



BETZLANDING HOME OWNER'S ASSOCIATION
P.O. BOX 422
HEATHSVILLE, VA 22473

**BOARD OF DIRECTORS MEETING Saturday, June 9, 2018 9:30
am Northumberland County Library**

MINUTES

A. ROLL CALL AND VERIFICATION OF A QUORUM (President
Dustin)

Dave Dustin, President
James Ankeney, Vice President
Sam Frye, Treasurer
Cindy Howard, Secretary
Joe Thompson, Director and ACC Chair

Janice Frye, Director and ACC Committee member
Matt Church, Director
VACANT, Director
Bob Silva, Director

Kyle Langford, ACC Committee Member

3. VACANT(3) positions - Maintenance Committee Chair + two

B. PROOF OF NOTICE OF MEETING (President D. Dustin) Completed

C. READING OF MINUTES OF PREVIOUS MEETING (Secretary Howard)

March 2018 minutes were read and the following changes were discussed: Dir. Thompson wished to delete the vehicle letters. Treas. S. Frye motioned that the deletion be accepted, Dir. Silva seconded.

Minutes approved unanimously and are to be posted as final on the BLHOA web page.

D. ASSOCIATION MEMBER AND VISITOR REMARKS

Visitors in attendance: none

E. TREASURERS REPORT (Treasurer S. Frye)

The BLHOA checking account balance is \$16,420.69. The budget is \$20,590. The total capital reserve is \$ 169,160.56. Refer to Treasurer's Report for details. SonaBank bank statements are available for view.

MEETING CALLED TO ORDER @ 9:30 am

Dir. Thompson suggested a trophy be given to former Treas. Henbest at a cost of \$170 from the BLHOA. The idea was discussed and withdrawn from BOD action. Dir. Church motioned that the idea be dropped from BOD action, Pres. Dustin seconded. A resident recommended former Treas. Henbest be commended for his years as BLHOA Treasurer. The BOD expressed gratitude to John Henbest for his years of great leadership and work as Director and Treasurer to the Betz Landing Homeowners Association. No BLHOA funds will be used to pay for this trophy. The cost will be paid for by individuals who wish to contribute towards its cost.

Elwood Ball's funeral was discussed as being held June 30. Flowers and church donations will be sent individually from BOD members.

Discussion was held regarding the content of the home page of the BLHOA website. The personal email addresses and phone numbers of individual board members will be removed. Dir. Church motioned the email addresses and phone numbers be removed, Dir. Silva seconded. The vote was unanimous. Residents and lot owners can use the BLHOA post office box and the official email address: BetzLanding@outlook.com when contacting any of the BOD members. These will be checked daily.

Discussion was held regarding whether residents and lot owners can “opt in” when sharing their personal information in BLHOA publications. Dir. Silva motioned going into executive session, Treas. S. Frye seconded. After ten minutes in executive session, regular session resumed. Dir. Church motioned that residents be given the opportunity to “opt in” to publishing their contact information, Treas. S. Frye seconded. This is done to insure compliancy of state law. Approved unanimously.

Dues fees to date are five delinquencies. Treas. S. Frye will send notices to these folks. Lot 28/29 owes \$6,036.03 as of 2018. A letter was sent to Atty. McKerns, as well as the owner of Lot 28/29, giving the lot owner a mechanism to pay.

The BLHOA drop box will remain in operation, on a free basis. Dir. Church motioned approval of the report, Dir. Silva seconded. Report accepted unanimously.

F. ARCHITECTURAL CONTROL COMMITTEE REPORT (Dir. and ACC Chair Thompson) No report at this time.

G. MAINTENANCE COMMITTEE REPORT (Maint. Chair still being sought, presented by Treas. S. Frye and Pres. Dustin)

VDOT needs to repair spots of road drainage erosion with rip rap. Trees are overhanging the road. The cul-de-sac on Rockfish needs repair. VDOT needs to clean up the roadside edges. Surplus mulch from Clean Up Day was sold to some residents. A refund of \$86 was entered.

Pres. Dustin and Treas. S. Frye will walk through and list. Report accepted unanimously.

H. PRESIDENT’S REPORT (Pres. Dustin)

Lot 28/29 was previously discussed; the drop box was previously discussed. The scholarship fund will change its name, dropping the word “association.” Dir. Thompson said he will work with the attorney. The BLHOA BOD needs to sign a note resigning from the scholarship BOD, stating they are opting out, without obligation, a “mirror organization.” Pres. Dustin will compose the letter. Such mention needs to be removed from the Bylaws.

Discussion was held regarding the BLHOA Annual Meeting Saturday, October 13, 2018 at Tommy's Restaurant in Reedville. It is estimated to run \$1200.00. Dir. Church motioned that the HOA pays for the cost, Dir. Siva seconded. Approved unanimously.

Discussion was held regarding the issue of small "temporary" signs being placed near the entrance of our community to advertise upcoming community events. The BOD voted unanimously that the BOD did have the authority to place a sign, no more than one week in advance of a community event, in the Steamboat Lane right-of-way. All signs are to be removed immediately after the date the event takes place.

The attorney suggested forming a committee to revise the Bylaws and Covenants and hold a vote at the Annual Meeting:

1. Remove the word "association" from the name of the scholarship fund;
2. Address new technology like solar panels and satellite dishes (state says yes)
3. Address parking on county right of way issues (state says yes);
4. Address for sale signs (state says realtors can have one and only one);
5. Address AirBnB and like rentals.

Volunteers on this committee are to evaluate and recommend changes to the Bylaws and Covenants and publish results in the newsletter. Pres. Dustin, Treas. S. Frye, and Dir. Church volunteered to form this committee, will meet, or discuss by email with other outside volunteers. The Board volunteers will provide the attorney with changes.

The nominating committee consists of Kyle Langford and Matt Church. Report accepted unanimously.

I. UNFINISHED BUSINESS

The entrance sign repair is still in progress.

J. NEW BUSINESS

Dir. Silva motioned to go into executive session. After 15 minutes, regular session was resumed.

K. ADJOURNMENT

Dir. Church motioned to adjourn, Treas. S. Frye seconded. Adjourned @ 11:25 am.