



Citizens
for a Better
Eastern Shore

CITIZENS FOR A BETTER EASTERN SHORE

SHORELINE

*A Journal of Natural Resources, Public Affairs and
Culture on the Eastern Shore of Virginia*

TM

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Menhaden – The “Biggest Little Fish”

By Sue Mastyl

On November 2, approximately 100 local citizens viewed the film, “The Biggest Little Fish You’ve Never Seen,” a documentary by William McKeever, at the Eastern Shore Community College. The screening was sponsored by the Virginia Saltwater Sportfishing Association (VSSA) and moderated by Roberta Kellam of the Eastern Shore Bird Club.

The film explored the “importance of menhaden to the ecology of the Chesapeake Bay, along with the roles and responsibilities of the state of Virginia and the Eastern Seaboard’s only industrial-scale menhaden fishery [Omega Protein] in Reedville.” Will Baker, President Emeritus of the Chesapeake Bay Foundation (CBF), described menhaden as “the most important fish on the Atlantic and Gulf Coasts; it is a keystone species, without which many species will collapse.”

The film noted that most of the menhaden harvested in the Bay are pelleted and processed to feed aquaculture-raised fish; the narrator asked

“whether it is appropriate to use industrial-scale fishing to take fish out of the wild to feed pen-raised salmon.”

Menhaden’s Impacts

The impact to different species in the Bay was discussed, including several bird species (northern gannets, common loons, double-crested cormo-

The narrator asked “whether it is appropriate to use industrial-scale fishing to take fish out of the wild to feed pen-raised salmon.”

rants, osprey), striped bass and other fish, and even humpback whales. Bryan Watts, Director of the Center for Conservation Biology (CCB), noted that in the 1980s menhaden represented 70% of osprey’s diet; by the early 2000s this had been reduced to about 20%, and osprey productivity has plummeted as a result.

The impact to jobs and economics was also discussed. Charter captains noted the absence of menhaden, or bunker, which they used to catch for bait, and the absence of the larger fish, leading to a decreased recreational fishery. Steve Atkinson of VSSA noted that 1,500 jobs have been lost, while Omega only has 350 employees at stake. Ellen Pikitch, Professor of Ocean Conservation Science at the School of Marine and Atmospheric Sciences at Stony Brook University, noted that the economic value of the forage fish in the Bay is \$11.3 billion, while the value of the menhaden fishery is \$5.6 billion.

Advocating for Change

Following the film, a panel discussion included Atkinson; Chris Moore, Senior Regional Ecosystem Scientist for CBF; and Michael Academia of CCB. Moore reviewed the recent changes to oversight of the menhaden harvest, including managing the fishery using ecological reference points and capping the overall catch. Atkinson noted that most of the burden of the menhaden fishery is along the Eastern Shore, very close to the beach. His organization submitted a petition with 11,000 signatures to the Governor for a moratorium on menhaden fishing in the Bay until the localized depletion can be studied. Academia, who worked with Watts to study the impact on osprey, noted that their survey this year of 83 nests only showed 3 live young.

Last year, the General Assembly asked the Virginia Institute of Marine

See Menhaden, Cont’d on p. 3



Menhaden fishing on the Chesapeake Bay near St. Mary’s County, Maryland. Photo by Carlin Steihl/Chesapeake Bay Program.

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2023 Bike Tour Welcomed Cyclists From 27 States

By Donna Bozza

CBES annual fundraiser always has a few hurdles to overcome, but the 2023 Between the Waters Tour had a particularly daunting one with a change of leadership late in the year. To the rescue came previous Bike Tour Coordinator and Board Member Sally Williams.

Solid leadership, generous sponsors, and hardworking volunteers made the 30th Tour a sellout success again, with a registration of 1,200 (947 actual riders) drawing from an amazing 27 states.

Ever wonder which of the 4 routes is the most popular? The 60- and 40-mile routes virtually tied for the title, followed by the 25-mile route, with 229 cyclists taking on the 100-mile challenge.

It certainly takes a village to pull off the largest ecotourism event on the Shore and its BTW Oyster Roast finale. We salute you all!

EXMORE - HOST TOWN: Exmore's epic town council, town manager, and staff – including their dedicated police.

