



## Bethesda Oaks HOA Annual Meeting Minutes

**Date:** February 29, 2024

**Location:** Zoom Webinar

**Recorded by:** Kristen Hennessey

**Attendance:** 37 total

**Opening:** The meeting was called to order at 7:00 pm by Bill Marino.

**Present:** Bill Radcliff, Bill Marino, Kristen Hennessey, Dawn Larder (absent: Tony Kee)  
A quorum of the Board was established.

Meeting Minutes from Oct 23, 2023 approved and posted on the website.

### President's Report:

- Introduction of Laura Dyer - our new Community Manager
- Introductions and roles of board:
  - Bill Radcliff - President
  - Bill Marino - Vice President
  - Kristen Hennessey - Communications
  - Dawn Larder - Treasurer
  - Tony Kee - Director at Large
- NCDOT alerted the HOA of a small eminent domain land purchase (300 sf) next to S. New Hope Road due to an upcoming road widening project. We were working on finalizing the agreement.
- 1776 Homes - They have started constructing a model, gift home, and other homes.
- Lennar irrigation system repair and closeout
  - Working with Lennar on some final landscaping closeout issues
  - Lennar has completed the repairs to the system
  - We are awaiting the review from our experts before accepting the system
- Several committees are looking for members. Please reach out to Laura if you are interested in joining.

### Finance Committee's Report:

- 2023 end-of-year report (Bill R)
  - Slight overspend due to increase in quote for street tree trimming
- Review of latest financial statements (Dawn.)

### Architectural Review Committee's Report:



- Committee Report (Bill M.)
  - All current on requests
  - Welcome to new committee members!

**Communication Committee's Report:**

- Committee Report (Kristen)
- Speed sign report

**Landscaping Committee's Report:**

- Committee Report (Tony)
  - QLM has started regular landscaping maintenance activities
  - Had to take down 2 dead trees that have fallen on walkway between Holly Oak and Cherry Bark
  - Arborist looking at trees that look like safety concerns
  - Working with PMR and QLM on a couple of items

**Pool/Playground Committee's Report:**

- Pool project before pool opening (Bill R.)
  - Code required upgrades
  - Electrical panel upgrade
    - Food truck outlet
  - Deck pressure washing
  - Installation of pool signage
  - New pool furniture
- Committee Report (Janice Cramp, Debbie Kinni)
  - Target pool cleanup date: Saturday, May 4, 2024
  - Target pool opening: Saturday, May 11, 2024

**Social Committee's Report:**

- Committee Report (Dawn Larder)
  - Review of the 2024 Social Calendar

Motion to Adjourn at at 7:32pm by Bill Marino second by Bill Radcliff

**Next Scheduled Meeting:**

Date/Time/Location: Thursday, April 25, 2024

**Homeowner Questions:**

- Parties at playground; what is the community policy
  - Do not allow private parties at pool or playground because it is a community



amenity

- When will street light on Bethesda Oaks drive be fixed?
  - Bill M also called in but will call in again to the city
- Sand Post Oak lights on the new trail and in cul de sac?
  - Looked into solar lights for mailboxes but ACE program might be able to help
  - We will relook at this option
- Look into LED bulbs for street lights