

VILLAS OF OAK POINTE ASSOCIATION
Board Meeting Minutes
March 24, 2026

- Call Meeting to Order: 10:03 am
- Review/Approve Feb 10, 2026 meeting minutes: Approved
- Treasurers Report:

	Current Month <u>2/28/2026</u>	Year to Date <u>3/1/25-2/28/26</u>
Total Operating Income	16,741.46	227,560.54
Total Operating Expenses	20,619.96	215,142.01
Checking Account		30,240.72
Reserve Account		160,620.21
Certificate of Deposit (5/19/26)		51,234.42
Certificate of Deposit (7/6/26)		55,402.74

- Cummings Report:
 - Financials: **Transfer an additional \$150 from Checking to the Reserve Account per the budget.**
 - Budget:
 - Modification Requests: **No ARCs currently. Question regarding a porch replacement – should be submitted soon. A resident has a down tree and at-risk tree that the owner needs to address. The at-risk tree needs a modification request.**
 - Outstanding Work Orders: **Ronalds handled the tree in the street in the MHOG area. Need to do the other one in that area and the leaning tree near the walking path entrance off Moret Ct.**
 - Other Outstanding Issues:
- Committee Report:
 - Boats: **Chris replacement. Collecting usage information for the annual meeting. Pay registration for 2001 Bennington.**
 - Architectural: **No new information**
 - Landscaping: **ESG winter lawn damage; when will spring cleanup begin?**
 - **Next week ESG should start Spring cleanup and address snow removal damage.**
 - **Need to have the strip of bushes along the path adjacent to the Leblanc Ct common area hard trimmed– these were to be hard trimmed when the others were done last fall.**
 - **Mailbox replacement on Quebec due to plowing, needs to be completed - Invoice ESG.**

- **Lois to get bids on updating landscaping the entrance area.**
- **Beautification:**
 - **Lois spoke to Scott regarding entrance plantings. He is getting prices. Entrance needs more mulch.**
 - **Jeremy to get mulch quotes for common areas and cul-de-sacs. (estimated at 80 yards of material at \$85/yd).**
- **Ponds: Work to be done on ponds 1 and 4.**
 - **Pond 1 – Temporary work regarding overflow pumping completed but needs permanent fix.**
 - **Pond 4 – Move electrical. Needs a culvert opened (Filbert corner) and additional overflow pump/pipe to support the gravity drain. Silt may need to be removed from the pond. Need to get quotes to repair the retaining wall on the Quebec side of the pond.**
 - **Reviewed work request for pond fountains sent in January. Board approves and will inform so the work can go forward.**
 - **Approved the fountain maintenance suggested by Water Landscapes.**
- **Common Areas: Covered in other areas.**
- **Social Committee: Three events listed so far.**
- **Sunshine Committee: One new resident and a couple of homes for sale.**
- **Long Term Planning: Working on file for the annual meeting.**
- **Old Business:**
- **New Business:**
 - **Cummings and Villas of Oak Pointe websites content.**
 - **Reviewed Cummings Web site files and determined edits to be made.**
- **Meeting Ended: 12:11 pm**
- **Next Meeting Scheduled: April 21, 2026 10am**