

## From the President

### Board Directors & Officers

Mark Saunders - President  
Pam Baker - Vice President  
Steve Curson - Treasurer  
LeRoy Candelaria - Secretary  
Elise Burns  
John Dewey  
Clif Hilderley  
Bob Lawrence  
Sharon Sherwood

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The Rehoboth Beach Homeowners' Association (RBHA) newsletter is an informational and educational tool published three times a year for its members. Contributors include RBHA members and members of the community including City officials. We welcome your comments and suggestions.

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RBHA is a 501(c)(3) tax exempt organization. Membership and donations to RBHA are tax deductible in accordance with applicable IRS regulations.

Change is good, or so they tell us. This year has certainly been a year of change, although some may argue the goodness of it all. Like the rest of the world, here in Rehoboth we have also seen many changes. Our new Mayor, Stan Mills, has long been active in the RBHA. We also have two new City Commissioners, Patrick Gossett is returning for an encore after serving for many years, and Jay Legree is also a familiar face around City Hall, as he served as Commissioner on the board for a partial term several years back. A walk downtown and we see physical changes. Gone or going are several long-time city businesses as some other store fronts now host new ventures. Signage has changed, meter rules (again) and fashion has been swept up in a mask mania. Seats are in the streets, and a new theater proposal has become, well, theater.

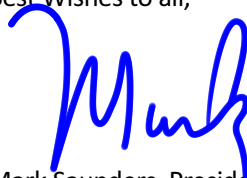
As all this is happening, RBHA has also made a few changes. Our long time and, if I may use the overused term, beloved, President Charlie Browne has agreed to a peaceful transfer of power to a new president. I accepted that nomination, but only with the assurance from Charlie that he will never be more than an email away. To say that Charlie has been the heart of RBHA for over a dozen years is an understatement. The success of this organization has been a direct result of his efforts, both in front of membership and more often behind the scenes. Thank You Mr. Browne; job well done.

I can also introduce our new Vice President, Pam Baker, as well as two new board members, John Dewey and Sharon Sherwood. Staying on for another term are Leroy Candelaria as Secretary of the board, and Steve Curson as Treasurer. Together with board members Clif Hilderley, Elise Burns and Bob Lawrence, we make up your Board for 2021- 2022.

Of course, this year has been like no other, with cancellation of most in person meetings and events. We persevered best we could, thank you Zoom. Our friends at Camp Rehoboth were wonderful in partnering with us for the candidate forum, and instead of an employee breakfast, we gave out gift cards to all our much-appreciated city workers.

Please note we now have a new and improved website at [www.RBHome.org](http://www.RBHome.org) along with a few tweaks to this very newsletter. Members will note that whatever future challenges come down Rehoboth Avenue, we are here to be your eyes and ears. We wish you all a very happy holiday season, and look forward to seeing you all, preferably in person, in the year ahead.

Best Wishes to all,



Mark Saunders, President RBHA

# City News Briefs

*from Commissioner Susan Gay*

**Public Participation in City Meetings**

Mayor Stan Mills has reduced the deadline for registration to speak at virtual public meetings from two business days before the meeting to 24 hours. The change in registration deadline to speak at virtual meetings will apply to all Mayor and Commissioner meetings and also all Commission, Board, Committee, and Task Force meetings.

You can easily access all information related to the Mayor and Commissioners meetings, boards and committees, through the Civic Web Portal at:

[cityofrehoboth.civicweb.net/portal](http://cityofrehoboth.civicweb.net/portal). For more information on pre-registering to speak, please contact the City Secretary Ann Womack at [awomack@cityofrehoboth.com](mailto:awomack@cityofrehoboth.com) or 302-227-6181 ext. 205.

**City Budget**

In October, City Manager Sharon Lynn projected a revenue shortfall of \$1.9M (mostly from parking revenue and the new hotel tax), but she was able to defer about half of this year's capital budget (\$2.7M) at the beginning of the pandemic, and save almost \$500K in operating expenses as well. As a result, we have \$1.35M that can now be put toward some of the deferred projects. City staff has prioritized water meter replacements (reduced scope,

\$360K), sewer line rehabilitation (reduced scope, \$360K) Scarborough Ave. rain garden Improvements (\$35K) and Tymco Street Sweeper (\$170K).