SHE ALWAYS MAKES US LOOK GOOD: Popular Shore artist, Bethany Simpson Durham, is the Tour's official artist. Her vibrant

art, depicting the whimsy and wonder of our home, graced promotional materials, T-shirts, and Bike Apparel. She donates her work 100%, helping CBES to raise much-needed funds. We are honored by her generosity.

VOLUNTEERS: THE HEART AND SOUL OF THE TOUR

- Lynn Allison
- Ellen Archer - E.S. Medical Corps
- Sandra Beerends
- Vincent Bochicchio
- Patricia Bragg
- Macy Coffey
- Norman Colpitts
- Susan Colpitts
- Karen Jolly Davis
- John Dewees
- Zoryla Diaz-Bonilla
- Kathy Durmick
- Brian Falvey & E.S. Ham Radio Operator Group
- Peter Fisher
- Mary Floyd
- Damion Geist
- Eleanor Gordon
- Nancy Gormley
- Ian Grander
- Jim Granger
- Kim Granger
- Susan Harris
- John Kolos
- Monique Labinsky
- Elaine Lapinski
- Donna Lawson
- Larry LeMaster
- Maggie Long
- Bo Lusk
- George Mapp
- Wendy Martin
- Sue Mastyl
- Annie McConnell
- Chris Morgan
- Sarah Morgan
- Barbara Mulligan
- Anne Mytnik
- Bill Mytnik
- Barbara and Bill O'Hare
- Meriwether Payne
- Jennifer Peirson
- Lee Peirson
- Mike Peirson
- Metty Pellicer
- Matt Pienkowski
- Helen Putre



A cadre of volunteers provided logistics and sustenance for nearly 1,000 riders, from 27 states.

- Sue Rice
- Anna Robert
- Sandy Rowe
- Bruce Rubin
- Lindie Sanford
- Sara Seay
- Bill Scalley
- Heather Shaw
- Chris Shepherd
- Gary Shrieves
- Michele Shrieves
- Michele Sorenson
- Tyler Spady
- Mimi Stitt
- Ashby Taylor
- Sandra Taylor
- Nicki Tiffany
- Paul Tiffany
- Rob Unger
- Arthur Upshur
- Carol Upshur
- Jeff Walker
- Doug Williams

REST & LUNCH STOPS

- Phil Custis
- Jim and Elizabeth Long
- The Nature Conservancy
- Northampton County
- Town of Wachapreague

ROUTE MARKERS - 200+ MILES

- Meriwether Payne
- Sue Rice

FRIDAY FUN RIDE

- Sue Rice, Coordinator
- Zoryla Diaz-Bonilla

BIKE REPAIRS AND SAG HELP

- Vincent Bochicchio: Bo's Bike Repair

See Bike Tour, Cont'd on p. 3

SHORELINE is published monthly by Citizens for a Better Eastern Shore and is distributed to members, public officials, and friends. All material herein is copyrighted © 2023 by Citizens for a Better Eastern Shore.

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Bike Tour, Cont'd from p. 2

Buz Carragher – Salisbury Cycle and Fitness
Patricia Bragg
Jim and Ian Granger
John Kolos

PRESERVING THE MEMORIES

Cecil Watts, Watts Photography

SHORE'S FINEST OYSTERS/CLAMS

Bell's Seafood – Eddie Bell, Shucker Supreme
Full Measure Oyster Company
J.C. Walker Brothers Inc.

THE SWEETEST BAKERS

Eleanor Gordon
Mason Avenue Bakery
Sarah Morgan
Barbara Mulligan
Lee Peirson
Bill Scalley

A SPECIAL TOAST TO:

Cape Charles Brewing Company
Chatham Vineyards

SPONSORS: HELP THOSE WHO HELP US!

Without financial backing from our stalwart supporters, this would not be the quality ride that brings our visitors to spend thousands of dollars in Shore towns and businesses. Please put your thanks into action and patronize these businesses when you can.

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The Blarney Stone Pub (Onancock), Chatham Vineyards (Machipongo), John Fiege CFP (Onancock), Willie C. Randall-Financial Advisor, Edward Jones (Exmore)

NORTHAMPTON COUNTY TOURISM INFRASTRUCTURE GRANT

Provided major funding for the 2023 BTW Bike Tour.

Thank You!

