectural@riovistacom.org)

Additional forms may be found at <http://www.riovistacom.org/homeowner-support/architectural> A handy flow chart is available online that can help determine if you need to submit the Construction and Architectural Review Form (CARF) for RVCA approval.

For those of you thinking about an upcoming spring or summer exterior renovation – here are a few of items to keep in mind when planning:

1. If you are planning to add a shed to your yard (and you are not on the water), a 25' setback from the front and rear are required by Talbot County, *unless the shed is 300 square feet or less. If the shed is less than 300 square feet, then a 12.5' setback from the rear property line is allowed;*
2. If you plan on painting the exterior of your house OR putting on a new roof, a CARF application is required only if you are changing the color;
3. If you are updating your fence (e.g. from wood to vinyl) and it is not the same material or style, a CARF application is required. Also, all fencing should only be installed, after a permit is obtained from Talbot County AND a staked survey is completed;
4. The Architectural Committee asks that when planning an exterior improvement, that neighbors are briefed on the project so they can understand its scope as well as what to expect in terms of contractors coming and going.

**See Architectural Report**

continues on Page 4

## **Architectural Report**

Continued from Page 3

5. And a friendly reminder that you should get your home improvement project approved by submitting a CARF first, then if applicable, you or your contractor should obtain a Talbot County Building Permit.

The following requests for Architectural approvals have been applied for and action taken:

### **2019**

1112 Jefferson Ave Fence - approved as submitted

### **2018**

1112 Jefferson Ave Fence approved as submitted  
519 Tennant Cir Door Replacements approved as submitted  
218 Madison Ave Fence approved as submitted  
519 Tennant Cir Fence Not Approved - withdrawn  
1109 Riverview Ter Modifications to house on existing footprint-approved as submitted  
213 Madison Ave Shed – approved with modifications  
605 Landing Rd Fence replacement – approved as submitted  
1212 Jefferson Ave Shed – approved as submitted  
509 Tennant Cir Fence replacement and shed-approved as submitted  
506 Tennant Cir Roof replacement – approved as submitted  
1107 Jefferson Ave Fence replacement – approved as submitted  
1019 Monroe St Front Door Replacement and Portico – approved as submitted  
1109 Jefferson Ave Addition and shed replacement-PENDING  
1020 Riverview Ter Roof Replacement – approved as submitted  
215 Tyler Ave Porch and Shed – approved as submitted  
1020 Riverview Ter Window Replacement – approved as submitted

### **2017**

226 Tyler Ave Addition approved as submitted  
213 Tyler Ave Fence approved. Shed conditional approval that shed be a non-permanent structure 10' from property line  
608 Cove Road Fence replacement approved as submitted  
1105 Jefferson Ave Roof mounted solar panels approved as submitted  
1106 Riverview Terr Addition and renovation approved as submitted and pending county permitting revision to original plan approved  
106 Madison Ave Solar panel approved as submitted  
1112 Jefferson Ave Shed approved as submitted  
1023 Riverview Terr Renovation/addition approved as submitted

519 Tennant Circle Paint brick approved as submitted  
607 Cove Road Addition approved with modifications:  
Exterior brick veneer to match existing on new concrete foundation blocks, as management plan, evergreen plants/shrubs to be planted  
602 Landing Road Deck approved as submitted

**Please note:** If your improvements are not listed above, please contact Barry Burke  
[@architectural@riovistacom.org](mailto:architectural@riovistacom.org)



## **Town of St. Michaels**

The Town of St. Michaels is considering revisions to its zoning rules and is seeking input from residents and other interested persons. Among other things, the Town is considering changes to rules for signage, building height limits and accessory dwellings.



If you would like to provide your thoughts, a survey is available at  
[www.surveymonkey.com/r/MH3LVTK](http://www.surveymonkey.com/r/MH3LVTK).

Try Hockey For Free Day set for Feb. 23



A "Try Hockey For Free" clinic will be offered to kids ages 4 to 9 on Saturday, Feb. 23, at the Talbot County Community Center's Ice Warehouse  
Phone (718) 809-0813

## **Eastern Shore Sea Glass and Coastal Arts Festival St. Michaels Maritime Museum**

Saturday & Sunday, April 6 & 7, 2019



The Eastern Shore Sea Glass and Coastal Arts Festival brings more than 70 artisans—many from the local Delmarva area, and others travelling from as far away as New England—who will exhibit and sell coastal and sea-glass related jewelry, home décor, art, and more. The festival also includes educational lectures about sea glass and its history along the shores of the Chesapeake Bay.