The Delaware Avenue restroom expansion was also a priority but, bids came in much higher than expected (low bid of \$397K vs budget of \$250K). The budget will be re-evaluated closer to the end of the fiscal year and other projects will be undertaken as that analysis allows. All deferred projects previously approved for the capital budget will be done, either in the current or next fiscal year. First discussions of next fiscal year's budget began at our December workshop. Kudos to Sharon Lynn and her staff for watching over our budget so carefully during this difficult time.

**Grove Park Canal Dock Access Project**

The Grove Park Canal Access Dock project is nearly complete. Commissioners voted to allocate up to \$280K to the project in February before the pandemic began, with the expectation that fundraising would continue by the Lewes-Rehoboth Canal Improvement Association to reduce the City's contribution. So far, no additional funds have been raised and the City's most recent budget update still includes the allocation for \$280K.

**Pedestrian Safety**

Signs and lights at the three pedestrian crosswalks on Rehoboth Avenue from City Hall to Fifth Street will soon be installed. City Commissioners approved the \$50K expenditure in September, and materials are on order.



### City Committee Changes

The City Commissioners voted unanimously at the November 13 meeting on new rules governing City committees. (These rules do not apply to Boards and Commissions created by code such as the Planning Commission and Board of Adjustment as those bodies have their own rules.)

For all other committees, a City Commissioner will serve as chair. Voting members must be residents, property owners or business owners (or representatives) in the City of Rehoboth Beach. Non-voting members with special expertise are welcome to participate in committee discussions. Committees should have an odd number of members, with a minimum of five members. All committee members must go through annual training for the Freedom of Information Act.

### Street Paving

Annual street paving this year was done in the following locations: Sussex St. from Columbia to Fifth; Lake Ave. from Second to Surf; Stockley St. from Hickman to Scarborough Ave; Scarborough from Christian to Lake Dr. The contractor also did sidewalk and



utility work in the 200 block of Lake Drive and sealing cracks on Country Club Dr., Sandalwood St.,

and Laurel St. This work started in October and is wrapping up before the holidays.

### Pavilion Dedication

The City of Rehoboth Beach formally dedicated the Tom Zellers Pavilion on November 6 at Stockley Street Park, the three-acre park just west of Scarborough Avenue. Tom was active in the Rehoboth Beach community, where he served as president of the Country Club Estates Property Owners Association for many years.

More info here:

<https://www.cityofrehoboth.com/news/general/city-rehoboth-beach-dedicates-pavilion-honor-tom-zellers>

### Outdoor Dining

The Mayor & Commissioners have been working to develop city policy for restaurants to continue outdoor dining into the winter months and through March 31, 2021, as allowed per the Governor's orders during the pandemic. This summer, some restaurants expanded their seating onto the sidewalk. The temporary barriers were removed on November 2. Recent new policies allow sidewalk cafe dining to continue as long as tables are against the façade of the building, spaced 8 feet apart, and there is a pedestrian path of at least 5 feet. Most restaurants do not know if they will be open throughout the winter season or if they will want to have outdoor dining. To assist those who do,

the City has made provisions to allow for heaters, tents and canopies, and pedestrian walkways to continue sidewalk café dining as long as weather permits.

If the pandemic continues beyond April 1, 2021, restaurants will once again be offered the option to extend sidewalk dining and have barriers placed in adjacent parking spaces for pedestrian access. The City will cover the cost of installing and removing the barriers, and will absorb lost parking revenue, while the restaurants will only need to cover the rental cost of the barriers. In the coming weeks, The City will address post-pandemic outdoor dining. Our code already allows for dining patios and Rehoboth Beach is fortunate to have about 40 restaurants with these patios.