Pender & Coward Waterfront Law Team Touts Support for CBES and Bike Tour



You might remember Jim Lang and Bryan Peebles of Pender & Coward (pictured above with Abby Gump) from their many wee-hour travels from Virginia Beach to help at the Community Unity Day Breakfast. They have also made a tradition of supporting CBES BTW Bike Tour as generous lead sponsors. They recently lauded the Bike Tour and CBES work in an issue of the *Jim Lang Waterfront Law* blog.

“Pedal to Protect Virginia’s Eastern Shore’ is the mission behind our grassroots organization’s only fundraising event,” said Donna Bozza, CBES Executive Director. “Pender & Coward has teamed up with us for years now with critical financial support. But Jim and the gang also show up and ‘up’ the fun of the tour – it would not be the same without them!”

Read more about why their team is part of our team at <https://www.waterfrontpropertylaw.com/blog/posts/the-waterfront-law-team-supports-the-30th-annual-cbes-between-the-waters-bike-tour/>

Menhaden, Cont'd from p. 1

Science (VIMS) to determine what would be required to study the localized depletion of menhaden in the Bay. VIMS has described the parameters of the study, which will take 3 years and will cost \$2.6 million. CCB will need an additional \$600,000 to continue the osprey research. Atkinson and Academia urged participants to contact their state legislators, the Governor’s office, Secretary of Natural Resources Travis Voyles, Director of Department of Wildlife Resources Ryan Brown, and the Commissioner and Board of the Virginia Marine Resources Commission, to ensure that these studies are fully funded.

Citizens can also support legal action by donating to the Chesapeake Legal Alliance Fund (www.chesapeakelegal.org) and can join VSSA at www.joinvssa.org. A Zoom showing of the film can be arranged through the private Facebook group, Menhaden – Little Fish, Big Deal!



Cyclists Catch the King

By Cora Baird, Director of the UVA Coastal Research Center in Oyster

Fall 2023 has brought lots of coastal flooding to the Eastern Shore of Virginia (ESVA). We have had windy days with “sunny day flooding” on high tides, and we’ve had a few tropical storms whose northeast winds pushed water inland. Scores of people across the Hampton Roads area have been working to map widespread flooding on the high tides each autumn. Data submitted by community members help scientists at the Virginia Institute of Marine Science (VIMS) and neighboring institutions better calibrate models of flooding. Those models help predict what our home will look like in coming decades. One such effort – Catch the King – uses a phone app to collect flooding locations from local residents who encounter high water. Though the Shore has plenty of flooding, it lacks data contributors: last year, only 1 person contributed data from the Eastern Shore, while 15,000 points were recorded in Hampton Roads.

To close that gap, CBES teamed up with the University of Virginia’s Coastal Research Center and the app manager, Wetlands Watch, to bring Catch the King to the 30th annual Between the Waters Bike Tour. Returning cyclists are quick to recall occasional flooding along roads during the tour. Holding the bike tour in late October brings beautiful fall weather but also aligns with the highest tide of the year. This “King Tide” is sought after for its ability to foreshadow future flooding. This year, cyclists were encouraged to stop just long enough to submit data points when they encountered flooding.

What We Can Learn From Mapping Floods

“Catch the King” refers to the king tide – the highest tide of the year. It occurs when the full or new moon is closest to the Earth (in perigee); that proximity creates gravitational pull that elevates seas to create “astronomical” flooding that spills into our communities. These highest tides provide a vision of what lies ahead; king tide water levels are expected to be our day-to-day tide heights as sea levels rise over time. According to Wetlands Watch, “typical sunny-day floods [are] predicted to occur nearly 1/3 of the year by 2050 in Virginia’s Hampton Roads.” (Learn more about these tide forecasts at <https://tidesandcurrents.noaa.gov/high-tide-flooding/annual-outlook.html>.) Mapping king tides lets us collect data on the conditions we can expect to see on a regular basis within a few decades.

You may have noticed that flooding on the Shore was higher this fall during several tropical storms and Nor’easters than it was during the king tide in late October. Even though the king tide was lower than peak flooding on other windy days this fall, it still provides valuable information, because researchers are considering the impacts of flood waters that bring both water and salt. “Storm surges, which may take place during extensive rainfall when the ground-water is already high, ... limit the amount of saltwater infiltration into soil.” King tides, however, are typically



CBES teamed up with the University of Virginia Coastal Research Center and Wetlands Watch to offer Bike Tour participants the opportunity to submit data points mapping flooding along Bike Tour routes.

