

Overlook HOA Meeting
Thursday August 6, 2020
Time 2:00 PM ~ 3:30 PM
Location: Zoom Call

Agenda:

1. **June Financials:** The June financials were discussed and approved by the Board as presented. (No July Meeting due to summer vacations)
 - Overlook Operating Acct: \$41,819.94
 - Overlook Reserve Acct: \$55,513.44
 - Overlook Savings Acct: \$15,095.86
 - Total Funds: \$112,429.24

- **July Financials:** The July Financials were discussed and approved as presented.
 - Overlook Operating Acct: \$48,146
 - Overlook Reserve Acct: \$57,855
 - Overlook Savings Acct: \$15,095
 - Total Funds..... \$121,097

2. **Reserve Study: HOA Responsibilities:** The Reserve Study was not available at the time of this meeting. The study is accepted to be available by mid-August available for our September 23, 2020 meeting.

- **Common Area Improvements: Lower Bolan ~** There are three bids for the improvements to the 208n swell in Lower Bolan.
Dundee \$18,246
C&C \$10,224
Dee \$12,654
- After a discussion, the Board approved the selection of C&C at \$10,224 for the landscaping project. The question was then raised as to what the Board's justification would be, for spending \$10,224 (to the entire HOA membership). An expense/investment that only benefits 10 homes owners. After a more in-depth discussion it was agreed that Mike Durgan, Mike Bafigo, and Michael Batt will revisit the project with C&C to look at cheaper landscape options.
- **Snow Removal Fees:**
Ron White shared with the Board that it was time to send to bid our snow removal bids. The board agreed and the bids will go out with a requested return within 2 weeks. There was also an open discussion on last year's performance of Dundee. All agreed that Dundee's performance had met all HOA expectations. There was a suggestion from the floor to ask Dundee to possibly hold there pricing for a 2-year agreement. Ron agreed to take that up with Dundee.

- **Architectural Review Committee Guidelines: Vote**
ARC Guidelines were reviewed, discussed, and approved.

Lower Bolan: Rock Fill:

This rock fill was to bring the private road drain ditch (rock) backfill, level with that of the road. The purpose being to stop the breaking off, of asphalt as large garbage truck are forced to drive off the road (over the ditch) because of homeowner cars illegally parked on the roadway day.

A. Dundee: \$ 4,800

B. C&C: \$ 1,337 Voted & Approved

C. Dee: \$ 1,960

- **Adjournment:** With no further business to discuss a motion was made and seconded and the meeting was adjourned at 3:10 PM.