### Clear Space

Plans for two new theatre buildings owned by Clear Space Theatre to be built on Rehoboth Avenue near are currently undergoing Site Plan Review through the Planning Commission. An earlier decision by the PC was appealed to the Board of Commissioners. On November 12, the Commissioners remanded the matter back to the PC to address all of the issues required in the Site Plan Review process and to then hold a new public hearing.

**Thanks to Commissioner Gay  
for this update**

# COVID-19 Update

Delaware, along with the rest of the country, is experiencing a surge of cases, hospitalizations and deaths from COVID-19. As of early December, the state has nearly twice as many new cases of COVID-19 as it did in the Spring. The situation and regulations change rapidly, however a summary as of printing time follows:

- ▶ **Delawareans are to wear a cloth face covering anytime they are indoors with anyone outside their immediate household.**
- ▶ **In-home gatherings - no more than 10 people.**
- ▶ **Indoor gatherings outside of homes, including, weddings, funerals, worship services, performances, political gatherings and events in public spaces (e.g. fire halls) - no more than 30 percent of the venue's stated fire capacity; max. 50 people.**
- ▶ **Outdoor public gatherings are limited to 50 people, or up to 250 with approval from the Division of Public Health (DPH).**
- ▶ **Restaurants limited to no more than 30 percent of fire capacity indoors, with allowances for outdoor seating.**
- ▶ **Youth sports organizations, teams and venues are prohibited from hosting or participating in tournaments with out-of-state teams and from traveling across state lines for tournaments. Winter sports competitions are prohibited from December 14 – January 11, but practices may continue under strict COVID-19 masking and social distancing guidelines.**
- ▶ **Schools are recommended to pause in-person learning beginning December 14, transition to virtual learning through January 8, and return to hybrid learning on January 11.**

For more information, go to the state's special Coronavirus website here:

<https://news.delaware.gov/2020/11/17/governor-carney-announces-additional-covid-19-restrictions/>

Data on cases and updates can be found at the state's dedicated COVID-19 website here:

<https://coronavirus.delaware.gov/>

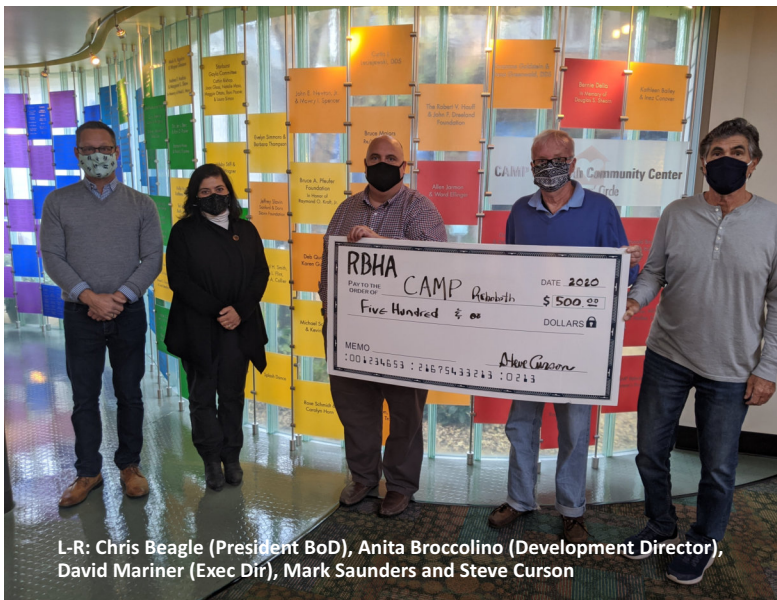
## Get the Digital Newsletter

The digital version of the RBHA newsletter is good for everyone. First, it is in full color and you get it faster than the mail version and can read it on any device with PDF. Second, it saves us printing and postage costs. And, third, it saves the energy and trees needed to produce and deliver the paper version. It's incredibly easy to sign up for the digital newsletter at <https://www.rbhome.org/newsletter1.html>



