

# Overlook Estates Homeowners Association, Inc.

## Annual Meeting Minutes

Tuesday, March 21, 2023

6:30 PM

Via Zoom

### Call to Order

The meeting was called to order at 6:46 PM by Nicole Fousek.

### Establishment of a Quorum

The quorum requirement for the annual meeting is sixty percent (60%) of the owners to be present in person or by proxy. Quorum was achieved with thirty (30) of fifty-one (51) homeowners. The Board of Directors was represented by Marla Landers, Gail Wight and Justin Darden. The management company, Pioneer Beck, was represented by Nicole Fousek.

### Review/Approve Prior Meeting Minutes 2022

Annual meeting minutes were reviewed.

Motion to approve prior meeting minutes – Gail Wight

Motion 2<sup>nd</sup> – David Reeves

Motion approved unanimously.

### Review/Financial Statements

The financial statements for the period ending December 31, 2022 were reviewed. The financial statements included the balance sheet and the profit and loss statement. The financial statements are available online with updated statements posted monthly.

### Election Results

Karen Robertson

James Rachner

David DiBonito - tie

Lyndy Fullwood – tie (Lyndy declined)

### Old Business

Amendment vote-

The prior board spent \$2,081 with Cagle/Pugh drafting amendments that were incomplete and passed on to the current board to present to the neighborhood. Two amendments have not passed or failed. The rest did not pass. There was an unscheduled, yay or nay, vote to close the current amendment vote before the 90 day ending and put the two amendments, below, that have not passed or failed on the Pioneer Beck portal for another vote.

### **Amendment 2:**

**Section 11 Initial Assessment.** Upon the conveyance of a lot/residence, an initial assessment equal to one year of assessment shall be collected at the close of escrow. The initial assessment shall not be less than three hundred and thirty dollars (\$330.00).

## Article 4.11 Proposed Amendment

**Section II Initial Assessment.** Upon the conveyance of each and every Lot to a purchaser in good faith for value, an initial assessment shall be equal to the current annual assessment and shall be paid directly to the Association at the time of closing on the lot. This initial assessment shall be collectable, just the same as any other assessment established under this Declaration.

### **Amendment 12**

#### **EXHIBIT A**

#### **Proposed Amendment – Complete Removal**

#### **EXHIBIT "A"**

##### **PLAN APPROVAL PROCESS AND PERMIT REQUIREMENTS**

1. Submit two (2) copies of all plot plans, plans and specifications that are necessary to assist in obtaining approval.
2. Submit all plot plans, plans and specifications to the following address:  

Tano Development, L.P.  
c/o Vivian Kendrick  
9099 Research Blvd.  
Austin, Texas 78758
3. Obtain a return receipt or signature of receipt from Architectural Control Committee so that the date received will be the date the period of thirty (30) days shall begin for the Architectural Control Committee to review the submission.
4. No fees for the approval process will be required.
5. Include all pertinent information regarding legal description of lot, contact person name, address and phone number to reach someone with questions from the Architectural Control Committee.
6. Written approval will be mailed to contact person dated within thirty (30) days of receipt.
7. Any inquiries or questions shall be addressed to Vivian or Barry Kendrick at the above address or at (512) 834-9811.

#### **New Business**

None

#### **Homeowners Forum**

No comments – Homeowners were allowed to shout out the entire meeting without following Roberts Rules of Order.

**Adjournment**

The meeting was adjourned at 7:36 PM

DRAFT