

Overlook Landowners Annual Meeting

February 19, 2015

Call to Order 7:15pm

Roll Call – 14 homeowner’s in attendance and 5 more represented by proxy. Therefore, a quorum was represented

Introduction of Homeowner’s

Ratify 2015 Meeting Minutes:

Bob Topp made a motion to approve minutes. Kevin second. Motion approved.

Election of Directors:

Time to elect 1 new director. Kim Cox volunteered for a 2 year term. Directors – Megan Hicks and Joanne Turner will continue to be Directors for another term.

John Lindstrom volunteered to be President. Kathy Laurnen will be the Secretary. Kevin Narans will stay on as Treasurer.

Financial Report and Review:

Kevin Narans reported and the OLA Budget presented.

Income: A portion of the Parrots HOA dues uncollected. This reduced income by \$562.50

General Administrative: One time charge of \$225

Gate maintenance: Costs down due to “self-maintenance” by John and Kevin

Landscape costs: Primarily roll off cost and sand

Trash service: Direct pass through

Road repair and crack fill: Budget was approx. \$3000, actual cost \$4078

Projecting 2015 surplus of \$1370. Past year surplus was \$12,813.

HOA Dues: No change for 2015.

Kevin made a motion to pass the 2015 budget. Greg seconded. Motion approved.

Roll off approved at a cost of \$425. Date same as last year but need to get approval to place roll off from Carol.

New Business:

Should gate be kept open? Expense would be \$1500-2000 to make the gate open and close from a computer. Is there an app available? Could the gate be opened during the day and closed at night? Should the HOA pay the cost to upgrade? Neighbors want the gate upgraded.

Kevin made a motion to explore the upgrade possibilities. He will present information to HOA and Board of Directors. If the cost is under \$2500, the expense will be approved. Bob Topp seconded. Motion approved.

Can excessive dog barking be addressed? It is the responsibility of individual homeowners to address this issue, not the responsibility of the HOA and that everyone should supervise their own dogs. And that the Declarations do address barking dogs and they are not allowed.

Discussion regarding the web-site next door and 10 of the neighbors have signed up. It is a subdivision web-site to promote better communication among the neighbors.

Thistle Control was discussed and it is urged that each homeowner spray the Thistles in their yards to help prevent the spread.

Greg explained the Fire Mitigation that he is required to do on 3711 Overlook: No trees 15' from the house and only 20% trees within 100' of the house if there are NO branches between the ground and 15' up the tree.

Greg also went over the fire department training that will be conducted during March at their house on 3711 Overlook.

There being no other business the meeting was adjourned at 8:38PM

Kelli Anderson
OLA Secretary