



Bethesda Oaks HOA Board of Directors Meeting Minutes

Date: February 23, 2023
Location: *Virtual Zoom Meeting*
Recorded by: Kristen Hennessey
Attendance: 21 total

Opening: The meeting was called to order at 7:03 pm by Jeremy Eastburn.

Present: Jeremy Eastburn, Bill Marino, Kristen Hennessey, Bill Radcliff, Cleveland Penn (absent)

- A quorum was established.

Agenda:

*Meeting Minutes from **Thursday October 27, 2022** were internally reviewed and approved by the Board of Directors and have been published on bethesdaoaks.com.*

President's Report:

- Changes for 2023:
 - *Instead of waiting until the next bi-monthly meeting for a formal motion & approval, the Meeting Minutes will be approved internally shortly after each bi-monthly meeting and then posted on the website.*
 - *Rough agenda/topics will be sent out to the community with the Zoom reminder email the week of the meeting.*

President's Report:

- Bethesda Oaks was officially recognized into the City of Gastonia **Alliance for Community Enrichment (A.C.E.) Program** during the city council meeting on February 21, 2023.
 - The Mission of the Program
 - *To foster community enrichment and pursue a higher quality of life for citizens of Gastonia through partnerships and collaboration between citizens and the local government by way of neighborhood and community recognition.*
 - Benefits of Becoming a Recognized Community
 - Dedicated Community Liaison:
 - **Clayton Smith**
 - Office: (704) 866-6859
 - Email: claytons@cityofgastonia.com
 - Additional Contact w/ Neighborhood Program Administrator:



- **Tyler Davis**
- Office: (704) 866-6907
- Email: tylerd@cityofgastonia.com
- City Staff Attendance for Meetings
 - Direct path to raising concerns with the city (speeding, crime, etc)
- Access to Meeting Space without Fee
- Community and Neighborhood Cleanups
- Social Event offerings (movie-in-a-box, neighborhood, block party, first responder vehicle demonstrations)
- Learn more here: <https://bethesdaoaks.com/city-resources/>
- Lennar
 - HOA BOD conducted a walk-through of the 3 retention ponds with the City & Dragonfly Pond Works before officially assuming responsibility.
 - The HOA has since signed a contract with and is now maintaining these 3 retention ponds through the vendor.
 - Final walk-through with the HOA BOD & Lennar is scheduled for February 28 – all remaining issues will be raised and an exit plan put in place.
 - Lowell Bethesda entrance irrigation system under review/repair
- Sign Refresh project completed across common areas
- City Church amphitheater under construction
 - They are aware of noise concerns and want to work with their neighbors
 - Possible “movie night” collaborations for our neighborhood
- Duke Energy will be updating the power lines along Titman Road
 - This will lightly impact the easement area near that entrance, but disruption will be minimal.
- Bethesda Oaks won the *"Keep Gastonia Beautiful" Spirit Award* in December 2022! Congratulations to all!

Finance Committee's Report:

- Review of latest financial statements (Bill R.)
- January overall 9% under budget due to insurance bill arriving in Feb instead of Jan
- 2 houses closed in Jan
- Majority of expenses: common area maintenance
- The BOD has started the RFP process for Property Management vendors, to fully evaluate our current vendor (Property Matters Realty) with other nearby vendors.

Architectural Review Committee's Report:

- Committee Report (Bill M.)
- As of tonight, all requests are current and up to date



Communication Committee's Report:

- Committee Report (Kristen)
- Speed sign reports for Dec, Jan should be up on website soon

Landscaping Committee's Report:

- Committee Report (Cleveland)
- Pine Needles/Mulch laid in common areas
- Coming this year:
 - Street Tree replacements (dead or missing)
 - Street Tree heightening/trimming

Pool/Playground Committee's Report:

- Committee Report (Janice Cramp)
- 2023 Pool Service Contract signed with Perry Pools
- Pool Opening date in May TBD
 - Community Cleanup event will take place 1-2 weeks before opening

Social Committee's Report:

- Committee Report (Dawn Larder)
- Recent Events
 - Multiple events over Halloween weekend 2022
 - Multiple event in December 2022
 - Holiday Decorating Contest Winners:
 - 1st - 3320 Cord Oak (Carrie Ladny & Clifton Barber)
 - 2nd - 3221 Bur Oak (Rhett & Sally Heglar)
 - 3rd - 3311 Cord Oak (Douglas Heagen)
- Upcoming Events
 - Saturday, March 11 @ 3:00 pm - Leprechaun Scavenger Hunt
 - Saturday, April 1 @ 1:00 pm - Easter Egg Hunt
 - ... and many more! ...

Motion to Adjourn

7:33 pm made by Bill Marino, seconded by Kristen Hennessey

Next Scheduled Meeting:

- Date/Time/Location: Thursday, April 27, 2023

Homeowner Questions:



- Anyone know where the new lighting may need to go?
 - Waiting on 2 to be delivered
- Lighting around mailboxes?
 - Going to look at this once all lights are installed
- How did we get involved with the ACE program?
 - Memo was sent to the board in 2022