**Rio Vista's Realtor Review**



**ACTIVE FOR SALE**

	<b>List Price</b>
1205 Jefferson Avenue	\$289,000
527 Tenant Circle	\$325,000
1023 Monroe Avenue	\$515,000
1014 Riverview Terrace	\$649,000
910 Riverview Terrace	\$949,900
729 Riverview Terrace	\$1,695,000
711 Riverview Terrace	\$1,950,000

**FOR RENT**

1106 Jefferson Avenue	\$1,375
105 Bush Terrace	\$1,400

**PENDING SETTLEMENT**

1008 Riverview Terrace	\$574,900
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**CLOSED**

<b>List Price</b>	<b>Date Closed</b>	<b>Sold</b>
304 Lincoln Avenue \$290,000	12/20/18	\$285,000
1020 Riverview Ter \$320,000	10/26/18	\$315,000
403 Lincoln Avenue \$269,900	11/13/18	\$217,500
933 Riverview Terrace \$475,000	08/23/18	\$475,000
1112 Jefferson Avenue \$439,000	08/17/18	\$420,000
1109 Jefferson Avenue \$249,000	06/28/18	\$249,900
525 Tennant Circle \$355,000	04/19/18	\$350,000
801 New Lane \$309,000	05/25/18	\$295,000
1111 Harrison Ave, \$299,500	03/26/18	\$295,729
231 Madison Avenue \$249,900	04/19/18	\$249,900
309 Lincoln Avenue \$265,000	02/02/18	\$250,000
227 Madison Avenue \$790,000	01/05/18	\$750,000
1010 Riverview Terrace \$299,000	01/19/18	\$285,000
215 Tyler Avenue \$369,000	07/02/18	\$346,000
805 Radcliff Avenue \$264,000	09/25/18	\$228,500
1008 Riverview Terrace \$495,000	04/12/18	\$450,000
711 Riverview Terrace 1,650,000	03/15/18	\$1,450,000

**RENTED**

306 Cove View DR 7 \$2,000	08/12/18	\$2000
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There are 7 active listings, 2 rentals, 1 pending settlement, and a recap on 17 sales for the year in Rio Vista & Bentley Hay from January through December 2018. The seller's concessions are not taken off the sales price if any.

Provided by: **Our Resident Realtors**

Laura Anderson Coldwell Banker  
Gloria Bee Costa Keller Williams Select Realtors  
Chris Young Benson & Mangold

**Welcoming Rio Vista's new residents:  
Laura and Lloyd Anderson.**



We moved from Winchester, Virginia to the Eastern Shore 5 years ago. Lloyd currently works for Verizon and I'm a local Realtor with Coldwell Banker. In our off-time, we enjoy boating, biking, and spending time with family and friends.

We are thrilled to be a part of the Rio Vista community!

\* Laura Anderson is also our new addition to Rio Vista's Resident realtors

***SOMETHING ABOUT THE WINTER  
MONTHS AND REAL ESTATE***

by  
Glory Bee Costa

Many sellers take their properties off the market in the winter; however, the truly serious buyers come in the winter months not for fishing or boating but to look for real estate.

In this area signs are the 2<sup>nd</sup> best to the internet for getting calls on listings. Since this is tourist area many people come to Talbot County for the festivities, visit family friends, etc. A week after New Year's calls start coming in from someone who was here and saw a sign, or they start looking on the internet after visiting the area. Your competition of other homes is a lot less in the winter.

**Talbot County Short Term Rental Review Board**  
by  
Monica Otte

Last fall the Talbot County Council created a new Short Term Rental Review Board. The Short Term Rental Review Board will make decisions about initial applications for short-term rental licenses and consider complaints about short-term rentals (STRs). Meetings of the Board are open to the public.

The five members of the Board are appointed by the County Council. The members must include an attorney with real estate experience, a representative of the vacation rental industry, a member of a community or civic association that has one or more STRs, and two other people who have knowledge or interest about STRs. The newly-appointed Board members are: Tammy Broll, Jack Hall, Scott Kane, Dave McQuay and Martha Suss.

**The County's new rules don't change our RVCA By-Laws that prohibit rentals of Rio Vista homes for less than one year.**



**St. Michaels Community Center**  
**103 Railroad Avenue St. Michaels, MD 21663**  
**(410) 745-6073**  
**trish@stmichaelscc.org**  
**<http://www.stmichaelscc.org>**

**Weekly:**

**Wednesdays** 10:30 AM - 12:30 PM (includes lunch)  
St. Michaels Community Center offers Senior activities & Friendship (including lunch).

