



Cutler, Maine • Summer 2021 • [www.beachwoodbayestates.com](http://www.beachwoodbayestates.com)

## Message From the President



Linda Hay

Welcome to our first quarterly newsletter for Beachwood Bay Estates. The board decided we would get this started since not all of our residents are Facebook users. If you have any information or suggestions to send us, please do. We would like you to share your positive adventures, milestones, and photos with us. Together, we can make this a newsletter that you will enjoy receiving. We are excited to begin this project with you.

I am pleased to head up the new association board. The board contains new and long-term residents and a mix of year round and seasonal members.

Having three returning members is invaluable and I will be relying on them greatly as I learn more about BBE. Our two alternate members have requested specific roles. Linda Fox is taking the lead on the newsletter and Maureen Boyle would like to be the liaison with the long-term renters in our community.

A big thank you to Dave Brockway for his service this past year.

Patti Sansing has been hired as our Property Manager. In her capacity as past president, Patti has been our point of contact with the Navy and State as we work through the water issues. A huge thank you to her for all she has done and being willing to continue to advocate for our community in her new position. I look forward to meeting and working with all of you.

## Updates from Annual Meeting July 17, 2021

At the annual BBE meeting, the Board of Directors presented positive reports on our septic system, landscape contracts, and erosion project. In the approval process, the residents voted in favor of the 2021-22 budget and the hiring of a project manager. We also approved updated Condo docs which have been filed with Washington County. BBE residents made valuable decisions for the future growth of BBE.

BBE residents also elected a 5-member Board of Directors with two alternates and a property manager:

President--Linda Hay - [ljhaybbe@gmail.com](mailto:ljhaybbe@gmail.com)  
Secretary--Nancie McKeary - [nmckearybbe@gmail.com](mailto:nmckearybbe@gmail.com)  
Treasurer--Cheryl McKeary - [cmckeary@hotmail.com](mailto:cmckeary@hotmail.com)  
Member at Large--Phyllis Yensan - [pyensanbbe@gmail.com](mailto:pyensanbbe@gmail.com)  
Member at Large--Cathie Parker - [cparkerbbe@gmail.com](mailto:cparkerbbe@gmail.com)  
Alternate--Maureen Boyle - [oldgypsywoman@yahoo.com](mailto:oldgypsywoman@yahoo.com)  
Alternate--Linda Fox - [drlfbbe@gmail.com](mailto:drlfbbe@gmail.com)

Property Manager--Patti Sansing - [info@beachwoodbayestates.com](mailto:info@beachwoodbayestates.com)

Full minutes of the meeting are available on our website or from this [link](#). Also check our website at [www.beachwoodbayestates.com](http://www.beachwoodbayestates.com) for great photos and information about BBE.



Kayaking on Holmes Bay

# Maintenance Tips / Info

## Water

As many of you are aware the State of Maine recently passed emergency legislation regarding six components of PFAS/PFOS contamination. The State of Maine has set a healthy level of contamination not to exceed 20 ppt, which is different from the Federal EPA level of 70 ppt. An email from the US Navy indicates that the state will be stepping in to install filtration. As you know, things take time, but Patti believes we will have water delivery within a few weeks.

## Repairs

Patti is creating a list of structural repairs that need attention within the community so that a timeline for repair work can be developed. Please email her at [info@beachwoodbaystates.com](mailto:info@beachwoodbaystates.com) with a copy to Linda Hay ([ljhaybbe@gmail.com](mailto:ljhaybbe@gmail.com)) with description of work needed and if possible include pictures.

## BBE HOA Events



### Community Garden:

The community garden is beginning to produce vegetables that you can enjoy with today's meal. Please take a walk by to see what is growing there.

## Relevant Local News

Washington County Development Authority, Cutler, ME, was awarded a \$500,000 Cleanup Grant to clean up the former Navy Recreation Building that was built in 1964 and shuttered in 2002 when the Navy communications base was decommissioned. The building includes a former restaurant, bowling alley, basketball court/gymnasium, racquetball court, locker rooms, office, a small store, a storage room, and a mechanical room. The building is contaminated with PCBs, heavy metals, and inorganic contaminants. Grant funds also will be used to conduct community outreach activities. We anxiously await the beginning of this project.



Sunset on Holmes Bay

Photo by Linda Fox

Send us your favorite photo of the area for inclusion in our newsletter or our website.

## Member News

*Please share some personal milestone or interesting facts about BBE.*

The NAVY appropriately named this installation SEA SMOKE before the new owners renamed the condominium association BEACHWOOD BAY ESTATES.

## Welcome

We welcome the following new residents to our community in 2021:

Carol Beckman  
Beth Burnham  
Debra Eurich  
Jim & Deb Joyce  
John & Carol Gill  
Larry & Mary Loughner  
Pro Tower Painters, LLC  
Rita VanGyzen  
Walnut & Pine LLC



Our new logo matches the sign put up in 2020.

Comments or suggestions for the newsletter can be sent to any of the Board Members or to Linda Fox ([driffbbe@gmail.com](mailto:driffbbe@gmail.com)) with the subject line "newsletter." All contributions are appreciated.