### RBHA Supports City Organizations

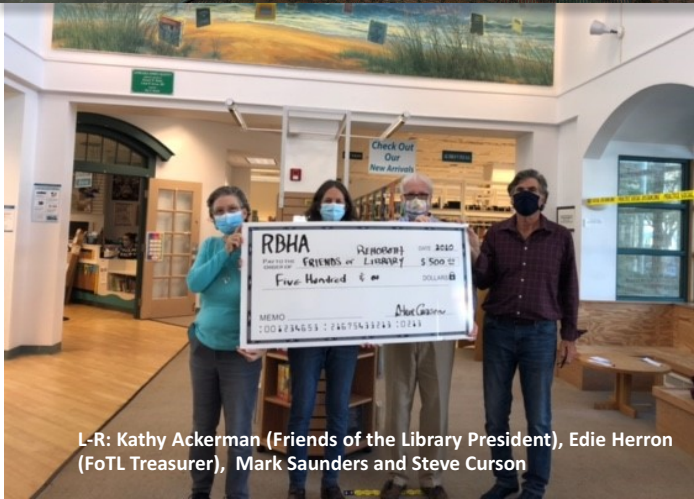
RBHA has had a long history of supporting many of our City non-profit organizations. This year we are honored to make donations of Five Hundred Dollars to Rehoboth Public Library, Rehoboth Volunteer Fire Department, Rehoboth Museum and Camp Rehoboth. Each of these organizations provides superior service to our residents and visitors, and each is an extraordinary asset to the City of Rehoboth Beach. We are proud to support these four outstanding groups. In addition to these organizations, the RBHA regularly makes donations to other City organizations such as Rehoboth In Bloom which is managed by Main Street.



L-R: Chris Beagle (President BoD), Anita Broccolino (Development Director), David Mariner (Exec Dir), Mark Saunders and Steve Curson



L-R: David Mann (President), Mark Saunders, Charlie Browne and Steve Curson



L-R: Kathy Ackerman (Friends of the Library President), Edie Herron (FoTL Treasurer), Mark Saunders and Steve Curson



L-R: Flowers

**Clockwise from top left: giant checks for CAMP Rehoboth and the RB Museum, RBHA's sponsors Main Street's decorative planting program and another giant check for the Library**

### A New Look

You may notice a different look for this newsletter and the RBHA website [www.rbhome.org](http://www.rbhome.org). This is part of an on-going effort to create an improved experience for RBHA members by providing more timely and pertinent information in a more consistent and interesting manner.

As part of this effort, we are asking RBHA members to email us copies of their favorite images of beaches, wildlife, cityscapes, buildings, the boardwalk, waves, sunrise and other images of Rehoboth Beach. We can't use photos of identifiable people (since we don't have their permission) so, don't send us pics of Aunt Martha with a face full of ice cream. If we use your photo, we will gladly give you credit unless you prefer to remain anonymous. Photos over 2Mb are best, but we can use smaller ones too!



### City Employee Appreciation

Traditionally, each fall, the Rehoboth Beach Homeowners' Association sponsors a breakfast for all City employees as our way of thanking them for their dedication and hard work keeping our City beautiful and functional. We realize that without these fine folks, we would not enjoy the quality of life that we are so accustomed to here in Rehoboth Beach. This year of course, COVID-19 made a breakfast buffet impossible. Therefore, in lieu of the breakfast, we decided to show our appreciation in a different fashion...by providing each of the employees with a gift card to Arenas restaurant. With these gift cards goes our heartfelt thanks to all of the City employees for all that they do for us throughout the year. We are hoping to get back to having our in-person breakfast next year!

**Above:** Mayor Stan Mills and City Manager Sharon Lynn accept gift cards for City employees from Steve Curson, RBHA Treasurer.



### AN INTERVIEW WITH LEROY CANDELARIA

By Judy Mellen

Secretary for the Rehoboth Beach Homeowners' Association is LeRoy Candelaria, who comes to us from Roswell, New Mexico, known for the famous (infamous?) UFO crash, where his parents still live. Then on to New Mexico State University in Las Cruces, NM to major in accounting, although he really wanted to study architecture, a desire he sort of satisfied later on.