**Tuesdays & Thursdays** 9:30 AM – 10:30 AM Body Movement (light dancing and stretching to music at your own pace).

**Fridays** 11:00 AM – 3:00 PM – Jeannie's Community Café. Everyone is welcome. Volunteers are also always welcome.

**Upcoming Classes:**

**February 23<sup>rd</sup>, Screen Painting**, 10 AM – 1 PM  
Instructor, John Lampieri \$65 Limited space.

**Photo Transfers**, 2 PM – 4 PM.  
Instructor, John Lampieri \$45 Limited space.

**March 9<sup>th</sup>, D.Y.I. All Natural Beauty/Home Products**, 10:00 AM - 12PM. \$35 covers all take home items.

**April 11<sup>th</sup>, Paint Night**, 6 PM – 8 PM, Lighted Wine Bottles, \$25, limited space.

**Trips:**

**March 5<sup>th</sup>, The Philadelphia Flower Show**

**April 9<sup>th</sup>, Washington D.C. Museums/Cherry Blossoms**

**For Info: Call (410) 745-6073**

**Annual Book Sale**

**Sat. 2/9 – 9 AM – 3PM**  
**Stluke'schurch21663@gmail.com**  
**St. Luke's United Methodist Church**  
304 S. Talbot St.  
St. Michaels  
410-745-2534



**St. Michaels YMCA**  
Scheduled to Open in June



**St. Michaels Family YMCA**  
2019 St. Michaels Running Festival  
Official Charity Partner



Support the Y and Run (or Walk) for Free!  
Contact **Tracy Cohee** at the St. Michaels Family YMCA to find out how you can secure your charity partner entry into the 2019 St. Michaels Running Festival 5K or Half Marathon!

**Wish to Become a YMCA Lifeguard?**

St. Michaels Family YMCA will be hiring Certified Lifeguards. Y-USA Lifeguard Course is offered the 3<sup>rd</sup> Friday of every month at the Easton Family YMCA at Peach-Blossom. Feb. 15<sup>th</sup> Class times are as follows:



Feb. 15<sup>th</sup> 4 PM - 9 PM  
Feb. 16<sup>th</sup> 9 AM - 9 PM  
Feb. 17<sup>th</sup> 9 AM - 9 PM

March Lessons will start on the 15<sup>th</sup>  
April Lessons will start on the 19<sup>th</sup>  
May Lessons will start on the 17<sup>th</sup>

## DATES/EVENTS TO REMEMBER

**Christ Church**  
**REV. John Keydel**  
**(410) 745 – 9076**  
[info@christsmichaels.org](mailto:info@christsmichaels.org)

### February 17<sup>th</sup>

10:15 AM - Boy Scouts Sunday

### March 5<sup>th</sup>

**Shrove Tuesday** – Pancake Supper

### March 6<sup>th</sup>

#### Ash Wednesday

12 PM & 7 PM - Holy Eucharist & Imposition of Ashes

### April 14<sup>th</sup>

#### Passion/Palm Sunday,

8 AM & 10:15 AM - Distribution of Palms & Holy Eucharist

### April 17<sup>th</sup>

#### Holy Wednesday

6:00 PM The Way of the Cross

### April 18<sup>th</sup>

#### Maundy Thursday

7 PM Holy Eucharist & Stripping of the Altar

### April 19<sup>th</sup>

#### Good Friday

12 PM Good Friday Liturgy

### April 21<sup>st</sup>

Easter – Bay Hundred Covenant Churches Sunrise Service

8 AM; 9:30 AM; 11 AM Holy Eucharist

### Weekly Events:

#### Sunday Readings Bible Discussion Group

Thursdays, 8 AM at Blue Heron Coffee  
(W. Chestnut St.)

#### Wednesday Book Discussion Group

Wednesdays, 11 AM

#### Mid-Week Eucharistic

(Starting March 13<sup>th</sup>)

Wednesdays, 12 PM **AA Meetings**  
Thursdays, 8 PM

### Monthly Events:

#### Caregivers Meeting

1<sup>st</sup> Monday, 9:30 AM

#### St. Michaels Art League Meeting

3<sup>rd</sup> Monday, 9 AM

#### Christmas in St. Michaels Meeting

3<sup>rd</sup> Monday, 5 PM

#### Men's Cancer Support Group

4<sup>th</sup> Thursday, 11 AM

### Union United Methodist Church

**Rev. Dr. William Wallace**

**(410) 745-6572**

<http://unionstmichaels.jigsy.com/>

### Sundays:

10 AM Worship Service

### St. Luke's United Methodist Church

**Pastor Tonya McClain**

**(410) 745 – 2534**

**Stluke'schurch21663@gmail.com**

### SUNDAY SERVICES

#### 8:30 AM

Casual Service in Fellowship Hall, adjacent to the Church

#### 10:00 AM

Traditional Service in the Church Sanctuary, 2<sup>nd</sup> floor of main building

#### 11:00

Coffee Hour in Fellowship Hall



### INVITING ALL PRESCHOOLERS!

St. Luke's School is accepting applications for Fall 2019. Explore the world around us through play, music, science, art and outdoor adventures.