“fair weather events. Although they are less spatially extensive, they may lead to locally greater salinization,” explains Dr. Larry Band of UVA. Additionally, the Sea-LevelRise app allows mapping of events beyond the king tide. If we get participants signed up on the app, we can arrange mapping blitzes around other flooding events, such as inland flooding after major rain events this winter. Better models of inland flooding during heavy rains was a top request from the community at a workshop in January 2023 (read more: <https://easternshorepost.com/2023/02/06/climate-equity-prompts-discussion-at-regional-workshop/>). Researchers are interested in all of these data.

How Does This Help the Shore?

Living close to the water is a way of life on the Shore. Our challenge now is to figure out how to maintain our way of life as waters rise in our community. Efforts by VIMS, UVA, Old Dominion University, The Nature Conservancy, and others work to show us what our future may look like as waters shift along the Eastern Shore. (Have you seen the Coastal Resilience mapping tool for the Eastern Shore? <https://maps.coastalresilience.org/>)

However, their models and scenarios are only as good as their data. While much of environmental mapping and modeling these days relies on high-resolution satellite imagery, data collected on the ground is also critical for validating, or “ground truthing,” their models. No one knows the nuances of Eastern Shore landscapes like those of us who live here, so residents are the best source of ground-truthing data.

Most recently, UVA and collaborating institutions have partnered with ESVA community leaders, includ-

See Catch the King, Cont'd on page 5

Catch the King, Cont'd from p. 4

ing Karen Downing and Andre Elliott, on a multi-year initiative to support the Shore community in creating an equitable climate future. Data collected by our community in the app will be used by environmental scientists on the Equity Atlas project, including Dr. Band and UVA hydrologist, Dr. Pat Wiberg, to verify and improve their models of water and flooding on the Eastern Shore to help us understand how our communities will be impacted and can respond. Having strong models will help build a better tool to inform decisions about how to help the community deal with changing conditions in our area. You can learn more about this project by searching Eastern Shore Equity Atlas on Facebook.

You Can Help

Cyclists started mapping flooding on this year's CBES tour. You can continue their effort by encouraging your neighbors and networks to help map flooding on the Eastern Shore using the SeaLevelRise phone app. This map shows areas where flooding is expected (in light blue): <https://shorturl.at/ajsWX>. If you know someone near those places, please invite them to participate. Contributors download the phone app, sign up for the Eastern Shore region, and then drop pins on a map when they encounter flooding. Dr. Wiberg shared that "it would be very helpful if people documented flooding on impervious surfaces like roads or parking lots rather than in fields. It would be even more helpful [to get] an indication of how deep the water was at that location." Both pieces of information can be included as a "note" when dropping a pin. When a pin location is submitted, the data become available for improving flooding research on the Eastern Shore.

Even a little more participation from the Shore can help improve our models of flooding. If you have questions or need additional guidance, contact Cora at UVA's Coastal Research Center in Oyster at coraj@virginia.edu or (757) 620-7016 (call or text).



60-Mile CBES Route - Catch the King Flood Locations

This weekend is a "king tide" - you may see flooding at these locations along your bike route. *Please note: this map is not intended for nor affiliated with official CBES navigation.*

1. Island House Marina and Wachapreague Town Marina
2. Shields Bridge
3. Morley's Wharf
4. Happy Union Dr.
5. Willis Wharf Boat Ramp

Sea Level Rise
Available on the App Store
GET IT ON Google Play
© OpenStreetMap

WETLANDS WATCH
CLIMATE EQUITY PROJECT

Cyclists started mapping flooding on this year's CBES tour. Shore residents are urged to continue their effort.

Coca-Cola Cake



The Fifties are having a moment – fondue pots in every kitchen, aspic salads, big hair, big tailfins on two-tone cars, Elvis, and Coca-Cola Cake. A sweet, very, very chocolate layer cake, flavor-boosted with vanilla and not 1, but 2, shots of Coca-Cola. Shown here is a small 6" cake for 2 to 4, but this recipe is easily doubled for 8" to 9" cake pans. Use your judgement about doubling the cocoa! The only tricky part is the frosting – start with that.

