

OVERLOOK VILLAGE CONDOMINIUM ASSOCIATION, INC.
BOARD OF TRUSTEES MEETING
APRIL 15, 2014

MINUTES

The Meeting was called to order at 7:00PM. Those in attendance were:

Nancy Hess

Sandra Barrett

Virginia Jenkins

Thomas McNee via telephone

Donna Wilner, Matrix Property Management

Minutes from the previous Meeting were approved.

Members reviewed the quotation for spring flower installation submitted by Native Fields Landscaping. It was agreed that the price seemed high. Management will ask Native Fields if an additional discount can be applied. Failing that, members of the Board agreed to plant flowers at the entrance only.

Management will contact Costello Paving to solicit quotations for the repaving of the driveway at 17108 Topside, to fill any potholes, and for seal coating the roadways.

Members of the Board discussed unit owners' request to offer swim lessons at the pool. The unit owners providing the lessons would charge \$20.00 per lesson. The insurance company, when asked if this would affect the Association's insurance coverage, advised that it would not, providing that the lessons was provided to members of the community only. Should anyone who is not a member take lessons, the Association's insurance would be dropped. It was discussed whether or not any benefits to the Association would outweigh the liability exposure. Members of the Board voted 3-1 to decline the request, with Ms. Hess voting in favor.

Members reviewed and approved homeowner request for garage door replacement.

Mr. Graziani will be asked to resubmit his list of maintenance items.

Management advised that the Association's insurance company is requiring a sign to be posted at the tot lot indicating the rules for use. Members agreed to a sign which will state that children must be accompanied by an adult, and that the lot is be used during daylight hours only. (Dawn to dusk.)

Ms. Barrett presented her monthly treasurer's report. Ms. Barrett asked that the Board decide if the Association would be proceeding with several projects. It was agreed to proceed with the refurbishing of the tennis courts and for seal coating the roadways. Replacement of the clubhouse doors will not be pursued at this time.

Ms. Barrett advised that she will be sending recommendations from Merrill Lynch regarding the certificates of deposit to the Board via e-mail.

The Meeting was opened to the general membership for questions or comments.

There being no further business, the Meeting was adjourned to Executive Session.