

BELMAR NORTH HOA BOARD



MEETING MINUTES Belmar HOA 1st QTR 2022

Date: February 8, 2022 @ 6 PM

Location: Belmar Golf Club Banquet Room., Norman OK

Board Attendees: **President:** Drew Arnold - **Vice President:** Rob Griffin
Secretary: Iris Copeland **Members at Large:** Dustin Watts

Elections

Elections were held for five (5) Board Member positions that needed to be filled: The election results were as follows: (1) Rob Griffin; (2) Charles Gather; (3) Jessica Cavin; (4) Desiree Beaty; (5) Jason Landrum.

The New Governing Board Assignments were as follows: Charles Gather, **President**; Desiree Beaty; **Vice President**; Jessica Cavin, **Treasurer**; Iris Copeland, **Secretary**; **Members at Large:** Rob Griffin; Dustin Watts and Jason Landrum.

Next Meeting

- March 7, 2022, | 6:00 p.m. @ Black Rifle Coffee Company, Moore, OK
- Motion to adjourn was made at 7:00 p.m. and was passed unanimously.

MEETING MINUTES Belmar HOA BOARD Meeting 2022

Date: March 7, 2022 @ 6 PM

Location: Black Rifle Coffee Company, Moore, OK

Board Attendees: **President:** Charles Gather; **Vice President:** Desiree Beaty; **Secretary:** Iris Copeland; **Members at Large:** Dustin Watts & Jason Landrum

Committee Assignments

1. The Board members reviewed responsibilities and expectations for the board governance. Each board member is expected to be involved in at least one committee outside of regular duties.
2. **Finance/Budget Committee:** Jess Cavin, Chair; **Architectural Committee:** Rob Griffin, Chair & Iris Copeland; **Compliance Committee:** Dustin Watts, Chair; Jason Landrum; **Gate Programming/Contract Maintenance:** Dustin Watts; **Gate Tags /Codes:** Jason Landrum; **Community Activities Committee:** Desiree Beaty, Chair; Charles Gather; **Landscape Committee:** Dustin Watts & Rob Griffin.

Board Duties Assignment

- *Bank Account - Added Charles Gather and Dustin Watts as Authorized Signers*
- *Email Correspondence Tracking – Desiree Beaty & Jason Landrum*
- *Website Management/Announcements - Iris Copeland & Dustin Watts*
- *Maintain HOA files, Archives, and Master Forms -Jessica Cavin & Charles Gather*
- *Roads Maintenance - Rob Griffin*

Finance/Budget Management

- The new Vice President, Desiree Beaty, will manage the ARIA contract –moderate issues, and serve as the primary point of contact.
- The new Treasurer, Jessica Cavin, will assume the duties of monitoring and reporting budgetary issues and distributing quarterly fiscal reports.

Compliance Discussion: The HOA was established to maintain a neighborhood standard through compliance with established bylaws. The HOA strives to maintain home maintenance guidelines that were established to preserve and enhance the value of Belmar North Homes. The HOA desires that property values in the community will continue to rise and attract buyers. Compliance Committee does periodic inspections.

Communication

- Facebook: The Belmar North HOA Board voted to resume open communication on Facebook.
- Website: Community Announcements and Events, membership meetings, HOA Board Announcements.
- ARIA: All complaints, comments, and compliance issues will continue to be transmitted through the ARIA HOA Management Company.
- Board Communication: Group Me, Google Drive

Old Business

- The Official Belmar North HOA website will be used to distribute the HOA Newsletter and announcements for Community Events.
- The Board will post Meeting Minutes and Agendas on the HOA website.
- The damaged sewer on Slater & 41st has been reported to City of Moore for repair.
- A new form for the Car Tags has been developed – has been uploaded to website.

New Business

- Obtain a Purchase Card for the HOA
- Reinstitute Yard of the Month Club
- Aria will validate the reissue of tags to existing members and new buyers through the Title paperwork – the Board will no longer be in the approval chain.
- Validate process to issue new codes for the gate.
- Review HOA Bylaws to determine concerns recommended for compliance.

Next Meeting

- May 3, 2022, | 6:30 @ Belmar Banquet Room, Norman, OK
- Motion to adjourn was made at 8:15 p.m. and was passed unanimously.

Belmar North HOA

E-Mail: BelmarNorthHOA@gmail.com

Belmar North HOA: Board of Directors Election – February 8th, 2022

Location: Belmar Banquet Hall Time: 6-9PM

You must vote in person or by proxy at the February 8th, 2022 meeting for your vote to be counted. There are 5 positions available – please vote for a maximum of 5 people below by placing a check by their names or writing a candidate's name for nomination. *Ballots with more than 5 votes indicated will be disregarded.*

_____ Rob Griffin

_____ Charles Gather

Write in Candidate

Write in Candidate

After the votes have been tallied, the new board will then nominate within to assign positions as needed.

Iris Copeland- 2 years left on term (Current Secretary)

Dustin Watts- 2 Years left on term (Current Member at Large)

Andrew Arnold- Not seeking Re-election (Current President)

You must vote in person or by proxy at the February 8th meeting for your vote to be counted: (proxy assignment information is on this ballot)

Signature: _____ Date: _____

Printed Name: _____ Address: _____

Proxy assignment: I am unable to attend the February 8th, 2022 meeting, and instead designate _____
_____ the authority to vote for me at the 2022 Belmar HOA election Meeting.
He/She shall vote _____ **as I have designated above** on this ballot **OR** _____ as they wish.

Signature of absentee voter: _____ Date: _____

Signature of Proxy: _____ Date: _____

Please see reverse side for Board Nominee Profiles

Belmar North HOA: Board of Directors Election – February 8th, 2022 – Nominee Profiles

Rob Griffin

Background: Retired School Administrator with experience in budgets, contracts, building codes, and regulations.

Participation in HOA activities: Worked on the Architectural committee and have been elected to both treasurer and vice-president.

Skills/Experiences contributing to this role: My experience as an administrator gives me the tools to work and develop goals for the HOA and HOA board. I would work with the HOA board to keep on task and make sure plans are carried out.

HOA Philosophy/Vision: Make Sure gate and streets are in good shape and work with HOA board and Belmar North members to make sure bylaws are followed.

Charles Gather

Background: Retired Army and current Air Force civilian in logistics and have been a leader in both. I love OU football, especially for the few minutes that my kids Evelyn (8) and Ryan (5) will watch with me. My wife and I have been married almost 11 years and we attend Victory Family Church.

Participation in HOA activities: I have been to every meeting except one, but I have not served yet.

Skills/Experiences contributing to this role: I can lead and follow when appropriate. I will always voice my opinion but know that the board serves the community and should be representative of it and not the other way around.

HOA Philosophy/Vision: Simple, but very difficult to find compromises that keep our neighborhood peaceful. The board cannot please everyone, but should work to address as many of the needs and wants of the community as humanly possible