Frosting:

- 2 cups real (not Diet) Coca-Cola
- 5 tbsp soft cream cheese
- 5 tbsp soft salted butter
- 2 to 3 cups sifted powdered sugar
- A little vanilla

Put Coca-Cola in a small saucepan – heat to boiling, reduce heat, stir frequently, and simmer briskly to reduce to about 2 tbsp of syrup. Watch it closely after about 20 minutes – don't let it burn. Let cool.

While cake bakes, beat butter and cream cheese. Add vanilla, then sifted powdered sugar, ½ cup at a time, and beat about 4 minutes until shiny. Add cool reserved syrup and beat well. Frosting should be light and fluffy.

Cake:

- 1 cup flour
- 1 cup sugar
- 2 to 4 tbsp unsweetened cocoa powder
- ¼ tsp baking soda
- ½ tsp baking powder
- ¼ cup butter, room temperature
- ½ cup real (not Diet) Coca-Cola
- ¼ cup oil
- ¼ cup buttermilk (or milk with a little vinegar added)
- 1 large egg
- Vanilla to taste

Line bottoms of (2) 6" round cake pans with parchment paper circles – butter bottoms and sides of pans. In stand mixer, combine flour, sugar, cocoa, baking powder, and baking soda. Scatter pieces of soft butter on dry ingredients and beat on low about 2 minutes. Whisk Coca-Cola, oil, buttermilk, egg, and vanilla in separate bowl. Add to dry ingredients 1/3 cup at a time, beating 2 minutes after each addition. Pour equal amounts of batter into prepared pans. Bake at 350° about 30 minutes – clean toothpick test. Cool completely. Frost both layers and sides generously, making pretty swirls.

Mary Miller – The Kitchen Hive

Reprinted with permission: <https://www.talkrealnow.com>



RECYCLING CORNER

By Sue Mastyl

Glass Recycling, Changes With New Recycling Vendor

Glass Recycling

Accomack County has announced they will now be collecting glass in a separate container, at the Fishers Corner convenience center in Parksley. Glass bottles and containers of all colors will be accepted, without lids, caps, or corks. Mirrors, window panes, and other non-bottle glass will not be accepted. Northampton County is also collecting glass separately, at all convenience centers.

New Recycling Vendor

As was reported in the August *ShoreLine*, both counties are now using Shore Waste in Salisbury, in cooperation with Eagle Recycling, for our single-stream recycling services. Eagle Recycling has provided a detailed list of what is and is not acceptable; one notable difference is that more plastics are now acceptable, including:

- #1 plastics (except microwave trays)
- #2 plastics – narrow-neck containers only (e.g., milk/water jugs, detergent/shampoo bottles)
- #4 plastics – butter and margarine tubs
- #5 plastics – yogurt containers
- #7 plastics – mixed-plastic containers

Changes for Convenience Centers

Other changes for Accomack County include –

- Small truck or car tires are now accepted at all convenience centers.
- For petroleum-based products, only motor oil is accepted (at all convenience centers); antifreeze is accepted at the Northern landfill and the Southern Transfer Center. Antifreeze, gasoline, power steering fluid, and transmission fluid are accepted at the Household Hazardous Waste Collection Center in Painter.
- Small- to medium-sized branches and brush (up to 6" in diameter) and grass clippings are converted to mulch for citizens' use at both the Painter and Grangeville sites; and is burned on site at the Northern Landfill and the Southern Transfer Center.
- The Household Hazardous Waste Collection Center in Painter is only open on Saturdays, 10:00 AM to 2:00 PM.
- The Put and Take locations do not accept furniture or electronics. Electronics can be recycled at the Fishers Corner convenience center.

One change has been made for Northampton County convenience centers –

- For petroleum-based products, only motor oil is accepted (at all convenience centers)

Keeping Track

Judge Rules Against RGGI Lawsuit

A November 3 ruling from a Fairfax County Circuit Court judge ruled against a coalition of environmental groups, who had sought to reverse Gov. Youngkin's decision to remove Virginia from the Regional Greenhouse Gas Initiative (RGGI). Specifically, Judge David Oblon ruled that 3 of the 4 parties (Faith Alliance for Climate Solutions, Appalachian Voices, and Virginia Interfaith Power and Light) had suffered no reputational harm as a result of Youngkin's actions. He also rejected the groups' claims that they would be harmed by increased air pollution, or by the loss of potential RGGI funding. He added that there are "innumerable ways to address climate change," so the loss of funding from the program wouldn't harm future climate advocacy.

