



THE JACKALOPE JOURNAL

HEADLINES

February 13, 2023

- **Has Anyone Found The Missing Mail?**
- **Amnesty Scheme Resolution Via Member Vote**
- **ByPassing ByLaws & Convenient Compliance?**
- **Maryland Homeowners Association Act**
- **Amended Queen Anne Estates Documents For Voter Approval?**
- **Discourse**
- **Trust Via Transparency**
- **Hope For The Future – Praise For The New President & Treasurer**
- **Classifieds (sort of)**
- **What Flower Is This?**

Has Anyone Found The Missing Mail?

Members dutifully mailed 2022 dues at the beginning of 2022, per request, per deadline. Unfortunately, it appears the previous board managed to lose them all; not cashed; vanished into thin air; possibly eaten by the local jackalopes vying for winter food. No need to get into a kerfuffle. In essence, your check never existed. Be glad that you are not the new treasurer, having to sort years of accounts payable and receivable (dues paid) to rebuild the association books. For those that loyally sent your checks in early 2022 per the dues letter—yup, you must write new checks for 2022. To stop-check, or not, is up to you. In the meantime, if you see some misplaced mail, please make it disappear.

Amnesty Scheme Resolution Via Member Vote.

Amongst those preferring local rocks be left undisturbed for the sake of the jackalopes fragile ecosystem, an effort exists to sweep harmful and unlawful past events under the rocks, labeled as “past history.” Where chronic harms and unresolved actions exist that will chronically and negatively affect an institution; simply sweeping such under the carpet will not suffice for the long-term welfare. The scheme will negatively affect the association, especially regarding home sales and refinances, until forthrightly resolved by member vote. If unaddressed, the association will forgo between \$2,480 and \$3,040 due to an unlawful vote action, while allowing board hypocrisy in the sacking of the Johnson family regarding care of the Outlots. The association has two basic choices:

- 1) Accept the dues amnesty scheme. The association will forgo funds that would have been received for 2020 and 2021. Members with checks cashed shall be refunded for those years. All association members shall be recorded in good standing for 2020 and 2021.
- 2) Reject the dues amnesty scheme. Members unpaid for 2020 and 2021 will need to pay dues. The association will recoup lost funds that would have been received. Upon receipt of payment, the member will be recorded in good standing for 2020 and 2021.

ByPassing ByLaws & Convenient Compliance?

Why have state law, Declarations, and ByLaws if a goal is to selectively comply? May the board amend ByLaws without member approval? Must board amended ByLaws comply with state law? Is there a need to amend the ByLaws? If curious, please take time to read the board proposed amendments and the discourse, below. Comments and questions are encouraged.

State Law: Maryland Homeowners Association Act as of 10/1/2022:

- [Entire law in PDF form](#)
- [Maryland government website \(click to each section\)](#)

Amending Governing Documents – Queen Anne Estates:

[2023-01-18 – Board Amendments Requiring Voter Approval](#)

Discourse:

- [2023-02-13 – To the members: News Journal Available](#)
- [2023-02-13 – To the president: Home Sale Thank You & Requested Information](#)
- [2023-02-13 – To the president: Ineffective Notice & Meeting Topics](#)
- [2023-02-03 – From the president: Meeting & Proposed Agenda and Officers](#)
- [2023-01-30 – To the president – Document amendment feedback as requested](#)
- [2023-01-02 – To the president: Reply & Thank You](#)
- [2022-12-07 – From the president: Answers](#)
- [2022-11-26 – From the president: Answers](#)
- [2022-11-13 – To the president: Questions and Requests](#)
- [2022-04-21 – To the members: Unlawful Dues Amnesty & Damaging Behaviors](#)

Trust via transparency.

To whom does the single board email address go? Will you be *cancelled* if your comment or question is less than beloved? In an effort to recapture trust via needed transparency, prudence dictates that when a member wishes to address the board, one should write or email all the officers, not simply one. Wisdom may dictate not mailing correspondence to the association P.O. Box until the reason for the chronic disappearance of mail is discovered, and a fix applied. Heck, everyone knows where we all live.

Hope for the future.

The good news is that there is hope for a fresh start with the new board elected in June. The president has promised to run meetings in a respectful manner, with a clear agenda, and without verbal interruptions. Within the necessary critique that goes with an institution such as ours in free society, please give credit and praise to go to our new president for proactive policing to capture neglected and runaway business, and to the treasurer for time consuming archaeological work digging up the lost but important, buried in the account.

Write The Jackalope.

Please forward comments, critique, letters to the editor, questions, news tips, classifieds, or photos to thejackalopejournal@gmail.com, or write in the comments area below. Anonymity is fine.

Classifieds (sort of).

For sale: 206 King James Road. Thankfully the president proactively contacted the listing realtor to ensure a smooth closing. See: https://www.coldwellbankerhomes.com/md/upper-marlboro/206-king-james-rd/pid_51840422/

Does anyone know what flower this is growing amongst the trees?

February 1, 2023



Bob D. Dobbs

4 thoughts on “HEADLINES”



Anonymous

February 20, 2023 at 12:55 pm

Wish they would stay around all year. They are beautiful.



Doris Graham

February 19, 2023 at 9:50 pm

Crocuses- small bulbs that come up in early spring



Queen Anne Neighborhood Watch

February 19, 2023 at 12:34 am

The flower is most likely a crocus. They bloom early as harbingers of spring. Much more reliable than the proverbial groundhog.



Anonymous

February 19, 2023 at 12:32 am

The flower is most likely a crocus. They are the harbingers of spring. Have a few in my yard.