After an internship at the Federal Deposit Insurance Corporation (FDIC), LeRoy went to work there as a bank examiner for 36 years and then into Human Relations for the agency, hiring new examiners. During this period he traveled quite a bit and lived in Texas, Iowa and Nebraska, landing in Silver Springs, MD in 1988. Retirement was 4 years ago in 2015.

While living in Silver Springs, LeRoy was first exposed to the Delaware beaches with the typical group rental for 10 in Dewey. He fell in love with the area and after two years bought a townhouse in Rehoboth. Then in 1997, LeRoy purchased his current lot. After studying a book on the design of small properties, he found a design he liked, hired a draftsman, interviewed a builder and got to work. (If only he had thought to include a garage for the '82 Mercedes, a prized possession, nicknamed Buttercup.)

Now sharing this house is Mark, an attorney, who is recently retired from the federal government. Although a couple for fourteen years, Mark has only recently made the move to Rehoboth.

As much as he loves this house, there is another in Albuquerque that he visits once every seven weeks. His parents are now 97 and 91, still in Roswell, a three-hour trip from Albuquerque, and require assistance from LeRoy and his six siblings. They have devised an effective plan to provide that assistance: each week a sibling travels from their home in Phoenix, Rehoboth or Portland to Roswell to stay with the parents from Thursday through Sunday. A paid aide stays with them for the other nights.

LeRoy more than fills his days with activities. In addition to the Homeowners' Association posi-

tion as secretary, he is the treasurer for the Rehoboth Farmers' Market. Since he enjoys woodworking and doing tile work he has become the neighborhood "fixer", doing small electrical and painting jobs for his grateful neighbors. He gets a lot of satisfaction from painting where you can instantly see change, but plumbing is "not fun"!

LeRoy is proud of his heritage, pointing to Native American ancestry of 30% Ute. The rest is Spanish, probably also from the early years.

### The Golden Age of Rehoboth Beach circa 1910

Take a magical tour through Rehoboth Beach of yesteryear when the passenger train stopped in the beach-block of Rehoboth Avenue, and the pier out over the ocean featured a bath house and one of the three merry-go-rounds in town.

Paul Lovett has graciously allowed us to link to his videos depicting 1910 Rehoboth Beach through his diorama, pictures and interviews. For lovers of Rehoboth Beach history, this is the ultimate package of wonderment and nostalgia. See it at <https://www.rbhome.org/rbin1910.html>

**Rehoboth Beach  
Homeowners' Association  
P.O. Box 41  
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**Wishing everyone a happy, safe  
and prosperous New Year**

## 2021 RBHA Event Calendar

**Winter 2020**

Unless otherwise noted, all Board meetings and events are intended to be held at CAMP Rehoboth, 37 Baltimore Avenue. All Board meetings are open to the public. However, due to COVID-19 restrictions and precautions, all Board meetings will be held virtually, until further notice. Similarly, all other RBHA events may also be held virtually. Members will be notified in advance by email of virtual events. Please contact us to receive log-in credentials to attend any virtual Board meeting.

<b>Date</b>	<b>Day</b>	<b>Time</b>	<b>Event/Location</b>
January 02	Saturday	9 a.m.	Board Mtg
February 13	Saturday	9 a.m.	Board Mtg
March 20	Saturday	9 a.m.	Board Mtg
April 17	Saturday	10 a.m.	Membership Mtg
April 17	Saturday	After Membership Mtg	Board Mtg
May 21	Friday	3 p.m.	Board Mtg
June 18	Friday	3 p.m.	Board Mtg
July 16	Friday	3 p.m.	Board Mtg
July 17	Saturday	10 a.m.	Candidate Forum
August 20	Friday	3 p.m.	Board Mtg
September 12	Sunday	11:30 a.m.–3 p.m.	Picnic in Grove Park
October 16	Saturday	10 a.m.	Annual Mtg
October 16	Saturday	After Annual Mtg	Board Mtg
November 20	Saturday	9 a.m.	Board Mtg