

BGHOA Board of Directors Meeting December 2, 2021 Meeting Minutes

ATTENDANCE:

Board Officers: **Pete Kauffman (Pres)** **Ronnie Gordon (VP)** **Sam Bready (Treas)**
 Nancy Evans (Sec) **Linda Detrick (At Large)**
 Nadine Moore (Asst Treas)

Committee Chairs/presenters: **Architectural: Alan Detrick** **Finance: Bob Schafer**
 Maintenance: Pete Kauffman **Neighborhood Watch: Victor Evans**
 Gene McGuire

Call to Order: meeting called to order at 6:07PM by President Pete Kauffman

Secretary's Report - N Evans

Approval of Minutes from Previous Meeting: motion by Bready/seconded by Gordon, unanimously approved

Treasurer's Report - Bready

Committee Reports

- Maintenance

*Reseeding seems to have taken

- Finance-Schafer: reviewed Internal Controls Policy, Duties of Assistant Treasurer, Treasurer, Finance Committee
- Hospitality - Murdock-presented by secretary (attached)
- Neighborhood Watch - V Evans

*Porch pirate awareness

*Gas siphoning awareness

*Security camera—plan to make security camera internet capable: Earthlink—\$1,000, increase of \$200 and \$600 annually. Motion (Kauffman/seconded by Gordon/unanimously approved).

- ARC - Conklin/presented by Alan Detrick

*Report attached

Old Business

- Approval of all interim actions - Kauffman
 - FC appointment: Motion by Bready/seconded by Kauffman/unanimously approved
 - Approval of Landscaping on Sign: Motion by Bready/seconded by Kauffman/unanimously approved
 - Approval of Seeding of BGHOA land: Motion by Bready/seconded by Kauffman/unanimously approved
 - Approval of Beautification Project: Motion by Bready/seconded by Kauffman/unanimously approved to create Beautification committee
 - Audit Schedule: postponed

- Policy for Committee Member approval for D&O and WC coverage: Motion by Kauffman/seconded by L. Detrick/unanimously approved to approve policy
-
- 2022 Budget Approval - presented by Bready: Motion by N. Evans/seconded by Gordon/unanimously approved
- Zoning Change from A-1 to R-1 - Kauffman presented preliminary discussion/update to review A1-to-R1 discussion and discussed procedure for pursuit of rezoning to include a neighborhood survey at a later date

*1. Survey/Petition to neighborhood; 2, Our position should be - "BoxwoodGreen Subdivision is incorrectly zoned under the law; 3. Contact with officials will be pursued

- Speeding: in process
- Dock - Bready: bids are being pursued
- WVWA Holdback Review - Kauffman

*Gene McGuire presented discussions with an attorney and possible liabilities

*Redline amendment to Water Company sale agreement is to be rewritten (Bready), submitted to board for further comment.

- Beautification - Kauffman: unanimous board approval for establishing Beautification committee
- Maintenance Chair - Kauffman

*leaves cleaned up

*Upcoming: paint wrought iron, repaint neighborhood sign

New Business

- Covenant Changes - Gordon: input from board members to review covenants and policies is in ongoing process
- Dues - Kauffman: current rates increase possibility discussed
- Question on usage of concrete pad by the homeowner who won its use in the Aug lottery. Kauffman to follow up.

New Business Postponed

- Policies Review
- Electronic Records
- Board Training
- Roles and Responsibilities
- Dues
- Maintenance Plan

Motion to adjourn made by N. Evans/seconded by Gordon/unanimously approved at 8:48PM.

Thanks,

Pete

Peter Kauffman
763 Boxwood Green Drive
Wirtz, VA 24184

kaufpw@gmail.com
540 719-3342 h
703 328-3541 c