Judge Oblon did allow the remaining petitioner, the Association of Energy Conservation Professionals, to continue their case, since the RGGI withdrawal could lead to a "direct financial loss" to its members. However, he ruled that the case would have to be moved to Floyd County.

RGGI has raised \$730 million so far for Virginia, with half being used for energy efficiency for low-income housing, and half for climate and flood resilience. Many environmentalists and civic leaders are skeptical that lawmakers will come up with equivalent funding as consistent and reliable as RGGI. Gov. Youngkin has proposed a state revolving loan fund for resilience projects, with \$25 million in the 2022 budget and \$100 million in the 2023 budget. However, RGGI funding has been provided as grants; "many localities are too small to afford to pay back large loans," Mary-Carson Stiff, Executive Director for Wetlands Watch, pointed out.

Northampton County

Short-Term Rental Permits

Many localities are seeking to limit or even eliminate short-term rentals (STRs) – they are discovering that the proliferation of STRs has greatly reduced the quantity and affordability of year-round rentals and changed the character of quiet residential neighborhoods. Complaints voiced by STR neighbors, both on the Shore and elsewhere, include noise from fireworks, outdoor music, trespassing, overcrowding, and parking issues caused by day-tripper guests.

Northampton County is proposing a Special Use Permit (SUP) process for new STRs in the county. Currently, these commercial vacation rentals are allowed By Right almost everywhere in the county. The proposal permits new vacation rentals in every residential and agricultural district, once an SUP has been approved. In addition to health and safety requirements for commercial lodging establishments, and conformity with county regulations, requirements for new Permits are basic: on-site parking, limited bedroom occupancy, intent notice to neighbors within 1,000 feet, no use of campers, boats, etc., as accommodations, no event venues, timely collection and remittance of county fees and taxes,

See Keeping Track, Cont'd on p. 7

and local contacts for non-local owners. If these expected requirements are agreed to by the applicant, what would cause a Permit to be denied? Currently operating STRs will not have to apply for a Special Use Permit and will not be required to comply with new county requirements.

Concerns considered, but not included in Permit guidelines, were restrictions on number of days/weeks/months of operation, number of establishments in any 1 residential area, or number of establishments by 1 owner/corporation. County Staff indicated that complaints of non-compliance with new STR requirements would be handled in court.

The Planning Commission held its Public Hearing on November 21 and forwarded a recommendation to the Board of Supervisors. If you are concerned about the proliferation of STRs and the proposed SUP process, please let your supervisors know at the Public Hearing on December 12 at 6 PM. You can refer to BoardDocs (<https://go.boarddocs.com/va/northco/Board.nsf/Public>) for specific language being considered by the BOS.

Developing a Community Resilience Plan

The Shore needs your help. Learn about the big-deal challenges and share your history, and help shape the development of the Eastern Shore Community Resilience & Sustainability Plan. The plan will address issues including saltwater intrusion, shoreline erosion, flash flooding, impassable roads, barrier island erosion, and coastal flooding. Your input is important!

- What was it like when you were growing up?
- What changes over time have hurt your livelihood?
- What have you tried to preserve/maintain your property – was it successful?
- Do you have stories from generations past?

You can share your Shore-story by emailing jessica@steelmancoastal.com, or share your thoughts at <http://tiny.cc/inputsurvey>.

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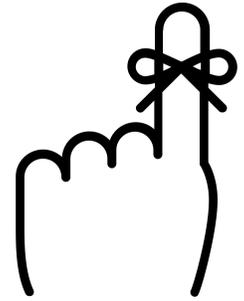
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Join online at www.cbes.org

Don't Forget Annual Giving

The Shore needs CBES; CBES needs the Shore.

With the holiday hoopla in full swing, please take a moment to contribute to CBES. For 35 years, our local grassroots organization has worked to INFORM - ENGAGE-EMPOWER our community. Remember, we are not backed by a larger, national organization. CBES continues only if YOU, our members, support our work. Your donation is tax-deductible.



