



Bethesda Oaks HOA Board of Directors Meeting Minutes

Date: April 25, 2019
Location: Gastonia Fire Station # 4
Address: 900 Armstrong Park Rd, Gastonia, NC 28054
Recorded by: Joe Cammalleri
Attendance: (not recorded)

Opening: The meeting was called to order at 7:07 pm by Joe Cammalleri.

Present: Joe Cammalleri, Bill Marino, Allen Huffman (Jeremy Eastburn & Cleveland Penn absent)

A quorum was established.

Agenda:

Motion to approve meeting minutes from March 28, 2018 meeting and post on website

- Motion made by: Bill Marino
- Seconded by: Allen Huffman

President's Report:

- Ryan Phase Update:
 - Common Areas Turnover Meeting still pending
 - City/County Ordinances – Bill checking
 - Street Trees - completed
 - City Lighting – pending, Bill will follow up
 - Walking Bridge – will need to negotiate change with Ryan
- Lennar Phase Update – Construction Complaints can go to Bill DeForest - Land Development Manager. Mobile: 704-267-2271, William.DeForest@lennar.com)
- Speed Abatement - Speed Limit Radar Sign – scheduled to be installed by mid-May
- New City Restrictions – One-side Parking start marking in April-May timeframe, list of streets affected provided: Cherry Bark Oak, Cypress Oak Lane, Canyon Live Oak, Bethesda Oaks Drive, Scarlet Oak Drive & Burr Oak

Finance Committee's Report:

- Reviewed all outstanding financial highlights since the last meeting.
- No major issues or concerns were presented.

Architectural Review Committee's Report:

- Violation letters were sent out as needed by Property Matters Realty.



- Approvals (if any) were reviewed and handled as needed.

Crime Watch Committee's Report:

- Officer Lingafelt was not available, pass along crime report, no incidents to report. Questions held for next month's meeting.

Communication Committee's Report:

- A newsletter is being drafted and will be sent within the next quarter.

Landscaping Committee's Report:

- Working with QLM for an update to repair/install Front (Titman) Entrance Irrigation.

Pool/Playground Committee's Report:

- Pool Expansion:
 - HRGC Completed – some bubbles noticed, will grind and finish after pool season.
 - Needed Irrigation & Electrical Repairs will be completed by QLM.
 - City will return to levels holes, and backfill & seed affected areas.
 - Final city lights are still pending.
 - Pool Resurfacing has been completed, drains installed and water backfill will be completed by Pool Opening day.
- Pool Opening day has been tentatively scheduled for May 11th. Pool Clean Up will be May 4th.
- Pool packets will be mailed next week, to include new Rules (vaping & grills) and notice for use of floats.
- First Aid Box purchased, safety equipment installed, new tables, chairs, umbrellas, stands & lounges have been or are being delivered and will be placed prior to pool opening.

Social Committee's Report:

- Successful April 20th – Easter Egg Hunt in spite of rain delay and rain. Committee working on many upcoming events.

Administrative Committee's Report:

- Nothing to report.

Next Scheduled Meeting:

- Date/Time/Location: April 25, 2019, 7:00 pm @ Fire Station # 4
- Topics deferred to next meeting (if any):



Motion to Adjourn: 8:30 pm made by Bill Marino, seconded by Allen Huffman.