

Betz Landing
Homeowner's Association
P.O. Box 422
Heathsville, VA 22473



<http://betzlanding.org/>

Betzlanding@outlook.com

1. Meeting was called to order at 9:43 am on 12/10/2022 by President Church

2. Verification of Quorum. Secretary Harvey 100%

In attendance were:

Lauren Church President

Cathy Sarmento Vice President

Donna Keeney Treasurer

Jerry Harvey Secretary

Kurt Bulger Director

David Dustin Director

Elaine Moore Director

Robert Silva Director

Nannette Smith Director

Marshall Ticer Director

Guest: Stan Murphy BLHOA Attorney, Terri Dustin, Debbie Harvey, Matt Church, Garland Gills, Joanne Gills, Ralph Ivester, Cindy Ivester, Pamela Plumb, Tricia Myzyglod, Phil Landry, Jeff Geis

3. Approval of the minutes from the last minutes conducted on 09/10/2022 at 9:30am.

Motion to read minutes by VP Sarmento 2nd by Director Bulger 2 yes 6 no

Motion to approve minutes by Director Moore 2nd by Director Silva all yes

4. Comment period

no comments

5. Election of new Board Officers by Directors

President Church was re-elected

Vice President: Director Ticer was elected

Treasurer Keeney was re-elected

Secretary Harvey was re-elected

6. Treasurers report

The treasurers report was provided by Treasurer Keeney. Director Dustin questioned the need to make a motion to accept the report. Director Silva questioned need for approving the treasury report for accountability. It was decided after consulting Stan Murphy that there was no need for a motion and approval for the report.

Motion to disband Nominating Process Committee by Director Smith 2nd by Director Moore 7 yes 1 abstained motion carried

Motion to maintain current election process by Director Dustin 2nd by Director Moore 6 yes 1 abstain and 1 opposed

7. Update on old business, other standing committee reports

a. ACC member Harvey reported no new applications

Revision 10/25/2021



b. Maintenance committee Director Sarmiento provided updated report see appendix A:
Director Sarmiento also stated that the Crape Myrtles on the street corners need to be trimmed by February 2023

7. President's report

- Legal fees for 2022 annual meeting issues: \$1400
Motion to approve payment by Dec 15, 2022 for a discounted rate, by Director Ticer 2nd by Director Silva all yes

8. New business

- General notice about trailer parking on lots and Street parking
 - Section 10 of the covenant's states "Recreational Vehicles, boats and utility trailers, when not in use on the Lot, are to be stored in the Common Storage Area. If space permits, boats may be stored in the back yard of lots providing they are out of view from all roads."
 - Article 4 section 4 states" No automobiles or other motor vehicles shall be parked in the right-of-ways or roads of the subdivision, and no street parking is permitted by lot owners. Visitors, guest, delivery vehicles or other legitimately using said roads and streets are excepted and are permitted to temporarily park along said streets as my be prescribed by law."

Motion to have additional member comments added to agenda by Director Sarmiento 2nd by Director Dustin All yes

9. Additional Member comments: Several members had questions regarding todays meeting all were asked and answered

10. Adjournment

Motion to adjourn meeting by Director Keeney 2nd by Director Dustin all yes, the meeting was adjourned at 10:56 am

Appendix A:

Revision 10/25/2021

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BETZ LANDING HOA MAINTENANCE REPORT December 2022

Submitted by Cathy Sarmento Maintenance Chair

PROJECTS COMPLETED 2022

Well lid replacement – Mike Sarmento/Garland Gills

Sealing cracks in boat launch driveway - Unknown

Septic Lid replacement - Cathy/Mike Sarmento & Jerry Harvey

New Septic pump installed under warranty – Pritchard & Fallon

Bathroom startup and winterization - Cathy

Men's Bathroom lock replaced - Locksmith

Men's bathroom sink leak repaired. Thank you, Garland Gills

Men's bathroom electrical(blank) box installed exposed wires concealed. Thank you, Garland Gills

Ladies room toilet plumbing resolved

Missing boards on dock replaced and painted Spring & Fall. Thank you, Mike Sarmento

Full Dock painted - Cathy

Potholes on White Oak and Highland filled – Cathy

Aquaphalt test patch on Buoy – Cathy

Landscaping mulch around trees – community effort, thank you all

Weeds removed from boat launch driveway cracks – Thank you mystery person

In Process UNCOMPLETED

Correction of non-code plumbing issues still obtaining bids

Valve handles replacements (3)

Eviction of Fox underneath the pavilion

ROADS

Still obtaining bids for top seal/repairs: White Oak, Buoy & Highland.

Test patch repair of Aquaphalt on Highland – in process

