



Bethesda Oaks HOA Budget Meeting Minutes

Date: December 6, 2012

Location: Bethlehem Church Farm House

Address: 3100 Bethlehem Church Street, Gastonia, NC 28056

Recorded by: Jeremy Eastburn

Attendance:

Article III, Section 8, NCGS – 47F-3-103 – No quorum was necessary as per HOA By-Laws and NC General status.

Opening: The meeting was called to order at 7:01 pm by Joe Cammalleri.

Present: In attendance were members of the Board (J. Cammalleri, B. Marino, A. Huffman, C. Penn), PMR (M. Norris) and nine (9) HOA Members. Detailed 2013 Budget was provided to all.

Agenda:

- Proof of Notice – The President notified attendees that we had met the “Proof of Notice” requirements (Mailing dated 11/01/12 w/Summary 2013 Proposed Budget, 2nd mailing 11/12/2012 (correction of meeting date) & Web posting 11/05/12.
- Proposed Budget – Treasurer reviewed each line of the proposed 2013 Budget, including all changes and highlighted any additional proposed spending. Treasurer informed all attendees that the proposal recognizes \$9000 to be transferred to the Reserve (during the year) and that no change to annual assessment will be needed.
- Q&A – Attendees asked questions regarding future pool expenses, security, reserves and landscaping. All questions were addressed and satisfied.
- Motion to Ratify – President called for a motion to “ratify” 2013 Budget, motion made by B. Marino, 2nd by A. Hoffman and unanimously ratified by all attendees. There were no dissenting votes. Motion was carried and Budget ratified.