- 2 – 4 year-olds
- School readiness
- Social/emotional development
- Music, Spanish, field trips

Call: 443-924-6119 or

Visit: [www.stlukes-school.org](http://www.stlukes-school.org).

### St. Michaels Mission Church

**Rev. James Nash, Pastor**

**Rev. Michael A. Angeloni, Associate Pastor**

**(410) 822 – 2344**

<http://www.ssppdev.com/index.html>

### St. Michaels Schedule

Wednesdays 12 PM Weekly Mass

Saturday Mass 5:30 PM Evening Vigil Mass

Sundays Mass 10:30 AM (**New time**)

### April 18<sup>th</sup>

#### Holy Thursday

Morning Prayer/SSPP at 8:30

Mass of the Lord's Supper/SSPP at 7 PM

### April 19<sup>th</sup>

#### Good Friday

Morning Prayer/SSPP at 8:30 AM

Celebration of the Lord's Passion/ SSPP at 3 PM

### April 20<sup>th</sup>

#### Holy Saturday

Blessing of Foods/SSPP at 1 PM

Easter Vigil/SSPP at 8 PM

### April 21<sup>st</sup>

#### Easter Sunday

St. Joseph 8 AM

St. Michaels 8:30 AM and 10:30 AM

SSPP 8:30 AM and 10:30 AM

SSPP Spanish Mass 7 PM

## Board of Governors

<b>President</b>	<b>Jack Davis</b>	<b>(410) 745-2461</b>
<b>Vice-President/Legal Liaison</b>	<b>Judy Sandground</b>	<b>(410) 745-5118</b>
<b>Secretary</b>	<b>Jan Burke</b>	<b>(410) 745-8736</b>
<b>Treasurer</b>	<b>Jack Davis</b>	<b>(410) 745-2461</b>
<b>Erosion Control</b>	<b>Jack Davis</b>	<b>(410) 745-2461</b>
<b>Architectural Review</b>	<b>Barry Burke</b>	<b>(410) 745-3885</b>
<b>Communications</b>	<b>Roger Burt</b>	<b>(410) 745-6950</b>
<b>Finance</b>	<b>Sharri Foy</b>	<b>(401) 745-8622</b>
<b>Dock Master</b>	<b>Hunter Plog</b>	<b>(410) 745-5492</b>
<b>TBD</b>	<b>Monica Otte</b>	<b>(410) 745-8397</b>
<b>E-mail</b>	<b>Rio Vista Association</b>	<b>riovistamd@riovistacom.org</b>

## Committees

<b>Architectural E-mail</b>	<b>Barry Burke (architectural@riovistacom.org)</b>	<b>(410) 745-3885</b>
	<b>Ralph Bowers</b>	
	<b>Harold Klinger</b>	
	<b>Donna Reichert</b>	
	<b>Steve Shimko</b>	
	<b>Jim Swigert</b>	
<b>Nav-Light</b>	<b>Roger Burt</b>	<b>(410) 745-6950</b>
	<b>Sandi Droege</b>	<b>(410) 745-6572</b>
	<b>Cathy Mendenhall</b>	<b>(410) 690-3391</b>
<b>Community Events</b>	<b>Ann Davis</b>	<b>(410) 745-2461</b>
	<b>Sandi Droege</b>	<b>(410) 745-6572</b>
<b>Dock</b>	<b>Hunter Plog</b>	<b>(410) 745-5492</b>
	<b>Jan Burke</b>	<b>(410) 745-8736</b>
<b>Document Review</b>	<b>Judy Sandground</b>	<b>(410) 745-5118</b>
	<b>Jan Burke</b>	<b>(410) 745-9768</b>
<b>Erosion Control</b>	<b>Jack Davis</b>	<b>(410) 745-2461</b>
	<b>Bernie Grove</b>	<b>(410) 745-6154</b>
	<b>Roy Droege</b>	<b>(410) 745-6572</b>
<b>Finance</b>	<b>Sharri Foy</b>	<b>(410) 745-8622</b>
<b>Landscape</b>	<b>Hunter Plog</b>	<b>(410) 745-5492</b>
<b>Neighborhood Watch</b>	<b>Sandi Droege</b>	<b>(410) 745-6572</b>
	<b>Hunter Plog</b>	<b>(410) 745-5492</b>
	<b>Jan Burke</b>	<b>(410) 745-8736</b>
<b>Web Masters</b>	<b>Lauri Swaine</b>	<b>(410) 745-6102</b>
	<b>Sandi Droege</b>	<b>(410) 745-6572</b>