- Go to www.cbes.org to donate online
- You can also send a check with your contact info to CBES, P.O. Box 882, Eastville, Virginia 23347.

Please give as generously as you can. All donations are welcome and appreciated!

CBES helps to protect what you love about the Shore.

Northampton County

Apartment Rental Update

Long-term rentals are in increasingly short supply everywhere, including the Shore. Enter Kiptopeke Studio Apartments – converted from the former Kiptopeke Inn in lower Northampton County about a year ago. The new owners indicated they expected the facility would fill a workforce housing need – implying long-term rentals.

The management company's website,¹ and a real estate marketing site,² both indicate that the 300+/- square foot units are rented fully furnished, and "equipped with a refrigerator, oven, microwave, and bed." Basic rent is \$999/month plus \$200/month for utilities and amenities, including in-unit washer/dryers, for a total rent of \$1,199/month. A security deposit of \$499+, and an application fee of \$50 are required – and there's a pet fee of \$500, plus pet rent of \$50/month.

An information item on the November 12, 2023, Agenda of the county Economic Development Authority (EDA)³ stated the following: "Kiptopeke Inn developer proceeding to convert into long-term apartments. 102 units. 24 studios available for rent. 19 rented. 3 handicap-equipped. Currently 4 teachers are renting, 3 from Africa (no cars). Apparently, STAR Transit schedule not conducive for teachers. \$1200/month rent includes utilities, Internet, washer/dryer. 1 year min. lease."

Neither the facility's website nor the real estate listing includes a reference to a 1-year minimum lease.

¹<https://www.kevprop.com/listings/detail/b62ef992-6857-4f5e-918c-a8a4a13b8d88>

²<https://www.trulia.com/building/kiptopeke-studio-apartments-29106-lankford-hwy-cape-charles-va-23310-2021630952>

³[https://go.boarddocs.com/va/northco/Board.nsf/files/CXEUU7794734/\\$file/20231114%20EDA%20Agenda.pdf](https://go.boarddocs.com/va/northco/Board.nsf/files/CXEUU7794734/$file/20231114%20EDA%20Agenda.pdf)

Citizens for a Better Eastern Shore
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INFORM, ENGAGE, EMPOWER!

Check your label - if it doesn't show '23 or Life, you need to renew (cbes.org)

• *Happy Holidays and Best Wishes for 2024* •

You are invited to the

**Coastal
Futures
Festival**

Friday, December 8

2 - 5 PM

**Eastern Shore Community College,
Workforce Building
29316 Lankford Hwy, Melfa, VA 23410**

A festival of musical performances, humanities, perspectives, and scientific findings to bring you a new way to explore Virginia's Coast.

Presented by the Coastal Conservatory, University of Virginia, and Eastern Shore Community College

Community Calendar*

**Note: For current status of public meetings, go to the appropriate website or contact by email or phone.*

Accomack County

757-787-5700

www.co.accomack.va.us

- 1st Wed Board of Zoning Appeals
10 AM, Accomac
- 2nd Wed Planning Commission (PC)
7 PM, Accomac
- 3rd Tues School Board
7 PM, Metompkin ES
- 3rd Wed Board of Supervisors
5 PM, Accomac
- 4th Tues PC Work Session
7 PM, Accomac (as needed)
- 4th Thurs Wetlands Board
10 AM, Accomac

CBES and Other Activities

- 3rd Tues ES Ground Water Committee
10 AM, Melfa
- 3rd Tues CBES Board Meeting
7 PM, via Zoom
- 4th Thurs Eastern Shore of Virginia
Broadband Authority
(odd months)
2 PM, Exmore

Northampton County

757-678-0440

www.co.northampton.va.us

- 1st Tues Planning Commission (PC)
Work Session
3 PM, Eastville
- 2nd Tues Board of Supervisors (BOS)
6 PM, Eastville
- 2nd Wed Wetlands Board
9 AM, Eastville
- 2nd Wed Board of Zoning Appeals
10 AM, Eastville
- 2nd Thurs School Board
6 PM, Machipongo
- 3rd Tues Planning Commission
6 PM, Eastville
- 4th Tues BOS Work Session
5 PM, Eastville

For membership and other
CBES information:
www.cbes.org